

ORDINANCE NO. 4028

AN ORDINANCE to vacate the public right-of-way consisting of an interior courtyard at 900 Second Street, between First, Second and Powhatan Streets and Colonial Avenue, in the City of Alexandria, Virginia.

WHEREAS, the City of Alexandria ("City") has applied for the vacation of a 37,706 square foot parcel of public right-of-way consisting of an irregularly shaped parcel that extends from the existing rights-of-way of Powhatan and Second Streets, diagonally across the front lawn of Fire Station 54, around the fire station building, to and including its rear parking lot and access drives from Colonial Avenue and First Street.

WHEREAS, the 37,706 square foot parcel is shown on the plat prepared by Holland Engineering and dated January 9, 1998 ("Plat") (attached hereto); and

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

THE CITY COUNCIL OF ALEXANDRIA HEREBY ORDAINS:

Section 1. That the hereafter described parcel of property, as shown on the Plat, be, and the same hereby, is vacated:

BEGINNING at a point in the southerly right-of-way line of Second Street (80 feet wide), said point being the northeast corner of Tax Map Parcel 54.02-03-10 being the land of the City of Alexandria; thence running with said southerly right-of-way line of Second Street the following courses and distances: South 80E 39'00" East 42.21 feet to a point of curvature, with the arc of a curve to the right 54.97 feet, whose radius is 56.32 feet and whose chord bearing and chord are South 52E 41'18" East, 52.81 feet respectively to a point of tangency in the westerly right-of-way line Powhatan Street (Variable Width); thence running with said westerly right-of-way line of Powhatan Street, South 24E 43'35" East, 15.25 feet to a point being the northerly corner of Tax Map Parcel 54.02-03-11 and being the land of the City

of Alexandria; thence departing said westerly right-of-way line of Powhatan Street and running with said land of the City of Alexandria and continuing with the land of Bonnet and the land of Sinnott, South 04E 18'00" East, 178.91 feet to a point being the northerly corner of Lot 503, Doniphan Property; thence running with the northerly line of said Lot 503 and continuing with lots 614, 513, 512, 511, 510, 509, 508, and 507 of Block 3, Westover Subdivision, North 80E 39'00" West, 186.75 feet to a point of curvature; thence running with said Lot 507 the following courses and distances: with the arc of a curve to the left 27.57 feet, whose radius is 15.00 feet and whose chord bearing and chord are South 46E 41'30" West, 23.85 feet respectively to a point of tangency, South 05E 58'00" East, 67.39 feet to a point of curvature, with the arc of a curve to the left 19.55 feet, whose radius is 15.00 feet and whose chord bearing and chord are South 43E 18'30" West, 18.20 feet respectively to a point in the northerly right-of-way line of First Street (66 feet wide); thence running with said northerly right-of-way line of First Street the following course and distances: North 80E 39'00" West, 38.18 feet to a point, South 84E 02'00" West, 9.48 feet to a point, thence departing said northerly right-of-way line of First Street and running with Lots 506, 505, 504, 503, 502, 501, 1,2,3,4,5 of Block 3, Westover Subdivision the following courses and distances: with the arc of a curve to the left 6.28 feet, whose radius is 15.00 feet and whose chord bearing and chord are North 72E 06'32" East, 6.23 feet respectively to a point of compound curvature, with the arc of a curve to the left 91.30 feet, whose radius is 466.22 feet and whose chord bearing and chord are North 00E 21'22" West, 91.16 feet respectively to a point of tangency, North 05E 58'00" West, 133.76 feet to a point of curvature, with the arc of a curve to the left 19.55 feet, whose radius is 15.00 feet and whose chord bearing and chord are North 43E 18'30" West, 18.20 feet respectively to a point of tangency, North 80E 39'00" West, 67.39 feet to a point of curvature, with the arc of a curve to the left 27.57 feet, whose radius is 15.00 feet and whose chord bearing and chord are South 46E 41'30" West, 23.85 feet respectively to a point in the easterly right-of-way on Colonial Avenue (60 feet wide); thence running with said easterly right-of-way line of Colonial Avenue, North 05E 58'00" West, 51.84 feet to a point being the southwesterly corner of Lot 6, Block 3, Westover Subdivision; thence departing said easterly right-of-way line of Colonial Avenue and running with Lots 6, 7, 8, 9, 10, 11, 12, 13 and 14 of Block 3, Westover Subdivision the following courses and distances: with the arc of a curve to the left 19.55 feet, whose radius of 15.00 feet and whose chord bearing

and chord are South 43E 18'30" East, 18.20 feet respectively to a point of tangency, South 80E 39'00" East, 187.36 feet to a point in the westerly line of Tax Map Parcel 54.02-03-10, being the land of the City of Alexandria; thence running with the land of the City of Alexandria the following course and distances: South 24E 43'35" East, 78.34 feet to a point of curvature, with the arc of a curve to the left 23.56 feet, whose radius is 15.00 feet and whose chord bearing and chord are South 69E 43'35" East, 21.21 feet respectively to a point of tangency, North 65E 16'25" East, 80.00 feet to a point, North 65E 16'25" East, 80.00 feet to a point, North 24E 43'35" West, 113.87 feet to a point of curvature, with the arc of a curve to the left 54.97 feet, whose radius is 56.32 feet and whose chord bearing and chord are North 52E 4'18" East, 52.81 feet respectively to the point of beginning, containing 37,706 square feet or 0.8656 acres.

Section 2. That this vacation be, and hereby is, subject to the conditions set forth below:

1. Perpetual easements shall be provided to the residential properties facing First and Second Streets and Colonial Avenue, which ensure them access to the rear of their properties.
2. The City shall prepare and record among the land records a plat that consolidates the parcel being vacated by this ordinance and the parcel containing Fire Station 54.

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 the conditions set forth above in Section 2 have been satisfied, and thereafter 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. Recordation of the certified ordinance shall be indexed in both the name of the CITY OF ALEXANDRIA.

KERRY J. DONLEY  
Mayor

Attachment: Vacation Plat

Introduction: 11/10/98  
First Reading: 11/10/98

Publication: 11/12/98  
Public Hearing: 11/14/98  
Second Reading: 11/14/98  
Final Passage: 11/14/98