

EXHIBIT NO. 1

10
9-20-05

Docket Item #6
SPECIAL USE PERMIT #2005-0073

Planning Commission Meeting
September 8, 2005

ISSUE: Consideration of a request for a special use permit to operate a coffee shop (restaurant).

APPLICANT: LHO Alexandria 1 Lessee, LLC

LOCATION: 1767 King Street
(Parcel Address: 1747 King Street)

ZONE: KR/King Street Urban Retail

PLANNING COMMISSION ACTION, SEPTEMBER 8, 2005: On a motion by Mr. Komoroske, seconded by Mr. Dunn, the Planning Commission voted to recommend approval of the request, subject to compliance with all applicable codes, ordinances and staff recommendations, and to amend Condition #5. The motion carried on a vote of 7 to 0.

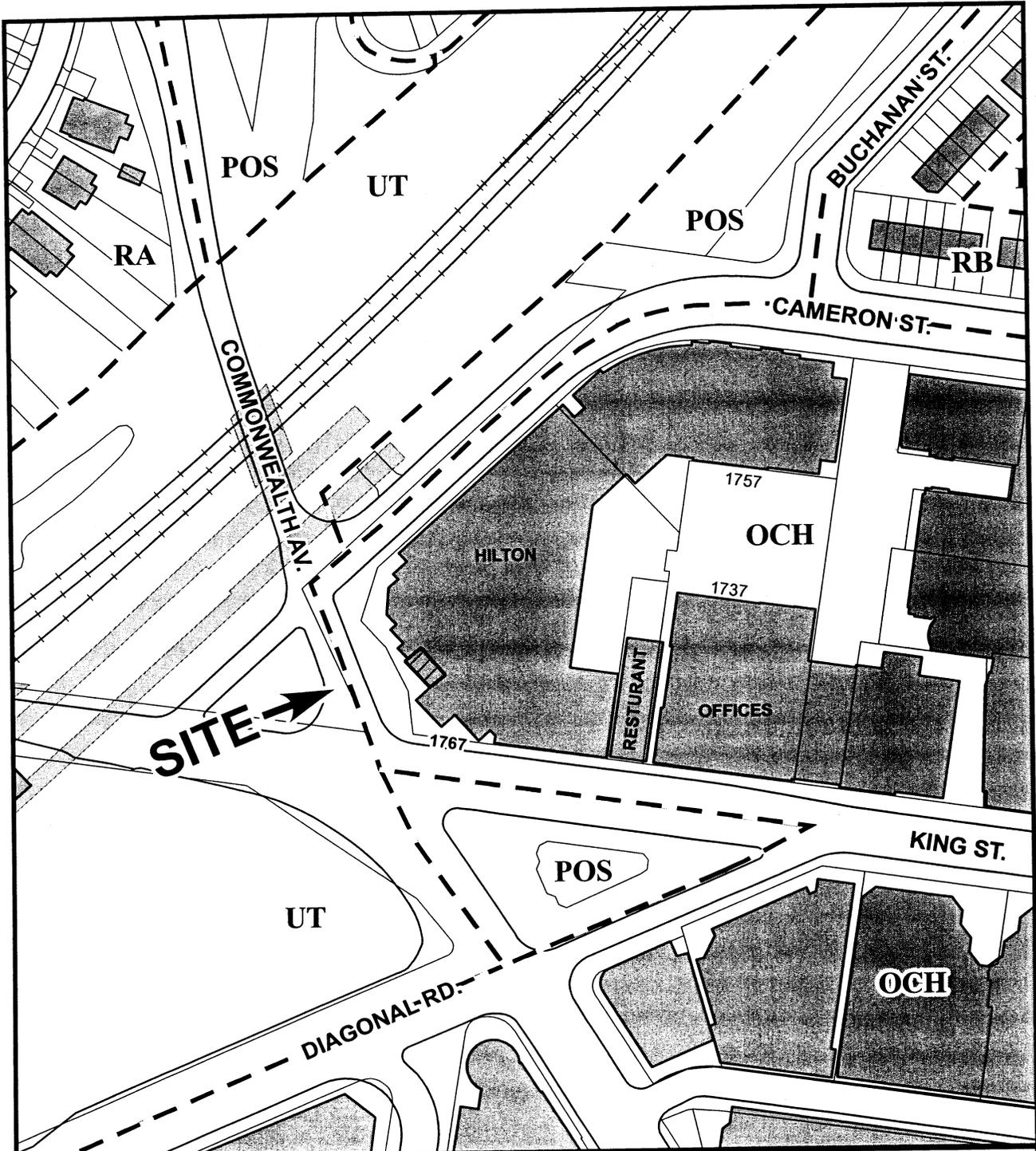
Reason: The Planning Commission agreed with the staff analysis, and amended Condition #5 to require that any proposed sign have Planning Commission approval before installation.

Speakers:

James Melton, resident at 105 Harvard, spoke against the application.

Julie Crenshaw, resident 816 Queen Street, stated that the proposed Starbucks will put other small businesses out of business, and expressed concern about the kind of sign that may be proposed.

STAFF RECOMMENDATION: Staff recommends **approval** subject to compliance with all applicable codes and ordinances and the recommended permit conditions found in Section III of this report.



SUP #2005-0073

09/08/05



I. DISCUSSION

REQUEST

The applicant, LHO Alexandria 1 Lessee, LLC, requests special use permit approval for the operation of a restaurant located at 1767 King Street.

SITE DESCRIPTION

The subject property is one lot of record with 160 feet of frontage on King Street and additional frontage on Commonwealth Avenue. The site is developed with a multi-story, Hilton Alexandria Old Town Hotel and Seagar's Restaurant. The coffee shop is proposed to occupy 840 square feet of the existing lobby area at the front of the hotel.



Proposed location of Starbucks

The surrounding land uses include residential to the north, and mixed use buildings with generally ground floor retail and either office or residential above to the east, south and west. The King Street Metro Station lies to the west.

