



# APPLICATION SPECIAL USE PERMIT

## ADMINISTRATIVE CHANGE OF OWNERSHIP OR MINOR AMENDMENT

Change of Ownership       Minor Amendment

[must use black ink or type]

22304

PROPERTY LOCATION: 5412, 5412A, 5430 EISENHOWER AVE, ALEXANDRIA VA  
TAX MAP REFERENCE: 077.01-01-03 ZONE: OCH

APPLICANT  
Name: LAURENCE SMALLMAN  
PLAYOPOLIS LLC DBA SCRAMBLE  
Address: 20 E CHAPMAN ST ALEXANDRIA VA 22301

PROPERTY OWNER  
Name: SADEGHIAN  
KIAN SADEGHIAN / UNITY LLP  
Address: 6620 MADISON DR MCLEAN VA 22101

SITE USE: AMUSEMENT ENTERPRISE

**Business Name:**      **Current:**      **Proposed (if changing):**

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.

LAURENCE SMALLMAN  
Print Name of Applicant or Agent  
5412 EISENHOWER AVE  
Mailing/Street Address  
ALEXANDRIA VA 22304  
City and State      Zip Code

LSmallman  
Signature  
703-819-0953  
Telephone #      Fax #  
Lsmallman@goscrumble.com  
Email address  
6/5/2019  
Date

DO NOT WRITE IN THIS SPACE - OFFICE USE ONLY

Application Received: \_\_\_\_\_ Fee Paid: \$ \_\_\_\_\_  
Legal advertisement: \_\_\_\_\_  
ACTION - PLANNING COMMISSION \_\_\_\_\_ ACTION - CITY COUNCIL: \_\_\_\_\_

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 # 2017-0007

Date approved: 05 / 13 / 2017  
month day year

LAURENCE SMALLMAN

Name of applicant on most recent special use permit PLAYOPOLIS LLC DBA SCRAMBLE

Use AMUSEMENT ENTERPRISE

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.)

INDOOR PLAYGROUND FOR CHILDREN (AND THEIR PARENTS)  
WITH ACCESSORY USES OF CAFE AND RETAIL (BOOK  
STORE) WITH NO CHANGES FROM SUP 2017-0007



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:

REMOVE CONDITION 7

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:

CUSTOMERS HAVE ASKED FOR BEER OR WINE.  
SCRAMBLE PROPOSES TO OFFER A SMALL SELECTION  
OF EACH TO COMPLIMENT EXISTING CAFE OPERATION

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

11. Is off-street parking provided for your customers? \_\_\_\_\_ Yes \_\_\_\_\_ No **NA**  
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: \_\_\_\_\_

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 (3%) 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:

PROPERTY OWNER UNITY LLP :

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KIANOSH SADEGHIAN, 6620 MADISON DR } 50%  
MCLEAN VA 22101

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JANICE SADEGHIAN, AS ABOVE 50%

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