



# City of Richmond

City Hall  
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## Agenda

### Planning Commission

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Monday, December 7, 2015

1:30 PM

5th Floor Conference Room

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#### Call To Order

#### Roll Call

#### Chair's Comments

#### Approval of Minutes

[a2015 - 1551](#) November 2, 2015 Meeting Minutes

**Attachments:** [Draft November 2, 2015 Meeting Minutes](#)

[a2015 - 1630](#) November 16, 2015 Meeting Minutes

**Attachments:** [Draft November 16, 2015 Meeting Minutes](#)

#### Director's Report

- Update on Broad & East Main Street Corridor Plan and Public Art Master Plan Public Meetings
- Council Action Update

#### Consideration of Continuances and Deletions from Agenda

#### Consent Agenda

1. [ORD. 2015-243](#) To accept a quitclaim deed from the School Board conveying 2717 Alexander Avenue to the City and to authorize the Chief Administrative Officer to act on behalf of the City in executing such deed.  
**Attachments:** [Staff Report](#)  
[Ord. No. 2015-243](#)  
[Location Map](#)
2. [ORD. 2015-249](#) To authorize the special use of the properties known as 8 West Cary Street and 10 West Cary Street for the purpose of offices and up to two accessory dwelling units, upon certain terms and conditions.

**Attachments:**      [Staff Report](#)  
[Ord. No. 2015-249](#)  
[Location Map](#)  
[Plans & Survey](#)  
[Parking Study](#)  
[Sign Exhibit](#)  
[Application Form & Applicant's Report](#)  
[Letter of Support](#)

3.      [ORD.](#)  
[2015-250](#)      To amend and reordain Ord. No. 2001-262-248, adopted Sep. 10, 2001, which authorized the special use of the property known as 3101 Kensington Avenue for the conversion of the existing building for either 40 or 42 multifamily dwelling units and accessory parking, upon certain terms and conditions, to reflect the subdivision of the property into two parcels, now known as 3101 Kensington Avenue and 3131 Kensington Avenue, and to remove the condition that all dwelling units shall be converted to condominiums within five years of the issuance of the certificate of occupancy.

**Attachments:**      [Staff Report](#)  
[Ord. No. 2015-250](#)  
[Location Map](#)  
[Application & Applicant's Report](#)  
[Letter of No Opposition](#)

*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**

4.      [ORD.](#)  
[2015-244](#)      To declare surplus and direct the conveyance of City-owned real estate located at 1722 Arlington Road to McKinnon and Harris, Inc., for \$1,750,000 for the purpose of stimulating private investment, job creation and economic development in the area.

**Attachments:**      [Staff Report](#)  
[Ord. No. 2015-244](#)  
[Location Map](#)  
[Applicant's Report](#)  
[Letters of Support](#)

5.      [ORD.](#)  
[2015-245](#)      To conditionally rezone the property known as 2801 East Main Street from the M-1 Light Industrial District to the B-5 Central Business District, upon certain proffered conditions.

**Attachments:**      [Staff Report](#)  
[Ord. No. 2015-245](#)  
[Location Map](#)  
[Survey](#)  
[Application](#)  
[Proffers](#)

6.      [ORD.](#)      To conditionally rezone the property known as 2825 East Main Street  
[2015-246](#)      from the M-1 Light Industrial District to the B-5 Central Business District,  
upon certain proffered conditions.

**Attachments:**      [Staff Report](#)  
[Ord. No. 2015-246](#)  
[Location Map](#)  
[Survey](#)  
[Application](#)  
[Proffers](#)

7.      [ORD.](#)      To authorize the special use of the property known as 202 Rear South  
[2015-247](#)      Robinson Street for the purpose of permitting up to six single-family  
attached dwellings, upon certain terms and conditions.

**Attachments:**      [Staff Report](#)  
[Ord. No. 2015-247](#)  
[Location Map](#)  
[Plans & Survey](#)  
[Application Form & Applicant's Report](#)  
[Letters of Support](#)  
[Letter of Concern](#)

8.      [ORD.](#)      To authorize the special use of the property known as 701 West Clay  
[2015-248](#)      Street for the purpose of permitting up to three dwelling units and a  
restaurant, upon certain terms and conditions.

**Attachments:**      [Staff Report](#)  
[Ord. No. 2015-248](#)  
[Location Map](#)

9.      [ORD.](#)      To close to vehicular travel a portion of Brook Road located between  
[2015-251](#)      West Broad Street and North Adams Street for the purpose of creating  
an urban plaza as part of a public art project.

**Attachments:**      [Ord. No. 2015-251](#)  
[Location Map](#)  
[Letters of Opposition](#)  
[Letters of Support](#)

**Upcoming Items****Adjournment**

*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.*