



City of Richmond

City Hall
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Meeting Minutes - Draft Planning Commission

Monday, May 18, 2020

1:30 PM

5th Floor Conference Room

This meeting will be held through electronic participation means.

City Hall is closed to the public and this meeting will be held through electronic communication means pursuant to and in compliance with Ordinance No. 2020-093, adopted April 9, 2020. This meeting will be open to participation through electronic communication means by the public and closed to in-person participation by the public.

Most, if not all, Planning Commission members and other staff will participate in this meeting by teleconference/videoconference via Microsoft Teams. Those who may be assembling for this meeting will do so in the 5th Floor Conference Room of City Hall at 900 East Broad Street in Richmond, Virginia 23219.

Special Guidelines for Public Access and Citizen Participation:

To access or participate, or both, in the Planning Commission meeting on Monday, May 18, 2020, at 1:30 p.m., you have several options outlined in the following document:

1. [PDRPRES
2020.015](#)

Attachments: [Public Access and Participation Instructions - Planning Commission
5/18/2020](#)

Public Access and Participation Instructions - Planning Commission 5/18/20

Citizens are encouraged to provide their comments in writing to PDRLandUseAdmin@richmondgov.com in lieu of speaking through audio or video means during the meeting.

When submitting your comments by email, be sure to include in your email (i) your full legal name, (ii) any organizations you represent, and (iii) any economic or professional relationships that would be affected by the adoption of the legislation on which you are commenting.

The person responsible for receiving written comments is Matthew J. Ebinger, Secretary to the Planning Commission.

All written comments received via email prior to 10:00 a.m. on Monday, May 18, 2020, will be provided to all members of the Planning Commission prior to the beginning of the meeting and will be included in the record of the meeting.

Call To Order

Mr. Poole called the regular meeting of the Planning Commission to order at 1:32 p.m.

Roll Call

- Present 9 - * Chair Rodney Poole, * Vice Chair Melvin Law, * Commissioner David Johannas, * Commissioner Vivek G. Murthy, * Commissioner Elizabeth Hancock Greenfield, * Commissioner Max Hepp-Buchanan, * Commissioner John Thompson, * Commissioner Lenora Reid, and * Commissioner Ellen Robertson

Chair's Comments

Mr. Poole welcomed all who were present.

Approval of Minutes

2. [PDRMIN 2020.007](#)

Attachments: [CPC Draft Minutes Jan 6, 2020](#)

A motion was made by Commissioner Vivek Murthy, seconded by Commissioner Lenora Reid, that the January 6, 2020 Meeting Minutes be approved. The motion carried by the following vote:

- Aye --** 8 - * Chair Rodney Poole, * Commissioner David Johannas, * Commissioner Vivek G. Murthy, * Commissioner Elizabeth Hancock Greenfield, * Commissioner Max Hepp-Buchanan, * Commissioner John Thompson, * Commissioner Lenora Reid and * Commissioner Ellen Robertson

- Excused --** 1 - * Vice Chair Melvin Law

3. [PDRMIN 2020.008](#)

Attachments: [CPC Draft Minutes Jan 21, 2020](#)

A motion was made by Commissioner Vivek Murthy, seconded by Commissioner John Thompson, that the January 21, 2020 Meeting Minutes be approved. The motion carried by the following vote:

- Aye --** 6 - * Chair Rodney Poole, * Commissioner David Johannas, * Commissioner Vivek G. Murthy, * Commissioner Max Hepp-Buchanan, * Commissioner John Thompson and * Commissioner Lenora Reid

- Excused --** 1 - * Vice Chair Melvin Law

- Abstain --** 2 - * Commissioner Elizabeth Hancock Greenfield and * Commissioner Ellen Robertson

Director's Report

- Richmond 300 Update

Mr. Mark Olinger provided an update.

4. [PDRPRES 2020.018](#)

Attachments: [Presentation](#)

Ms. Maritza Pechin provided a presentation.

- Accessory Dwelling Unit Survey Presentation

[PDRPRES
2020.021](#)

Attachments: [Presentation](#)

Ms. Anne Darby provided a presentation.

- Council Action Update

Mr. Ebinger provided an update on the actions taken by City Council at its May 11, 2020 meeting.

Consideration of Continuances and Deletions from Agenda

5. [ORD.
2020-103](#) To rezone certain properties in the areas surrounding the Science Museum of Virginia, Allison Street, and the Virginia Commonwealth University and the Virginia Union University Broad Street Bus Rapid Transit station areas.

Attachments: [Staff Report](#)

[Ord. No. 2020-103](#)

[Rezoning Summary](#)

[Historic Richmond Email](#)

[Historic Richmond Letter](#)

[Carver Area Civic Improvement League Email](#)

[Fan District Association Email](#)

[Letter of Support Nicholas Smith](#)

[Mike Casey Letter of Support](#)

[Preservation Virginia Letter](#)

[Sauer Properties Letter of Support](#)

[West Grace Street Association Letter](#)

[Historic Jackson Ward Association Email](#)

[Letter of Support Urban Core Construction](#)

[Deborah Woodward Email](#)

[Michael Fowler Email](#)

[Kevin Kurack Email](#)

A motion was made by Vice Chair Melvin Law, seconded by Commissioner Vivek Murthy, that this Ordinance be continued to the June 15, 2020 meeting of the Planning Commission. The motion carried unanimously.

6. [ORD. 2020-104](#) To amend the official zoning map for the purpose of designating certain street blocks as “priority streets” and certain street blocks as “street-oriented commercial streets” in the areas surrounding the Science Museum of Virginia, Allison Street, and the Virginia Commonwealth University and the Virginia Union University Broad Street Bus Rapid Transit station areas.

