



City of Richmond

City Hall
Richmond VA, 23219
(p) 804.646.6304
(f) 804.646.5789

Meeting Minutes - Draft Planning Commission

Tuesday, July 7, 2026

6:00 PM

5th Floor Conference Room

A video recording of this meeting is available to view on the City's legislative website:
<https://richmondva.legistar.com/Calendar.aspx>

Call To Order

Chair Poole called this regularly scheduled meeting of the City Planning Commission to order at 6:00 p.m.

Roll Call

Commissioner Rowe requested to participate in the meeting virtually from her home in due to a medical condition per Section 11 of the City Planning Commission's Rules of Procedures.

A motion was made by Commissioner Pinnock, seconded by Commissioner White to allow Commissioner Rowe's virtual participation. The motion carried unanimously.

- Present 7 - * Commissioner Burchell Pinnock, * Commissioner Rodney Poole, * Commissioner Brian White, * Commissioner Elizabeth Hancock Greenfield, * Commissioner Rebecca Rowe, * Alternate Sharon Ebert, and * Commissioner Dakia K. Knight
- Absent 2 - * Commissioner Ellen Robertson, and * Commissioner Victor McKenzie Jr.

Chair's Comments

Approval of Minutes

1. [PDRMIN 2026.012](#) City Planning Commission Minutes - June 16, 2026

A motion was made by Commissioner Pinnock, seconded by Commissioner Greenfield that the June 16, 2026, minutes be adopted. The motion carried by the following vote:

- Aye --** 6 - * Commissioner Burchell Pinnock, * Commissioner Rodney Poole, * Commissioner Brian White, * Commissioner Elizabeth Hancock Greenfield, * Alternate Sharon Ebert and * Commissioner Dakia K. Knight
- Abstain --** 1 - * Commissioner Rebecca Rowe

Director's Report

Consideration of Continuances and Deletions from Agenda

2. [ORD. 2026-093](#) To authorize the special use of the property known as 3317 Rear Monument Avenue for the purpose of up to four single-family attached dwellings, upon certain terms and conditions. (1st District)
- A motion was made by Commissioner White, seconded by Commissioner Knight that this item be continued to the August 4, 2026 meeting. The motion passed unanimously.**

Consent Agenda

The Consent Agenda items were considered by the Commission as a group, and there was a single combined staff presentation and a single combined public hearing held for all items listed on the Consent Agenda

During the public comment period, there was one speaker for item 4, ORD. 2026-155.

Following the public comment period, a motion was made by Commissioner Knight, seconded by Commissioner Greenfield that item 4, ORD. 2026-155 be moved to the Regular Agenda for consideration. The motion carried unanimously.

A motion was made by Commissioner Knight, seconded by Commissioner White that the Consent Agenda, as amended, be adopted. The motion carried unanimously.

3. [ORD. 2026-152](#) To close, to public use and travel, an unimproved portion of Lafayette Street, located north of Sterling Street and south of Grove Avenue, consisting of approximately 5,159± square feet, upon certain terms and conditions. (1st District)
- This item was recommended for approval to the City Council.**
5. [ORD. 2026-156](#) To authorize the special use of the properties known as 5219 Euclid Avenue, 5221 Euclid Avenue, and 5221 ½ Euclid Avenue for the purpose of up to six single-family detached dwellings, upon certain terms and conditions. (7th District)
- This item was recommended for approval to the City Council.**
6. [ORD. 2026-157](#) To amend and reordain Ord. No. 2021-018, adopted Feb. 22, 2021, as previously amended by Ord. No. 2022-052, adopted Mar. 28, 2022, which authorized the special use of the properties known as 5300 Rear Hull Street Road, 5311 Warwick Road, 5315 Warwick Road, and 5323 Warwick Road for the purpose of up to 65 single-family attached dwellings, to instead authorize up to 73 single-family attached dwellings, upon certain terms and conditions, to modify the addresses included in the special use and certain terms and conditions, upon certain terms and conditions. (9th District)
- This item was recommended for approval to the City Council.**

7. [ORD. 2026-161](#) To amend Ord. No. 2026-063, adopted May 11, 2026, which adopted the Fiscal Year 2026-2027 Special Fund Budget and made appropriations pursuant thereto, by transferring \$480,000.00 from the Department of Fire and Emergency Services Special Fund, and to amend Ord. No. 2026-065, adopted May 11, 2026, which accepted a program of proposed Capital Improvement Projects for Fiscal Year 2026-2027 and the four fiscal years thereafter, adopted a Capital Budget for Fiscal Year 2026-2027, and determined a means of financing the same, by appropriating \$480,000.00 of such transferred funds to the Department of Fire and Emergency Services' "Fire Training Facility Burn Tower Replacement" project in the Capital Investment Opportunities category for the purpose of constructing the City's burn building to enhance the safety of fire service personnel while conducting live fire training.

