APPLICATION
SPECIAL USE PERMIT

SUP 2009-0022

ADMINISTRATIVE CHANGE OF OWNERSHIP OR MINOR AMENDMENT

[X] **Change of Ownership** [ ] **Minor Amendment**

[*must use black ink or type*]

PROPERTY LOCATION: 3108B Mount Vernon Avenue, Alexandria, VA 22305

TAX MAP REFERENCE: 015.04-07-03 **ZONE:** CRMU/M

APPLICANT

Name: NGUYEN TUONG THIEN

Address: 3108 B Mount Vernon Ave, Alexandria, VA 2230

PROPERTY OWNER

Name: Rosenthal Properties, LLC

Address: 3110 Mount Vernon Avenue, Alexandria, VA 22305

SITE USE: Restaurant

[✓] **THE UNDERSIGNED** hereby applies for a Special Use Permit for **Change in Ownership**, in accordance with the provisions of Article XI, Division A, Section 11-503 (5)(f) of the 1992 Zoning Ordinance of City of Alexandria, Virginia.

[✓] **THE UNDERSIGNED**, having read and received a copy of the special use permit, hereby agrees to comply with all conditions of the current special use permit, including all other applicable City codes and ordinances.

[✓] **THE UNDERSIGNED** hereby applies for a Special Use Permit for **Minor Amendment**, in accordance with the provisions of Article XI, Division A, Section 11-509 and 11-511 of the 1992 Zoning Ordinance of City of Alexandria, Virginia.

[✓] **THE UNDERSIGNED,** having obtained permission from the property owner, hereby requests this special use permit. The undersigned also attests that all of the information herein required to be furnished by the applicant are true, correct and accurate to the best of his/her knowledge and belief.

NGUYEN TUONG THIEN
Print Name of Applicant or Agent

Signature

3108B Mount Vernon Ave
Mailing/Street Address

703-836-2315
Telephone # Fax #

Alexandria VA 22305
City and State Zip Code

Email address

4/3/2009
Date

RECEIVED
APR - 6 2009
PLANNING & ZONING

DO NOT WRITE IN THIS SPACE - OFFICE USE ONLY

Application Received: _____ Fee Paid: $_____

Legal advertisement: _____

ACTION - PLANNING COMMISSION _____ ACTION - CITY COUNCIL: _____

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The following information must be furnished to the Department of Planning and Zoning to determine if the current use conducted on the premises complies with the special use permit provisions and all other applicable codes and ordinances.

1. Please describe prior special use permit approval for the subject use.

Most recent Special Use Permit # 2006-0065

Date approved: 09 / 16 / 2006
month day year

Name of applicant on most recent special use permit _____

Use _____

2. Describe below the nature of the *existing* operation *in detail* so that the Department of Planning and Zoning can understand the nature of the change in operation; include information regarding type of operation, number of patrons served, number of employees, parking availability, etc. (Attach additional sheets if necessary.)

The existing operation proposed to expand existing Vietnamese Restaurant into what is currently a video rental store, a 920 square foot space. The applicant currently provides 30 seats and proposes to increase seating to 60. The applicant is not proposing delivery service for the restaurant. The applicant is proposing no other changes. The number of patrons served is 60. The number of employees does not object to the proposed restaurant expansion. The restaurant is compatible with the existing residential & commercial uses on site. The ground floor of the Calvert House is adequate parking for customers & employees of restaurant. Employees park at the lot on the north side of the property, as required for Hector's Place restaurant. The number of parking availability requires a minimum of 15 parking spaces.

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3. Describe any proposed *changes* to the business from what was represented to the Planning Commission and City Council during the special use permit approval process, including any proposed changes in the nature of the activity, the number and type of patrons, the number of employees, the hours, how parking is to be provided for employees and patrons, any noise emitted by the use, etc. (Attach additional sheets if necessary)

The applicant is not proposing any changes in the nature of the activity, the number and type of patrons, the number of employees, the hours, how parking is to be provided for employees and patrons, any noise emitted by the use, and etc.

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4. Is the use currently open for business? ✓ Yes ____ No

If the use is closed, provide the date closed. _____ /_____ /_____
month day year

5. Describe any proposed changes to the conditions of the special use permit:

The applicant is not proposing any changes to the conditions of the special use permit

6. Are the hours of operation proposed to change? ____ Yes ✓ No
If yes, list the current hours and proposed hours:

Current Hours:	Proposed Hours:

7. Will the number of employees remain the same? ✓ Yes ____ No
If no, list the current number of employees and the proposed number.

Current Number of Employees:	Proposed Number of Employees:

8. Will there be any renovations or new equipment for the business? ____ Yes ✓ No
If yes, describe the type of renovations and/or list any new equipment proposed.

9. Are you proposing changes in the sales or service of alcoholic beverages? ____ Yes ✓ No
If yes, describe proposed changes:

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10. Is off-street parking provided for your employees? _____ Yes ✓ No
If yes, how many spaces, and where are they located?

_____

_____

11. Is off-street parking provided for your customers? _____ Yes ✓ No
If yes, how many spaces, and where are they located?

_____

_____

12. Is there a proposed increase in the number of seats or patrons served? _____ Yes ✓ No
If yes, describe the current number of seats or patrons served and the proposed number of seats and patrons served. For restaurants, list the number of seats by type (i.e. bar stools, seats at tables, etc.)

Current:	Proposed:
_____	_____
_____	_____
_____	_____

13. Are physical changes to the structure or interior space requested? _____ Yes ✓ No
If yes, attach drawings showing existing and proposed layouts. In both cases, include the floor area devoted to uses, i.e. storage area, customer service area, and/or office spaces.

14. Is there a proposed increase in the building area devoted to the business? _____ Yes ✓ No
If yes, describe the existing amount of building area and the proposed amount of building area.

Current:	Proposed:
_____	_____
_____	_____
_____	_____

15. The applicant is the (check one) _____ Property owner ✓ Lessee

_____ other, please describe:_____

16. The applicant is the (check one) _____ Current business owner ✓ Prospective business owner

_____ other, please describe: _____

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17. Each application shall contain a clear and concise statement identifying the applicant, including the name and address of each person owning an interest in the applicant and the extent of such ownership interest. If the applicant, or one of such persons holding an ownership interest in the applicant is a corporation, each person owning an interest in excess of ten percent (10%) in the corporation and the extent of interest shall be identified by name and address.

For the purpose of this section, the term "ownership interest" shall include any legal or equitable interest held in the subject real estate at the time of the application. If a nonprofit corporation, the name of the registered agent must be provided.

Please provide ownership information here:

NGUYEN TUONG THIEN

6820 Kingwood Dr, Falls church, VA 22042