Attachments: [Staff Report](#)
[Ord. No. 2020-104](#)
[Rezoning Summary](#)
[Historic Richmond Letter](#)
[Historic Richmond Email](#)
[Fan District Association Email](#)
[Letter of Support Nicholas Smith](#)
[Mike Casey Letter of Support](#)
[Preservation Virginia Letter](#)
[Sauer Properties Letter of Support](#)
[West Grace Street Association Letter](#)
[Carver Area Civic Improvement League Email](#)
[Historic Jackson Ward Association Email](#)
[Letter of Support Urban Core Construction](#)
[Deborah Woodward Email](#)
[Michael Fowler Email](#)
[Kevin Kurack Email](#)

A motion was made by Vice Chair Melvin Law, seconded by Commissioner Ellen Robertson, that this Ordinance be continued to the June 15, 2020 meeting of the Planning Commission. The motion carried unanimously.

7. [ORD. 2020-105](#) To amend and reordain City Code §§ 30-433.2 (concerning parking lots in the UB Urban Business District, 30-440.3 (concerning yards in the B-4 Central Business District), 30-446.2 (concerning parking lots in the B-7 Mixed-Use Business District), and 30-950.2-30-950.5 (concerning Plan of Development Overlays), for the purpose of implementing the recommendations of the adopted Pulse Corridor Plan.

Attachments: [Staff Report](#)
[Ord. No. 2020-105](#)
[Rezoning Summary](#)
[Historic Richmond Letter](#)
[Historic Richmond Email](#)
[Fan District Association Email](#)
[Letter of Support_Nicholas Smith](#)
[Mike Casey Letter of Support](#)
[Preservation Virginia Letter](#)
[Sauer Properties Letter of Support](#)
[West Grace Street Association Letter](#)
[Carver Area Civic Improvement League Email](#)
[Historic Jackson Ward Association Email](#)
[Letter of Support_Urban Core Construction](#)
[Deborah Woodward Email](#)
[Michael Fowler Email](#)
[Kevin Kurack Email](#)

A motion was made by Commissioner John Thompson, seconded by Commissioner Ellen Robertson, that this Ordinance be continued to the June 15, 2020 meeting of the Planning Commission. The motion carried unanimously.

9. [ORD. 2020-107](#) To authorize the special use of the property known as 2126 Rosewood Avenue for the purpose of an existing single-family dwelling with an accessory dwelling unit, upon certain terms and conditions. (As Amended)

Attachments: [Ord. No. 2020-107 - Amended 20200622](#)
[20200622 Amendment of Ord. No. 2020-107](#)
[Staff Report](#)
[Application Form and Applicant's Report](#)
[Plans & Survey](#)
[Map](#)
[Letter of Opposition](#)
[Restated Letter of Opposition](#)
[Letter of Support - Byrd Park Civic Association](#)
[Staff Presentation](#)
[Letter of Support - A. Boyd](#)

A motion was made by Vice Chair Melvin Law, seconded by Commissioner John Thompson, that this Ordinance be continued to the June 15, 2020 meeting of the Planning Commission. The motion carried unanimously.

13. [PDRPRES
2020.014](#)

Attachments: [Staff Report and Amended PAC Work Plan FY21-22](#)
[Public Art Map and Index 2020](#)

A motion was made by Commissioner Ellen Robertson, seconded by Commissioner David Johannas, that this Item be continued to the June 1, 2020 meeting of the Planning Commission. The motion carried unanimously.

Consent Agenda

Public Hearing: No one spoke.

A motion was made by Commissioner David Johannas, seconded by Commissioner Ellen Robertson, that the Consent Agenda be approved. The motion carried unanimously with Commissioner Thompson abstaining on Item 8.

8. [ORD.
2020-106](#)

To authorize the special use of the property known as 1701 North 21st Street for the purpose of two single-family attached dwellings, upon certain terms and conditions.

Attachments: [Staff Report](#)
[Ord. No. 2020-106](#)
[Plans & Survey](#)
[Application Form & Applicant's Report](#)
[Map](#)
[Maggie Walker Community Land Trust Informational Documents](#)
[Letter of Support_Urban Hope](#)
[Letter of Support_Rework](#)
[Letter of Support_Peter Paul](#)

This Ordinance was recommended for approval to the City Council.

10. [UDC 2020-08](#)

Attachments: [UDC Report to CPC](#)
[Staff Report to UDC](#)
[Location & Plans](#)
[UDC 2020-08 Public Comment](#)

This Location, Character and Extent Item was approved.

11. [CPCR.2020.0
19](#)

Attachments: [Staff Report](#)
[Amendment to Add Additional Townhouse Option](#)
[Final Community Unit Plan](#)
[Resolution](#)

This City Planning Commission Resolution was approved.

**12. [SUBD](#)
[2020.004](#)**

Attachments: [Staff Report](#)
[Subdivision Plat](#)

This Preliminary Subdivision Approval Request was granted.

The consent agenda consists of items that appear relatively non-controversial in nature and for which there was no known opposition at the time this agenda was set. The Consent Agenda items will be considered by the Commission as a group, and there will be a single combined staff presentation and a single combined public hearing held for all items listed on the Consent Agenda.

Regular Agenda

No Items on Regular Agenda

Upcoming Items

Mr. Ebinger summarized the list of items tentatively scheduled for the June 1, 2020 meeting of the Planning Commission.

Adjournment

Mr. Poole adjourned the meeting at 2:27 p.m.

All persons attending the meeting are requested to register on the attendance sheets that have been placed on the chairs and are also available at the table by the conference room entrance. Once you have completed an attendance sheet, it should be provided to the Commission staff.