This item was recommended for approval to the City Council.

8. [ORD. 2026-162](#) To declare a public necessity for and to authorize the acquisition by gift, purchase, condemnation, or otherwise, certain fee simple interests, temporary construction easements, and permanent easements for the public purpose of facilitating the construction of the Hobby Hill Lake Dam Rehabilitation Project.

This item was recommended for approval to the City Council.

9. [ORD. 2026-163](#) To declare a public necessity for and to authorize (i) the acquisition of the real property known as 5624 Campbell Avenue and (ii) the grant and acceptance of certain easements relating to the acquisition of such real property, for the purpose of implementing the combined sewer overflow mitigation project known as the CSO-012 Storage Tank project.

This item was recommended for approval to the City Council.

10. [UDC 2026-07](#) UDC 2026-07 Location, Character, and Extent review of proposed street and transportation infrastructure improvements in Shockoe Valley, including Oliver Hill Way, North 18th Street, Venable Street, Mosby Street, and Leigh Street.

This item was referred to the July 16, 2026, Urban Design Committee meeting and the July 23, 2026, Public Art Commission meeting.

11. [UDC 2026-08](#) UDC 2026-08 Location, Character, and Extent review of the proposed architecture for the archeological pavilion over the historic Lumpkin's Jail site - part of the Shockoe Campus project, located at 1500 East Franklin Street.

This item was referred to the July 16, 2026, Urban Design Committee meeting.

12. [CPCR.2026.005](#) RESOLUTION OF THE RICHMOND CITY PLANNING COMMISSION APPROVING THE PUBLIC ART COMMISSION WORK PLAN FOR FISCAL YEAR 2027

This item was approved.

Regular Agenda

4. [ORD. 2026-155](#) To authorize the special use of the property known as 5 North Colonial Avenue Rear for the purpose of up to six attached garages, which may be rented to persons who reside outside of the same entire block as the Property, upon certain terms and conditions. (1st District)

Alyson Oliver, Program & Operations Supervisor, provided an overview of this item. Mark Baker, on behalf of the applicant, provided additional details about the proposal. M.S. Khara, the City Engineer (Deputy Director) with the Department of Public Works offered technical expertise on the proposal.

During the public comment period the following people spoke in opposition to this request:

Mark Kukowaski

Following the motion to recommend approval, Chair Poole called for discussion.

Chair Poole offered support for the paper and expressed satisfaction with the testimony provided by staff.

There being no further discussion, the motion was put to a vote.

A motion was made by Commissioner Pinnock, seconded by Commissioner White that this item be recommended for approval to the City Council. The motion carried unanimously.

13. [ORD. 2026-153](#) To authorize the special use of the property known as 2502 4th Avenue for the purpose of a day nursery for up to 12 children, upon certain terms and conditions. (6th District)

Madison Wilson, Planner, provided an overview of this item. Latisha Jones, the applicant, provided additional details about the proposal.

There were no speakers during the public comment period.

Following the motion to recommend approval, Chair Poole called for discussion.

Chair Poole expressed support for the paper, commenting on the applicant's diligence in going through the proper process to ensure compliance.

There being no further discussion, the motion was put to a vote.

A motion was made by Commissioner White, seconded by Commissioner Knight that this item be recommended for approval to the City Council. The motion carried unanimously.

14. [ORD.
2026-154](#)

To authorize the special use of the property known as 1235 North 36th Street for the purpose of up to two single-family detached dwellings, upon certain terms and conditions. (7th District)

Shaianna Trump, Planner, provided an overview of this item. Jean Carlos, the applicant, provided additional details about the proposal.

During the public comment period, the following people spoke in opposition to this request:

Mary Fitzgerald
Andre Fitzgerald
Igna Brown

Chair Poole called for discussion. There being none, the motion was put to a vote.

A motion was made by Commissioner Greenfield, seconded by Commissioner White that this item be recommended for approval to the City Council. The motion carried unanimously.

Council Action Update and Upcoming Items

Shaianna Trump, Secretary, provided an overview of items considered and introduced at the June 22, 2026 City Council meeting and other upcoming items.

Adjournment

Chair Poole adjourned the meeting at 7:20 p.m.