



City of Richmond

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

Legislation Text

File #: ORD. 2023-209, **Version:** 1

To conditionally rezone the properties known as 4818, 4824, 4830, 4838, and 4850 Walmsley Boulevard from the RO-1 Residential Office District to the B-6 Mixed-Use Business District, the property known as 4870 Walmsley Boulevard from the B-2 Community Business District to the B-6 Mixed-Use Business District, and the property known as 4890 Walmsley Boulevard from the R-4 Single-Family Residential District to the B-6 Mixed-Use Business District. (9th District)

THE CITY OF RICHMOND HEREBY ORDAINS:

§ 1. That, as shown on the survey entitled “Boundary Exhibit for Rezoning, Showing Existing Improvements to Seven Parcels of Land at the NW Corner of Walmsley Blvd. & Broad Rock Blvd., City of Richmond, Virginia,” prepared by Shadrach & Associates LLC, and dated December 14, 2022, a copy of which is attached to, incorporated into, and made a part of this ordinance, the following properties, with tax parcel numbers as shown in the 2023 records of the City Assessor, are excluded from the RO-1 Residential Office District and shall no longer be subject to the provisions of sections 30-424.1 through 30-424.8 of the Code of the City of Richmond (2020), as amended, and that the same are included in the B-6 Mixed-Use Business District and shall be subject to the provisions of sections 30-444.1 through 30-444.8 and all other applicable provisions of Chapter 30 of the Code of the City of Richmond (2020), as amended:

4818 Walmsley Boulevard	Tax Parcel No. C008-0745/024
4824 Walmsley Boulevard	Tax Parcel No. C008-0745/026
4830 Walmsley Boulevard	Tax Parcel No. C008-0745/028
4838 Walmsley Boulevard	Tax Parcel No. C008-0745/030
4850 Walmsley Boulevard	Tax Parcel No. C008-0745/031

§ 2. That, as shown on the survey entitled “Boundary Exhibit for Rezoning, Showing Existing Improvements to Seven Parcels of Land at the NW Corner of Walmsley Blvd. & Broad Rock Blvd., City of Richmond, Virginia,” prepared

by Shadrach & Associates LLC, and dated December 14, 2022, a copy of which is attached to, incorporated into, and made a part of this ordinance, the property known as 4870 Walmsley Boulevard, with Tax Parcel No. C008-0745/032 as shown in the 2023 records of the City Assessor, is excluded from the B-2 Community Business District and shall no longer be subject to the provisions of sections 30-436.1 through 30-436.5 of the Code of the City of Richmond (2020), as amended, and that the same is included in the B-6 Mixed-Use Business District and shall be subject to the provisions of sections 30-446.1 through 30-446.8 and all other applicable provisions of Chapter 30 of the Code of the City of Richmond (2020), as amended.

§ 3. That, as shown on the survey entitled “Boundary Exhibit for Rezoning, Showing Existing Improvements to Seven Parcels of Land at the NW Corner of Walmsley Blvd. & Broad Rock Blvd., City of Richmond, Virginia,” prepared by Shadrach & Associates LLC, and dated December 14, 2022, a copy of which is attached to, incorporated into, and made a part of this ordinance, the property known as 4890 Walmsley Boulevard, with Tax Parcel No. C008-0745/033 as shown in the 2023 records of the City Assessor, is excluded from the R-4 Single-Family Residential District and shall no longer be subject to the provisions of sections 30-408.1 through 30-408.8 of the Code of the City of Richmond (2020), as amended, and that the same is included in the B-6 Business District and shall be subject to the provisions of sections 30-447.1 through 30-447.8 and all other applicable provisions of Chapter 30 of the Code of the City of Richmond (2020), as amended.

§ 4. That, the rezonings set forth in sections 1 through 3 of this ordinance shall be conditioned upon the compliance by the owner or owners with all of the proffered conditions contained in the document entitled “4818, 4824, 4830, 4838, 4850, 4870 and 4890 Walmsley Blvd., Rezoning Case 2023-_____, Proffer Statement, dated June 20, 2023, a copy of which is attached to, incorporated into, and made a part of this ordinance. These conditions, having been proffered by the owner or owners and accepted by the City, shall continue in full force and effect until a subsequent amendment to the City’s zoning ordinance changes the zoning of the parcels rezoned by this ordinance and specifically repeals such conditions.

§ 5. This ordinance shall be in force and effect upon adoption.