

## ARTICLE III. - DEFINITIONS

### 2-129.1 - Congregate recreational facilities.

A public use devoted to recreational activities typically or often pursued as a group or team, such as athletic fields, ~~children's play apparatus areas, archery ranges, court game facilities,~~ indoor and outdoor swimming pools, amphitheaters, band shells, and outdoor theaters, **skating, miniature golf courses, and community recreation building,** not including drive-in theaters.

### 2-181.5 - Park.

**A lot, parcel, or tract of land reserved for public use. A park may include** ~~A public area reserved for natural or artificial~~ **horticultural landscaping; natural or unimproved geographical features such as woodlands, meadowlands, or wetlands; wildlife sanctuaries and preserves; water courses, streams, lakes and ponds and other similar features. A park** ~~which may include~~ **contain memorials and** ~~recreational facilities and structures.~~ **including but not limited to: court game facilities; hiking, walking, and bicycle trails; fitness areas; commons, greens, squares, and picnic and sitting areas; playgrounds; fishing sites, and other similar facilities.**

## ARTICLE VI. - SPECIAL AND OVERLAY ZONES

### Sec. 6-100 - POS/Public open space and community recreation zone.

#### 6-101 - Purpose and short title.

The POS zone is ~~intended~~ **established** to preserve, **provide,** and enhance ~~Alexandria's publicly owned open spaces~~ **s, parks, recreational areas, and similar areas** ~~and to protect the natural and developed amenities they possess by allowing only that development which respects and is consistent with those amenities. This zone is intended to apply to all publicly owned open spaces, parks, recreation facilities, and similar areas.~~

#### 6-102 - Permitted uses.

The following are permitted uses in the POS zone:

(A) ~~Recreational areas consisting of natural and unimproved geographic features such as woodland, meadowland or wetland areas, wildlife sanctuaries or preserves, water courses, streams, lakes and ponds, and similar geographic features;~~

~~(B) Improved outdoor recreational facilities intended for passive and/or non-congregate recreational activities only, such as hiking and bicycle trails, squares, greens and commons, sitting areas, picnic areas and fishing sites, and like facilities, subject to approval of a site plan.~~

**(A) Parks;**

**(B) Accessory uses, as defined by sections 6-103 and 7-100.**

## **6-103 - Accessory uses and structures.**

Accessory uses and structures, including **but not limited to those specified in the City Master Plan or approved Park Improvement Plans are permitted. These uses and structures include: outdoor storage, restroom structures, maintenance sheds, score boards, netting, semi-enclosed shelters and pavilions, shade structures, concessions structures, off-street parking, park guard facilities and other uses or structures as determined by the Directors of Recreation, Parks and Cultural Activities and Planning and Zoning.**, are permitted in the POS zone, subject to approval of a site plan.

## **6-104 - Temporary uses and structures.**

Temporary uses and structures compatible with the purposes of the POS zone, such as **markets, vendor carts,** fairs, festivals and competitions, **temporary recreation facilities,** and structures associated therewith, such as tents and band shells, may be permitted by resolution of city council, subject to such limitations, terms and conditions as therein specified; provided, that city council may by resolution delegate such approval authority, in whole or in part, to the city manager, under appropriate standards and guidelines, and subject to appeal to city council.

## **6-105 – Special uses.**

The following uses may be allowed in the POS zone pursuant to a special use permit:

~~(A) Public Park and Community recreation buildings, including enclosed and semi-enclosed shelters and pavilions, providing functions and facilities such as gymnasiums, meeting rooms, game rooms, arts and crafts centers, and dining and dancing facilities;~~

**(A)** ~~(B)~~ Congregate recreational facilities;

~~(C) Commercial facilities customarily incidental and subordinate to the operation of public recreational uses, such as refreshment stands and small shops providing sporting goods and related services.~~

**(B)** ~~(D)~~ Cultural facilities such as botanical gardens, arboretums, nature centers, conservatories, historic sites, archeological sites, **and** monuments **and** memorials;

