



City of Richmond

Special Meeting Minutes

900 East Broad Street
Richmond, VA 23219
www.rva.gov/office-city-clerk

Monday, March 1, 2021

5:00 PM

Council Chamber, 2nd Floor - City Hall
Virtual Meeting

Councilmembers Present

The Honorable Cynthia Newbille, President
The Honorable Ellen Robertson, Vice President (late arrival)
The Honorable Andreas Addison
The Honorable Michael Jones
The Honorable Katherine Jordan
The Honorable Ann-Frances Lambert
The Honorable Kristen Larson
The Honorable Stephanie Lynch (late arrival)
The Honorable Reva Trammell

Council President Cynthia Newbille called the meeting to order at 5:02 p.m., and presided.

ELECTRONIC MEETING ANNOUNCEMENT

City Clerk Candice Reid, in accordance with Ordinance No. 2020-093, adopted April 9, 2020, as most recently amended by Ordinance No. 2020-232, adopted December 14, 2020, announced the meeting would be held through electronic communication means. City Clerk Reid stated notice of the meeting was provided to the public through a public information advisory issued on February 24, 2021, and through Legistar on the city website in accordance with usual practice. She also stated members of the public were encouraged to provide comments in writing prior to the meeting and all comments received prior to 10:00 a.m., on Monday, March 1, 2021, were provided to Council members. Ms. Reid indicated that members of the public who signed up to speak and provide comment would be called to speak at the appropriate time.

CITIZEN SPEAKER GUIDELINES

Upon the President's request, Deputy City Clerk RJ Warren provided citizen speaker guidelines.

PAPERS FOR CONSIDERATION

The following ordinances were considered:

ORD. 2021-024

To authorize the Chief Administrative Officer, for an on behalf of the City of Richmond, to execute the Development Agreement between the City of Richmond, Virginia, and Capital City Partners, LLC, for the purpose of providing for the private development of a mixed-use project located at 500 North 10th Street and the construction and dedication of certain public improvements in the vicinity thereof.

ORD. 2021-025

To direct the sale of the City-owned real estate located at 500 North 10th Street and known as the Public Safety Building to Capital City Partners, LLC, for \$3,520,456.00 for the purpose of facilitating the redevelopment thereof.

ORD. 2021-026

To declare a public necessity for and to authorize the Chief Administrative Officer to accept the dedication of right-of-way improvements consisting of 22,277± square feet and property consisting of 6,067± square feet for the purpose of facilitating the redevelopment of the property known as 500 North 10th Street.

Vice President Ellen Robertson joined the meeting at 5:05 p.m.

Councilor Stephanie Lynch joined the meeting at 5:06 p.m.

Lenard Sledge, Department of Economic Development director, provided Council with a presentation regarding the proposed sale of the city-owned Public Safety Building referenced in the proposed ordinances.

A copy of the material provided has been filed.

Mark Kronenthal, Roth Jackson member, representing Capital City Partners, provided additional information regarding the proposed development agreement between the city and Capital City Partners.

Citizens were provided an opportunity to offer comments in writing regarding ORD. 2021-024, ORD. 2021-025 and ORD. 2021-026 prior to the Special City Council meeting. All written comments received by the Office of the City Clerk were provided to members of the Council prior to the meeting and are included as an appendix to the March 1, 2021 Special City Council meeting minutes.

Public Hearing

Stacy Brinkley, The Doorways president and chief executive officer, spoke in support of the proposed ordinances, and stated the Doorways was in need of better facilities, such as extended stay suites, to better provide for its guests.

Gail Johnson, The Doorways Board of Directors member, spoke in support of the proposed ordinances, and addressed her prior experience as a child in need of long-term care.

Fred Moore, The Doorways Board of Directors member, spoke in support of the proposed ordinances. Mr. Moore provided information regarding a World War II veteran's experience with The Doorways, and stated the organization was able to accommodate the veteran's family while he received medical care at Virginia Commonwealth University (VCU) Health.

Henry Willett, The Doorways Board of Directors member, spoke in support of the proposed ordinances, and he shared his experience as a parent of a child that was previously in need of long-term care.

