

ORDINANCE NO. 2214

AN ORDINANCE to vacate portions of the emergency access easements located on property owned by Pathfinder Development, Inc., west of North Pickett Street in the City of Alexandria, Virginia.

WHEREAS, the said vacations have been approved by the planning commission at one of its regular meetings; and

WHEREAS, procedures required by law, including the posting of notice to the land proprietors affected, have been followed; and

WHEREAS, viewers were duly appointed by the Council of the City of Alexandria, Virginia, and have made their report; and

WHEREAS, in consideration of the report of said viewers recommending the said vacation, and of other evidence relative thereto, it is the opinion of the Council of the City of Alexandria, Virginia, that the emergency access easements hereinabove mentioned and hereinafter described, are not needed for public use and that it is in the public interest to vacate them; therefore

THE CITY COUNCIL OF ALEXANDRIA HEREBY ORDAINS:

Section 1. That the hereinafter described emergency access easement in the City of Alexandria, Virginia, be and the same hereby is vacated and abandoned:

Beginning at a point within Parcel 3605-02-01, said point lying the following courses and distances from the property corner in the westerly right-of-way line of North Pickett Street that is common to the aforementioned parcel and the land of John F. and Anna M. Newlon: departing said street running with the north line of said Newlon, North 76° 19' 00" West, 80.50 feet to a point; thence running through Parcel 3605-02-01 and following the westerly line of the existing emergency access easement with the arc of a curve to the right whose radius is 42.00 feet for an arc distance of 30.66 feet to a point of reverse curve; with the arc of a curve to the left whose radius is 20.00 feet for an arc distance of 23.01 feet to a point of compound curvature; with the arc of a curve to the left whose radius is 5.00 feet for an arc distance of 1.78 feet to the point of beginning to describe this portion of said easement to be vacated; thence continuing through Parcel 3605-02-01 the following courses and distances: with the arc of a curve to the right whose radius is 5.00 feet for an arc distance of 7.85 feet to a point, South 13° 41' 00" West, 13.50 feet to a point, North 76° 19' 00" West, 36.00 feet to a point, and North 13° 41' 00" East, 27.26 feet to a point of curvature, with the arc of a curve to the left whose radius is

32.00 feet for an arc distance of 24.26 feet to a point and South 76° 19' 00" East, 18.46 feet to the point of beginning.

Section 2. That the hereinafter described emergency access easement in the City of Alexandria, Virginia, be and the same hereby is vacated and abandoned:

Beginning at a point within Parcel 3605-02-01, said point lying the following courses and distances from the property corner in the westerly right-of-way line of North Pickett Street that is common to the aforementioned parcel and the land of John F. and Anna M. Newlon: running with said street and with the arc of a curve to the right whose radius is 183.00 feet for an arc distance of 11.88 feet to a point; thence departing said street and running through Parcel 3605-02-01 and following the northerly and easterly line of an existing emergency access easement North 76° 19' 00" West, 57.52 feet to a point of curvature; with the arc of a curve to the right whose radius is 20.00 feet for an arc distance of 41.89 feet to a point of compound curvature; with the arc of a curve to the right whose radius is 10.00 feet for an arc distance of 10.47 feet to the point of beginning to describe this portion of said easement to be vacated; thence continuing through Parcel 3605-02-01 the following courses and distances: with the arc of a curve to the right whose radius is 10.00 feet for an arc distance of 15.71 feet to a point, South 13° 41' 00" West, 8.50 feet to a point, South 76° 19' 00" East, 27.00 feet to a point, and North 13° 41' 00" East, 27.26 feet to a point of curvature, with the arc of a curve to the left whose radius is 32.00 feet for an arc distance of 24.26 feet to a point of tangency, and North 76° 19' 00" West, 14.46 feet to the point of beginning.

