



APPLICATION SPECIAL USE PERMIT

Sup 2011-0029

ADMINISTRATIVE CHANGE OF OWNERSHIP OR MINOR AMENDMENT

Change of Ownership **Minor Amendment**

[must use black ink or type]

PROPERTY LOCATION: 703 King Street
TAX MAP REFERENCE: 74.02 02 08 **ZONE:** KR/King Street
Urban Retail Zone

APPLICANT

Name: Setareh, LLC
Address: 3927 Chantilly Road, Chantilly, VA 20151-3310

PROPERTY OWNER

Name: Antonio and Beatriz Flores
Address: 9030 Lucia Lane, Alexandria, VA 22308

SITE USE: Restaurant

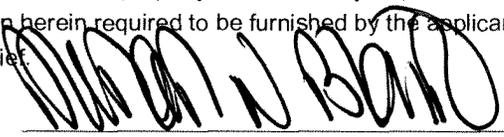
THE UNDERSIGNED hereby applies for a Special Use Permit for **Change in Ownership**, in accordance with the provisions of Article XI, Division A, Section 11-503 (5)(f) of the 1992 Zoning Ordinance of City of Alexandria, Virginia.

THE UNDERSIGNED, having read and received a copy of the special use permit, hereby agrees to comply with all conditions of the current special use permit, including all other applicable City codes and ordinances.

THE UNDERSIGNED hereby applies for a Special Use Permit for **Minor Amendment**, in accordance with the provisions of Article XI, Division A, Section 11-509 and 11-511 of the 1992 Zoning Ordinance of City of Alexandria, Virginia.

THE UNDERSIGNED, having obtained permission from the property owner, hereby requests this special use permit. The undersigned also attests that all of the information herein required to be furnished by the applicant are true, correct and accurate to the best of his/her knowledge and belief.

Duncan W. Blair, Esquire
Print Name of Applicant or Agent
524 King Street
Mailing/Street Address
Alexandria, VA 22314
City and State Zip Code


Signature
703 836-1000 703 549-3335
Telephone # Fax #
dblair@landclark.com
Email address
April 20, 2011
Date

DO NOT WRITE IN THIS SPACE - OFFICE USE ONLY

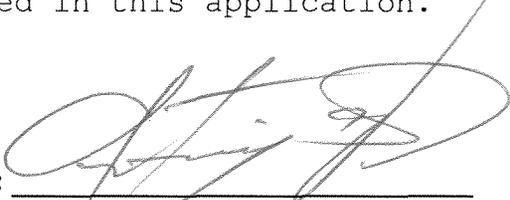
Application Received: _____	Fee Paid: \$ _____
Legal advertisement: _____	_____
ACTION - PLANNING COMMISSION _____	ACTION - CITY COUNCIL: _____

SUP 2011-0029

Property Owner's Authorization

On behalf of property owner of **703 King Street**, I hereby grant the applicant authorization to apply for the **Special Use Permit to operate the Restaurant** as described in this application.

Name:

By: 

Antonio Flores

By: 

Beatriz Flores

Date: **April 20, 2011**

Address: 9030 Lucia Lane, Alexandria, VA 22308

Phone: 703 836-6600

3. Describe any proposed changes to the business from what was represented to the Planning Commission and City Council during the special use permit approval process, including any proposed changes in 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, any noise emitted by the use, etc. (Attach additional sheets if necessary)

The applicant proposes to operate the restaurant to be known as Parsian as the small business model of the existing restaurant with a different menu and serving lunch and dinner during ~~reduced hours of operation.~~

of operation as
new hours set forth in # 6.

4. Is the use currently open for business? Yes No

If the use is closed, provide the date closed. _____ / _____ / _____
month day year

5. Describe any proposed changes to the conditions of the special use permit:

None.

6. Are the hours of operation proposed to change? Yes No

If yes, list the current hours and proposed hours:

Current Hours:	Proposed Hours:
<u>Mon. - Thurs. 7:00 a.m. - 8:00 p.m.</u>	<u>11:00 a.m. - 12:00 midnight</u>
<u>Friday and Saturday 7:00 a.m. - 9:00 pm</u>	<u>7 days a week</u>
<u>Sunday 7:00 a.m. to 4:00 p.m.</u>	_____
_____	_____

7. Will the number of employees remain the same? Yes No

If no, list the current number of employees and the proposed number.

Current Number of Employees:	Proposed Number of Employees:
_____	_____

8. Will there be any renovations or new equipment for the business? Yes No

If yes, describe the type of renovations and/or list any new equipment proposed.

9. Are you proposing changes in the sales or service of alcoholic beverages? Yes No

If yes, describe proposed changes:

10. Is off-street parking provided for your employees? Yes No
If yes, how many spaces, and where are they located?
See SUP 2009-0048 condition 10

11. Is off-street parking provided for your customers? Yes No
If yes, how many spaces, and where are they located?
See SUP 2009-0048 condition 9

12. Is there a proposed increase in the number of seats or patrons served? Yes No
If yes, describe the current number of seats or patrons served and the proposed number of seats and patrons served. For restaurants, list the number of seats by type (i.e. bar stools, seats at tables, etc.)

Current:	Proposed:
_____	_____
_____	_____
_____	_____

13. Are physical changes to the structure or interior space requested? Yes No
If yes, attach drawings showing existing and proposed layouts. In both cases, include the floor area devoted to uses, i.e. storage area, customer service area, and/or office spaces.

14. Is there a proposed increase in the building area devoted to the business? Yes No
If yes, describe the existing amount of building area and the proposed amount of building area.

Current:	Proposed:
_____	_____
_____	_____
_____	_____

15. The applicant is the (check one) Property owner Lessee
_____ other, please describe: _____

16. The applicant is the (check one) Current business owner Prospective business owner
_____ other, please describe: _____

17. Each application shall contain a clear and concise statement identifying the applicant, including the name and address of each person owning an interest in the applicant and the extent of such ownership interest. If the applicant, or one of such persons holding an ownership interest in the applicant is a corporation, each person owning an interest in excess of ten percent (10%) in the corporation and the extent of interest shall be identified by name and address.

For the purpose of this section, the term "ownership interest" shall include any legal or equitable interest held in the subject real estate at the time of the application. If a nonprofit corporation, the name of the registered agent must be provided.

Please provide ownership information here:

Setareh, LLC is a Virginia limited liability company. Seyed Hossein

Shoja-Maddahi is the sole member of the limited liability company.