**(C)** ~~(E)~~ Plant, tree and flower nurseries;

**(D)** ~~(F)~~ Public utility rights-of-way, man-made lakes, ponds and water courses, and similar public works compatible with the purposes of the POS zone;

~~(E)~~ ~~(G)~~ Facilities for the Lighting of any area **congregate recreational facilities** in the POS zone for nighttime use, **exclusive of necessary pathway and parking lot lights for pedestrian safety, signage, and flagpoles; and**

~~(H)~~ Outdoor food and crafts market;

~~(I)~~ Temporary public school classroom trailers in conjunction with adjacent public schools. This subsection shall expire on June 30, 2006. Any trailers permitted under the authority of this subsection shall be removed by that date.

~~(F)~~ ~~(J)~~ Public recycling center, provided that the director finds that the use does not interfere with an established active or passive recreation area; that no trees will be removed to accommodate the use, unless such removal is approved by the Director of Recreation Parks, recreation and Cultural Activities, and that uses adjacent to the recycling site are compatible with recycling activities.

~~(K)~~ Indoor and outdoor roller skating and ice skating rinks, and miniature golf courses.

## 6-105.1 - Prohibited uses.

Any use which is not a permitted, special, temporary or accessory use pursuant to this section 6-100 is prohibited.

## 6-106 - Bulk, space and yard requirements.

The following bulk, space and yard requirements shall apply in the POS zone:

(A) *The maximum permitted height of a building or structure is: ~~30~~ 45 feet; provided, that with a special use permit the height may be increased to an amount not to exceed ~~50~~ 30 feet for a building or structure or, in the case of an ornamental structure as defined in section 2-197.1, to an amount not to exceed ~~50~~ 40-feet.*

~~(B)~~ *Required yards:*

~~(1)~~ *Front yards.*—None is required.

~~(2)~~ *Side and rear yards.*—A setback of 20 feet is required when adjacent to any residential lot or zone; otherwise none is required.

~~(3)~~ *Special setback.*—Any area intended for active and/or congregate outdoor recreational activities shall be located at least 30 feet from any property zoned for residential purposes or shall be so screened as to provide visual and auditory privacy to such property.

~~(4)~~ *Required landscaping.*—All yards shall be landscaped in a manner consistent with the natural setting to be maintained in the POS zone.

## 6-107 - Parking requirements.

~~Off-street parking requirements applicable to the permitted and special uses in the POS zone are set forth in Article VIII. Parking for temporary uses shall be as specified in the approval therefor. In addition, all parking areas located within the POS zone shall comply with the following standards:~~

~~(A) No parking areas shall be located within any required yard, and a maximum of 50 percent of any proposed front yard may be devoted to parking, if compatible with adjacent front yards.~~

~~(B) All parking areas shall be landscaped in a manner consistent with the natural setting to be maintained in the POS zone.~~

## **6-108 - Use limitations.**

The following limitations and conditions shall govern all ~~permitted, special and temporary uses~~ **and structures** in the POS zone:

(A) Outdoor storage shall be entirely screened from view **with a vegetative and/or architectural screen.**

(B) All lighting shall be located and shielded so as to prevent the direct glare of beams onto residential properties and streets.

(C) All public address systems, loudspeakers or other sound-producing activities shall be designed, located and operated so as to avoid any undue disturbance or any nuisance to surrounding areas.

## **6-109 - Nonconforming use exemption.**

No use or structure, otherwise subject to the provisions of this section 6-100, which was in existence on September 16, 1989 or for which a preliminary or combination site plan approved on or before September 16, 1989, continues in force and effect, shall be deemed a nonconforming use by virtue of any provisions of this section 6-100, nor shall any such use be subject to the provisions of this section 6-100; provided, however, that no such use shall be extended or enlarged to a size or density in excess of that which existed on, or which was described in, a site plan approved as of September 16, 1989, unless compliance with the provisions of this section 6-100 shall have been had.