Section 3. That the hereinafter described emergency access easement in the City of Alexandria, Virginia, be and the same hereby is vacated and abandoned:

Beginning at a point lying the following courses and distances from the point of curvature on the westerly side of North Pickett Street that returns to Holmes Run Parkway: South 13° 41' 00" West, 57.71 feet to a point, South 24° 59' 00" West, 10.20 feet to a point, South 13° 41' 00" West, 29.92 feet to a point; thence departing the said line of North Pickett Street and running through Parcel 3605-02-01 with the arc of a curve to the left whose radius is 15.00 feet for an arc distance of 2.01 feet to a point, North 76° 19' 00" West, 23.16 feet to the point of beginning to describe this portion of said easement to be vacated;

thence continuing through Parcel 3605-02-01 the following courses and distances: with the arc of a curve to the left whose radius is 5.00 feet for an arc distance of 7.85 feet to a point, South 13° 41' 00" West, 13.50 feet to a point, North 76° 19' 00" West, 57.00 feet to a point, North 13° 41' 00" East, 13.50 feet to a point of curvature, with the arc of a curve to the left whose radius is 5.00 feet for an arc distance of 7.85 feet to a point of tangency, South 76° 19' 00" East, 67.00 feet to the point of beginning.

Section 4. That the hereinafter described emergency access easement in the City of Alexandria, Virginia, be and the same hereby is vacated and abandoned:

Beginning at a point lying the following courses and distances from the beginning point described in Section 3: North 76° 19' 00" West, 50.51 feet, and North 13° 41' 00" East, 22.00 feet to the point of beginning to describe this portion of said easement to be vacated; thence continuing through Parcel 3605-02-01 the following courses and distances: North 76° 19' 00" West, 17.50 feet to a point of curvature, with the arc of a curve to the right whose radius is 5.00 feet for an arc distance of 7.85 feet to a point, North 13° 41' 00" East, 25.50 feet to a point of curvature with the arc of a curve to the right whose radius is 5.00 feet for an arc distance of 7.85 feet to a point, South 76° 19' 00" East, 17.50 feet to a point of curvature, with the arc of a curve to the right whose radius is 5.00 feet for an arc distance of 7.85 feet to a point, South 13° 41' 00" West, 25.50 feet to a point of curvature, with the arc of a curve to the right whose radius is 5.00 feet for an arc distance of 7.85 feet to the point of beginning.

Section 5. That the hereinafter described emergency access easement in the City of Alexandria, Virginia, be and the same hereby is vacated and abandoned:

Beginning at a point lying the following courses and distances from the beginning point described in Section 3: North 76° 19' 00" West, 23.51 feet to a point, and North 13° 41' 00" East, 23.75 feet to the point of beginning to describe this portion of the said easement to be vacated; thence continuing through Parcel 3605-02-01 the following courses and distances: North 13° 41' 00" East, 32.00 feet to a point

of curvature, with the arc of a curve to the left whose radius is 1.75 feet for an arc distance of 2.75 feet to a point, South $76^{\circ} 19' 00''$ East, 16.75 feet to a point, South $13^{\circ} 41' 00''$ West, 28.50 feet to a point, and North $76^{\circ} 19' 00''$ West, 16.75 feet to a point of curvature, with the arc of a curve to the left whose radius is 1.75 feet for an arc distance of 2.75 feet to the point of beginning.

Section 6. That the hereinafter described emergency access easement in the City of Alexandria, Virginia, be and the same hereby is vacated and abandoned:

Beginning at a point lying the following courses and distances from the point of curvature on the westerly side of North Pickett Street that returns to Holmes Run Parkway: South $13^{\circ} 41' 00''$ West, 17.46 feet to a point of curvature; thence departing the line of South Pickett Street and running through Parcel 3605-02-01 with the arc of a curve to the right whose radius is 15.00 feet for an arc distance of 4.05 feet to a point and North $76^{\circ} 19' 00''$ West, 23.16 feet to the point of beginning to describe this portion of said easement to be vacated; thence continuing through Parcel 3605-02-01 the following courses and distances: North $76^{\circ} 19' 00''$ West, 95.00 feet to a point, North $13^{\circ} 41' 00''$ East, 18.50 feet to a point, South $76^{\circ} 19' 00''$ East, 90.00 feet to a point, South $13^{\circ} 41' 00''$ West, 13.50 feet to a point of curvature, with the arc of a curve to the left whose radius is 5.00 feet for an arc distance of 7.85 feet to the point of beginning.