PROJECT DESCRIPTION

The applicant proposes to operate a Starbucks coffee shop. The specific aspects of the establishment are as follows:

- Hours: The applicant proposes to operate from 6:00 a.m. to 8:00 p.m. daily.
- Number of Seats: The applicant proposes to have eight indoor seats, and four outdoor seats. An additional 13 outdoor seats are proposed, but will be applied for through the blanket encroachment process (Outdoor Dining Permit).
- Noise: The applicant does not anticipate high noise levels.
- Trash/Litter: Trash will consist of paper and plastic products. Trash will be disposed of with the consolidated hotel trash within the building. There are dedicated grounds-keepers cleaning the area.

PARKING

The Hilton Hotel is located within the King Street Transit Parking District which encourages mixed uses and Metro ridership and typically relaxes parking requirements. In the District, a restaurant within a hotel building that is smaller than 10,000 square feet is not required to provide any parking

other than what is required for the hotel (Section 8-400(B)(8)). The rule recognizes that many of the restaurant users will either be hotel guests or Metro users and will not need parking. In this case, there is an existing restaurant in the building that occupies 2,330 net square feet. The proposed coffee shop is proposed to occupy an additional 840 square feet. Therefore, no additional parking is required.

ZONING/MASTER PLAN DESIGNATION

The subject property is located within the newly enacted King Street Urban Retail (KR) zone. As per Section 6-702(A)(2)(k) of the Zoning Ordinance, restaurants are permitted within the KR zone only with a special use permit. The proposed use is consistent with the *King Street Retail Strategy*, which advocates active retail and restaurant uses on the ground floor of buildings along King Street.

II. STAFF ANALYSIS

Staff recommends approval of the proposed coffee shop. The shop would place an active use on the ground floor of a building, which is a major goal of the King Street Retail Strategy. The shop would add a restaurant use on a section of King Street that is largely office and financial service oriented. The use is complementary to its surrounding uses. The Hilton itself has 241 guest rooms, the Fairfield resort is adjacent, there are several hundred thousand square feet of office space within 200 yards, and the immediate area generates considerable foot traffic due to the Metrorail station. Hotel guests, office workers and commuters are all ideal potential patrons for coffee shop services. Although the Retail Strategy does not take a stand on the issue of coffee shops, the general intent of the Strategy would support a coffee shop in the 1700 block.

Staff has recommended that any exterior sign be to the satisfaction of the Director of Planning and Zoning.

With this and standard restaurant conditions, staff recommends approval of the special use permit.

III. RECOMMENDED CONDITIONS

Staff recommends **approval** subject to compliance with all applicable codes and ordinances and the following conditions:

1. The special use permit shall be granted to the applicant only or to any corporation in which the applicant has a controlling interest. (P&Z)
2. The hours of operation of the coffee shop shall be limited to 6:00 a.m. to 12:00 midnight daily. (P&Z)

3. The applicant shall post the hours of operation at the entrance of the business. (P&Z)
4. No more than eight indoor seats and four outdoor seats shall be provided at the restaurant. Additional outdoor seats may be provided as generally depicted in the attached plan, pursuant to an approved encroachment permit or Outdoor Dining Permit, to the satisfaction of the Director of Planning and Zoning. (P&Z)
5. **CONDITION AMENDED BY PLANNING COMMISSION:** The design and/or illumination of any signage and any other improvements pertaining to the applicant's business on the exterior facade of 1767 King Street shall be to the satisfaction of the Director of Planning and Zoning. Any proposed signage shall be approved by the Planning Commission before installation. (P&Z) (PC)
6. The applicant shall encourage its employees to use mass transit or to carpool when traveling to and from work, by posting information regarding DASH and METRO routes, the location where fare passes for transit are sold, and advertising of carpooling opportunities. (P&Z)
7. The applicant shall conduct employee training sessions on an ongoing basis, including as part of any employee orientation, to discuss all SUP provisions and requirements, and on how to prevent underage sales of alcohol. (P&Z)
8. The applicant is to contact the Community Relations Unit of the Alexandria Police Department at 703-838-4520 regarding a security survey for the business and a robbery awareness program for all employees. (Police)
9. The Director of Planning and Zoning shall review the special use permit after it has been operational for one year, and shall docket the matter for consideration by the Planning Commission and City Council if (a) there have been documented violations of the permit conditions which were not corrected immediately, constitute repeat violations or which create a direct and immediate adverse zoning impact on the surrounding community; (b) the director has received a request from any person to docket the permit for review, or (c) the director has determined that there are problems with the operation of the use and that new or revised conditions are needed. (P&Z)

SUP#2005-0073
1767 King Street

STAFF: Eileen Fogarty, Director, Department of Planning and Zoning;
Richard Josephson, Deputy Director;
Valerie Peterson, Urban Planner.

Staff Note: In accordance with section 11-506(c) of the zoning ordinance, construction or operation shall be commenced and diligently and substantially pursued within 18 months of the date of granting of a special use permit by City Council or the special use permit shall become void.

IV. CITY DEPARTMENT COMMENTS

Legend: C - code requirement R - recommendation S - suggestion F - finding

Transportation & Environmental Services:

F-1 No objections

Code Enforcement:

- C-1 New construction must comply with the current edition of the Uniform Statewide Building Code (USBC).
- C-2 Alterations to the existing structure must comply with the current edition of the Uniform Statewide Building Code (USBC).
- C-3 Alterations to the existing structure and/or installation and/or altering of equipment therein requires a building permit. Five sets of plans, bearing the signature and seal of a design professional registered in the Commonwealth of Virginia, must accompany the written application. The plans must include all dimensions, construction alterations details, kitchen equipment, electrical, plumbing, and mechanical layouts and schematics.
- C-4 This structure contains mixed use groups and is subject to the mixed use and occupancy requirements of USBC 302.3.
- C-5 Required exits, parking, and accessibility for persons with disabilities must be provided to the building.

Health Department:

- C-1 An Alexandria Health Department Permit is required for all regulated facilities.
- C-2 Five sets of plans must be submitted to and approved by this department prior to construction. Plans must comply with the Alexandria City Code, Title 11, Chapter 2, Food and Food Establishments. There is a \$135.00 fee for plans review of food facilities.
- C-3 Permits must be obtained prior to operation.

- C-4 The facility must comply with the Alexandria City Code, Title 11, Chapter 10, Smoking Prohibitions.
- C-5 Certified Food Managers must be on duty during all hours of operation.
- R-1 Provide a menu or list of foods to be handled at this facility to the Health Department prior to opening.

