

ORDINANCE NO. 3425

AN ORDINANCE to vacate sanitary and storm water sewer easements on Lot 605, within the Quaker Hill Condominiums, part of the Cameron Valley Mixed Use Development Project, at Yale Drive and Quaker Hill Drive.

WHEREAS, Cameron General Partnership ("Applicant"), who owns the property within the Cameron Valley Mixed Use Development Project which is designated Lot 605 and is located at the intersection of Yale Drive and Quaker Hill Drive in the City of Alexandria, Virginia, has applied for the vacation of sanitary and storm water sewer easements which have been abandoned on Lot 605; and

WHEREAS, the easements to be vacated by this ordinance are a portion of larger easements shown on the plat recorded in Deed Book 444 at Pages 201 and 208 among the land records of the City of Alexandria; and

WHEREAS, the easements to be vacated by this ordinance are shown on the plat prepared by R. C. Fields, Jr. and Associates and dated February 1, 1989 ("Plat") (attached hereto); and

WHEREAS, the vacation of these easements has been approved by the Planning Commission of the City of Alexandria at one of its regular meetings; and

WHEREAS, the procedures required by law, including the publication of notice in a newspaper of general circulation in the City of Alexandria, have been followed in conjunction with this vacation; and

WHEREAS, viewers duly appointed by the Council of the City of Alexandria have made their report in conjunction with this vacation; and

WHEREAS, these sanitary and storm water sewer easements have been replaced by new easements dedicated to the city; and

WHEREAS, in consideration of the report of the viewers recommending the vacation and of other evidence relative thereto, the Council of the City of Alexandria has concluded that the easements to be vacated are no longer needed for public use and that it is in the public interest that they be vacated; therefore,

THE CITY COUNCIL OF ALEXANDRIA HEREBY ORDAINS:

Section 1. That the hereafter described 20-foot-wide storm water sewer easement, as shown on the Plat, be and the same hereby is vacated:

The 20-foot-wide easement with a center-line beginning on the southerly side of Quaker Hill Drive at a point located North 80° 33' 03" West and 192.00 feet from the point of curvature for Yale Drive; thence running South 15° 51' 55" East for 332.53 feet through Lot 605 to the southerly side of Lot 605 to a point located North 80° 33' 03" West and 130.00 feet from the southeasterly corner of Lot 605.

Section 2. That the hereafter described nine-foot-wide sanitary sewer easement, as shown on the Plat, be and the same hereby is vacated:

The nine-foot-wide easement with a center line beginning on the southerly side of Quaker Hill Drive at a point located North 80° 33' 03" West and 208.04 feet from the point of curvature for Yale Drive; thence running South 15° 51' 55" East for 332.53 feet through Lot 605 to the southerly side of Lot 605 to a point located North 80° 33' 03" West and 146.04 feet from the southeasterly corner of Lot 605.

Section 3. That the city manager be and hereby is authorized to do on behalf of the City of Alexandria all things necessary or desirable to carry into effect this vacation, including the execution of documents.

Section 4. That the city clerk be and hereby is authorized to attest the execution by the city manager of all documents necessary or desirable to carry into effect this vacation, and to affix thereon the official seal of the City of Alexandria, Virginia.

