



City of Richmond

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Summary Planning Commission

Tuesday, April 1, 2025

6:00 PM

5th Floor Conference Room

To access the meeting via Microsoft Teams: <https://tinyurl.com/Richmond-CPC-2025>

This meeting was held in-person in the 5th Floor Conference Room of City Hall at 900 East Broad Street in Richmond, Virginia 23219

Call To Order

Ms. Greenfield called the meeting to order at 6:02 pm.

Roll Call

Ms. Rowe requested to participate in the meeting virtually from her home due to an illness, per Section 11 of the City Planning Commission's Rules of Procedures.

A motion was made by Commissioner Robertson, seconded by Commissioner Pinnock to allow Ms. Rowe's virtual participation. The motion carried unanimously.

- Present 8 - * Commissioner Burchell Pinnock, * Commissioner Rebecca Rowe, * Commissioner Dakia K. Knight, * Commissioner Brian White, * Commissioner Ellen Robertson, * Commissioner Sabrina Joy-Hogg, * Commissioner Victor Mckenzie Jr., and * Commissioner Elizabeth Hancock Greenfield
- Absent 1 - * Commissioner Rodney Poole

Chair's Comments

Approval of Minutes

Director's Report

Consideration of Continuances and Deletions from Agenda

2. [ORD. 2024-312](#) To authorize the special use of the property known as 7100 Jahnke Road for the purpose of a mixed-use building containing up to 14 dwelling units, with off-street parking, upon certain terms and conditions. (4th District)

A motion was made by Commissioner Pinnock, seconded by Commissioner White, that this item be continued to the May 6, 2025 meeting of the Planning Commission. The motion carried unanimously.
3. [ORD. 2025-048](#) To authorize the special use of the property known as 2701 Garland Avenue for the purpose of adult transitional housing, under certain terms and conditions, and to repeal Ord. No. 97-174-190, adopted Jun. 9, 1997, and all amendatory ordinances thereto. (3rd District)

A motion was made by Commissioner Robertson, seconded by Commissioner White, that this item be continued to the April 15, 2025 meeting of the Planning Commission. The motion carried unanimously.

- 4. [ORD. 2025-046](#) To amend Ord. No. 2008-270-261, adopted Nov. 10, 2008, as previously amended by Ord. No. 2003-296-255, adopted Sep. 8, 2003, which authorized a Community Unit Plan at 1300 Westwood Avenue for a mixed-use development consisting of a maximum of one hundred forty residential units, a community center with reception facility and non-medical office, a preventative healthcare facility, two private schools, and a fifty unit dormitory, and modified the plan for the fence required between the subject property and 1409 Palmyra Avenue, to modify the plan for the development of tennis courts. (3rd District)

A motion was made by Commissioner Knight, seconded by Commissioner White, that this item be continued to the April 15, 2025 meeting of the Planning Commission. The motion carried unanimously.

- 15. [ORD. 2025-025](#) To authorize the special use of the properties known as 5009 Rear Snead Road, 5015 Snead Road, and 5015 Rear Snead Road for the purpose of up to 180 multifamily dwelling units and a clubhouse, upon certain terms and conditions. (9th District)

A motion was made by Commissioner Robertson, seconded by Commissioner Knight, that this item be continued to the April 15, 2025 meeting of the Planning Commission. The motion carried unanimously.

Consent Agenda

The Consent Agenda items were considered by the Commission as a group, and there was a single combined public hearing held for all items listed on the Consent Agenda.

During the public comment period, one person spoke in opposition to ORD. 2025-044.

Commissioner Pinnock noted that he would be abstaining from voting on UDC 2025-08 and UDC 2025-09.

A motion was made by Commissioner White, seconded by Commissioner Knight, that the consent agenda be adopted. The motion passed unanimously.

Aye -- 8 - * Commissioner Burchell Pinnock, * Commissioner Rebecca Rowe, * Commissioner Dakia K. Knight, * Commissioner Brian White, * Commissioner Ellen Robertson, * Commissioner Sabrina Joy-Hogg, * Commissioner Victor Mckenzie Jr. and * Commissioner Elizabeth Hancock Greenfield

- 5. [ORD. 2025-044](#) To vacate, pursuant to Va. Code § 15.2-2272(2), that part of the Oxford Addition, Terrace P subdivision plat that reserved 3700 East Weyburn Road, upon certain terms and conditions. (4th District)

This item was recommended for approval.

- 6. [ORD. 2025-045](#) To vacate, pursuant to Va. Code § 15.2-2272(2), those parts of the Oxford Addition, Terrace P subdivision plat that reserved 3601 Sherbrook Road

and a portion of 3717 Sherbrook Road, upon certain terms and conditions.
(4th District)

This item was recommended for approval.

7. [ORD. 2025-047](#) To amend Ord. No. 2021-326, adopted Dec. 13, 2021, which authorized the special use of the property known as 1807 Harwood Street for the purpose of up to three two-family detached dwellings, upon certain terms and conditions, to revise the plans, upon certain terms and conditions.
(8th District)
This item was recommended for approval.

8. [ORD. 2025-049](#) To authorize the special use of the property known as 1822 Ingram Avenue for the purpose of up to two single-family detached dwellings. (8th District)
This item was recommended for approval.

9. [ORD. 2025-050](#) To authorize the special use of the property known as 2527 Stuart Avenue for the purpose of a food and beverage service establishment, upon certain terms and conditions. (2nd District)
This item was recommended for approval.

10. [UDC 2025-06](#) UDC 2025-06 - FINAL - Reid Elementary Bus Loop - Location, Character, Extent review for the expansion of the existing bus loop at Reid Elementary School.
This item was approved.

11. [UDC 2025-07](#) UDC 2025-07 - CONCEPTUAL - Location, Character, and Extent review for proposed Woodville Elementary School project
This item was approved.

12. [UDC 2025-08](#) UDC 2025-08 - CONCEPTUAL - Location, Character, and Extent review of The Shockoe Project: Master Plan in Shockoe Valley
This item was referred to the Urban Design Committee meeting on April 10, 2025.

13. [UDC 2025-09](#) UDC 2025-09 - CONCEPTUAL Location Character and Extent Review of the Shockoe Project: Lumpkin's Slave Jail Pavilion
This item was referred to the Urban Design Committee meeting on April 10, 2025.

14. [UDC 2025-10](#) UDC 2025-10 - CONCEPTUAL - Location, Character, and Extent review of A Path Forward at Amelia Street School, located at 1821 Amelia Street.
This item was referred to the Urban Design Committee meeting on April 10, 2025.

Regular Agenda

16. [UDC-2025-05](#) UDC 2025-05 - CONCEPTUAL - Location, Character, and Extent review of the proposed Browns Island Improvement Plan located at 1 Brown's island and is bordered by Tredegar Street and 10th Street to the North and West, the Manchester Bridge to the East, and the James River to the South.

This item was approved.

17. [PAC 2025-001](#) Richmond Connects: Lighter/Quicker/Cheaper Program - Curb Extension Mural Design at Laburnum and Hermitage

This item was approved.

Council Action Update & Upcoming Items

Adjournment

Ms. Greenfield adjourned the meeting at 6:52 pm.