Police Department:

- R-1 The applicant is to contact the Community Relations Unit of the Alexandria Police Department at 703-838-4520 regarding a security survey for the business.
- R-2 The applicant is to contact the Community Relations Unit of the Alexandria Police Department at 703-838-4520 regarding a robbery awareness program for all employees.
- F-1 The applicant is not seeking an "ABC" permit. The Police Department concurs.

APPLICATION for SPECIAL USE PERMIT # 2005-0073

[must use black ink or type]

Parcel Add: 1747 King St

PROPERTY LOCATION: 1767 KING STREET

TAX MAP REFERENCE: 63.04 BLOK 06, LOT 20 ZONE: OCH

APPLICANT Name: LHO ALEXANDRIA 1 LESSEE LLC

Address: 1767 KING STREET

PROPERTY OWNER Name: LASALLE HOTEL PROPERTIES

Address: 3 BETHESDA METRO CTR, #1200
BETHESDA,

PROPOSED USE: COFFEE SHOP MD.
20814

THE UNDERSIGNED hereby applies for a Special Use Permit in accordance with the provisions of Article XI, Section 11-500 of the 1992 Zoning Ordinance of the City of Alexandria, Virginia.

THE UNDERSIGNED, having obtained permission from the property owner, hereby grants permission to the City of Alexandria to post placard notice on the property for which this application is requested, pursuant to Article XI, Section 11-301(B) of the 1992 Zoning Ordinance of the City of Alexandria, Virginia.

THE UNDERSIGNED hereby attests that all of the information herein provided and specifically including all surveys, drawings, etc., required to be furnished by the applicant are true, correct and accurate to the best of their knowledge and belief. The applicant is hereby notified that any written materials, drawings or illustrations submitted in support of this application and any specific oral representations made to the Planning Commission or City Council in the course of public hearings on this application will be binding on the applicant unless those materials or representations are clearly stated to be non-binding or illustrative of general plans and intentions, subject to substantial revision, pursuant to Article XI, Section 11-207(A)(10), of the 1992 Zoning Ordinance of the City of Alexandria, Virginia.

Mike M. Chouli
Print Name of Applicant or Agent

[Signature]
Signature

1767 KING STREET
Mailing/Street Address

(703) 647-2003 (703) 647-2044
Telephone # Fax #

ALEXANDRIA VA. 22314
City and State Zip Code

6/30/05
Date

===== **DO NOT WRITE BELOW THIS LINE - OFFICE USE ONLY** =====

Application Received: _____ Date & Fee Paid: _____ \$ _____

ACTION - PLANNING COMMISSION: _____

ACTION - CITY COUNCIL: _____

All applicants must complete this form. Supplemental forms are required for child care facilities, restaurants, automobile oriented uses and freestanding signs requiring special use permit approval.

1. The applicant is (*check one*) the Owner Contract Purchaser
 Lessee or Other: _____ of the subject property.

State the name, address and percent of ownership of any person or entity owning an interest in the applicant, unless the entity is a corporation or partnership in which case identify each owner of more than ten percent.

If property owner or applicant is being represented by an authorized agent such as an attorney, realtor, or other person for which there is some form of compensation, does this agent or the business in which the agent is employed have a business license to operate in the City of Alexandria, Virginia?

- Yes. Provide proof of current City business license
 No. The agent shall obtain a business license prior to filing application, if required by the City Code.

2. Submit a floor plan and a plot plan with parking layout of the proposed use. One copy of the plan is required for plans that are 8½" x 14" or smaller. Twenty-four copies are required for larger plans or if the plans cannot be easily reproduced. The planning director may waive requirements for plan submission upon receipt of a written request which adequately justifies a waiver. This requirement does not apply if a Site Plan Package is required.

NARRATIVE DESCRIPTION

3. The applicant shall describe below the nature of the request in detail so that the Planning Commission and City Council can understand the nature of the operation and the use, including such items as the nature of the activity, the number and type of patrons, the number of employees, the hours, how parking is to be provided for employees and patrons, and whether the use will generate any noise. (Attach additional sheets if necessary)

The Hilton Alexandria Old Town is strategically located across the street from King Street Metro station. The completion of the new Metro entrance off Cameron Street will generate heavy foot traffic in the area that is already seen as a busy intersection. Our proposal is to open a retail coffee shop (Starbucks) that will serve the need for the commuters.

The closest Starbucks is located across from the city hall and other one located across the PTO in the Carlyle complex.

Our project will enhance the area without adding any congestion to the traffic or neighborhood.

There will be three employees servicing the Starbucks operation. Non of the employee will be allowed to park off-street and will be encouraged to use the Metro. The Hilton Old Town, as it has been for the last five years subsidizing the cost of the Metro to its employees and discourages its employees from driving their vehicles.

As is well known Starbucks is not a noise producer, on the contrary provides a quite atmosphere for our guests and our neighbors.

USE CHARACTERISTICS

4. The proposed special use permit request is for: (check one)

- a new use requiring a special use permit,
- a development special use permit,
- an expansion or change to an existing use without a special use permit,
- expansion or change to an existing use with a special use permit,
- other. Please describe: _____

5. Please describe the capacity of the proposed use:

A. How many patrons, clients, pupils and other such users do you expect? Specify time period (i.e., day, hour, or shift).

IN A DAY APPROXIMATELY 75

B. How many employees, staff and other personnel do you expect? Specify time period (i.e., day, hour, or shift).

THREE EMPLOYEES PER DAY

6. Please describe the proposed hours and days of operation of the proposed use:

Day:

7 DAYS A WEEK

Hours:

6 a.m. to 8 p.m.

7. Please describe any potential noise emanating from the proposed use:

A. Describe the noise levels anticipated from all mechanical equipment and patrons.

NONE

B. How will the noise from patrons be controlled?

WE DO NOT EXPECT ANY NOISE

8. Describe any potential odors emanating from the proposed use and plans to control them:

WE ARE NOT EXPECTING ANY ODORS
HOWEVER THE COFFEE SHOP WILL
GENERATE A PLEASANT AROMA

9. Please provide information regarding trash and litter generated by the use:

A. What type of trash and garbage will be generated by the use?

PAPER & PLASTICS

B. How much trash and garbage will be generated by the use?

ABSORBED BY EXISTING HOTEL
USE -> PICK-UP BY P.D.S.

