



SUP-050601-2019

Application for SPECIAL USE PERMIT
Department of Planning and Development Review
Land Use Administration Division
900 E. Broad Street, Room 511
Richmond, Virginia 23219
(804) 646-6304
http://www.richmondgov.com/

Application is hereby submitted for: (check one)

- [X] special use permit, new
[] special use permit, plan amendment
[] special use permit, text only amendment

Date: 3/7/19

Project Name/Location

Property Address: 4208, 4208, 4210, 4216 & 4218 Jefferson Davis Hwy, Richmond, VA 23234
2608 & 2618 Buford Ave, Richmond, VA 23234
4201, 4207 & 2727 Buford Ave, Richmond, VA 23234

Tax Map #: SS0090221001, S0090221004, S0090222016, S0090222018, S0090222020, S0090300004, S0090300005

Fee: _____

Total area of affected site in acres: 5.195

(See page 6 for fee schedule, please make check payable to the "City of Richmond")

Zoning

Current Zoning: M-1 / B3

Existing Use: Tire Shop / Vehicle Service / Non Running Vehicle Storage

Proposed Use

(Please include a detailed description of the proposed use in the required applicant's report)
Tire Shop / Vehicle Service / Non Running Vehicle Storage / Sell Used Car / Sell Used Parts / Car Removal

Existing Use: Tire Shop / Vehicle Service / Non Running Vehicle Storage

Is this property subject to any previous land use cases?

- Yes [] No [X] If Yes, please list the Ordinance Number: _____

Applicant/Contact Person: MD AMAN ULLAH

Company: BD AUTO REPAIRS LLC

Mailing Address: 28 JEFFERSON DAVIS HWY

City: RICHMOND State: VA Zip Code: 23224

Telephone: (804) 253 7196 Fax: _____

Email: BDAUTOREPAIRS@YAHOO.COM

Property Owner: BD AUTO REPAIRS LLC

If Business Entity, name and title of authorized signee: _____

(The person or persons executing or attesting the execution of this Application on behalf of the Company certifies that he or she has or have been duly authorized and empowered to so execute or attest.)

Mailing Address: 10908 Old Springfield Farm Rd, Glen Allen, VA 23060

City: Glen Allen, State: VA Zip Code: 23060

Telephone: (804) 253 7196 Fax: _____

Email: bdautorepairs@yahoo.com

Property Owner Signature: [Signature]

The names, addresses, telephone numbers and signatures of all owners of the property are required. Please attach additional sheets as needed. If a legal representative signs for a property owner, please attach an executed power of attorney. Faxed or photocopied signatures will not be accepted.

NOTE: Please attach the required plans, checklist, and a check for the application fee (see Filing Procedures for special use permits)

**2608 & 2618 BUFORD AVE. AND 4201, 4207 & 2727 BUFORD AVE. RICHMOND, VA
SPECIAL USE PERMIT APPLICANT REPORT**

Department of Planning and Development Review
Land Use Administration Division, Room 511
City Hall, 900 East Broad Street, Richmond Virginia 23219

MAY 08, 2019

To Whom It May Concern:

The owner of BD Auto Repairs, LLC, MD Aman Ullah (the applicant), is requesting the allowance of parking inoperable vehicles on the combined properties located at 2608 & 2618 Buford Ave. and 4201, 4207 & 2727 Buford Ave. in Richmond, Va. The proposal is to clean up the existing combined properties indicated as areas B & C on the site plan on sheet SUP.1 and use for parking cars waiting for repair. Sheet SUP.2 indicates the extent of clean up contemplated for areas B & C; including removing all wire fencing, brush hog all existing overgrown foliage and remove all abandoned vehicles. Sheet SUP.3 indicates the extent of the proposed site improvements; including installation of a 6' privacy fence around the entire perimeter of areas B & C. Planting buffers will also be included along Lancelot Avenue and between area C and the adjacent residential property. The existing gravel will be replenished as necessary to accommodate the new storage needs. No land disturbances are being contemplated. Currently the existing areas B & C have wire fencing, are overgrown with weeds and have numerous abandoned vehicles parked throughout. The allowance for the owner to utilize these properties for parking cars as part of his repair business, will allow him to improve the properties and provide a privacy fence which will help to clean up the unsightly appearance of the existing conditions.

Please refer to the plan sheets titled SUP.1 SUP.2, SUP.3 as evidence in support of the following statements:

- A. The allowance to park inoperable vehicles will not be detrimental to the safety, health, morals and general welfare of the community involved. The use contemplated is allowable in the adjacent properties fronting Jefferson Davis Hwy. and a complementary use to serve the neighborhood, which surrounds the project. Planting buffer as well as privacy fence will be installed
- B. The change of use will not create additional congestion along the streets where the vehicle storage is located. The storage areas B & C are for the use of the repair shop located in area A. The majority of vehicular activity will take place within the lots from the rear.
- C. The contemplated vehicular storage represents no change in hazardous use classification. The improvements contemplated will create a less hazardous condition than the current conditions.
- D. The proposed use is compatible with the adjacent zoning classifications it is within and therefore, would not cause overcrowding of land or an undue concentration of population.
- E. The allowance to park inoperable vehicles will not adversely affect any public or private schools, parks, playgrounds, water supplies, sewage disposal, transportation or other public requirements.
- F. The allowance to park inoperable vehicles and the improvements contemplated being interior improvements only will not interfere with adequate light and air and will have zero impact on existing adjacent properties.

The applicants intend to contact their council member and the Jefferson Davis neighborhood Civic Association, the applicant is more than willing to meet and discuss any concerns, which may arise.

Thank you for your consideration.

Michael Pellis
(On behalf of the applicant)