

12/18/04 Public hearing mtg.



Roll-Call Card

Roll 11 16 17 18 19 20 21

	11	16	17	18	19	20	21
Mayor Euille	✓	✓	/	✓	✓	✓	✓
Vice Mayor Pepper	✓	① moved ✓	deferred	✓	✓	② scd ✓	① moved ✓
Councilman Gaines	✓	✓	deferred	② scd ✓	✓	① moved ✓	② scd ✓
Councilman Krupicka	✓	✓	deferred	✓	① moved ✓	✓	✓
Councilman Macdonald	✓	✓	deferred	① moved ✓	✓	✓	NO
Councilman Smedberg	✓	② scd ✓	deferred	✓	② scd ✓	✓	① moved ✓
Councilwoman Woodson	✓	✓		✓	✓	✓	② scd ✓

Office of the City Clerk  
December 13, 2004

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.

## DOCKET

### CITY COUNCIL OF ALEXANDRIA, VIRGINIA

Public Hearing Meeting  
Saturday, December 18, 2004 - - 9:30 a.m.

\* \* \* \* \*

#### OPENING

1. Calling the Roll.

Council Action: All Present

2. Public Discussion Period. [No more than 30 Minutes] [This period is restricted to items not listed on the docket.]

Council Action: Chet Avery, Pat Troy, Richard Stepp, Jim Hury, sz  
*New Business: Council made goodbye comments to the City Manager his last meeting.*

#### REPORTS OF BOARDS, COMMISSIONS AND COMMITTEES

#### ACTION CONSENT CALENDAR<sup>1</sup> (3-8)

##### Planning Commission

3. SPECIAL USE PERMIT #2004-0098  
300 SOUTH PICKETT STREET (Unit Address: 364 South Pickett Street)  
MARTIAL ARTS STUDIO  
Public Hearing and Consideration of a request for a special use permit to operate a martial arts studio; zoned CDD-8/Coordinated Development District.  
Applicant: Myung H. Kang

PLANNING COMMISSION ACTION: RECOMMEND APPROVAL 7-0

4. SPECIAL USE PERMIT #2004-0100  
85 SOUTH BRAGG STREET  
PRIVATE COMMERCIAL SCHOOL  
Public Hearing and Consideration of a request for a special use permit to operate a private commercial school (computer training); zoned OCM(100)/Office Commercial Medium. Applicant: Mekuria M. Negia.

PLANNING COMMISSION ACTION: RECOMMEND APPROVAL 7-0

<sup>1</sup>Items listed under the Action Consent Calendar may be approved by the City Council as a block unless a Member of Council removes an item or a member of the public wishes to speak to the item. Such items will be heard after Docket Item No. 8.

REPORTS OF BOARDS, COMMISSIONS AND COMMITTEES (continued)

ACTION CONSENT CALENDAR (continued)

Planning Commission (continued)

- 5. SPECIAL USE PERMIT #2004-0092  
2419 MT VERNON AVENUE  
CABOOSE BAKERY  
Public Hearing and Consideration of a request for a special use permit amendment to allow the sale of beer and wine on premises and to extend the hours of operation at a restaurant; zoned CL/Commercial Low. Applicant: Caboose Bakery by Lonnie Rich, attorney

PLANNING COMMISSION ACTION: RECOMMEND APPROVAL 7-0

- ⑥ SPECIAL USE PERMIT #2004-0103 *Smeadburg moved / Pepper scd -*  
*off* 1551 & 1550 POTOMAC GREENS DRIVE *as modified w/ cond # 3 (alcohol*  
*Consent* RUSTICO RESTAURANT *sales) - unanimous*  
Public Hearing and Consideration of request for a special use permit to operate a restaurant; zoned CDD/Coordinated Development District. Applicant: Neighborhood Restaurant Group by Stephanie Babin

PLANNING COMMISSION ACTION: RECOMMEND APPROVAL 7-0

- 7. SPECIAL USE PERMIT #2004-0096  
607 NOTABENE DRIVE  
COMMUNITY LODGINGS  
Public Hearing and Consideration of a request for a special use permit to expand an existing community center use and for a parking reduction; zoned RA/Residential. Applicant: Gregory Brown, Executive Director

PLANNING COMMISSION ACTION: RECOMMEND APPROVAL 7-0

- ⑧ ENCROACHMENT #2004-0007 *Macdonald moved / Pepper scd -*  
*off* 833 SOUTH FAIRFAX STREET *add cond that vegetation be no higher*  
*Consent* FENCE ENCROACHMENT *than 36" - unanimous*  
Public Hearing and Consideration of a request for an encroachment into the public right-of-way for a fence; zoned RM/Residential. Applicant: Tushar Suthar

PLANNING COMMISSION ACTION: RECOMMEND APPROVAL 7-0

END OF ACTION CONSENT CALENDAR

Council Action: *Gaines moved / Pepper scd - unanimous*

REPORTS AND RECOMMENDATIONS OF THE CITY MANAGER

None.