Section 7. That the hereinafter described emergency access easement in the City of Alexandria, Virginia, be and the same hereby is vacated and abandoned:

Beginning at a point lying the following courses and distances from the northwest property corner of Parcel 3605-02-01 on the southerly right-of-way line of Holmes Run Parkway, said corner being also the northeast corner of the land of Canterbury Square Apartments; with said line of Holmes Run Parkway and with the arc of a curve to the left whose radius is 1,105.35 feet for an arc distance of 6.42 feet to a point of tangency, South $61^{\circ} 57' 32''$ East, 37.64

feet to a point of curvature; thence departing said street and running through Parcel 3605-02-01 with the arc of a curve to the right whose radius is 15.00 feet for an arc distance of 5.10 feet to a point, South 28° 02' 28" West, 7.09 feet to a point of curvature, with the arc of a curve to the right whose radius is 5.00 feet for an arc distance of 6.60 feet to a point, and North 76° 19' 00" West, 2.29 feet to the point of beginning to describe this portion of said easement to be vacated; thence continuing through said Parcel the following courses and distances: North 76° 19' 00" West, 18.50 feet to a point, South 13° 41' 00" West, 270.00 feet to a point, South 76° 19' 00" East, 13.50 feet to a point of curvature, with the arc of a curve to the right whose radius is 5.00 feet for an arc distance of 7.85 feet to a point, South 13° 41' 00" West, 13.50 feet to a point, South 76° 19' 00" East, 27.00 feet to a point, North 13° 41' 00" East, 18.50 feet to a point, North 76° 19' 00" West, 27.00 feet to a point, and North 13° 41' 00" East, 270.00 feet to the point of beginning.

Section 8. That the hereinafter described emergency access easement in the City of Alexandria, Virginia, be and the same hereby is vacated and abandoned:

Beginning at a point lying the following courses and distances from the northwest property corner of Parcel 3605-02-01 as described in Section 7: with the arc of a curve to the left whose radius is 1,105.35 feet for an arc distance of 6.42 feet to a point of tangency, South 61° 57' 32" East, 61.36 feet to a point of curvature; thence departing said street and running through Parcel 3605-02-01 with the arc of a curve to the left whose radius is 15.00 feet for an arc distance of 5.10 feet to a point, South 28° 02' 28" West, 7.27 feet to the point of beginning to describe this portion of said easement to be vacated; thence continuing through said Parcel the following courses and distances: with the arc of a curve to the left whose radius is 5.00 feet for an arc distance of 7.85 feet to a point, South 61° 57' 32" East, 13.50 feet to a point, South 28° 02' 28" West, 18.00 feet to a point, South 13° 41' 00" West, 63.00 feet to a point, North 76° 19' 00" West, 13.50 feet to a point of curvature, with the arc of a curve to the left whose radius is 5.00 feet for an arc distance of 7.85 feet to a point, North 13° 41' 00" East, 70.33 feet to a point, and North 28° 02' 28" East, 25.33 feet to the point of beginning.

Section 9. That the title of and an informal memorandum explaining this ordinance shall be published in a newspaper of general circulation published 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 city clerk shall have the full text of this ordinance printed in sufficient numbers to supply copies to meet request. The city clerk 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 and the minutes of the meeting. This ordinance shall be deemed to be passed on the date of its final passage, but shall not be effective until the date a certified copy is recorded as deeds are recorded. Such recordation shall be indexed in the name of the City of Alexandria, but shall be done by the applicant, at his own expense.

FRANK E. MANN
Mayor

FINAL PASSAGE: October 25, 1977