Susan Frank, The Doorways Board of Directors member, spoke in support of the proposed ordinances, and stated the proposed development agreement would help The Doorways impact lives.

Kathy Graziano, The Doorways Board of Directors member, spoke in support of the proposed ordinances, and stated the proposed development agreement would greatly improve the downtown area surrounding City Hall. Ms. Graziano also spoke in support of the potential tax revenue and the proposed Greater Richmond Transit Center (GRTC) transfer plaza referenced in the ordinances.

Jay Lugar, reading a statement on behalf of Greta Johnson, Ronald McDonald House Charities (RMHC) Programs and Medical Partnerships director, stated Ms. Johnson supported

the proposed ordinances and the potential relocation of the Ronald McDonald House to downtown near VCU Health.

Charles Skelly, IBEW Local 666 business manager, spoke in support of the proposed ordinances, and stated his approval of the labor components referenced in the proposed development agreement. Mr. Skelly also stated that hiring local labor workers would help keep money within the city.

Kerry Blumberg, RMHC executive director, spoke in support of the proposed ordinances and addressed the difficulty RMHC encounters with providing services to families due to the current distance between the Ronald McDonald House and VCU Health. Ms. Blumberg stated the relocation of the Ronald McDonald House would help RMHC provide better rest and services to families in need of long-term care at VCU Health.

Elias Neujahr, Children's Hospital of Richmond at VCU chief executive officer, spoke in support of the proposed ordinances, and he addressed the history of support between RMHC and the Children's Hospital of Richmond. Mr. Neujahr also stated that VCU's new inpatient children's hospital was scheduled to open in 2021, and the services offered by RMHC will be necessary for families receiving care.

Eric Anderson, RMHC weekend house coordinator, spoke in support of the proposed ordinances, and informed members of the services offered by RMHC for families with children in need of care at VCU Health.

John Kemper, RMHC and The Doorways volunteer, spoke in support of the proposed ordinances, and stated the development agreement would provide equitable access to life saving care.

Marilyn Milio, RMHC volunteer, spoke in support of the proposed ordinances, and stated that the Ronald McDonald House needed to expand its capacity in order to better provide for families in need. Ms. Milio also stated that the development agreement would help improve downtown.

Tito Luna, RMHC Board of Directors member, spoke in support of the proposed ordinances, and addressed his family's prior experience receiving services from RMHC. Mr. Luna also stated that shortening the distance between the Ronald McDonald House and VCU Health was imperative, and he asked that Council approve the sale of the Public Safety Building.

Keith Nichols, HandCraft Services president, spoke in support of the proposed ordinances. Mr. Nichols stated HandCraft Services provides support for RMHC and the services it provides families. Mr. Nichols also stated his support for the relocation of the Ronald McDonald House to downtown, and he requested that Council approve the sale of the Public Safety Building.

Melinda Hancock, VCU Health System chief administrative and financial officer, spoke in support of the proposed ordinances, and stated the proposed development agreement would provide much needed space for VCU Health as it continues to grow.

Bill Martin, The Valentine director, spoke in support of the proposed ordinances, and he stated The Valentine supported the reopening of Clay Street referenced in the proposed development agreement. Mr. Martin also stated that the reopening of Clay Street would greatly improve accessibility in downtown.

Lauren Moore, Children's Hospital Foundation president and chief executive officer, spoke in support of the proposed ordinances, and stated as VCU Health continues to grow, so does the space required to provide needed services to families receiving care at VCU Health.

Max German, RMHC Board of Directors member, spoke in support of the proposed ordinances, and addressed his experience as a parent of a child in prior need of care at VCU Health.

Mr. German stated families need quick access to VCU Health facilities while staying at the Ronald McDonald House, and that the proposed relocation would improve that access.

Oscarlyn Elder, The Doorways Board of Directors member, spoke in support of the proposed ordinances, and addressed the experience of a war veteran who received services from The Doorways while he received care at VCU Health.

