

Ordinance No. 605

AN ORDINANCE to amend and reordain Section 10, Chapter 28, of the Code of the City of Alexandria, Virginia, enacted as a whole July 2, 1940 and made effective August 5, 1940, which Chapter relates generally to zoning and which said Section contains use regulations applicable in "C" residence zones.

Whereas, pursuant to due and timely notice of the time and place of hearing published in a paper of general circulation in the City of Alexandria, Virginia, a public hearing was held in relation to the matters hereinafter set forth, at which public hearing parties in interest and citizens had an opportunity to be heard,

THEREFORE, BE IT ORDAINED BY THE COUNCIL OF THE CITY OF ALEXANDRIA VIRGINIA:

1. That Section 10, Chapter 28, of the Code of the City of Alexandria, Virginia, enacted as a whole July 2, 1940 and made effective August 5, 1940, be and the same hereby is amended and reordained to read as follows:

Sec. 10. Use Regulations.

(A) In the "C-1" residence zone, unless hereinafter provided no building or premises shall be used and no building shall be hereafter erected, altered, or repaired except for one or more of the following uses:

(1) Any use permitted in the "B" residence zone, and subject to the same proviso in each case as set forth in section 4 of this chapter.

(2) Multiple dwellings, provided, no structure shall contain more than seven (7) units.

(3) Professional office, not situated in a building used by a practitioner as a private dwelling, provided that no name plate shall be displayed exceeding 1 square foot in area, and such plate shall contain only the name and profession of the occupant of the premises.

(4) Public garages for storage purposes only, and where no repair facilities are maintained, when located not less than 60 feet from the street line, 30 feet from the side street line in the case of a corner lot; provided, however, that when built beneath the main building such setback requirement shall not apply; and provided further, that any accessory building and any detached garage, which is erected within 60 feet of any side street line, shall be distant not less than 10 feet from the party lot line intersecting such side street line.

(B) In the "C-2" residence zone, unless hereinafter provided no building or premises shall be used and no building shall be hereafter erected, altered, or repaired except for one or more of the following uses:

(1) Any use permitted in the "C-1" residence zone, subject to the proviso hereinafter set forth in this section.

(2) Apartments.

(C) The proviso is made that before any building or premises within the said "C-1" and "C-2" residence zones shall be used or any building or structure shall be hereafter erected, altered or repaired for the use numbered (3) in subdivision (A) of this section, an application for a permit shall be presented to the City

Council and the assent of the City Council shall be first obtained. Such assent shall be given by adoption of a resolution by the City Council after it has determined whether or not the use desired in each instance will be for the best interests of the health, safety and general welfare of the public.

Any permit issued hereunder shall be deemed the grant of a personal privilege not to be exercised except by the person to whom the permit is issued, and shall only be valid for a period of one year from the date of issuance. Said permits may however be renewed annually by the City Manager upon the application of the holder thereof without the assent of the City Council, but in the event the said City Manager has reasonable cause to believe that a renewal might not be for the best interests of the health, safety and general welfare of the public, then he shall submit said renewal application to the City Council. The right is reserved by the City Council for cause shown to either revoke said permit at anytime or deny the renewal thereof. Whenever the holder of any permit or renewal permit shall cease to use the building or premises for the use granted therein, said permit shall be deemed null and void.

2. That this ordinance shall be published in the Alexandria Gazette and it shall become effective the day after its publication. The clerk shall note in the minutes the time of such publication.

FRANKLIN P. BACKUS
Mayor

Adopted November 22, 1949
Published December 1, 1949