C. How often will trash be collected?

TWICE A WEEK

D. How will you prevent littering on the property, streets and nearby properties?

WE HAVE A DEDICATED GROUNDS-
KEEPING CLEANING THE AREA.

10. Will any hazardous materials, as defined by the state or federal government, be handled, stored, or generated on the property?

Yes. No.

If yes, provide the name, monthly quantity, and specific disposal method below:

11. Will any organic compounds, for example paint, ink, lacquer thinner, or cleaning or degreasing solvent, be handled, stored, or generated on the property?

Yes. No.

If yes, provide the name, monthly quantity, and specific disposal method below:

12. What methods are proposed to ensure the safety of residents, employees and patrons?

WE FOLLOW OSHA REQUIREMENTS
AND ARE IN COMPLIANCE WITH
HEALTH DEPARTMENT REGULATIONS

ALCOHOL SALES

13. Will the proposed use include the sale of beer, wine, or mixed drinks?

Yes. No.

If yes, describe alcohol sales below, including if the ABC license will include on-premises and/or off-premises sales. Existing uses must describe their existing alcohol sales and/or service and identify any proposed changes in that aspect of the operation.

PARKING AND ACCESS REQUIREMENTS

14. Please provide information regarding the availability of off-street parking:

A. How many parking spaces are required for the proposed use pursuant to section 8-200 (A) of the zoning ordinance?

NONE ~~ZERO~~ ~~FIVE~~ ~~TWO~~

B. How many parking spaces of each type are provided for the proposed use:

5 ~~2~~ Standard spaces

_____ Compact spaces

_____ Handicapped accessible spaces.

_____ Other.

C. Where is required parking located? on-site off-site (check one)

If the required parking will be located off-site, where will it be located:

Pursuant to section 8-200 (C) of the zoning ordinance, commercial and industrial uses may provide off-site parking within 500 feet of the proposed use, provided that the off-site parking is located on land zoned for commercial or industrial uses. All other uses must provide parking on-site, except that off-street parking may be provided within 300 feet of the use with a special use permit.

D. If a reduction in the required parking is requested, pursuant to section 8-100 (A) (4) or (5) of the zoning ordinance, complete the PARKING REDUCTION SUPPLEMENTAL APPLICATION.

15. Please provide information regarding loading and unloading facilities for the use:

A. How many loading spaces are required for the use, per section 8-200 (B) of the zoning ordinance? _____

B. How many loading spaces are available for the use? 2

C. Where are off-street loading facilities located? CAMERON STR.

D. During what hours of the day do you expect loading/unloading operations to occur?

BETWEEN 5 - 5:30 am

E. How frequently are loading/unloading operations expected to occur, per day or per week, as appropriate?

ONCE A WEEK

16. Is street access to the subject property adequate or are any street improvements, such as a new turning lane, necessary to minimize impacts on traffic flow?

IT IS ADEQUATE

SITE CHARACTERISTICS

17. Will the proposed uses be located in an existing building? Yes No

Do you propose to construct an addition to the building? Yes No

How large will the addition be? 0 square feet.

REPLACING GLASS WINDOW WITH GLASS DOOR

18. What will the total area occupied by the proposed use be?

840 sq. ft. (existing) + _____ sq. ft. (addition if any) = 840 sq. ft. (total)

19. The proposed use is located in: (check one)

a stand alone building a house located in a residential zone a warehouse

a shopping center. Please provide name of the center: _____

an office building. Please provide name of the building: _____

other, please describe: HOTEL - HILTON ALEXANDRIA
OLT TOWN

RESTAURANT SUPPLEMENTAL APPLICATION

All applicants requesting special use permit approval for restaurants shall complete the following section. Applicants requesting approval of a special use permit for a restaurant in Old Town shall complete the SUPPLEMENTAL INFORMATION FOR RESTAURANTS IN OLD TOWN section and submit the required parking management plan and litter reduction plan.

Please provide the following information:

1. How many seats are proposed?

At tables: 178 At a bar: - Total number proposed: 178

2. Will the restaurant offer any of the following?

NO alcoholic beverages NO beer and wine (on-premises)
NO beer and wine (off-premises)

**per email in file.*

3. Please describe the type of food that will be served:

COFFEE & PASTRIES

4. The restaurant will offer the following service (check items that apply):

 table service bar carry-out delivery

5. If delivery service is proposed, how many vehicles do you anticipate? NA

Will delivery drivers use their own vehicles? Yes. No.

6. Will the restaurant offer any entertainment (i.e. live entertainment, large screen television, video games)? Yes. No.

If yes, please describe: _____

SUPPLEMENTAL INFORMATION FOR RESTAURANTS IN OLD TOWN

**CRITERIA TO BE USED TO EVALUATE NEW OR EXPANDED RESTAURANTS
ADOPTED BY CITY COUNCIL BY RESOLUTION, NOVEMBER 13, 1993**

Parking

1. The applicant must submit a parking management plan (PMP), which specifically addresses the following issues:

- A. The parking demand generated by the proposed restaurant.
- B.. The availability of off-street parking for patrons. For the purpose of this policy, availability shall be measured in terms of the number of vacant off-street parking spaces within 500 feet from the entrance to the restaurant.
- C. How employees who drive will be accommodated off the street at least in the evenings and on weekends.
- D. The predicted impact of the restaurant on the parking supply at the evening peak, weekend peak, and daytime peak.
- E. A proposal to reduce the impact of parking created by the restaurant on nearby areas. Acceptable alternatives for reducing parking impacts include, but are not limited to, the following: validated parking or valet parking for patrons, and off-street parking or transit subsidies for employees.

2. Additionally, please answer the following:

A. What percent of patron parking can be accommodated off-street?
(check one)

- 100%
- 75-99%
- 50-74%
- 1-49%
- No parking can be accommodated off-street

B. What percentage of employees who drive can be accommodated off the street at least in the evenings and on weekends?
(check one)

- All
- 75-99%
- 50-74%
- 1-49%
- None

C. What is the estimated peak evening impact upon neighborhoods?
(check one)

- No parking impact predicted
- Less than 20 additional cars in neighborhood
- 20-40 additional cars
- More than 40 additional cars

Litter

The applicant for a restaurant featuring carry-out service for immediate consumption must submit a plan which indicates those steps it will take to eliminate litter generated by sales in that restaurant.