Councilor Kristen Larson inquired about the relocation of employees from the Public Safety Building to a new location, and she also inquired about the need for a possible lease agreement to provide the new location for the employees. Councilor Larson further inquired about the potential cost and stated she was uncomfortable voting on the proposed ordinances without knowing the potential cost of any lease agreements.

Leonard Sledge, Department of Economic Development director, stated city administration was still analyzing the relocation of employees, which could require the leasing of two locations and also the possible use of existing city-owned space.

Lincoln Saunders, Acting Chief Administrative Officer, stated city administration was awaiting Council's final action on the proposed ordinances before finalizing any potential lease agreements. Mr. Saunders also stated it was unlikely the city would be able to utilize existing city-owned space for the relocation of employees.

Vice President Ellen Robertson stated she appreciated the efforts of city administration regarding the proposed development agreement, and she informed members that she would vote to adopt the proposed ordinances.

Councilor Ann-Frances Lambert stated she believed the proposed development agreement addressed the economic development needs of the city. Councilor Lambert also stated she supported the potential job creation for residents referenced in the proposed ordinances, and she informed members that she would vote to adopt the ordinances.

Councilwoman Reva Trammell stated her appreciation of city administration providing her with requested information regarding the proposed development agreement. Councilwoman Trammell informed members that she would vote to adopt the proposed ordinances.

Councilor Andreas Addison stated he supported the proposed development agreement and requested that similar development projects be executed by the city.

Councilor Katherine Jordan requested that Council be provided updates throughout the construction of the project to ensure that citizens were hired for the jobs provided by the agreement. Councilor Jordan informed members that she would vote to adopt the proposed ordinances.

Councilor Kristen Larson stated she had concerns regarding the potential need of a lease agreement to relocate city employees, but she informed members that she would vote to adopt the proposed ordinances.

Councilor Michael Jones stated he supported the positive impact the proposed development agreement would have on families receiving care at VCU Health.

Councilor Stephanie Lynch stated she believed that the proposed ordinances provided a templet for future development in the city.

President Cynthia Newbille stated she appreciated the efforts of city administration providing Council with information requested by members, and she also stated her support for the community benefits referenced in the proposed ordinances.

There were no comments or discussions and **ORD. 2021-024, ORD. 2021-025 and ORD. 2021-026 were unanimously adopted.**

ADJOURNMENT

There being no further business before the Council, the meeting adjourned at 7:02 p.m.

CITY CLERK



World Pediatric Project

Heal a Child, Change the World

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WORLDPEDIATRICPROJECT.ORG

February 22, 2021

STATEMENT IN SUPPORT OF THE SALE OF THE PUBLIC SAFETY BUILDING

My name is Brian Shaw. I am a resident of the City of Richmond, having resided in the second district for 12 years, and the interim CEO of World Pediatric Project.

I am asking you to please support the sale of the Public Safety Building to Capital City Partners for a mixed use development that includes an office building for VCU Health, and brand new facilities for both Ronald McDonald House Charities and The Doorways. Such a development will help RMHC and The Doorways to maximize service offerings and meet the necessary demands for medical hospitality in partnership with VCU Health System.

Since the inception of WPP in Richmond in 2001, Ronald McDonald House Charities and The Doorways have been trusted partners for our organization as we bring children from the Caribbean and Central America for life-saving and life-improving medical care in Richmond and other locations.

WPP has housed more than 650 families at the Ronald McDonald House Charities and The Doorways. While both of our housing partners provide excellent services, they also have unique challenges in their current locations. New facilities will address those challenges.

At this time we currently have a young woman from Honduras in our care. She has been a WPP patient for seven years. We have treated her in-country several times, but her condition, which causes great pain and mobility and other issues, worsened to the point that she had to come to Richmond for treatment.

She was originally scheduled to be here last April, but the pandemic put that on hold. She arrived earlier this month and is staying at the RMH. As she travels back and forth to VCU we keep thinking how much easier it would be on her and her guardian to be a block away instead of several miles. A new RMH and Doorways at the planned site will make her journey, and the journey of virtually all patients who use those facilities, faster, easier, safer and less painful.

I urge you to please vote yes to the sale of the public safety building to Capital City Partners.