

Docket Item #10
TEXT AMENDMENT #2006-0001

Planning Commission Meeting
February 7, 2006

CASE: TEXT AMENDMENT #2006-0001
ENVIRONMENTAL MANAGEMENT ORDINANCE

ISSUE: Consideration of changes in Article XIII, City of Alexandria's Environmental Management Ordinance, as mandated by the Chesapeake Bay Local Assistance Board and minor changes to clarify measurements of the RPA and procedural mechanisms.

TA #2006-0001
ENVIRONMENTAL MANAGEMENT ORDINANCE

STAFF RECOMMENDATION: That Planning Commission approve the attached resolution (Attachment) that commits the City to:

1. Implementing the Environmental Management Ordinance in a clear, concise and uniform manner.

ENVIRONMENTAL MANAGEMENT ORDINANCE

DISCUSSION

On September 20, 2004, the Chesapeake Bay Local Assistance Board found the City of Alexandria's amended Phase I program inconsistent with § 10.1-2109 of the Chesapeake Bay Preservation Act and § 9VAC10-20-60.1 and 2 of the Regulations and required the City to undertake and complete the one (1) recommendation in the staff report by December 31, 2005. The recommendation reads as follows:

1. For consistency with Code of Virginia (§ 15.2-2307), revise Section 13-118(B) as follows: "Any proposed land use or structure for which an applicant has ~~filed a complete application for a~~ *an approved* preliminary site plan, building permit..."

Since this change needed to be processed, staff decided to take the opportunity to clarify some components of the Ordinance that the public thought were unclear or outdated. These include:

2. The words "measured from top of bank" have been added when the ordinance refers to measurement of buffers around perennial and intermittent streams.
3. The authority for permitting of stormwater discharges has moved from the Virginia Department of Environmental Quality to the Department of Conservation and Recreation. The name of the permit has changed from the Virginia Permit Discharge Elimination System (VPDES) to Virginia Stormwater Management Permit. These changes have been reflected in the ordinance.
4. Minor rewording of Section 13-116, Exceptions, has occurred to clarify which section applies to what type of exception.

These changes clarify existing regulations and conditions. No substantive changes are being proposed.

FISCAL IMPACT: None.

ATTACHMENTS: Article XIII, Environmental Management Ordinance as proposed.

STAFF: Richard Baier, P.E., Director, Transportation and Environmental Services
William Skrabak, Division Chief, Environmental Quality, Transportation and Environmental Services
Claudia Hamblin-Katnik, Ph.D., Watershed Program Administrator, Division of Environmental Quality