



## CITY OF RICHMOND

### Department of Planning & Development Review *Staff Report*

**Ord. No. 2017-004:** To authorize the Chief Administrative Officer to accept \$760,000 from the Virginia Department of Rail and Public Transportation and to appropriate the increase to the Fiscal Year 2016-2017 Capital Budget by increasing estimated revenues and the amount appropriated to the Department of Economic and Community Development's Main Street Station Multi-Modal Transportation Center project in the Economic and Community Development category by \$760,000 for the purpose of funding the Main Street Station Phase 3 development.

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**To:** City Planning Commission  
**From:** Land Use Administration  
**Date:** February 6, 2017

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#### **PETITIONER**

City of Richmond, Department of Economic and Community Development

#### **LOCATION**

Main Street Station, 1500 East Main Street

#### **PURPOSE**

To authorize the Chief Administrative Officer to accept \$760,000 from the Virginia Department of Rail and Public Transportation and to appropriate the increase to the Fiscal Year 2016-2017 Capital Budget by increasing estimated revenues and the amount appropriated to the Department of Economic and Community Development's Main Street Station Multi-Modal Transportation Center project in the Economic and Community Development category by \$760,000 for the purpose of funding the Main Street Station Phase 3 development.

#### **SUMMARY & RECOMMENDATION**

The state funding will provide capital financial assistance for completion of the rehabilitation and renovation of Main Street Station.

Main Street Station Rehabilitation and Renovation – The objective of the project is to enhance the multi-modal transportation options at the Main Street Station facility and to support future increased intercity and higher speed passenger rail service. The improvements are being advanced by the City and include stabilizing and rehabilitating the station shed per the National Historic Preservation Guidelines to improve service and capacity for existing passenger rail; reestablishing Franklin Street through the train shed to provide connectivity for the Virginia Capital Trail and pedestrian access through the site; providing alternative transportation modes at the station such as electric vehicles, zipcars, bike stations, Segways and scooters; improving site circulation for multimodal activity; positioning the ancillary space on site as complimentary leasable space to offset operational costs and solidifying the property's iconic gateway presence by establishing a Virginia Welcome Center and Bicycle Welcome Center within the station. The Main Street Station restoration effort is underway with Taylor & Parrish Construction Inc. The restoration effort will be completed in June 2017.

The Pulse Bus Rapid Transit (BRT) system will have a stop directly in front of the Main Street Station providing connectivity to the entire GRTC transit network and provide a vital last mile connection to other destinations in downtown. The Pulse BRT system is currently under construction and is expected to be operational by October 2017.

Main Street Station is located on the National High Speed Passenger Rail network providing downtown to downtown passenger rail service along the nation's east coast. All completed federal Environmental Impact Statements (EIS) required to receive federal funding include Main Street Station as the major Richmond station on the rail corridors. The future track improvements to be developed by the state will allow all of Amtrak's trains serving central Virginia to service Main Street Station. These trains include Amtrak's Florida service, Southeast High Speed Rail, Hampton Roads High Speed Rail, regional trains on the Norfolk to DC and Newport News to DC corridors gradually generating a total of 32 trains a day at the station.

In January 2016, Richmond City Council's resolution 2016-R001 was unanimously adopted "To express the Council's continued support for and endorsement of the extension of high speed rail from the Washington metropolitan area to the Richmond region and to encourage the Virginia Department of Rail and Public Transportation to focus the analysis of its "DC2RVA Tier II Environmental Impact Statement" on Main Street Station as the Council's preferred site in the future study of all station locations in the Richmond region."

Department of Economic and Community Development staff recommends approval of this ordinance.

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## **FINDINGS OF FACT**

### **Site Description**

Main Street Station is located east of Interstate 95, at 1500 East Main Street between North 15<sup>th</sup> and Ambler Streets in the Shockoe Bottom neighborhood. The Station occupies a collection of City owned properties totaling approximately 7 acres.

### **Master Plan & Zoning**

The City's Downtown Plan calls for the future land use of the Main Street Station property to be a Civic Area (DT-CA) of the Shockoe Area.

Properties within the area are designated as an urban center area of the Shockoe Area of the Downtown Plan. The subject property is zoned M-1 Light Industrial and surrounding properties are zoned M-1 Light Industrial and B-5 Central Business District.

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