



Staff Report
City of Richmond, Virginia



Urban Design Committee

UDC 2023-19	CONCEPT AMENDMENT – Location, Character, and Extent	Meeting Date: 11/9/2023
Applicant/Petitioner	Heywood Harrison, Parks and Recreation Smitty Lynch, HBA Architecture and Interior Design	
Project Description	CONCEPT AMENDMENT of previously approved Fonticello Park to add a splash pad, located at 2813 Bainbridge Street.	
Project Location		
Address: 2813 Bainbridge Street		
Property Owner: CITY OF RICHMOND RECREATION & PARKS		
<p>High-Level Details:</p> <p>This project proposes to amend the existing CONCEPT plan for Fonticello Park to add a splash pad and make associated site layout changes. The adjacent service structure with bathrooms will also receive minor renovations, but is outside the scope of this application due to the minor nature.</p>		
UDC Recommendation	Approval, with Conditions	
Staff Contact	Ray Roakes, Planner, raymond.roakes@rva.gov	
Public Outreach/ Previous Reviews	<p>UDC 2020-08 CONCEPTUAL Fonticello Park Master Plan – Approved May 18, 2020 by the Planning Commission.</p> <p>The Parks Department has presented the concept design to the community during the September Friends of Fonticello meeting and was met with enthusiasm. A second meeting to present design development will occur prior to the November 16 CPC meeting.</p>	
Conditions for Approval	<ol style="list-style-type: none"> 1. The UDC recommends that final details on outdoor lighting be sensitive to light pollution or dark-skies compliant, where applicable. 2. The UDC recommends inclusion of permeable hardscape materials and sustainable stormwater features, where appropriate, and as suggested by the Urban Design Guidelines. 	

	3. The UDC recommends to explore revising treatment of site furniture to facilitate common themes with color palette.

Findings of Fact

Site Description	The project is located at 2715 Bainbridge Street in the Swansboro Neighborhood. The site consists of 11.28 acres (49,1581 sqft.) in total, although the project area is only a small portion of the larger existing park.
Scope of Review	<p>The project is subject to location, character, and extent review under section 17.05 and 17.07 of the Richmond City Charter.</p> <p>Items the UDC could directly review include the General Location, such as if this use is appropriate for this location according to the Master Plan; General Character of site improvements, such as the appropriateness of overall landscaping themes; and General Extent, such as does this project meet its stated goals or interfere with other City priorities or goals.</p> <p>Items the UDC could make specific recommendations on include the site improvements, such as materials, plantings, and site layout.</p>
Prior Approvals	<p>UDC 2020-08 CONCEPTUAL Fonticello Park Master Plan – Approved May 18, 2020 by the Planning Commission</p> <p>Previously Approved Condition:</p> <ul style="list-style-type: none"> • Pedestrian bollards not be utilized within the interior of the park, and other design measures be considered in preventing vehicle ingress in locations where service vehicle access is not needed. • The applicant consider pervious paving in the material selection for the sidewalks and multi-use paths within the park, except where skating elements are being proposed, and a harder surface material is more appropriate. • As new signage is proposed within the park, it be consistent in material and design that is sensitive to the character of the surrounding historic neighborhood. • The applicant identify appropriate locations in the park for new bike parking facilities.
Project Description	<p>The Applicant states in their narrative: <i>“Envisioned as a memorial to Markiya Dickson who was shot and killed in the park in 2019. The splashpad will be part of the Markiya Dickson Imagination Zone that includes the newly installed playground equipment. The design of the splashpad takes inspiration from the pinwheels that were part of temporary memorial at the time of her vigil. The overall color palette ties together the pavilion exterior paint colors, the new playground equipment, new park signage and Markiya’s favorite color, pink. The splashpad will be constructed using a variety of ground-mounted nozzles, creating an interactive experience on a timed cycle that celebrates Markiya’s love of song and dance. The splashpad will not have any overhead sprayers or structures due to the Parks & Recreation’s maintenance requirements. As an independent system (not connected with a community swimming pool), the splashpad will be open dawn to dusk and will be operated using a push button or motion sensor at the pavilion. Site furnishings include drinking fountain, benches, bike racks, and trash/recycling receptacles. Site furnishings are to match others recently installed in city parks. New planting includes native flowering redbuds trees which bloom in Markiya’s favorite color.”</i></p> <p>This project updates the previously approved CONCEPT Master Plan for Fonticello (Sometimes called Carter Jones Park) to add a splash pad location.</p> <p>The project includes landscaping and site improvements adjacent and related to the splash pad installation. Several existing tree specimens may need to be removed, but many more are proposed to be planted. The project does not include the need for additional lighting above what is existing in the park currently.</p> <p>Staff recommends approval with the attached standard conditions. Staff provides the following analysis for approval:</p> <ol style="list-style-type: none"> 1. The General Location is appropriate, as it creates an active center point and core for the surrounding park. 2. The General Character of the proposal appropriately facilitates active use of both the park and the proposed splash pad, including opportunities for seating and shade.

	<p>3. The General Extent of the proposal appropriately fits into the surrounding park.</p> <hr/> <p>The UDC recommends approval with amended conditions. The UDC discussed site furnishings, site layout for pedestrian users, and landscaping species.</p>
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Urban Design Guidelines and Master Plan

	Text	Staff Analysis
Master Plan		
	<p>Objective 17.2 Increase city-wide tree canopy from 42% to 60%</p>	Construction may affect several existing trees but many more are proposed to be planted.
Urban Design Guidelines		
	<p><i>(P.9) <u>Environment, Public Parks:</u> Successful public parks, both small and large, active or passive, share certain qualities, which include the ability to attract and entertain visitors, access and connectivity to surrounding areas, and safety and comfort.</i></p>	The proposal creates a new high quality park space.
	<p><i>(P.10) <u>Landscaping, Species Diversity:</u> Landscape plans should include a diverse palette of plant species that include evergreen trees, flowering and shade tree species, shrubs, ground cover, and annual and perennial plantings.</i></p>	Proposal includes native planting species.