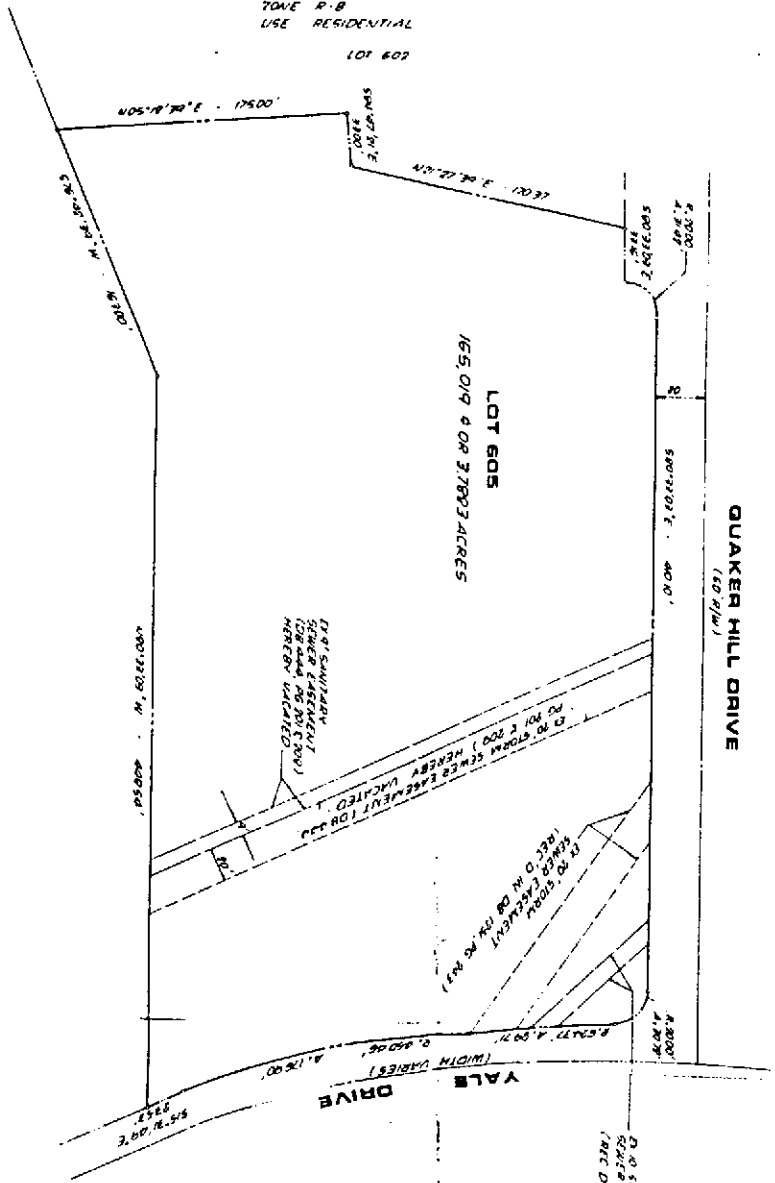
Section 5. That this ordinance shall be deemed to be enacted on the date of its final passage, but shall not be effective until a copy of this ordinance has been certified by the city clerk and has been recorded among the city land records as deeds are recorded. Such recordation shall be indexed in both the name of the CITY OF ALEXANDRIA and the name of CAMERON GENERAL PARTNERSHIP, and such recordation shall be done by the Applicant at its own expense.

JAMES P. MORAN, JR.
Mayor

Attachment: Vacation Plat

Final Passage: December 16, 1989

LAMERON GENERAL PARTNERSHIP
 C/O LONG SIGNATURE HOMES
 VILLAGE SQUARE
 17601 OFFICE PLACE, SUITE 201
 WOODBRIDGE, VA 22192
 ZONE R-B
 USE RESIDENTIAL



RECHWISER ENTERPRISES, INC
 3500 PRIMARY DRIVE
 LAMOODER, MARYLAND 20705
 ZONE C-3
 USE COMMERCIAL



VAC 89-011

PLAT SHOWING
 The Vacation Of A 9' Sanitary Sewer
 And A 20' Storm Sewer Easement
ON LOT 608
 Of The Consolidation And Subdivision
 Of Lots 501, 502, 531 & Block B

CAMERON VALLEY HOUSING PROJECT
 Deed Book 1251 Page 243
 CITY OF ALEXANDRIA, VIRGINIA
 Scale: 1" = 60' Date: February 1, 1989

ROBERT J. FIELDS, JR. & ASSOCIATES

OWNER: CAMERON GENERAL PARTNERSHIP