



CITY OF ROANOKE
PLANNING BUILDING AND DEVELOPMENT

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March 1, 2010

Architectural Review Board
Board of Zoning Appeals
Planning Commission

Honorable David A. Bowers, Mayor
Honorable M. Rupert Cutler, Council Member
Honorable Sherman P. Lea, Vice Mayor
Honorable Gwendolyn W. Mason, Council Member
Honorable Anita J. Price, Council Member
Honorable Court G. Rosen, Council Member
Honorable David B. Trinkle, Council Member
Roanoke, Virginia

Dear Mayor Bowers and Members of City Council:

Subject: 2009 Annual Report
Planning Commission

I am pleased to provide Council with the following report on the Commission's activities during 2009 and an overview of projects we hope to complete in 2010.

The Commission met 23 times and considered the following:

- 25 requests to rezone property or amend proffered conditions and 3 street and/or alley closure requests;
- amendments to the zoning ordinance in order to clarify regulations and refine regulatory concepts based on their practical application, and development of a new zoning district (Urban Flex) to encourage redevelopment of underused commercial/industrial areas.
- adoption of an Old Southwest Neighborhood Plan and amendment of 2007 Update to Roanoke Valley Conceptual Greenway Plan.

Staff develops annual "report cards" on comprehensive plan and neighborhood plan implementation activities. These two reports are also being forwarded to Council. Staff continues to work on the Neighborhood Indicators project that was recommended in Vision 2001-2020.

During calendar year 2010, the Commission will continue to monitor the zoning and subdivision ordinances and recommend amendments as necessary.

A roster of meeting attendance and the status of certifications of Commission members is attached to this report for your information. A listing of all rezoning and street and alley requests is also attached for your reference.

Respectfully submitted,

A handwritten signature in black ink that reads "Angela Penn". The signature is written in a cursive style with a long, sweeping tail on the letter "n".

Angela Penn, Chairman
City Planning Commission

/mpf
attachment

cc: Christopher Morrill, City Manager
William M. Hackworth, City Attorney
R. Brian Townsend, Assistant City Manager
Chris Chittum, Agent, City Planning Commission

2009 MEETING ATTENDANCE/CERTIFICATION

10 regular and 2 special meetings, and 11 work sessions were held

<u>Commission Member</u>	<u>No. of Regular (10) Attended</u>
Kent Chrisman (Certified)	10
Mark Futrell (appointed Nov. 09)	2
Lora Katz (Certified)	8
Angela Penn (Certified)	7
Henry Scholz (Certified)	10
Chad Van Hying (Certified)	6
Fredrick Williams (Certified)	8

2009 Rezoning/Amendment of Proffers

Tax No.	Applicant/Location	Request	PC Action Taken
Pt. 5090210 Pt. 5090278	ECS Properties Woodmar Drive, SW	Rezone from R12 to CN with conditions	Recommended approval
1272801	Lorrd Ganjeshni 1917 Franklin Road, SW	Rezone from MX to CG, with conditions	Recommended approval
Pt. 2720701 Pt. 2720113 Pt. 2720114	Roanoke Electric Steel Shenandoah, Westside, N.W.	Rezone from CG, RMF and R5 to RMF and R5	Recommended approval
3012827	Anstey/Hodge Advertising 120 Commonwealth, NE	Rezone from RM1 to D, with conditions	Recommended approval
6640108	Oakey's 5416 Airport Road, NW	Rezone from MX to CG, with conditions	Recommended approval
Pt. 2770801	Omarde/Wilder 1217 Peters Creek Road, NW	Rezone from R7 to RMF, with conditions	Recommended denial
2660103	Newmel, LLC 3605 Melrose Avenue, NW	Rezone from R7 to MX, with conditions	Recommended denial
1130809 1130814	Branch Family 1354 8 th Street, SW	Rezone from I1 to IN, with conditions	Recommended approval
4013005 – 4013008 4013015	Rescue Mission Jamison and Bullitt, S.E.	Amend proffers and rezone to MX	Recommended approval
Various	City of Roanoke	Rezone from I1, I2 and RM1 to Urban Flex District	Recommended approval
1220802 1220803	City of Roanoke 13 th Street, S.W.	Rezone from RM2 to MX	Recommended approval
1420101R- 1420104R 1321501R 1221406 1222403	City of Roanoke Midvale and Railroad, SW	Rezone from I1 to ROS	Recommended approval
4122613	City of Roanoke 1010 Montrose Avenue, SE	Rezone from RM1 to IN	Recommended approval
3210101- 3210119 3221309	City of Roanoke Orange and Purcell Avenues, N.E.	Rezone from I1 and RM2 to CG	Recommended approval
6460102	City of Roanoke 3601 Ferncliff Avenue, NW	Amendment of PUD Plan	Recommended approval
6391313	Central Baptist Church Cove, Hershberger and Barrington, N.W.	Rezone from R7 to INPUD, with conditions	Recommended approval

3100937	Labor Finders 2707 Williamson Road, NE	Rezone from MX to CG, with conditions	Recommended approval
2751107- 2751109	CC Williams Memorial Park Panorama Avenue, NW	Rezone from RM1 to ROS, with conditions	Recommended approval
Pt. 1260342	Winky Wise Enterprises Bluefield Boulevard, SW	Rezone from R7 to RM2	Recommended approval
6460102	City of Roanoke 3601 Ferncliff Avenue, NW	Amendment of PUD Plan	Recommended approval
1290211	CAV Properties 2924 Roberts Road, NW	Amending proffers and rezoning to MX	Recommended approval
1640317	City School Board 2815 Spessard Avenue	Amendment of PUD plan	Recommended denial
5100527 5100528 5100534 5100535	Fralin Companies Gatewood and McVitty, SW	Rezone from R7 to MX, with conditions	Recommended approval
6370210 pt. 6370206	D & S Development Woodbridge Avenue. NW	Amendment of proffers and rezone from CG to R3	Recommended approval
5180304	VA Lutheran Homes 3804 Brandon Avenue, SW	Amendment of proffers	Recommended approval

2009 Street and Alley Closures

Applicant	Location	Action Taken
Foot Levelers	6 th Street @ Connecticut, N.E.	Recommended approval
Central Baptist Church	Barrington Drive, N.W.	Recommended approval
Pilgrim Baptist Church	Alley off of 8 th Street, N.W.	Recommended approval