



City of Richmond

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Agenda

Planning Commission

Tuesday, February 6, 2024

6:00 PM

Council Chambers

To access the meeting via Microsoft Teams: <https://tinyurl.com/CPC-Feb-6-2024>

This meeting will be held in-person in Council Chambers on the 2nd Floor 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:

1. [PDRPRES](#) Public Access and Participation Instructions
[2024.007](#)

Attachments: [Public Access and Participation Instructions - Planning Commission 2-6-2024](#)

Citizens may elect 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 12:00 p.m. on the day of the meeting were 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

Appointment of PlanRVA Representative

Approval of Minutes

2. [PDRMIN](#) CPC Draft Minutes - January 2, 2024
[2024.002](#)

Attachments: [CPC Draft Minutes - January 2, 2024](#)

3. [PDRMIN](#) CPC Draft Minutes - January 16, 2024
[2024.003](#)

Attachments: [CPC Draft Minutes - January 16, 2024](#)

Director's Report

Consideration of Continuances and Deletions from Agenda

4. [ORD. 2024-006](#) To declare a public necessity for and to authorize the acquisition of the parcel of real property owned by Grove Avenue Partners LLC and located at 10 Belt Boulevard in the city of Richmond for the purpose of providing community services related to homelessness and housing alternatives. (8th District)

Attachments: [Ord. No. 2024-006](#)
[Staff Report](#)

Request to continue to the February 20, 2024 meeting of the Planning Commission.

5. [ORD. 2024-014](#) To authorize the special use of the property known as 2017 2nd Avenue for the purpose of a two-family detached dwelling, upon certain terms and conditions. (6th District)

Attachments: [Ord. No. 2024-014](#)
[Staff Report](#)
[Application Documents](#)
[Public Comment](#)

Request to continue to the February 20, 2024 meeting of the Planning Commission.

6. [ORD. 2024-015](#) To authorize the special use of the properties known as 1200, 1202, 1204, 1206, 1208, 1210, 1212, and 1220 North 26th Street for the purpose of ten single-family attached dwellings and ten garages as an accessory use, upon certain terms and conditions. (7th District)

Attachments: [Ord. No. 2024-015](#)
[Staff Report](#)
[Application Documents](#)
[Public Comment](#)

Request to continue to the February 20, 2024 meeting of the Planning Commission.

Consent Agenda

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.

7. [ORD. 2024-012](#) To conditionally rezone the properties known as 4400 East Main Street and 4500 Old Main Street from the M-2 Heavy Industrial District to the TOD-1 Transit-Oriented Nodal District, upon certain proffered conditions. (7th District)
- Attachments:** [Ord. No. 2024-012](#)
[Staff Report](#)
[Application Documents](#)
8. [ORD. 2024-013](#) To rezone the property known as 809 Oliver Hill Way from the M-1 Light Industrial District to the TOD-1 Transit-Oriented Nodal District. (6th District)
- Attachments:** [Ord. No. 2024-013](#)
[Staff Report](#)
[Application Documents](#)
9. [ORD. 2024-016](#) To authorize the conditional use of the property known as 309 East Broad Street for the purpose of authorizing a nightclub, upon certain terms and conditions. (6th District)
- Attachments:** [Ord. No. 2024-016](#)
[Staff Report](#)
[Application Documents](#)
10. [ORD. 2024-017](#) To authorize the special use of the property known as 1912 West Cary Street for the purpose of a mixed-use development, upon certain terms and conditions. (5th District)
- Attachments:** [Ord. No. 2024-017](#)
[Staff Report](#)
[Application Documents](#)
11. [ORD. 2024-018](#) To authorize the special use of the property known as 801 Craigie Avenue for the purpose of a single-family detached dwelling, upon certain terms and conditions. (6th District)
- Attachments:** [Ord. No. 2024-018](#)
[Staff Report](#)
[Application Documents](#)
12. [ORD. 2024-019](#) To authorize the special use of the property known as 12 Granite Avenue for the purpose of a single-family detached dwelling, with driveway access to the street, upon certain terms and conditions. (1st District)
- Attachments:** [Ord. No. 2024-019](#)
[Staff Report](#)
[Application Documents](#)

13. [ORD. 2024-020](#) To authorize the special use of the properties known as 1401 Hull Street and 1407 Hull Street for the purpose of a mixed-use building with off-street parking, upon certain terms and conditions. (6th District)
- Attachments:** [Ord. No. 2024-020](#)
[Staff Report](#)
[Application Documents](#)
14. [ORD. 2024-021](#) To authorize the special use of the property known as 5114 Salem Street for the purpose of three single-family detached dwellings, upon certain terms and conditions. (7th District)
- Attachments:** [Ord. No. 2024-021](#)
[Staff Report](#)
[Application Documents](#)
[Public Comment](#)
15. [ORD. 2024-022](#) To authorize the special use of the property known as 5101 Stratford Crescent for the purpose of a single-family detached dwelling with an accessory building, upon certain terms and conditions. (1st District)
- Attachments:** [Ord. No. 2024-022](#)
[Staff Report](#)
[Application Documents](#)
16. [ORD. 2024-023](#) To authorize the special use of the property known as 3112 Woodcliff for the purpose of two single-family detached dwellings, upon certain terms and conditions. (6th District)
- Attachments:** [Ord. No. 2024-023](#)
[Application Documents](#)
[Staff Report](#)

17. [ORD. 2024-027](#) To authorize the Chief Administrative Officer, for and on behalf of the City of Richmond, to accept funds in the total amount of \$4,000,000.00 from CSX Transportation, Inc., to amend Ord. No. 2023-073, adopted May 8, 2023, which accepted a program of proposed Capital Improvement Projects for Fiscal Year 2023-2024 and the four fiscal years thereafter, adopted a Capital Budget for Fiscal Year 2023-2024, and determined a means of financing the same, by increasing estimated revenues from the funds received from CSX Transportation, Inc. and the amount appropriated to the Department of Public Works' Arthur Ashe Boulevard Bridge Replacement project in the Transportation - G.O. Bonds category by \$4,000,000.00, all for the purpose of funding the replacement of the Arthur Ashe Boulevard bridge.

Attachments: [Ord. No. 2024-027](#)
[Staff Report](#)

18. [ORD. 2024-028](#) To authorize the Chief Administrative Officer, for and on behalf of the City of Richmond, to execute a Grant Agreement and Purchase Option between the City of Richmond and The Salvation Army for the purpose of funding the construction of The Salvation Army's long-term shelter operation to be known as the "Center of Hope" located at 1900 Chamberlayne Avenue. (3rd District)

Attachments: [Staff Report](#)
[Ord. No. 2024-028](#)

19. [PAC 2024-002](#) Jefferson Park Mural

Attachments: [Jefferson Park Mural](#)

Regular Agenda

20. [CPCR.2024.003](#) To declare an intent to amend zoning regulations set forth in Chapter 30 of the Richmond City Code for the following purposes: alignment with state law and regulations; correction of mistakes in recent amendments to zoning regulations; removal of unintentional complications to development of permitted uses; and to address changing conditions.

Attachments: [Resolution of Intent](#)

21. [UDC 2024-08](#) UDC 2024-08 - Section 17.05 Recommendation - New GRTC Bus Stop Sign and Bench

Attachments:

[Staff Report](#)

[Narrative](#)

[GRTC Bus Stop and Bench](#)

[GRTC Standard Bus Stop](#)

[GRTC slides](#)

Council Action Update and Upcoming Items

Adjournment