

ORDINANCE NO. 2876

AN ORDINANCE approving, authorizing and directing the sale of a certain parcel of land owned by the City of Alexandria, Virginia, formerly known as the Parker Gray School under a purchase contract by Braddock Metro Joint Venture.

WHEREAS, the City of Alexandria, Virginia, owns the parcel of land formerly known as Parker Gray School, containing 325,257 square feet of land \pm or 7.4669 \pm ; and

WHEREAS, the City Council of the City of Alexandria, Virginia, has approved the sale of said property under section 9.06 of the City Charter; and

WHEREAS, Braddock Metro Joint Venture wishes to buy said property under the terms and conditions of the contract between the City of Alexandria and Braddock Metro Joint Venture, as amended; now, therefore,

THE CITY COUNCIL OF ALEXANDRIA HEREBY ORDAINS:

Section 1. That the sale of the hereinbelow described property be and the same hereby is approved:

Beginning at the point of intersection of the westerly line of North Fayette Street (66.16 feet wide) and the northerly line of Madison Street (66.08 feet wide); thence with said northerly line of Madison Street (66.08 feet wide) North 80° 39' 00" West, 534.90 feet; thence North 35° 34' 13" West, 35.41 feet to a point on the easterly line of North West Street (66.08 feet wide); thence with said easterly line of North West Street (66.08 feet wide) North 09° 30' 35" East, 328.10 feet; thence with the northerly terminus of North West Street (66.08 feet wide) North 80° 39' 00" West, 56.28 feet to a point on the easterly line of the lands of the Washington Metropolitan Area Transit Authority; thence with said easterly line of the lands of the Washington Metropolitan Area Transit Authority North 28° 59' 55" East, 424.78 feet to point of curvature; thence with the arc of a curve to the right having a radius of 50.00 feet, a central angle of 26° 24' 56", and a chord bearing and chord of North 42° 12' 23" East and 22.86 feet respectively, an arc distance of 23.06 feet; thence South 80° 39' 00" East, 25.66 feet; thence North 09° 30' 00" East, 13.18 feet; thence

with the arc of a curve to the right having a radius of 50.00 feet, a central angle of 10° 22' 53", and a chord bearing and chord of South 85° 50' 27" East and 9.05 feet respectively, an arc distance of 9.06 feet to a point of tangency; thence South 80° 39' 00" East, 114.43 feet to a point on the westerly line of North Payne Street (66.08 feet wide); thence with said westerly line of North Payne Street (66.08 feet wide) and continuing with the westerly line of the lands of Washington Cold Storage Company South 09° 30' 00" West, 223.97 feet; thence continuing with the westerly and southerly lines of said lands of Washington Cold Storage Company the following three courses and distances: South 80° 39' 00" East, 66.08 feet; South 09° 30' 00" West, 143.20 feet; and South 80° 39' 00" East, 246.88 feet to a point on the aforementioned westerly line of North Fayette Street (66.16 feet wide); thence with said westerly line of North Fayette Street (66.16 feet wide) South 09° 30' 00" West, 419.25 feet to the point of beginning and containing 325,257 square feet or 7.4669 acres, more or less.

Section 2. That the city manager be and he is hereby authorized and directed to sign a deed or deeds on behalf of the City of Alexandria, a municipal corporation of Virginia, and the City Council of Alexandria, Virginia, conveying the above-described property to Braddock Metro Joint Venture or its assigns under the contract between the parties, as amended.

Section 3. That said deed or deeds shall be general warranty deeds expressly subject to any restrictions, covenants, easements and conditions in the deeds and instruments of record forming the chain of title to the property.

Section 4. That said deed shall contain such restrictions, conditions and limitations, and refer to any easements as herein described.

Section 5. That the city manager be and he is hereby authorized to deliver said deed or deeds to Braddock Metro Joint Venture or its assigns upon receipt of the appropriate funds as set out in the contract of sale, as amended, and in compliance with the other provisions of this ordinance.

Section 6. That all costs of conveyance and settlement, including but not limited to examination of title, preparation of the deed or deeds and other documents, stamps, notary fees and recording charges shall be paid as set out in the contract of sale, as amended.

Section 7. That the city clerk be and she is hereby authorized and directed to attest the execution of said deed or deeds of conveyance and affix thereon the official seal of the City of Alexandria, Virginia.

Section 8. That the city manager be and he is hereby authorized and directed on behalf of the City of Alexandria, a municipal corporation of Virginia, to do all other things necessary and desirable to carry out the sale approved, authorized and directed by this ordinance.

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 in the minutes of the meeting. This ordinance shall become effective the date of its final passage.

CHARLES E. BEATLEY, JR.
Mayor

Final Passage: November 12, 1983