

INTRODUCED: May 26, 2026

AN ORDINANCE No. 2026-

To accept a quitclaim deed from the School Board conveying a portion of 1461 Commerce Road, consisting of approximately 8.234± acres, and to authorize the Chief Administrative Office to act on behalf of the City in executing such deed.

Patron – Mayor Avula

Approved as to form and legality
by the City Attorney

PUBLIC HEARING: AT 6 P.M.

WHEREAS, section 22.1-129 of the Code of Virginia (1950), as amended, provides for a school board to convey title to real property owned by the school board for which the school board has determined that it has no use to the city comprising the school division by adopting a resolution that such real property is surplus and recording such resolution along with the deed to the property with the clerk of the circuit court for the city where such property is located; and

WHEREAS, section 15.2-1803 of the Code of Virginia (1950), as amended, provides that no deed purporting to convey real estate to a locality shall be valid unless accepted by the locality and executed by a person authorized to act on behalf of the locality; and

AYES: _____ NOES: _____ ABSTAIN: _____

ADOPTED: _____ REJECTED: _____ STRICKEN: _____

WHEREAS, by adopting a resolution on May 12, 2026, a copy of which is attached to and made a part of this ordinance, the School Board of the City of Richmond declared a portion of the real property located at 1461 Commerce Road, consisting of approximately 8.234 acres, and more particularly as shown as “Proposed New Parcel A” on the attached aerial depiction entitled “Commerce Road Site” prepared by Kimley Horn, and dated March 12, 2025, to be surplus so long as a suitable replacement property or properties for relocation of the present uses thereof is approved by the School Board as provided therein on or before the day which is two years after the date of the resolution; and

WHEREAS, upon approval of the replacement property or properties, the School Board’s resolution authorizes the execution and delivery of a quitclaim deed and such other documents and other actions as may be necessary to quitclaim any and all interest of the School Board in and to a portion of the property located at 1461 Commerce Road, consisting of approximately 8.234 acres, as shown as “Proposed New Parcel A” on the attached aerial depiction entitled “Commerce Road Site” prepared by Kimley Horn, and dated March 12, 2025; and

WHEREAS, in conformance with section 15.2-1803 of the Code of Virginia (1950), as amended, the City Council desires to accept from the School Board the conveyance of every interest the School Board might have in a portion of the property located at 1461 Commerce Road, consisting of approximately 8.234 acres, and more particularly shown as “Proposed New Parcel A” on the attached aerial depiction entitled “Commerce Road Site” prepared by Kimley Horn, and dated March 12, 2025, a copy of which is attached to and made a part of this ordinance, and to authorize the execution of the deed by the Chief Administrative Officer;

NOW, THEREFORE,

THE CITY OF RICHMOND HEREBY ORDAINS:

§ 1. That, if the conditions in the School Board’s resolution are satisfied, the School Board executes and delivers a quitclaim deed, then (i) the City hereby accepts the deed from the School Board conveying every interest it might have in a portion of the property located at 1461 Commerce Road, consisting of approximately 8.234 acres, and more particularly shown as “Proposed New Parcel A” on the attached aerial depiction entitled “Commerce Road Site” prepared by Kimley Horn, and dated March 12, 2025, a copy of which is attached to and made a part of this ordinance, provided such deed is in a form approved by the City Attorney, (ii) the Chief Administrative Officer is hereby authorized to act on behalf of the City in executing such deed, (iii) the Chief Administrative Officer’s signature on the deed shall be deemed acceptance by the City of such deed and (iv) the Chief Administrative Officer, with the assistance of the City Attorney, is hereby authorized to take such other actions as may be necessary to complete the conveyance of every interest the School Board might have in a portion of the property located at 1461 Commerce Road, consisting of approximately 8.234 acres, and more particularly shown as “Proposed New Parcel A” on the attached aerial depiction entitled “Commerce Road Site” prepared by Kimley Horn, and dated March 12, 2025, by the School Board to the City.

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