

ORDINANCE NO. 3633

AN ORDINANCE to amend and reordain Sheet No. 64.04 of the "Official Zoning Map, Alexandria, Virginia," adopted by Section 1-300 (OFFICIAL ZONING MAP AND DISTRICT BOUNDARIES) of Article I (GENERAL REGULATIONS) of the City of Alexandria Zoning Ordinance, by rezoning the property at 1023 Queen Street (ZONING MAP AND TAX MAP PARCEL NO. 64.04-05-01) from RB/Townhouse Zone to CL/Commercial Low Zone with proffer.

WHEREAS, Joseph M. Fennell, owner, by Sandra J. Boek, attorney, has filed an application to change the zoning classification established by the official zoning map for the property known as 1023 Queen Street (Zoning Map and Tax Map Parcel No. 64.04-05-01) from RB/Townhouse Zone to CL/Commercial Low Zone with proffer; and

WHEREAS, said rezoning is consistent with the 1992 Master Plan for the City of Alexandria, Virginia, as amended; and

WHEREAS, all requirements of law precedent to the adoption of this ordinance have been complied with; now, therefore,

THE CITY COUNCIL OF ALEXANDRIA HEREBY ORDAINS:

Section 1. That Sheet No. 64.04 of the "Official Zoning Map, Alexandria, Virginia," adopted by Section 1-300 of the City of Alexandria Zoning Ordinance, be, and the same hereby is, amended by changing, in the manner set forth below, the zoning classification of the property hereinafter described:

1023 Queen Street (Zoning Map and Tax Map Parcel No. 64.04-05-01), having approximately 20 feet of frontage on Queen Street and containing approximately .045 acres of land area, as shown on the plat entitled "Plat Showing House Location on 1023 Queen Street, Alexandria, Virginia," dated September 29, 1978, attached hereto and incorporated herein by reference.

FROM: RB/Townhouse Zone  
TO: CL/Commercial Low Zone

Subject to the following proffers:

- (1) The applicant Joseph M. Fennell covenants and agrees to pay off the two existing loans secured by the property, to wit: (a) a \$23,010 loan from the City of Alexandria Office of Housing; and (b) the \$24,000 approximate remaining balance of a loan from the Virginia Housing and Development Authority.

(2) The applicant Joseph M. Fennell covenants and agrees to pay off the above-described loans within 60 days of final passage of this ordinance.

(3) The applicant Joseph M. Fennell covenants and agrees to pay the sum of \$200 annually to the Housing Trust Fund maintained by the City of Alexandria Office of Housing for a period of 10 years, the first payment of which shall be due and payable 60 days after final passage of this ordinance.

Section 2. That the director of planning and community development be, and he hereby is, directed to record the foregoing amendment on the Official Zoning Map, Alexandria, Virginia.

Section 3. That Sheet No. 64.04 of the "Official Zoning Map, Alexandria, Virginia," as amended by this ordinance, be, and the same hereby is, reordained as part of the City of Alexandria Zoning Ordinance.

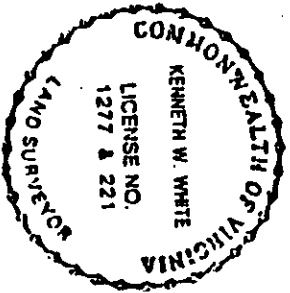
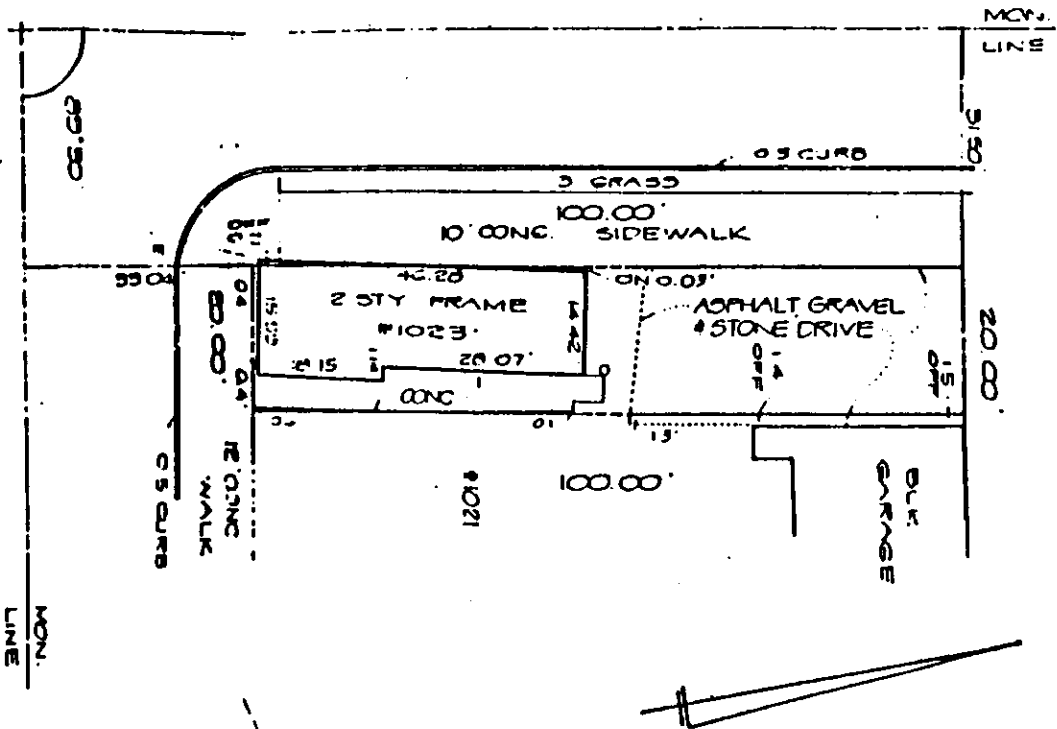
Section 4. That this ordinance shall become effective at such time, within 90 days of final passage, if certification of compliance with conditions 1 and 2 of the proffer, and so much of condition 3 as is applicable, shall have been made by the applicant Joseph M. Fennell to the director of planning and community development.

PATRICIA S. TICER  
Mayor

Final Passage: June 12, 1993

NOTE TELE LINES NOT VISIBLE

15' ALLEY



QUEEN STREET  
66' R/W

N. HENRY STREET  
66' R/W

PLAT

SHOWING HOUSE LOCATION ON  
#1023 QUEEN STREET

ALEXANDRIA, VIRGINIA  
SCALE 1" = 20' SET 29 1978

PREPARED AND CONTROLLED BY ALEXANDRIA REDEVELOPMENT & HOUSING AUTHORITY  
T. S. ARCHER, 11 1978 IN PBD BOOK 051 AT PAGE 205

PLAT SUBJECT TO RESTRICTIONS OF RECORD

I HEREBY CERTIFY THAT THE POSITION OF ALL THE  
EXISTING IMPROVEMENTS HAVE BEEN CAREFULLY ESTABLISHED  
BY A READING OF THE SURVEY AND UNLESS OTHERWISE SHOWN,  
THEY ARE MOVED TO THEIR PROPER POSITIONS

*Kenneth W. White*  
KENNETH W. WHITE LAND SURVEYOR

(FIRM NAME)  
ALEX REDEV & HOUSING AUTH -  
VENNELL

ALEXANDRIA SURVEYS, INC.  
3105 COLVIN STREET  
ALEXANDRIA, VIRGINIA 22314

