

AN ORDINANCE No. 86-167-159

**ADOPTED JUN 9 1986**

To declare as surplus and authorize the sale of a parcel of real estate owned by the City of Richmond, having 460 foot frontage on the east right of way line of Commerce Road and lying west of and abutting the Richmond-Petersburg Turnpike, containing 3.24 acres, more or less, shown shaded on Department of Public Works Drawing No. M-21534, dated May 13, 1986, upon certain terms and conditions.

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Patron - Acting City Manager

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Approved as to form and legality  
by City Attorney

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1. THE CITY OF RICHMOND HEREBY ORDAINS:
2.       § 1. That a parcel of real estate owned by the City
3. of Richmond, having 460 foot frontage on the east right of
4. way line of Commerce Road and lying west of and abutting the
5. Richmond-Petersburg Turnpike (I-95), containing 3.24 acres,
6. more or less, shown shaded on a plan on file in the office
7. of the Department of Public Works, entitled: "Proposed Sale
8. of City Property Between Richmond Petersburg Turnpike and
9. Commerce Road, North of the 1942 Corporation Line (Deepwater
10. Terminal Complex - Sec. 2)", marked "Drawing No. M-21534",
11. dated May 13, 1986, a copy of which is attached to the draft
12. of this ordinance, is hereby declared surplus and is
13. authorized to be sold pursuant to Sections 12-206, et seq.,
14. of the Code of the City of Richmond, 1985.

1.           Conveyance of said property shall be by Special  
2.   Warranty deed and made expressly subject to any and all  
3.   easements, whether of record or discernible from an accurate  
4.   physical survey and inspection of the property, and to  
5.   conditions and restrictions of record.

6.           § 2. This ordinance shall be in force and effect  
7.   upon adoption.

**ORDINANCE OR RESOLUTION SUMMARY**  
**CITY OF RICHMOND, VIRGINIA**

Resolution Ordinance No. ....86-167.....

Requested by ...Acting...City...Manager.....

Received City Manager's Office .....=.....

Summarized .....6/2/86.....

**Subject**

To Declare Surplus/3.24  
Acres East of Commerce  
Road.

**SUMMARY**

This Ordinance would declare as surplus and authorize the sale of a parcel of real estate owned by the City of Richmond, having a 460 foot frontage on the east right-of-way line of Commerce Road and lying west of and abutting the Richmond-Petersburg Turnpike, containing 3.24 acres, more or less, upon certain terms and conditions.

Tax assessment - These 3.24 acres are a part of 32.75 acres tax assessed at \$1,555,000.

Planning Commission approval - June 2, 1986.

**COUNCIL ACTION**

On Docket .....6/9/86.....

Amended .....

Adopted .....

Rejected .....

City of Richmond  
City Planning Commission



900 East Broad Street, Richmond, Virginia 23219  
804 • 780-4347

June 3, 1986

To the Honorable Council of the  
City of Richmond, Virginia

At its meeting of June 2, 1986, the City Planning Commission voted (7-0-1  
abstention) to recommend APPROVAL of:

Ordinance No. 86-167

To declare as surplus and authorize the sale of a parcel of  
real estate owned by the City of Richmond, having 460-foot  
frontage on the east right of way line of Commerce Road and  
lying west of and abutting the Richmond-Petersburg Turnpike,  
containing 3.24 acres, more or less, shown shaded on  
Department of Public Works Drawing No. M-21534, dated May 13,  
1986, upon certain terms and conditions.

This paper would declare surplus and authorize the sale of a vacant  
3.24-acre parcel of City-owned land located between I-95 and Commerce Road  
north of the Corporation Line. A companion paper, which does not require  
Commission action, would accept the offer of the adjacent property owner,  
Trammell Crow Company, to acquire an option to purchase the property for  
\$141,194. Trammell Crow has developed an office/warehouse complex on the  
adjacent 14-acre parcel which it acquired from the City in 1984. The  
company wishes to expand that complex. The property is zoned M-2 Heavy  
Industrial and is designated in the Master Plan for industrial use. It is  
part of a large tract acquired many years ago from Chesterfield County in  
anticipation of industrial and warehouse development to compliment the  
nearby Deepwater Terminal facilities. The proposed sale would enable its  
development in accordance with established City objectives. The sale has  
been endorsed by the Economic Development Coordinating Committee.

Very truly yours,

A handwritten signature in black ink that reads "Jon P. Weersing". The signature is written in a cursive style with a large, sweeping flourish at the end.

Jon P. Weersing  
Secretary

JPW:lk

cc: Director - Department of General Services  
City Real Estate Agent  
Director - Department of Public Works