

# Ordinance No. 1319

**AN EMERGENCY ORDINANCE to amend and reordain Section 42-100, Article XV, Chapter 42 of The Code of the City of Alexandria, Virginia, 1963, as amended, which Chapter 42 relates to ZONING, which Article XV relates to AMENDMENTS, and which Section 42-100 relates to LIMITATION ON CHANGES IN ZONE BOUNDARIES.**

WHEREAS, pursuant to due and timely notice of the time and place of hearing published in a daily paper of general circulation published in the City of Alexandria, Virginia, a public hearing was held in relation to the matters hereinafter set forth, at which public hearing parties in interest and citizens had an opportunity to be heard.

THE CITY COUNCIL OF ALEXANDRIA HEREBY ORDAINS:

Section 1. That Section 42-100, Article XV, Chapter 42 of the Code of the City of Alexandria, Virginia, 1963, as amended, be and the same hereby is amended and reordained to read as follows:

**Sec. 42-100. Limitation on changes in zone boundaries.**

Except when a comprehensive zoning plan is adopted or amended as a whole, no change in zone boundaries shall be made so as to include less than one block, but such change need not include that frontage which is within one hundred feet of the street line of an intersecting street, and in blocks with a frontage of seven hundred fifty feet or more the change need not include more than five hundred continuous feet thereof. The specific requirements of this section shall not apply when the change consists of: (a) The rezoning of land in a block to the same zone as that of the major portion of the block, if such major portion constitutes all the balance of the block; (b) the inclusion of the balance of a contiguous parcel in single ownership in the same zone in which the major portion of such parcel is already included; provided, however, that such change does not extend more than fifty feet beyond the original zone boundaries and provided that a further extension of an already extended zone in single ownership shall not be granted in the two-year period following the original zone change; (c) the rezoning of land with frontage which is abutted on both sides by less restrictively zoned land when the change is to a zone not less restrictive than that on either side; and (d) changes in zone boundaries of areas in excess of five acres. In any change in zone boundaries designating two or more areas to different zones, each such area constituting a separate zone must conform to the requirements of this section. The word "block" as used in this section shall mean land fronting along one side of a dedicated public street either in excess of seven hundred and fifty feet or between two dedicated intersecting public streets or between one dedicated intersecting public street and the corporate limits of the city.

Section 2. That in the opinion of the City Council an emergency exists and this ordinance is hereby declared an **EMERGENCY ORDINANCE** in order to prevent a three-month delay in enacting into law this comprehensive zoning plan change and revision.

Section 3. That this ordinance shall be published in a newspaper of general circulation in the city not later than five days following its introduction together with a notice containing the time and place for a public hearing. The Clerk of the Council shall note the date of introduction and first reading, the date of publication, the date of the public hearing, and the date of the second reading and final passage in the minutes of the meeting. This ordinance shall become effective the date of its final passage.

FRANK E. MANN  
Mayor

Final Passage: April 13, 1965