

**AT A PUBLIC HEARING IN A REGULAR MEETING OF THE HAMPTON PLANNING COMMISSION HELD IN THE COUNCIL CHAMBERS, CITY HALL, HAMPTON, VIRGINIA, ON THURSDAY, FEBRUARY 4, 2016 AT 3:30 P.M.**

**WHEREAS:** Amend and Re-enact Article IV Of Chapter 8 of the Zoning Ordinance of the City Of Hampton, Virginia entitled "Hampton Roads Center Districts" by amending Section 8-32(6) pertaining to building height in the HRC-1 District; Section 8-33(4)(c) pertaining to building height in the HRC-2 District; and Section 8-34(5) pertaining to building height in the HRC-3 District. Approval of this amendment would increase the height limit for buildings in the HRC-1 District and HRC-2 District to 120 feet and remove the requirement to obtain a use permit to exceed the height limits in the HRC-1 District, HRC-2 District, and HRC-3 District;

**WHEREAS:** the ordinance regulates the maximum building heights within the HRC-1 District, HRC-2 District, and HRC-3 District;

**WHEREAS:** the amendment would better position the properties within these Districts to maintain their competitive advantage for prospective tenants within similar business parks throughout the Hampton Roads region and comparable metropolitan areas outside the region;

**WHEREAS:** current trends in campus-like business parks are encouraging mixed-use and higher density developments which tend to have an effect on building heights;

**WHEREAS:** the proposed maximum building height would increase from 81.5 feet to 120 feet in HRC-1 District (South and Central Campus); and from 55 feet to 120 feet in HRC-2 District (North Campus); and the maximum building height will remain at 55 feet within the HRC-3 District (West Park);

**WHEREAS:** within all three Districts, the amendment would remove the reference to obtaining a Use Permit to achieve an increase in the allowable building height. This would be consistent with how building height is regulated in other Zoning Districts;

**WHEREAS:** no one from the public spoke for or against this amendment.

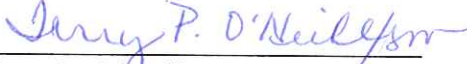
**NOW, THEREFORE,** on a motion by Commissioner Gregory Williams and seconded by Commissioner Theresa Schmidt,

**BE IT RESOLVED** that the Hampton Planning Commission recommends to City Council approval of Zoning Ordinance Amendment No. 181-2016.

A roll call vote on the motion resulted as follows:

<b>AYES:</b>	LaRue, Williams, Campbell, McCloud, Schmidt, Southall
<b>NAYS:</b>	None
<b>ABST:</b>	None
<b>ABSENT:</b>	Bunting

**A COPY; TESTE:**

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Terry P. O'Neill  
Secretary to Commission