Alcohol Consumption and Late Night Hours — NA

1. Maximum number of patrons shall be determined by adding the following:

_____ Maximum number of patron dining seats
+ _____ Maximum number of patron bar seats
_____ Maximum number of standing patrons

_____ Maximum number of patrons

2. 3 Maximum number of employees by hour at any one time

3. Hours of operation:
(check one)

- Closes by 8:00 P.M.
 Closes after 8:00 P.M. but by 10:00 P.M.
 Closes after 10:00 P.M. but by Midnight
 Closes after Midnight

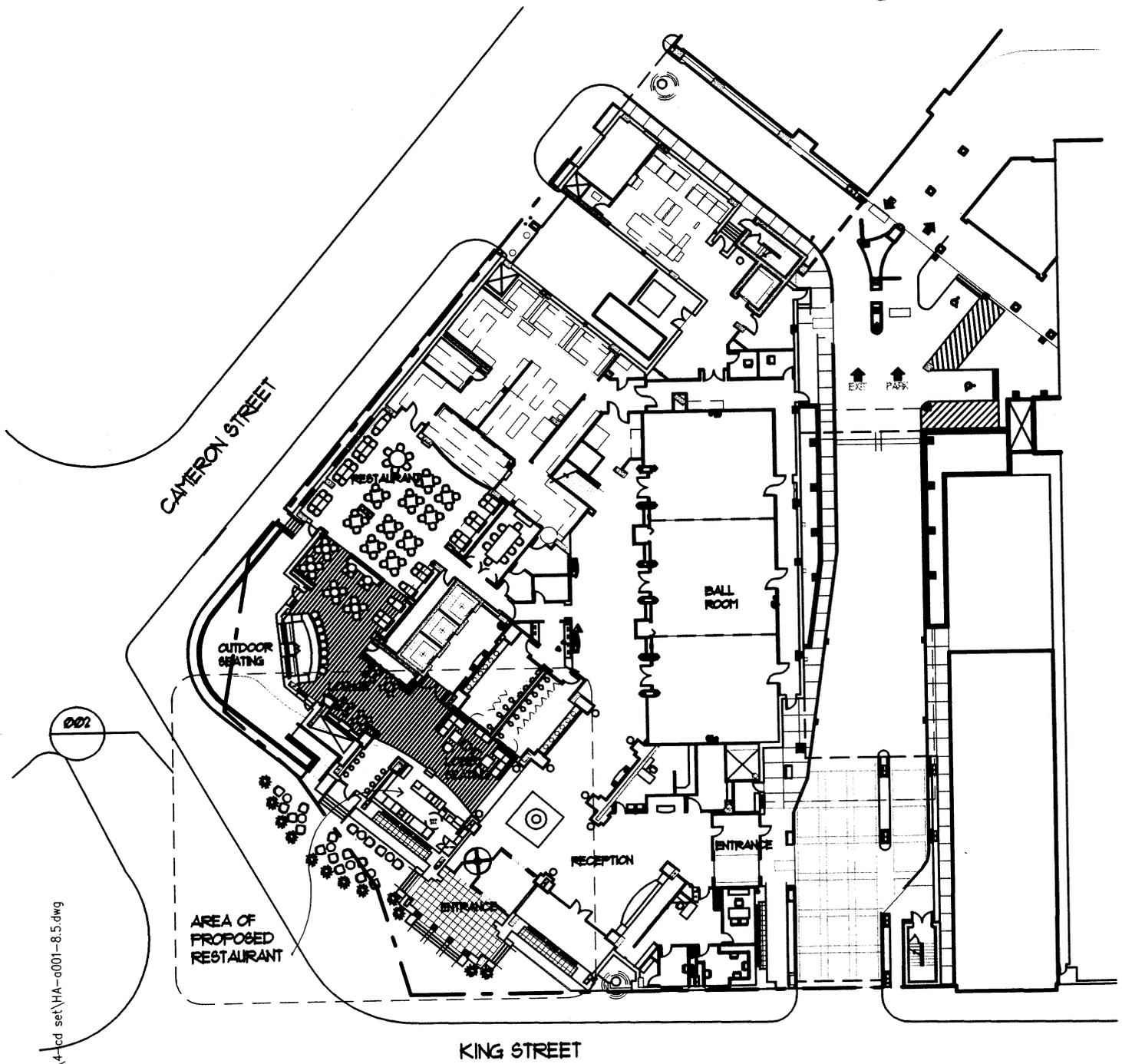
[Closing time means when the restaurant is empty of patrons.]

4. Alcohol Consumption:
(Check one)

N/A

- _____ High ratio of alcohol to food
_____ Balance between alcohol and food
_____ Low ratio of alcohol to food

SUP2005-0073



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Project HILTON_OLD_TOWN
 ALEXANDRIA_VA

Title SITE_PLAN

Comm. No. 2006004.00
Date JUNE/30/2005
Drawing No.

