



City of Richmond

City Hall
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Agenda

Planning Commission

Tuesday, July 5, 2022

1:30 PM

5th Floor Conference Room

This meeting will be held in-person in the 5th Floor Conference Room of City Hall at 900 East Broad Street in Richmond, Virginia 23219. While all Planning Commissioners and staff will attend the meeting in-person, citizens may participate in the meeting virtually.

Special Guidelines for Public Access and Citizen Participation:

To access or participate, or both, in this Planning Commission meeting you have several options outlined in the following document:

[PDRPRES 2022.039](#) Public Access and Participation Instructions- July 5, 2022

Attachments: [Public Access and Participation Instructions - Planning Commission 7-5-2022](#)

Citizens are encouraged to provide their comments in writing to PDRLandUseAdmin@rva.gov in lieu of speaking through audio or video means during the meeting. All written comments received via email prior to 10:00 a.m. on the day of the meeting will be provided to all members of the Planning Commission prior to the beginning of the meeting and will be included in the record of the meeting

Call To Order

Roll Call

Chair's Comments

Approval of Minutes

Director's Report

- Cancellation of August 1, 2022 meeting of the Planning Commission
- Council Action Update

Consideration of Continuances and Deletions from Agenda

1. [ORD. 2021-097](#) To authorize the special use of the property known as 1500 North Lombardy Street for the purpose of four wall signs, upon certain terms and

conditions. (3rd District)

Attachments:

- [Ord. No. 2021-097](#)
- [Application Form](#)
- [Applicant's Report](#)
- [Plans](#)
- [Survey](#)
- [Map](#)
- [Letter of Support - Edgehill Chamberlayne Court Civic Assoc](#)

Request to continue to the September 19, 2022 meeting of the Planning Commission.

2. [ORD. 2022-191](#) To repeal ch. 16, art. II (§§ 16-19-16-31) of the City Code; to amend ch. 30, art. VI, div. 10.1 by adding therein a new section 30-691.1:1, concerning definitions for the Affordable Dwelling Unit Density Program; and to amend City Code §§ 30-691, 30-691.1, 30-691.2, 30-691.3, 30-691.4, 30-691.6, 30-691.7, 30-691.8, 30-691.9, 30-691.11, for the purpose of revising the Affordable Housing Dwelling Unit Density Program as authorized by Va. Code § 15.2-2305.1.

Attachments:

- [Ord. No. 2022-191](#)

Request to continue to the September 6, 2022 meeting of the Planning Commission.

3. [PDRPRES 2022.038](#) Discussion regarding the City Council resolution to amend the Richmond 300 Master Plan to modify the future land use map as it pertains to the Oregon Hill neighborhood.

Request to continue to the July 18, 2022 meeting of the Planning Commission.

4. [CPCR.2022.062](#) Institutional Master Plan Amendment for the University of Richmond

Attachments:

- [Institutional Master Plan Amendment](#)
- [Applicant's Report](#)

Request to continue to the August 15, 2022 meeting of the Planning Commission.

5. [CPCR.2022.078](#) RESOLUTION TO DECLARE AN INTENT TO AMEND THE OFFICIAL ZONING ORDINANCE FOR THE PURPOSE OF AMENDING THE RP RESEARCH PARK DISTRICT IN ACCORDANCE WITH THE CITY CENTER INNOVATION DISTRICT SMALL AREA PLAN.

Request to continue to the July 18, 2022 meeting of the Planning Commission.

Consent Agenda

6. [ORD. 2022-189](#) To rezone the property known as 807 Oliver Hill Way from the M-1 Light Industrial District to the TOD-1 Transit-Oriented Nodal District. (6th District)

Attachments: [Staff Report](#)
[Ord. No. 2022-189](#)
[Application Form & Applicant's Report](#)
[Survey](#)
[Letter of Support - Shockoe Partnership](#)
[Letter of Support](#)

7. [ORD. 2022-192](#) To authorize the special use of the property known as 2300 Fairmount Avenue for the purpose of a building containing an office use and up to four multifamily dwelling units, upon certain terms and conditions. (7th District)

Attachments: [Staff Report](#)
[Ord. No. 2022-192](#)
[Application Form and Applicant's Report](#)
[Plans & Survey](#)

