

1 **Ordinance to Amend and Reenact the City Code of the City of Hampton, Virginia by**
2 **Amending Article VIII of Chapter 9 Entitled, “Identification and Inspection of Rental**
3 **Dwelling Units” Pertaining to Expansion of the North Phoebus District Boundaries**
4

5 **WHEREAS**, the City Council is authorized, pursuant section 36-105.1:1 of the Code of Virginia,
6 to inspect residential rental dwelling units for compliance with the Uniform Statewide Building
7 Code and to promote safe, decent, and sanitary housing for its citizens;
8

9 **WHEREAS**, by ordinance adopted October 23, 2013, the City Council established a number of
10 rental inspection districts within the City of Hampton, which included the North Phoebus District
11 (the “District”);
12

13 **WHEREAS**, upon a request from stakeholders in Phoebus, the City reviewed the area
14 immediately surrounding the existing District to determine whether the District should be
15 expanded to include additional dwelling units to the southeast of the original District boundaries;
16

17 **WHEREAS**, in accordance with section 36-105:1:1 of the Code of Virginia and section 9-241 of
18 the City Code of the City of Hampton and based upon the evidence presented through the staff
19 report, the City Council finds that (i) there is a need to protect the public health, safety and
20 welfare of the occupants of dwelling units inside the expanded District; (ii) the residential rental
21 dwelling units within the expanded District are either (a) blighted or in the process of
22 deteriorating, or (b) the residential rental dwelling units are in the need of inspection by the
23 community development department to prevent deterioration, taking into account the number,
24 age and condition of residential dwelling rental units inside the expanded District boundaries;
25 and (iii) the inspection of residential rental dwelling units inside the expanded District boundaries
26 is necessary to maintain safe, decent, and sanitary living conditions for tenants and other
27 residents living in the expanded District boundaries;
28

29 **WHEREAS**, before adopting an ordinance to establish or amend a rental inspection district, the
30 City Council is required by the Virginia Code to hold a public hearing on the proposed
31 ordinance; and
32

33 **WHEREAS**, accordingly, the City Council has held a duly advertised public hearing on the
34 proposed amendment, which would expand the boundaries of the District as set forth herein.
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36 **NOW, THEREFORE, BE IT ORDAINED** by the City Council of the City of Hampton, Virginia
37 that section 9-242 of the City Code of the City of Hampton, Virginia be amended and reenacted
38 to read as follows:
39

40 **[Sec. 9-242. - Rental inspection districts]** ~~*districts to be adopted by resolution following~~
41 ~~adoption of this ordinance.~~
42

43 Based upon the findings of City Council as set forth in section 9-241 above, the following areas
44 are included and hereby declared to be rental inspection districts which are subject to the
45 requirements of this article immediately:

46
47 *North Phoebus District — starting at the intersection of Old Buckroe Rd. and W. Taylor Ave.*
48 *running northeast on Old Buckroe Ave., proceeding 335 ft. past the intersection of Old Buckroe*
49 *Rd. and W. Sherwood Ave., running southeast on an imaginary line along the boundary of*
50 *parcels that share a boundary with Jane Bryan Elementary School (LRSN 12005514) to N.*
51 *Mallory St., running southwest on N. Mallory St. to its intersection with Corey Circle, proceeding*
52 *southeast along Corey Circle 200 ft. past its intersection of N. Mallory St., running southwest on*
53 *an imaginary line along the back of parcels that front N. Mallory St., running southeast on an*
54 *imaginary line along the back of parcels that front Sherwood Ave. to its intersection with Perry*
55 *St., running southwest along Perry St. to its intersection with E. Sherwood Ave., running*
56 *southwest on an imaginary line along the back of parcels that front Perry St. and E. Hygeia*
57 *Ave., running southwest along N. Hope St. to its intersection with E. Mercury Blvd., running*
58 *northwest along E. Mercury Blvd. to its intersection with N. Mallory St., running northeast along*
59 *N. Mallory St. to its intersection with W. Taylor Ave., running northwest on W. Taylor Ave. to the*
60 *point and place of beginning.* ~~starting at the intersection of Old Buckroe Rd. and Taylor Ave.~~
61 ~~running northeast on Old Buckroe Ave., proceeding 100 ft. past the intersection of Old Buckroe~~
62 ~~Rd. and Sherwood Ave., running on an imaginary line south-east along the back of the parcels~~
63 ~~that front Sherwood Ave. to its intersection with N Mallory St.; running southwest on N Mallory~~
64 ~~St. to its intersection with Taylor Ave.; running northwest on Taylor Ave. to the point and place~~
65 ~~of beginning.~~

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67

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69 A map showing the rental inspection districts described above is hereby adopted as a part of
70 this article and shall be available for public inspection in the Department.

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