**REPORTS OF BOARDS, COMMISSIONS AND COMMITTEES (continued)****Planning Commission (continued)**

9. SPECIAL USE PERMIT #2004-0089  
1300 & 1400 NORTH ROYAL STREET  
MIRANT POTOMAC RIVER GENERATING STATION  
Public Hearing and Consideration of a request for the revocation of Special Use Permit #2296, granted in 1989, which approved the construction and use of 18,000 square feet of administrative offices, laboratories, conference, training and other space at the Mirant Potomac River Generating Station. Applicant: City of Alexandria, City Attorney's Office

PLANNING COMMISSION ACTION: RECOMMEND APPROVAL 7-0

Council Action: Pepper moved/Smedberg scd - to include additional conditions

10. SPECIAL USE PERMIT #2004-0090 *unanimous*  
1300 & 1400 NORTH ROYAL STREET  
MIRANT POTOMAC RIVER GENERATING STATION  
Public Hearing and Consideration of a request for the revocation of Special Use Permit #2297, granted in 1989, which approved the Transportation Management Plan required for the Mirant Potomac River Generating Station. Applicant: City of Alexandria, City Attorney's Office

PLANNING COMMISSION ACTION: RECOMMEND APPROVAL 7-0

Council Action: Pepper moved/Smedberg scd - unanimous

**ORDINANCES AND RESOLUTIONS**

11. Public Hearing, Second Reading and Final Passage of an Ordinance to Revoke the Noncomplying Use Status of Coal Fired Power Plants, and to Categorize Such Uses as Nonconforming Uses, Subject to Abatement. (#22, 12/14/04)  
**(ROLL-CALL VOTE)**

Council Action: Pepper moved/Smedberg scd - unanimous

**REPORTS OF BOARDS, COMMISSIONS AND COMMITTEES (continued)****Planning Commission (continued)**

12. TEXT AMENDMENT #2004-0009  
Public Hearing and Consideration of a text amendment to Section 11-511 of the Zoning Ordinance to authorize the Director of P&Z to approve, as a minor amendment to an existing special use permit, a temporary extension in the hours of operation of a business, to coincide with the hours of operation of a City-sponsored program or event in which the business is participating. Applicant: City of Alexandria

PLANNING COMMISSION ACTION: RECOMMEND APPROVAL 7-0

Council Action: Pepper moved/Krupicka scd - unanimous  
(Woodsow out of room)

## REPORTS OF BOARDS, COMMISSIONS AND COMMITTEES (continued)

## Planning Commission (continued)

13. MASTER PLAN AMENDMENT #2004-0001  
1323 DUKE STREET  
BEASLEY SQUARE  
Public Hearing and Consideration of a request to amend the Old Town Small Area Plan chapter of the Master Plan to change the land use designation from single-family residential to multi-family residential; zoned CD/Commercial Downtown. Applicant: Harambee Community and Economic Development Corp. by Jonathan Rak, attorney

PLANNING COMMISSION ACTION: RECOMMEND APPROVAL 6-0-1

Council Action: Gaines moved/Pepper sed - unanimous

14. REZONING #2004-0002  
1323 DUKE STREET  
BEASLEY SQUARE  
Public Hearing and Consideration of a request to rezone the subject property from CD/Commercial Downtown to CRMU-L/Commercial Residential Mixed Use Low. Applicant: Harambee Community and Economic Development Corp. by Jonathan Rak, attorney

PLANNING COMMISSION ACTION: RECOMMEND APPROVAL 6-0-1

Council Action: Pepper moved/Gaines sed - unanimous

15. DEVELOPMENT SPECIAL USE PERMIT #2004-0015  
1323 DUKE STREET  
BEASLEY SQUARE  
Public Hearing and Consideration of a request for a development special use permit, with site plan and modifications, to construct a residential building; zoned CD/Commercial Downtown. Applicant: Harambee Community and Economic Development Corp. by Jonathan Rak, attorney

