

ORDINANCE NO. 4127

AN ORDINANCE to amend and reordain the 1992 Master Plan (1998 ed.) of the City of Alexandria, Virginia, by adopting and incorporating therein the amendment heretofore approved by city council to such master plan as Master Plan Amendment No. 99-0014 and no other amendments, and to repeal all provisions of the said master plan as may be inconsistent with such amendment.

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

1. In Master Plan Amendment No. 99-0014, an application has been made to amend the King Street/Eisenhower Avenue Metro Station Small Area Plan Chapter of the 1992 Master Plan (1998 ed.) of the City of Alexandria, by amending CDD Guidelines 11 and 12 for the Duke Street Coordinated Development District, applicable to the Carlyle/PTO project.

2. The said amendment has heretofore been approved by the planning commission and city council after full opportunity for comment and public hearing.

3. 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 CDD Guidelines 11 and 12 for the Duke Street Coordinated Development District be, and the same hereby are, amended to read as follows:

11. That parking be placed underground where feasible; that all above grade parking be screened from view from primary streets or located on sites removed from pedestrian activity. Parking structures for the U.S. Patent and Trademark Office will be permitted to be exposed along Eisenhower Avenue, provided that the design of any exposed facades along Eisenhower Avenue shall be of a high quality consistent with the Carlyle project, and further provided that on the facades adjacent to John Carlyle Street and Elizabeth Lane, the garages are screened by other uses.

12. That heights in the blocks adjacent to Duke Street be limited to 77 feet (82 feet with ground floor commercial); that other heights be limited to 200 feet, provided that the average height shall not exceed 150 feet. The Federal Courthouse will be considered at heights up to 250 feet, and one building of the U.S. Patent and Trademark Office will be considered at heights up to 217 feet.

Section 2. That the director of planning and zoning be, and he hereby is, directed to record the foregoing master plan CDD Guideline amendment as part of the King Street/Eisenhower Avenue Metro Station Small Area Plan Chapter of the 1992 Master Plan (1998 ed.) of the City of Alexandria, Virginia.

Section 3. That the 1992 Master Plan (1998 ed.) of the City of Alexandria, as amended by this ordinance, be, and the same hereby is, reordained as the 1992 Master Plan (1998 ed.) of the City of Alexandria, Virginia.

Section 4. That the city clerk shall transmit a duly certified copy of this ordinance to the Clerk of the Circuit Court of the City of Alexandria, Virginia, and that the said Clerk of the Circuit Court shall file same among the court records.

Section 5. That this ordinance shall become effective upon the date and at the time of its final passage.

KERRY J. DONLEY
Mayor

Introduction: April 11, 2000
First Reading: April 11, 2000
Publication: April 13, 2000
Public Hearing: April 15, 2000
Second Reading: April 15, 2000
Final Passage: April 15, 2000