20

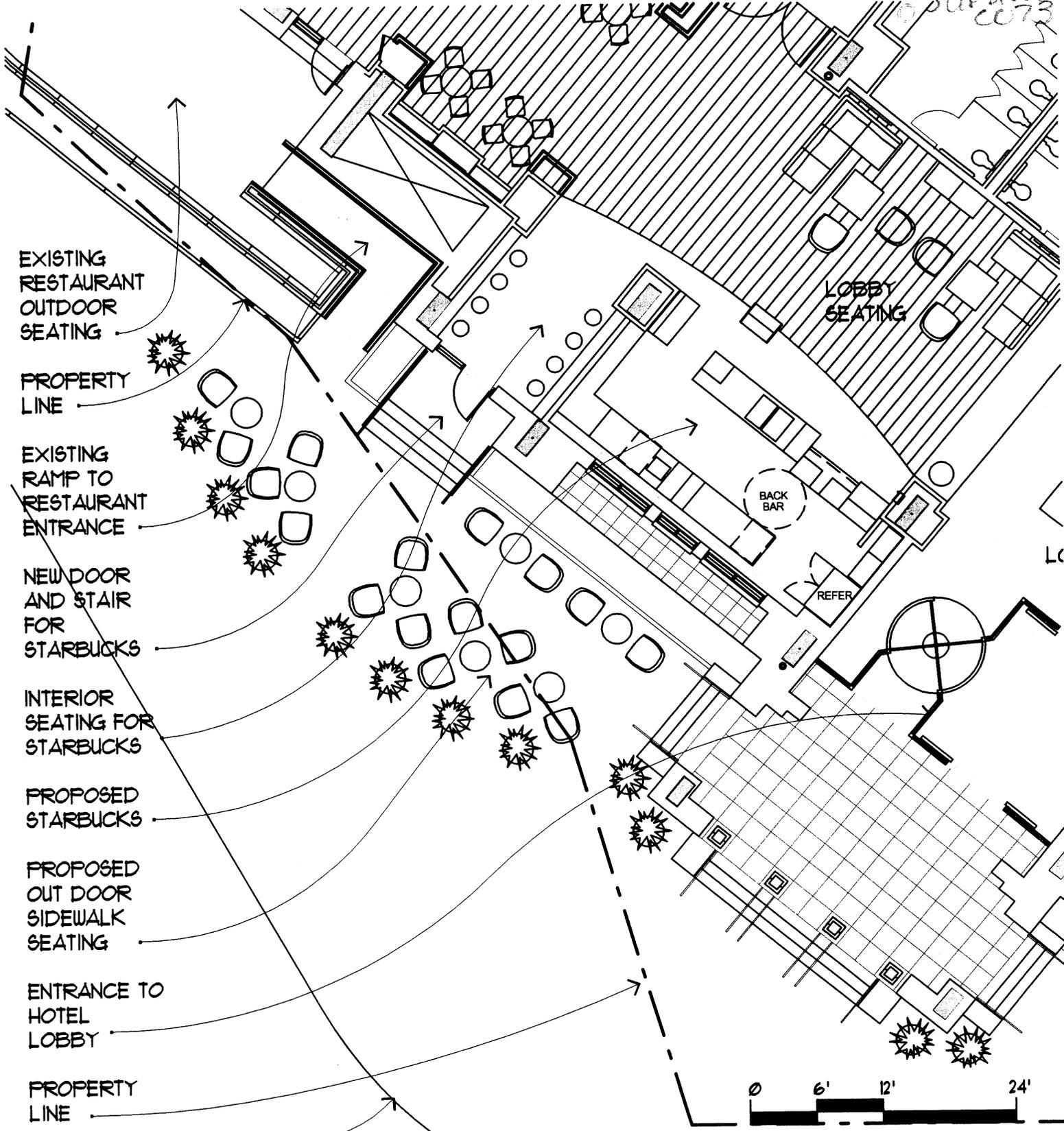
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ARCHITECTURAL ALLIANCE

400 CLIFTON AVENUE SOUTH
 MINNEAPOLIS, MINNESOTA 55403-3299
 TEL. (612) 871-5703 FAX (612) 871-7212

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 Architectural Alliance

01/21/05
2073



EXISTING RESTAURANT OUTDOOR SEATING

PROPERTY LINE

EXISTING RAMP TO RESTAURANT ENTRANCE

NEW DOOR AND STAIR FOR STARBUCKS

INTERIOR SEATING FOR STARBUCKS

PROPOSED STARBUCKS

PROPOSED OUT DOOR SIDEWALK SEATING

ENTRANCE TO HOTEL LOBBY

PROPERTY LINE

CURB

LOBBY SEATING

BACK BAR

REFER



Project **HILTON_OLD_TOWN
ALEXANDRIA_VA**

Title **ENLARGED_FLOOR_PLAN**

Comm. No. **200600400**

Date **JUNE/30/2005**

Drawing No.

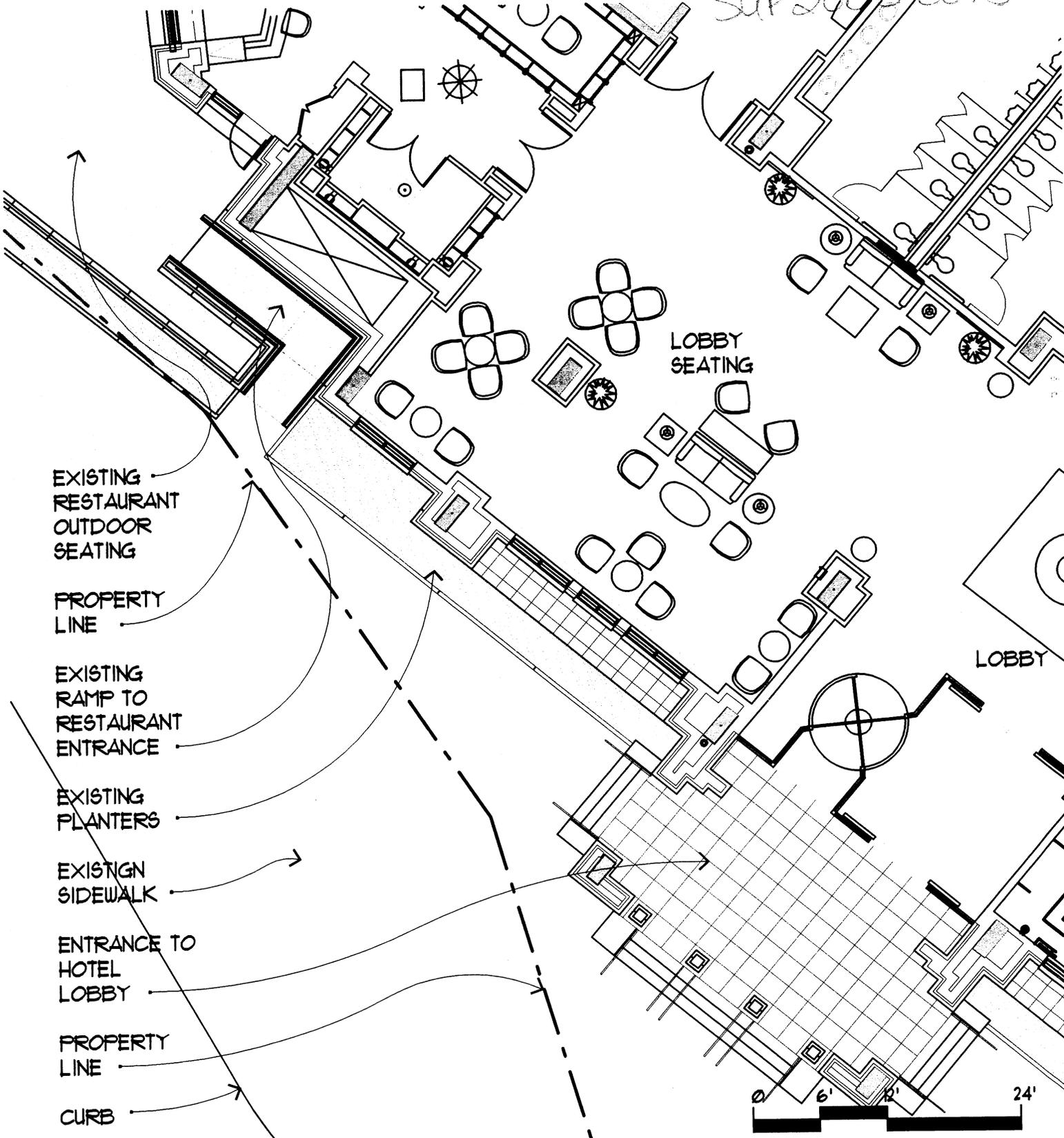
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002**

