City of Alexandria

301 King St., Room 2400
Alexandria, VA 22314

Docket - Final

Saturday, October 14, 2017

9:30 AM

City Council Public Hearing
All Persons, Including Applicants, Wishing to Speak Before City Council Must Fill Out A Speaker's Form (Which May Be Found in The Rear of the Council Chamber) and Present It to the City Clerk. If You Have a Prepared Statement, Please Present It To the City Clerk. We Encourage Speakers to Submit Their Written Comments to the City Clerk.

http://survey.alexandriava.gov/s3/City-Council-Speakers-Form

OPENING

1. Calling the Roll.

   18-7887 Calling the Roll

   Attachments: 18-7887_After Items

2. Public Discussion Period

   18-7831 Public Discussion Period

   Attachments: 18-7831_After Items

[This period is restricted to items not listed on the docket. The first 15 speakers will be heard under item #2 at the beginning of the meeting. Any remaining speakers will be heard at the conclusion of the docketed items.]

REPORTS OF BOARDS, COMMISSIONS AND COMMITTEES

ACTION CONSENT CALENDAR (3-8)

Planning Commission

3. 18-6930 Special Use Permit #2017-0048 1132 Prince Street (Parcel Address: 1130 Prince Street) - Harambee Books & Artworks Public Hearing and Consideration of a Request to Continue Operation of a Non-Conforming Use; zoned: RM/Townhouse. Applicant: Bernard Reaves Planning Commission Action: Recommended Approval 7-0

   Attachments: 18-6930_Staff Report
   18-6930_Presentation

4. 18-6931 Special Use Permit #2017-0088 405 North Alfred Street Public Hearing and Consideration of a Request for Additional Building Height and for a Front Yard Setback Modification to add a Dormer to the Roof of an Existing Semi-Detached, Two-Family Dwelling; zoned: CL/Commercial Low.
Applicant: Wayne A. Neale and Sherrill Neale
Planning Commission Action: Recommended Approval 7-0

Attachments: 18-6931_Staff Report
18-6931_Presentation

5. 18-6932
Special Use Permit #2017-0090
618-622 North Washington Street - Great Beginnings Early Learning Center
Public Hearing and Consideration of a Request for a Parking Reduction for Parking
Located Over 500 feet from a Business; zoned: OC/Office Commercial.
Applicant: Great Beginnings Early Learning Center, LLC represented by Mary
Catherine Gibbs
Planning Commission Action: Recommended Approval 7-0

Attachments: 18-6932_Staff Report
18-6932_Presentation
18-6932_After Items

6. 18-6933
Text Amendment #2017-0008 - Small Cell Facilities
(A) Initiation of a Text Amendment; and (B) Public Hearing and Consideration of a
Text Amendment to Section 6-403 and Section 7-1200 of the Zoning Ordinance to
Integrate Regulations Enacted by the State for Small Cell Facilities for Wireless
Communications into the Zoning Ordinance.
Staff: City of Alexandria Department of Planning & Zoning
Planning Commission Action: Recommended Approval 7-0

Attachments: 18-6933_Staff Report
18-6933_Presentation

7. 18-6934
Vacation #2017-0005
116 West Alexandria Avenue
Public Hearing and Consideration of a Request to Vacate Public Right-of-Way of an
Alley to Add Side Yard Area to an Adjacent Lot; zoned: R-5/Residential.
Applicant: Robert Hargis, represented by Alexandria Avenue, LLC
Planning Commission Action: Recommended Approval 7-0

Attachments: 18-6934_Staff Report
18-6934_Presentation

8. 18-6935
Vacation #2017-0006
118 West Alexandria Avenue
Public Hearing and Consideration of a Request to Vacate Public Right-of-Way of an
Alley to add Land Area to an Adjacent lot; zoned: R-5/Residential.
Applicant: Gina Maria Dinicolo, represented by Alexandria Avenue, LLC
Planning Commission Action: Recommended Approval 7-0

Attachments: 18-6935_Staff Report
18-6935_Presentation
END OF ACTION CONSENT CALENDAR

REPORTS OF BOARDS, COMMISSIONS AND COMMITTEES (continued)

Planning Commission (continued)

9. 18-6959 Master Plan Amendment #2017-0004
Text Amendment #2017-0006
Coordinated Development District Concept Plan #2017-0001
Development Special Use Permit #2016-0022
2551 Main Line Boulevard - Potomac Yard Landbay H/I East Multifamily
Public Hearing and Consideration of Requests for: (A) a Resolution to amend the Potomac Yard/Potomac Greens Small Area Plan Chapter of the Master Plan to Amend the Maximum Number of Allowable Dwelling Units in Landbays H and I of Potomac Yard and to Amend the Maximum Allowable Building Height at the Site; (B) Initiation of a Text Amendment; (C) Text Amendment to the Zoning Ordinance to Amend the Provisions of Section 5-602 to Increase the Maximum Number of Allowable Residential Dwelling Units in Coordinated Development District #10; (D) Amendment to Coordinated Development District #10 Concept Plan to Increase the Maximum Number of Allowable Residential Dwelling Units in Landbays H and I; and (E) Development Special Use Permit, with Modifications, to Construct Two Multifamily Residential Buildings Containing a Total of 142 Residential Units; zoned: CDD #10 / Coordinated Development District #10.
Applicant: City of Alexandria (Text Amendment only) and Potomac Yard Development, LLC, represented by M. Catharine Puskar, attorney
Planning Commission Action: Recommended Approval of all requests 6-1

Attachments:
18-6959_Staff Report
18-6959_Presentation
18-6959_Site Plan
18-6959_CDD Concept Plan
18-6959_After Items
18-6959_After Items 2

ORDINANCES AND RESOLUTIONS

10. 18-6820 Public Hearing, Second Reading, and Final Passage of an Ordinance Abolishing the Alexandria Marketing Committee and Coordinating Council.

