

Ordinance No. 851

AN EMERGENCY ORDINANCE to amend reordain Section 11 of Ordinance No. 810 adopted February 23, 1954 and to amend Ordinance No. 810 adopted February 23, 1954 by adding a new section thereto numbered 1 (a), which Section 11 relates to the completion time of a Community Unit Plan, which Ordinance No. 810 relates to the adoption of a Community Unit Plan for 119.27 acres of land known as the "Community Unit Plan, Brookville, Alexandria, Virginia," and which new Section 1 (a) changes the said "Community Unit Plan" in certain particulars in the area bounded by Ripley Street, Taney Avenue, Paxton Street and Holmes Run Parkway.

WHEREAS, an amendment of a minor nature to the Community Unit Plan adopted by Ordinance No. 810 has been duly submitted to the City in accordance with the laws governing the same and public hearings have been held in relation thereto, at which hearings parties in interest and citizens had an opportunity to be heard, and

WHEREAS, the proposed amendment is beneficial to the City in that it calls for a lesser population density and a more acceptable plan for the area in question,

THE CITY COUNCIL OF ALEXANDRIA HEREBY ORDAINS:

Section 1. That Section 11 of Ordinance No. 810 adopted by the City Council of Alexandria, Virginia, February 23, 1954, be and the same hereby is amended and reordained to read as follows:

11. That the proponent of said Community Unit Plan and amendments thereto, or his successors or assigns, shall have fully complied with all of the requirements hereinbefore mentioned and shall have completed footings on 40% of the buildings in said project within twenty-four (24) months' time from the date of the final passage of this ordinance or said Community Unit Plan shall be null and void and all permits issued to said proponent, or his successors or assigns, shall be revoked and no further permits shall be issued, and the land contained in said plan shall be considered free of said Community Unit Plan.

Section 2. That Ordinance No. 810 as adopted by the City Council of Alexandria, Virginia, February 23, 1954, be and the same hereby is amended by adding a new section thereto numbered 1 (a), to read as follows:

1 (a). That the Community Unit Plan adopted by Section 1 above is amended for all of that portion of land bounded by Ripley Street,

Taney Avenue, Paxton Street and Holmes Run Parkway so that development of the land in that area shall proceed according to "A REVISED PLAN OF BLOCK 5, COMMUNITY UNIT PLAN, BROOKVILLE, ALEX-ANDRIA" dated March 8, 1955 and the architectural and building construction plans styled "Brookville, Virginia, Section No. 5, Duplex Houses, type A, type B, type C, D, and E" dated March 8, 1955, which plans are all on file in the office of the Planning Commission and which plans and all notations, appendages, references and other data shown thereon are by this reference made a part hereof to the same extent as if the information set forth on said plans were fully described and incorporated herein.

That in the area in which said amended plan is in effect all of the other applicable provisions of this ordinance shall continue in force and effect and in addition all off-street parking requirements of the zoning laws shall be adhered to and the front, side and rear setback lines of the R-2-5 and R-5 residence zones shall be adhered to for each respective type of building.

Section 3. That in the opinion of Council an emergency exists and this ordinance is hereby declared "AN EMERGENCY ORDINANCE" for the reason that the developers of said plan would otherwise be delayed a considerable period of time awaiting the regular zoning hearings.

Section 4. The Clerk of the Council shall note the date of introduction and final passage in the minutes of the meeting. This ordinance shall become effective the date of its final passage.

MARSHALL J. BEVERLEY, Mayor

Final Passage: April 12, 1955