



CITY OF RICHMOND

PLANNING COMMISSION

JANUARY 6, 2020

**RESOLUTION OF THE RICHMOND CITY PLANNING COMMISSION
APPROVING AN AMENDMENT TO THE PHASING REQUIREMENTS
AS THEY PERTAIN TO PROPERTY BOUND BY NORTH 31ST STREET, KUHN STREET,
AND OAKWOOD CEMETERY, KNOWN AS THE OLD ARMSTRONG HIGH SCHOOL
COMMUNITY UNIT PLAN (CHURCH HILL NORTH)**


WHEREAS, a request has been submitted to amend the Old Armstrong High School Community Unit Plan (Church Hill North), which was adopted by City Council on Feb. 9, 2015, by Ordinance Number 2015-5-30; and

WHEREAS, the purpose of this amendment is to modify the development phasing requirements pertaining to single-family and multi-family dwellings; and

WHEREAS, the Commission has reviewed said request and received a report from the Department of Planning and Development Review, and found said request to be consistent with the regulations of the Zoning Ordinance and the objectives of the Community Unit Plan; and

NOW, THEREFORE, BE IT RESOLVED, that the Planning Commission of the City of Richmond, Virginia, in accordance with Division 30 of Chapter 30 of the Code of the City of Richmond (2015), as amended, hereby determines that the proposed amended Community Unit Plan will continue to adequately safeguard the health, safety and welfare of the occupants of the adjoining and surrounding properties, will not unreasonably impair an adequate supply of light and air to adjacent properties, will not unreasonably increase congestion in streets and will not increase public danger from fire or otherwise unreasonably affect public safety and will not diminish or impair the established values of property in surrounding areas;

AND BE IT FURTHER RESOLVED that the Planning Commission having held a public hearing on the proposed amended Community Unit Plan on January 6, 2020, hereby approves said amendment.



CHAR
Rodney M. Poole



SECRETARY
Matthew J. Ebinger