PLANNING COMMISSION ACTION: RECOMMEND APPROVAL 6-0-1

Council Action: Gaines moved/Pepper sed - unanimous

## ORDINANCES AND RESOLUTIONS (continued)

16. Public Hearing, Second Reading and Final Passage of an Ordinance to Amend the Minimum Acreage Devoted to Open Space Use That is Required to Qualify For Open Space Use Value Assessment. (#15, 12/14/04) (ROLL-CALL VOTE)

Council Action: Krupicka moved to defer/Macdonald sed - unanimous

17. Public Hearing, Second Reading and Final Passage of an Ordinance to Increase the Maximum Parcel Size Excluded From Net Worth For Real Estate Exemptions and Deferrals For the Elderly and Disabled. (#16, 12/14/04) (ROLL-CALL VOTE)

Council Action: Macdonald moved/Gaines sed - unanimous

**ORDINANCES AND RESOLUTIONS (continued)**

18. Public Hearing, Second Reading and Final Passage of an Ordinance to Amend the City's Snow Removal Regulations. (#17, 12/14/04) **(ROLL-CALL VOTE)**

Council Action: Krupicka moved / Smedberg scd - unanimous

19. Public Hearing, Second Reading and Final Passage of an Ordinance to Amend the City's Dog License Regulations and Fees. (#19, 12/14/04) **(ROLL-CALL VOTE)**

Council Action: Games moved / Pepper scd - unanimous

20. Public Hearing, Second Reading and Final Passage of an Ordinance to Revise the Composition of the Potomac Yard Design Advisory Committee. (#20, 12/14/04) **(ROLL-CALL VOTE)**

Council Action: Smedberg moved / Games scd - w/amendment <sup>unanimous</sup>

21. Public Hearing, Second Reading and Final Passage of an Ordinance to Amend the Floor Area Ratio in the CD-X Zone. (#21, 12/14/04) **(ROLL-CALL VOTE)**

Council Action: Pepper moved / Smedberg scd - as amended <sup>6-1 (Macdonald voted no)</sup>

**REPORTS OF BOARDS, COMMISSIONS AND COMMITTEES (continued)****DEFERRAL/WITHDRAWAL CONSENT CALENDAR (22)****Planning Commission (continued)**

22. ENCROACHMENT #2004-0011  
315 NORTH PAYNE STREET  
RETAINING WALL

Public Hearing and Consideration of a request for an encroachment into public right-of-way for retaining wall and fence; zoned RB/Residential. Applicant: Linda Lewis by C. Kaya Biron, AIA

PLANNING COMMISSION ACTION: DEFERRED

**END OF DEFERRAL/WITHDRAWAL CONSENT CALENDAR**

Council Action: Deferred

New Item: Rick Stepp spoke again - said he would speak  
*This docket is subject to change. at next mtg.*

\*\*\*\*\* <sup>unanimous</sup>  
Pepper moved / Smedberg scd - adjourned at 3:30 p.m.  
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 <http://207.192.134.164/dsr/dsrhome.nsf>

\*\*\*\*\*

**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 838-4500 (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.**

Office of the City Clerk  
December 14, 2004

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.

## **SUPPLEMENTAL DOCKET**

### **CITY COUNCIL OF ALEXANDRIA, VIRGINIA**

Public Hearing Meeting  
Saturday, December 18, 2004 - - 9:30 a.m.

\* \* \* \* \*

#### **REPORTS OF BOARDS, COMMISSIONS AND COMMITTEES (continued)**

##### **15.1 Board of Architectural Review Old and Historic Alexandria District**

CASE NO. 2004-0013

Public Hearing and Consideration of an Appeal of the decision of the Board of Architectural Review, Old and Historic Alexandria District, denying a request for a certificate of appropriateness for an after-the-fact replacement door located at 1302 Michigan Avenue, zoned RB Residential. Applicant and appellant: Heather Eilers-Bowser.

Council Action: Deferred to Jan (at request of the applicant.)

*This docket is subject to change.*

\* \* \* \* \*

*Full-text copies of ordinances, resolutions, and agenda items are available in the Office of the City Clerk and Clerk of the 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 838-4500 (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.*