ARCHITECTURAL ALLIANCE

400 CLIFTON AVENUE SOUTH
MINNEAPOLIS, MINNESOTA 55403-3299
TEL. (612) 871-5703 FAX (612) 871-7212

SUP 2005-0010



EXISTING RESTAURANT OUTDOOR SEATING

PROPERTY LINE

EXISTING RAMP TO RESTAURANT ENTRANCE

EXISTING PLANTERS

EXISTING SIDEWALK

ENTRANCE TO HOTEL LOBBY

PROPERTY LINE

CURB

LOBBY SEATING

LOBBY



Project **HILTON_OLD_TOWN ALEXANDRIA_VA**

Comm. No. **200600400**

Date **JUNE/30/2005**

Title **ENLARGED_EXISTING_FLOOR_PLAN**

Drawing No.

A 003

22

ARCHITECTURAL ALLIANCE

400 CLIFTON AVENUE SOUTH
MINNEAPOLIS, MINNESOTA 55403-3299
TEL. (612) 871-5703 FAX (612) 871-7212

APPLICATION for SPECIAL USE PERMIT # 2005-0073

[must use black ink or type] Parcel Add: 1747 King St
PROPERTY LOCATION: 1767 KING STREET
TAX MAP REFERENCE: 63.04 BLOK 06, LOT 20 ZONE: OCH
APPLICANT Name: L+IO ALEXANDRIA 1 LESSEE LLC
Address: 1767 KING STREET
PROPERTY OWNER Name: LASALLE HOTEL PROPERTIES
Address: 3 BETHESDA METRO CTR, #1200
BETHESDA, MD.
PROPOSED USE: COFFEE SHOP 2081

THE UNDERSIGNED hereby applies for a Special Use Permit in accordance with the provisions of Article XI, Section 11-500 of the 1992 Zoning Ordinance of the City of Alexandria, Virginia.

THE UNDERSIGNED, having obtained permission from the property owner, hereby grants permission to the City of Alexandria to post placard notice on the property for which this application is requested, pursuant to Article XI, Section 11-301(B) of the 1992 Zoning Ordinance of the City of Alexandria, Virginia.

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Mike A. Chowd [Signature]
Print Name of Applicant or Agent Signature
1767 KING STREET (703) 647-2003 (703) 647-2041
Mailing/Street Address Telephone # Fax #
ALEXANDRIA, VA. 22314 6/30/05
City and State Zip Code Date

=====**DO NOT WRITE BELOW THIS LINE - OFFICE USE ONLY**=====

Application Received: _____ Date & Fee Paid: _____ \$ _____

ACTION - PLANNING COMMISSION: RECOMMENDED APPROVAL WITH AMENDED CONDITIONS 7-0 9/

ACTION - CITY COUNCIL: 9/20/05 - CC approved PC recommendation 4-2

Planning Commission (continued)

10. SPECIAL USE PERMIT #2005-0073
1767 KING STREET (Parcel Address: 1747 King Street)
STARBUCKS
Public Hearing and Consideration of a request for a special use permit to operate a coffee shop; zoned OCH/Office Commercial High. Applicant: LHO Alexandria 1 Lessee, LLC

PLANNING COMMISSION ACTION: Recommend Approval with amended conditions 7-0

City Council approved the Planning Commission recommendation with the addition of a condition stating, "The applicant shall provide the City \$1000.00 for one Model SD-53 Bethesda Series litter receptacle for installation on the adjacent public right-of-way (monetary contribution to be submitted to the Department of T&ES, Engineering Division, Room 4130, 301 King). The applicant will be responsible for the maintenance and upkeep of the litter receptacle."

Council Action: _____

11. SPECIAL USE PERMIT #2005-0076
300 CALVERT AVENUE
NATURE BY DESIGN
Public Hearing and Consideration of a request for a special use permit to operate a plant nursery; zoned I/Industrial. Applicant: Randee Wilson and Carla Thomas

PLANNING COMMISSION ACTION: Recommend Approval 7-0

City Council approved the Planning Commission recommendation. **(Included with the consent calendar)**

Council Action: _____

Note: Councilman Ludwig Gaines arrived at the meeting at 6:15 p.m.

12. SPECIAL USE PERMIT #2004-0105
219 A NORTH WEST STREET (rear)
DEVELOPMENT w/o STREET FRONTAGE and PARKING REDUCTION
Public Hearing and Consideration of a request for a special use permit to construct a single family dwelling on a lot without street frontage and for a reduction in required parking; zoned RB/Residential. Applicant: Sarah Allen

PLANNING COMMISSION ACTION: Recommend Approval with amended conditions 5-2

10
9-20-05

ALEXANDRIA CITY COUNCIL
ALEXANDRIA, VIRGINIA

STARBUCKS IS PLANNING TO OPEN A COFFEE SHOP TO THE SIDE OF THE MAIN LOBBY OF THE HILTON HOTEL ON UPPER KING STREET OPPOSITE THE NEW ENTRANCE AND EXIT PLATFORM TO THE KING STREET MERO. THERE ARE ALREADY AT LEAST SIX (6) LOCALLY OWNED COFFEE SHOPS - DELI CARRY OUT - RESTAURANTS IN THE IMMEDIATE AREA OF THE HILTON HOTEL. WE REQUEST YOU GIVE THIS PETITION YOUR ATTENTION, AND THAT YOU ALSO GIVE CONCERN TO THE SUPPORT OF LOCALLY OWNED AND SUPPORTED COFFEE SHOPS IN THIS AREA.

