

ORDINANCE NO. 3785

AN ORDINANCE to amend and reordain the "Official Zoning Map, Alexandria, Virginia," adopted by Section 1-300 (OFFICIAL ZONING MAP AND DISTRICT BOUNDARIES) of the City of Alexandria Zoning Ordinance, by rezoning the recently vacated right-of-way along the 2000 block of Duke Street and Englehardt Lane adjacent to the Carlyle site, from the UT/Utilities and Transportation zone to the CDD/Coordinated Development District zone (RZ No. 94-006), all in accordance with the said zoning map amendments heretofore approved by city council.

WHEREAS, the City Council of Alexandria finds and determines that:

1. An application has been made to amend the zoning of the recently vacated right-of-way along Duke Street and Englehardt Lane adjacent to the Carlyle site (Zoning Map and Tax Map 73.01, Block 2, Parcel No. 6) from the UT/Utilities and Transportation zone to the CDD/Coordinated Development District zone;

2. The said rezoning is in compliance with the 1992 Master Plan of the City of Alexandria, Virginia, as amended;

3. All requirements of law precedent to the adoption of this ordinance has been complied with; now, therefore,

THE CITY COUNCIL OF ALEXANDRIA HEREBY ORDAINS:

Section 1. That Sheet No. 73.01 of the "Official Zoning Map of 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 hereafter described:

2000 block of Duke Street (Zoning Map and Tax Map No. 73.01, Block 2, Parcel No. 6), containing in the aggregate approximately .25 acres of land area as shown on the plat entitled "Rezoning Plat on the Property of the City of Alexandria, Virginia," dated November 22, 1994, and prepared by Patton Harris Rust and Associates, attached hereto and incorporated herein by reference.

From: UT/Utilities and Transportation zone
To: CDD No. 1 (Duke Street)/Coordinated Development District zone

Section 2. That the director of planning and zoning be, and he hereby is, directed to record the foregoing amendment on the said map.

Section 3. That Sheet No. 73.01 of the "Official Zoning Map of Alexandria, Virginia," as so amended, be, and the same

hereby is, reordained as part of the City of Alexandria Zoning Ordinance.

Section 4. That this ordinance shall become effective upon the date and at the time of its final passage.

PATRICIA S. TICER
Mayor

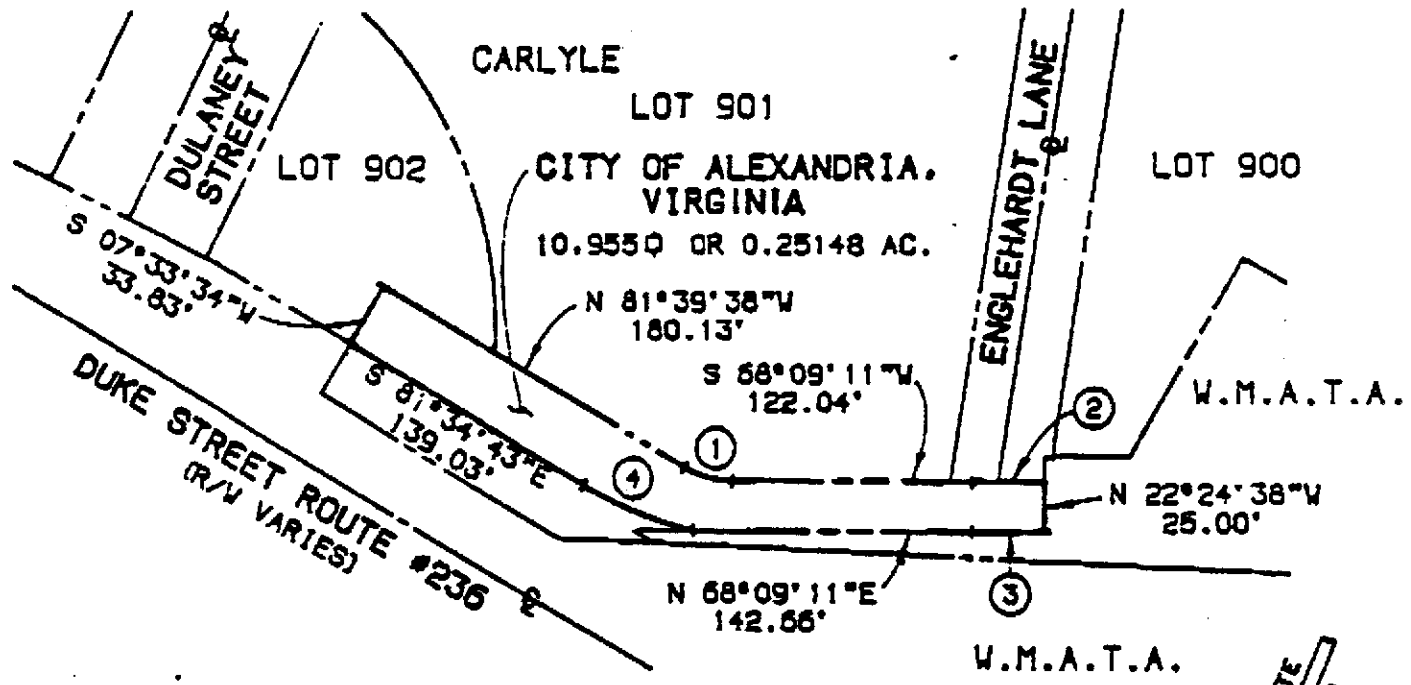
Attachment: Rezoning Plat

Final Passage: March 18, 1995

CURVE DATA

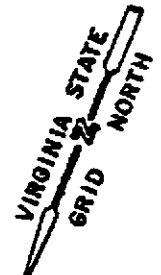
N.E. = 74-01-0

| ① | DELTA | RADIUS | LENGTH | TANGENT | CHORD BEARING | CHORD DIST. |
|---|-------------|-----------|--------|---------|-----------------|-------------|
| ① | 30° 11' 16" | 50.00' | 26.34' | 13.49' | S 83° 14' 44" W | 26.04' |
| ② | 0° 34' 49" | 3,673.40' | 37.20' | 18.60' | S 67° 52' 21" W | 37.20' |
| ③ | 0° 34' 48" | 3,698.40' | 37.44' | 18.72' | N 67° 51' 47" E | 37.44' |
| ④ | 16° 45' 00" | 210.00' | 61.39' | 30.92' | S 89° 57' 13" E | 61.17' |



NOTES:

1. THIS PLAT HAS BEEN PREPARED WITHOUT THE BENEFIT OF A TITLE REPORT AND DOES NOT, THEREFORE, NECESSARILY INDICATE ALL ENCUMBRANCES ON THE PROPERTY.
2. THIS PLAT IS FOR REZONING PURPOSES ONLY.



**REZONING PLAT
ON THE PROPERTY OF
CITY OF ALEXANDRIA,
VIRGINIA**

CITY OF ALEXANDRIA, VIRGINIA
 SCALE: 1" = 100' DATE: NOVEMBER 22, 1994
PATTON HARRIS RUST & ASSOCIATES
 A PROFESSIONAL CORPORATION
 CONSULTING ENGINEERING - LAND SURVEYING - PLANNING
 FAIRFAX, VIRGINIA
 (703) 273-8700
 SHEET 1 OF 1

F-7240-3-0-37

DRAWN: THO

CHECKED: RTJ