8. [ORD. 2022-193](#) To authorize the special use of the property known as 1117 West Leigh Street for the purpose of a two-family detached dwelling, upon certain terms and conditions. (2nd District)

Attachments: [Staff Report](#)
[Ord. No. 2022-193](#)
[Application Form & Applicant's Report](#)
[Plans & Survey](#)
[Map](#)

9. [ORD. 2022-194](#) To authorize the special use of the property known as 1207 Porter Street for the purpose of a dwelling unit within an accessory building to a single-family dwelling, upon certain terms and conditions. (6th District)

Attachments: [Staff Report](#)
[Ord. No. 2022-194](#)
[Application Form & Applicant's Report](#)
[Plans & Survey](#)
[Letters of Support](#)
[Map](#)

10. [ORD. 2022-202](#) To amend Ord. No. 2022-055, adopted May 9, 2022, which adopted the Fiscal Year 2022-2023 General Fund Budget and made appropriations pursuant thereto, to reassign the appropriation for the Soil and Water Conservation District Start-up Costs line item in the Non-Departmental agency; to amend Ord. No. 2022-056, adopted May 9, 2022, which adopted the Fiscal Year 2022-2023 Special Fund Budget and made appropriations thereto, to increase anticipated revenues and the amounts appropriated in the total amount of \$3,451,918.00 and to appropriate such increase to the Fiscal Year 2022-2023 Special Fund Budget for certain

City departments; to amend Ord. No. 2022-057, adopted May 9, 2022, which accepted a program of proposed Capital Improvement Projects for Fiscal Year 2022-2023 and for the four fiscal years thereafter, adopted a Capital Budget for Fiscal Year 2022-2023, and determined the means of financing the same, to increase anticipated revenues from the Virginia Department of Transportation and the issuance of equipment notes and the amounts appropriated to the Department of Public Works by the total amount of \$5,553,000.00 to various projects in the Transportation category and the Vehicle Replacement project in the Capital Vehicle & Equipment category for the purchase of ambulances, and to modify certain planned appropriations in future fiscal years of the capital improvement program; and to amend Ord. No. 2022-059, adopted May 9, 2022, which adopted the Fiscal Year 2022-2023 Debt Service Fund Budget, to increase anticipated revenues from the City Debt agency in the Fiscal Year 2022-2023 General Fund Budget and the amount appropriated by \$571,000.00 for the purpose of servicing additional debt to be incurred for the purchase of ambulances.

Attachments: [Staff Report](#)
[Ord. No. 2022-202](#)

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

Regular Agenda

11. [ORD. 2022-190](#) To amend and reordain Ord. No. 80-260-81-41, adopted Mar. 9, 1981, as previously amended by Ord. Nos. 81-152-138, adopted August 24, 1981, 84-110-83, adopted May 29, 1984, 89-318-295, adopted Nov. 13, 1989, 2006-26-52, adopted Feb. 27, 2006, 2006-260-263, adopted Oct. 23, 2006, 2012-163-164, adopted Oct. 8, 2012, 2017-169, adopted Oct. 9, 2017, and Ord. No. 2022-036, adopted Mar. 28, 2022, concerning the Beaufont Oaks Community Unit Plan, to amend the use of the parcel known as 7000 West Carnation Street to allow for multifamily use. (9th District)

Attachments: [Staff Report](#)
[Ord. No. 2022-190](#)
[Application](#)
[Applicant's Report](#)
[Amended Land Use Map](#)
[Plans](#)
[Survey](#)
[Letter of Support Councilman Jones](#)
[Letter of Opposition](#)
[Resolution](#)
[Staff Presentation](#)

Companion Paper to CPCR.2022.079.

12. [CPCR.2022.079](#) RESOLUTION OF THE RICHMOND CITY PLANNING COMMISSION APPROVING AN AMENDMENT TO THE BEAUFONT OAKS PRELIMINARY COMMUNITY UNIT PLAN AND A FINAL PLAN, TO AMEND THE USE OF THE PARCEL KNOWN AS 7000 WEST CARNATION STREET TO AUTHORIZE MULTIFAMILY DWELLINGS.

Attachments:

[Staff Report](#)

[Resolution](#)

[Staff Presentation](#)

Companion paper to ORD. 2022-190.

Upcoming Items

Adjournment