Attachments:
18-6820_Alexandria Market Committee ordinance cover v.3
18-6820_Alexandria Marketing Committee ordinance v.2
18-6820_After Items

11. 18-6881 Public Hearing, Second Reading and Final Passage of an Ordinance to Amend and
Reordain Section 4-702 (Permitted Uses) of Section 4-700 (CR/Commercial Regional Zone) of Article IV (Commercial Office and Industrial Zones) of the City of Alexandria Zoning Ordinance, in accordance with the Text Amendment heretofore approved by city council on September 16, 2017 as Text Amendment No. 2017-0007.

**Attachments:**
18-6881_Coversheet
18-6881_Ordinance
18-6881_After Items

12. **18-6887**
Public Hearing, Second Reading, Final Passage of an Ordinance Amendment to Allow for the Appointment of Alternate Members to the Alexandria Board of Building Code Appeals.

**Attachments:**
18-6887_Cover Sheet
18-6887_Alternate Members Ordinance
18-6887_After Items

13. **18-6928**
Public Hearing, Second Reading, and Final Passage of an Ordinance to Amend and Reordain Section 2-4-80 (CREATION, COMPOSITION AND ORGANIZATION) Of Article 1 (ALEXANDRIA ARCHAEOLOGICAL COMMISSION), of Chapter 4 (COMMITTEES, BOARDS AND COMMISSIONS), of Title 2 (GENERAL GOVERNMENT), of the Code of the City of Alexandria, Virginia, 1981, as amended.

**Attachments:**
18-6928_Section 2-4-80 Ordinance Cover Form
18-6928_Section 2-4-80 Ordinance
18-6928_After Items

14. **18-6968**
Public Hearing, Second Reading and Final Passage of an Ordinance to Amend and Reordain Section 5-6-25.1 (SEWER CONNECTION PERMITS AND SERVICE FEES; CONSTRUCTION COSTS; CONSTRUCTING SEWERS BY OWNERS RATHER THAN CITY; ADDITIONAL CONNECTIONS) of Article B (SEWAGE DISPOSAL AND DRAINS) of Chapter 6 (WATER AND SEWER) of Division 1 (GENERAL Provision) of the Code of the City of Alexandria, Virginia, 1981, as amended (THIS AMENDMENT IS NOT RECOMMENDED)

**Attachments:**
18-6968_Attachment 1 sewer fees ordinance
18-6968_Attachment 2 sewer fees ordinance
18-6968_Attachment 3 sewer fees memo
18-6968_After Items
18-6968_After Items 2

15. **18-6929**
Public Hearing, Second Reading, and Final Passage of an Ordinance to Amend and Reordain the Master Plan of the City of Alexandria, Virginia, by Adopting and Incorporating Therein the Amendment Heretofore Approved by City Council to
Amend Blocks 6 and 20 of the Eisenhower East Small Area Plan Chapter of Such Master Plan as Master Plan Amendment No. 2017-0006 and No Other Amendments, and to Repeal All Provisions of the Said Master Plan As May Be Inconsistent with Such Amendment.

**Attachments:**
- 18-6929_MPA 2017-0006 Coversheet
- 18-6929_MPA 2017-0006 Eisenhower East Blocks 6 and 20 Ordinance
- 18-6929_EXHIBIT A MPA2017-0006 Amendments to Blocks 6 and 20
- 18-6929_After Items

16. **18-6967**

Development Special Use Permit #2017-0015

Coordinated Development District Concept Plan #2017-0002

Encroachment #2017-0003

Special Use Permit #2017-0092

Transportation Management Plan SUP #2017-0097

200 Stovall Street - Hoffman Block 6A

Consideration of: (A) an Amendment to previously-approved CDD Concept Plan #2016-0001; (B) Amendment to previously-approved Development Special Use Permit #2000-0028, with modifications; (C) an Encroachment for Residential Balconies into the Public Right-of-Way; (D) a Special Use Permit for Increased Penthouse Height; and (E) an Amendment to previously-approved Transportation Management Plan SUP #1998-0043; zoned CDD #2/Coordinated Development District #2.

Applicant: Perseus Realty, LLC, represented by Ken Wire, attorney

Planning Commission Action: Recommend Approval of All Requests 6-0 (The Public Hearing for this item is closed.)

**Attachments:**
- 18-6967_staff report
- 18-6967_presentation

REPORTS OF BOARDS, COMMISSIONS AND COMMITTEES (continued)

DEFERRAL/WITHDRAWAL CONSENT CALENDAR

Planning Commission (continued)

None.

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Full-text copies of ordinances, resolutions, and agenda items are available in the Office of the City Clerk and Clerk of the Council. Meeting materials are also available on-line at alexandriava.gov/council.
Individuals with disabilities who require assistance or special arrangements to participate in the City Council meeting may call the City Clerk and Clerk of Council's Office at 703-746-4550 (TTY/TDD 838-5056). We request that you provide a 48-hour notice so that the proper arrangements may be made.

City Council meetings are closed-captioned for the hearing impaired.

If the Mayor finds and declares that weather or other conditions are such that it is hazardous for members to attend the meeting, this meeting will be continued to the following Saturday.