



# City of Richmond

900 East Broad Street  
2nd Floor of City Hall  
Richmond, VA 23219  
www.rva.gov

## Legislation Text

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**File #:** ORD. 2014-102-122, **Version:** 1

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To amend Ord. No. 96-168-162, adopted Jun. 24, 1996, as previously amended by Ord. No. 2003-323-313, adopted Nov. 10, 2003, which authorized the special use of the properties known as 7101 Jahnke Road and 500 Hioaks Road, for the purpose of authorizing additional identification and directional signage, upon certain terms and conditions. (As Amended)

### O&R Request

**DATE:** January 30, 2014

**EDITION:** 1

**TO:** The Honorable Members of City Council

**THROUGH:** Dwight C. Jones, Mayor (Patron: Mayor, by Request)  
(This in no way reflects a recommendation on behalf of the Mayor.)

**THROUGH:** Byron C. Marshall, Chief Administrative Officer

**THROUGH:** Peter H. Chapman, Deputy Chief Administrative Officer for Economic Development and Planning

**FROM:** Mark A. Olinger  
Director, Department of Planning and Development Review

**SUBJECT:** To amend Ordinance No. 2003-328-313, which amended and reordained Ordinance No. 96-168-162, adopted June 24, 1996, granting authorization for a special use of the properties at 7101 Jahnke Road and 500 Hioaks Road for the purpose of installing accessory signage, to modify the permitted signage, to authorize additional identification and directional signage, upon certain terms and conditions.

**ORD. OR RES. No.** \_\_\_\_\_

**PURPOSE:** To amend Ordinance No. 2003-328-313, which amended and reordained Ordinance No. 96-168-162, adopted June 24, 1996, granting authorization for a special use of the properties at 7101 Jahnke Road and 500 Hioaks Road for the purpose of installing accessory signage, to modify the permitted signage, to authorize additional identification and directional signage, upon certain terms and conditions.

**REASON:** The applicant is proposing to add a freestanding sign to be visible from Chippenham Parkway. The addition of this sign requires an amendment to the special use permit ordinance approved in 2003.

**RECOMMENDATION:** In accordance with the requirements of the City Charter and the Zoning Ordinance, the City Planning Commission will review this request and make a recommendation to City Council. This item

will be scheduled for consideration by the Commission at its April 7, 2014 meeting. A letter outlining the Commission's recommendation will be forwarded to City Council following that meeting.

**BACKGROUND:** The subject property is currently located within the R-73 Residential (Multi-Family) zoning district, which does not permit your desired signage. A special use permit was granted in 1996 to authorize signage exceeding the amount permitted by underlying zoning and then amended in 2003.

The signage for the subject property is currently governed by an existing Special Use Permit, authorized by Ordinance number 2003-328-313. The proposed amendment is to add an a freestanding sign, visible from Chippenham Parkway.

The Richmond Master Plan designates this property as Institutional. "Primary uses include institutional uses, such as places of worship, private schools, universities, museums, hospitals and other care facilities. Typically this land use category depicts larger scale uses, while small-scale uses of this type are incorporated within the predominant surrounding land use designations. Typical zoning classification that may accommodate this land use category" I-Institutional" (p. 135).

**FISCAL IMPACT:** The Department Planning and Development Review does not anticipate any impact to the City's budget for this or future fiscal years.

**COST TO CITY:** Staff time for processing the request; preparation of draft ordinance; and publishing, mailing and posting of public notices.

**REVENUE TO CITY:** \$1,200 application fee

**DESIRED EFFECTIVE DATE:** Upon adoption.

**REQUESTED INTRODUCTION DATE:** March 10, 2014

**CITY COUNCIL PUBLIC HEARING DATE:** April 14, 2014

**REQUESTED AGENDA:** Consent

**RECOMMENDED COUNCIL COMMITTEE:** None

**CONSIDERATION BY OTHER GOVERNMENTAL AGENCIES:** City Planning Commission, April 7, 2014

**AFFECTED AGENCIES:** Office of Chief Administrative Officer  
Law Department (for review of draft ordinance)  
City Assessor (for preparation of mailing labels for public notice)

**RELATIONSHIP TO EXISTING ORDINANCES:** None.

**ATTACHMENTS:** Application Form, Applicant's Letter, Draft Ordinance, Survey, Plans

**STAFF:** Willy Thompson, Senior Planner  
Land Use Administration (Room 511)  
646-5734

*DCD O&R No.14-06*