

# Ordinance No. 895

**AN 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 and Ordinance No. 861, adopted September 14, 1955, by adding a new section thereto numbered 1 (c), 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 Ordinance No. 861 relates to CERTAIN ARCHITECTURAL AND CONSTRUCTION CHANGES IN SINGLE FAMILY HOUSES IN SAID PLAN, and which new section numbered 1 (c) ALLOWS THE CONSTRUCTION OF SINGLE FAMILY DWELLINGS IN THAT PORTION OF THE PLAN BOUNDED BY PELHAM STREET, TANEY AVENUE, PAXTON STREET AND HOLMES RUN PARKWAY.**

WHEREAS, an amendment to the Community Unit Plan adopted by Ordinance No. 810 has been duly submitted to the City in accordance with law, 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 desirable plan for the area in question.

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 and Ordinance No. 861, adopted September 14, 1955, be and the same hereby is amended by adding a new section thereto numbered 1 (c), to read as follows:

1 (c) That notwithstanding the provisions of Sections 1, 1 (a) and 1 (b) hereinabove, that portion of the Community Unit Plan of Brookville bounded on the outside by Pelham Street, Taney Avenue, Paxton Street, and Holmes Run Parkway may be developed with single family detached homes 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 they be placed on lots of not less than 5,000 square feet in area and further provided that they be erected first on lots beginning at the west side of Paxton Street and then on each lot adjacent thereto to the west, successively and consecutively until the east boundary of a lot is reached whereon there is located or is to be erected a semi-detached dwelling.

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, there shall be side yards of not less than 7 feet, the requirements of Section 35-41 of The Code of the City of Alexandria, Virginia, 1953, as amended, shall not apply, but all other applicable provisions of this ordinance shall continue in full force and effect.

Section 2. That this ordinance shall be published in a newspaper of general circulation in the City not later than five days following its introduction together with a notice containing the time and place for a public hearing. The Clerk of the Council shall note the date of introduction and first reading, the date of publication, the date of the public hearing, and the date of the second reading 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  
Final Passage: January 24, 1956

LEROY S. BENDHEIM  
Mayor