



City of Richmond

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Meeting Minutes - Draft Planning Commission

Tuesday, June 18, 2024

6:00 PM

5th Floor Conference Room

To access the meeting via Microsoft Teams: <https://bit.ly/CPC-Richmond-2024>

This meeting was held in-person in the 5th Floor Conference Room of City Hall at 900 East Broad Street in Richmond, Virginia 23219.

Call To Order

Mr. Poole called the meeting to order at 6:00 pm.

Roll Call

- **Present** 7 - * Commissioner Burchell Pinnock, * Commissioner Rebecca Rowe, * Commissioner Dakia K. Knight, * Commissioner Elizabeth Hancock Greenfield, * Commissioner Rodney Poole, * Commissioner Andreas Addison, and * Commissioner Brian White
- **Absent** 2 - * Commissioner Samuel Young, and * Commissioner Lincoln Saunders

Chair's Comments

A motion was made by Commissioner Greenfield, seconded by Commissioner Knight, that the July 2, 2024 Planning Commission meeting be cancelled. The motion carried unanimously.

Approval of Minutes

1. [PDRMIN
2024.015](#) CPC Draft Meeting Minutes - June 4, 2024

A motion was made by Commissioner White, seconded by Commissioner Rowe, that the June 4, 2024 Planning Commission minutes be adopted. The motion carried unanimously.

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

- Excused --** 1 - * Commissioner Andreas Addison

Director's Report

None.

Consideration of Continuances and Deletions from Agenda

A motion was made by Commissioner Rowe, seconded by Commissioner Greenfield,

that item 19 (ORD. 2024-149) be moved to the consent agenda. The motion carried unanimously.

Consent Agenda

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

There was brief discussion from members of the Planning Commission pertaining to public outreach on the Fall Line Trail Bryan Park extension, as well as the current use of the property at 1001 Main Street.

There were no speakers during the public comment period.

A motion was made by Commissioner Knight, seconded by Commissioner Pinnock, that the consent agenda be adopted. The motion carried by the following vote:

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

Excused -- 1 - * Commissioner Andreas Addison

- 2. [ORD. 2024-147](#) To authorize the special use of the property known as 1105 Apperson Street for the purpose of a single-family detached dwelling, upon certain terms and conditions. (7th District)
This item was recommended for approval.
- 3. [ORD. 2024-148](#) To authorize the special use of the properties known as 3004 Lawson Street and 3006 Lawson Street for the purpose of two single-family detached dwellings, upon certain terms and conditions. (5th District)
This item was recommended for approval.
- 4. [ORD. 2024-150](#) To authorize the special use of the properties known as 2057 Moore Street, 2061 Moore Street, 2065 Moore Street, and 2069 Moore Street for the purpose of up to four two-family attached dwellings, upon certain terms and conditions. (3rd District)
This item was recommended for approval.
- 5. [ORD. 2024-151](#) To authorize the special use of the property known as 2501 Porter Street for the purpose of a two-family detached dwelling, upon certain terms and conditions. (5th District)
This item was recommended for approval.
- 6. [ORD. 2024-152](#) To authorize the special use of the property known as 2509 Porter Street for the purpose of a two-family detached dwelling, upon certain terms and conditions. (5th District)
This item was recommended for approval.

7. [ORD. 2024-161](#) To declare a public necessity for and to authorize the Chief Administrative Officer to accept an additional parcel of real property presently or formerly owned by Enrichmond Foundation, commonly known as East End Cemetery, for the purpose of preserving and maintaining such parcel as a historic African-American cemetery and public greenspace.
This item was recommended for approval.
8. [SUBD 2024.002](#) Subdivision Exception for 2723 East Cary Street, per Sec. 25-219 of the Subdivision Ordinance.
This item was approved.
9. **SUBD 2024.003** Subdivision Exception for 8919 Rustic Road, per Sec. 25-255 of the Subdivision Ordinance.
This item was approved.
10. [UDC 2024-21](#) UDC 2024-21 Final Location, Character, and Extent review of landscape lighting along medians on East Broad Street, between 4th Street and 7th Street.
This item was approved.
11. [UDC 2024-25](#) UDC 2024-25 CONCEPT Location, Character, and Extent review for a proposed shared use path from Terminal Place, across Leigh Street, and terminating at Arthur Ashe Boulevard.
This item was approved.
12. [UDC 2024-26](#) UDC 2024-26 CONCEPT AMENDMENT Location Character and Extent review of the proposed Whitcomb Community Park located at 2100 Sussex Street.
This item was approved.
13. [UDC 2024-27](#) UDC 2024-27 FINAL Location Character and Extent review of Phase 1 of the proposed Whitcomb Community Park located at 2100 Sussex Street.
This item was approved.
14. [UDC 2024-28](#) UDC 2024-28 FINAL Location, Character, and Extent review of the proposed shared use path located between Crutchfield Street and West 42nd Street, located at 4200 Crutchfield St.
This item was approved.
15. [UDC 2024-29](#) UDC 2024-29 FINAL Location, Character, and Extent review of minor window and roof vent renovations at the Byrd Park Main Pump Station, located at 1708 Pump House Drive.

This item was approved.

- 16. [UDC 2024-30](#) UDC 2024-30 FINAL Location, Character, and Extent review of the Greening Richmond Public Libraries: Ginter Park Branch project, located at 1200 Westbrook Avenue.

This item was approved.

- 17. [UDC 2024-31](#) UDC 2024-31 Location, Character, and Extent review of the proposed Fall Line Trail segment at Bryan Park, located at 4308 Hermitage Road.

This item was approved.

- 19. [ORD. 2024-149](#) To authorize the special use of the property known as 1001 East Main Street for the purpose of a self-storage use within a mixed-use building, upon certain terms and conditions. (6th District)

This item was recommended for approval.

Regular Agenda

- 18. [ORD. 2024-146](#) To authorize the special use of the property known as 2416 3rd Avenue for the purpose of a two-family detached dwelling, upon certain terms and conditions. (6th District)

David Watson, Planner, gave an overview of this case.

Andrew Ozik, applicant, addressed the Planning Commission and made himself available to answer any questions.

Mr. Poole opened the public comment period.

Jaqueline Coleman spoke in opposition to this request, citing density concerns.

Anthony Novelli spoke in opposition to this request, citing concerns about renter turnover and the impact on the community.

Jean Marie Novelli spoke in opposition to this request, citing concerns with density and lot size.

Emily Rubio spoke in opposition to this request.

Seeing no one else wishing to speak, Mr. Poole closed the public hearing.

Following the public hearing, there was discussion by members of the Planning Commission regarding the character of the surrounding block, the historic pattern of development, and the underlying uses allowed by the zoning ordinance.

A motion was made by Commissioner Pinnock, seconded by Commissioner Knight, that this item be recommended for approval. The motion carried unanimously.

20. [PDRPRES
2024.031](#) Cultural Heritage Resource Stewardship Plan Update

Kimberly Chen, Senior Manager authenticITY Studio, introduced Paige Pollard with Commonwealth Preservation Group to give an update on the Cultural Heritage Resource Stewardship Plan. Ms. Pollard gave an overview of the status of the plan and the composition of the advisory committee. Following the presentation, there was discussion focused on enhancing community involvement, addressing diverse perspectives, and managing feedback effectively to refine and finalize the draft plan.

Upcoming Items

Alyson Oliver, Planning Commission Secretary, gave an overview of items adopted and introduced at the June 10, 2024 City Council Meeting

Adjournment

Mr. Poole adjourned the meeting at 7:20 pm.