



CITY OF RICHMOND

PLANNING COMMISSION

JANUARY 7, 2019

**RESOLUTION OF THE RICHMOND CITY PLANNING COMMISSION
APPROVING AN AMENDMENT TO THE DEVELOPMENT STANDARDS
AS THEY PERTAIN TO PARCEL B OF THE
CHIPPENHAM FOREST SQUARE COMMUNITY UNIT PLAN**

WHEREAS, a request has been submitted to amend the Chippenham Forest Community Unit Plan, which was adopted by City Council on Jul. 24, 1995, by Ordinance Number 95-198-182 and last amended Apr. 22, 2002 by Ordinance Number 2002-70-101, and

WHEREAS, the purpose of this amendment is to allow for warehouse and self-storage facilities in the portion of the Community Unit Plan noted as Parcel B (also known as 2100 Sheila Lane); 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 proposed amendments to 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, Pursuant to Sec. 30-456.9 of the Code of the City of Richmond (2015), as amended, the plans attached to the proposed ordinance amendment (Ord. No. 2018-322), showing the proposed facility, shall serve as final plans;

AND BE IT FURTHER RESOLVED that the Planning Commission having held a public hearing on the proposed amended Community Unit Plan on January 7, 2019, hereby approves said plan, subject to the following condition:

An application for a building permit shall be submitted within twenty-four (24) months of the date of City Council approval of the amendments to the community unit plan, otherwise, the amendments to the ordinance pertaining to amending the development standards, as they pertain to Parcel B of the Chippenham Forest Square Community Unit Plan, to allow warehouse and self-storage facilities, shall be considered null and void.



CHAIR



SECRETARY