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Ordinance No. 861

AN EMERGENCY ORDINANCE to amend Ordinance No. 810 of the City of Alexandria, Virginia, adopted February 23, 1954, as amended by Ordinance No. 851, adopted April 12, 1955, by adding a new section thereto numbered 1 (b), 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," which Ordinance No. 851 relates to CERTAIN CHANGES IN SAID COMMUNITY UNIT PLAN FOR THAT PORTION OF THE PLAN BOUNDED BY RIPLEY STREET, TANEY AVENUE, PAXTON STREET AND HOLMES RUN PARKWAY and which new section numbered 1 (b) allows certain architectural and construction changes in single family houses as a part of said Community Unit Plan.

WHEREAS, an amendment of a minor nature to the Community Unit Plan adopted by Ordinance No. 810 and amended by Ordinance No. 851 has been duly submitted to the City of Alexandria 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.

THE CITY COUNCIL OF ALEXANDRIA HEREBY ORDAINS:

Section 1. That Ordinance No. 810 adopted by the City Council of Alexandria, Virginia, February 23, 1954, as amended by Ordinance No. 851, adopted April 12, 1955, be and the same hereby is amended by adding a new section thereto numbered 1 (b), to read as follows:

- 1 (b) That notwithstanding the provisions of Sections 1 and 1 (a) hereinabove, those portions of said Community Unit Plan of Brookville set aside for single family detached houses may be occupied by houses of the design shown on construction plans and elevations styled "the Lynbrook" dated March 24, 1954 and February 13, 1955 and "the Essex" dated June 7, 1954, provided that there shall not be less than 30% of any one type of dwelling in any one section of the project.

That in single family detached house sites all of the other applicable provisions of this ordinance shall continue in force and effect and in addition, all of the off-street parking requirements of Sections 35-23 and 35-24 of the City Code of Alexandria, Virginia, 1953, as amended, shall be adhered to. The front setbacks shall be staggered with a minimum setback of 25 feet. Side yards of not less than 8 feet shall be required, but the requirement of Section 35-41 of the Code of the City of Alexandria, Virginia, 1953, as amended, shall not apply.

Section 2. That in the opinion of Council an emergency exists and this ordinance is hereby declared "AN EMERGENCY ORDINANCE," and as such is not prohibited by virtue of the usual three month requirement for zoning matters, for the reason that the developers of said Community Unit Plan would be delayed a sufficient period of time to be seriously affected by weather and other conditions.

Section 3. 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.

Attest: Patsy Altizer, City Clerk

LEROY S. BENDHEIM, Mayor

Final Passage: September 14, 1955