NAME	SIGNATURE	ADDRESS
Maria B Brown	Maria B Brown	1555 King St. Alex VA 222314
John Leven	John Leven	1050 King St. Alex VA 22314
Lynne Freeman	Lynne Freeman	141 E. Glendale Ave, Alex 22301
SANJAY MANDYA	Sanjay Mandya	SUBWAY 1512 KING ST A LIKELY STORY 1555 King St Alex, VA 22314
Dinah Paul	Dinah Paul	1555 King St Alex VA 22314
Gwen Vanderhage	Gwen Vanderhage	1555 King St Alex VA 22314
Boyd W. Walker	Boyd Walker	922 King St. Alex. VA 22314
Elizabeth Wright	Elizabeth Wright	113 S Ingram St. Alex, VA 22304
Vern T. Jocelyn	Vern T. Jocelyn	1209 Prince St. Alex. VA. 22314
Yun Suk Park	Yun Suk Park	1725 Duke St Alex. VA 22314
Moira Labres	Moira Labres	225 Rembert Lane Alex VA 22314
Jessica Crawford	Jessica Crawford	1717 Cameron St Alex VA 22314
CHARLES GALLUCIO	Charles Gallucio	1612 OAK ST., NW WASH DC (WORKED IN ALEX)

Susan Jordan
Julie Firrell

Susan Jordan
/ 79

1209 Prince St
Alex VA
101 Harvard St. #1

Jim Melton

J. Melton
Carolyn Caldwell

105 Harvard
114 N. West St.

Carolyn Caldwell
PITUCA ROM

PITUCA ROM
L. L. D. L.

516 N. WEST ST.
417 Columbia Ave

SUSANNAH
WASHBURN

Gretchen Turner

14 Sunset Drive

GRETCHEN TURNER

Aju Rai

Aju Rai

1609 King Street

Ji hee park

Ji hee park

1609 King St

W. K. Dittall

W. K. Dittall

work - 1527 King, S L
work - 1507 King St

Joel Weston

Joel Weston

M. Ansel Moseley

M. Ansel Moseley

work 1523 King St

Christine Rose

Christine Rose

1524 King Street
Alex VA

Bharat

Bharat

1812 King Street

Steven Sajjan

Steven Sajjan

''

Ana Monge

Ana Monge

1030 King Street
Alexandria, VA.

ALEXANDRIA CITY COUNCIL
ALEXANDRIA, VIRGINIA

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NAME	SIGNATURE	ADDRESS
DOUG WAGONER	Douglastm. Wagoner Wagoner Celebrating Supply Co.	206 Remickers Lane
June B. Allen Chris Gregerson	Chris Gregerson Chris Gregerson	225 Remickers Lane 125 HARVARD ST
Dan Juday	Naniel Juday	1413 King St.
Jewels Crowe-Munoz	Jewels Crowe-Munoz	111 Payne St.
Tony McEmmey	TJ	2930 HT Vernon Ave
Alan F Noel	Alan F Noel	Alex VA 22305
Yoy Yu (DUTCH TOUCH)	Yoyik Yu	7337 Golden Horse Shire Ct Springfield VA 22153
Denise Webb	Denise Webb	1800 Diagonal Rd Alex
Vincent Maniscalco	V. MANISCALCO	1325 King St. ALEX
Diane Cooper-Gould	Diane Cooper-Gould	1325 KING ST
Julie Creshaw	Julie Creshaw	1725 CAMERON ST.
Tom Higg		816 Queen St
Scott Brodzmann		1650 King St.
		1608 King Street.

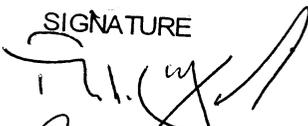
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NAME	SIGNATURE	ADDRESS
ELAINE CANLAS	Elaine Canlas	4901 Temple Hill Road, Temple Hill MD 20748
Barbara Elkin	Bar Elkin	6404 10th St Alex, VA 22307
Katie Murrin-Finch	Katie Murrin-Finch	805 W. Howard St. Alex, 22302
Gerald Vizvary	Gerald Vizvary	4311 Raleigh Ave Alex, VA 22304
Cynthia Everett	Cynthia Everett	545 E. Braddock Ave #504 Alex VA 22301
Raymond Z. Borhan	Raymond Z. Borhan	12453 Oliver Cromwell Dr Oak Hill, VA 20171
Rafael Jimenez	Rafael Jimenez	107 S West St #500 Alex VA 22314
Catherine Viernes	Catherine Viernes	107 S. West St ALEX, VA 22314
MARTIN Doblmeier	Martin Doblmeier	1413 King St Alex 22314
Julie Nelson	JULIE NIELSEN	1640 KING ST., ALEX, VA
Ike Puzan	Ike Puzan	1619 King St.
Bob Lyman	Bob Lyman	1619 King St. Alex VA 22314
CARI HUGHES	Cari Hughes	1605 KING ST
PAUL A. D'Angelo	Paul A. D'Angelo	12 SUNSET DR. Alex VA 22301
Tricia A. Maha-Miller	Tricia A. Maha-Miller	2801 Valley Dr. Alex 22302

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NAME	SIGNATURE	ADDRESS
NAHID wingfield		1524 King St Alex Va, 22314
Beth Neubart		6020 Stoddard Ct Alex VA 22310
Lauren Smith		24 Auburn Ct Alex 22305
David Englin		1505 Wayne St, Alex VA 22301
SANFORD D. HORN		2181 Jamerson Ave. #107 Alex VA 22314
Stu Ellis, Jr.		210 E Windsor Ave., #5 Alexandria VA 22301
CARLOS HAZARD		114 HARVARD ST. VA 22301

NO STARBUCKS!

Bea Porter - NO STARBUCKS! 1737 Cameron St. Alex VA 22314