

# WESTHAMPTON CITIZENS ASSOCIATION

[www.westhamptoncitizensassociation.com](http://www.westhamptoncitizensassociation.com) [contact@westhamptoncitizensassociation.com](mailto:contact@westhamptoncitizensassociation.com)

Post Office Box 8418  
Richmond, VA 23226

To: Department of Planning and Development Review  
From: Westhampton Citizens Association  
Re: Westview Avenue - 12-Unit Detached Housing Project  
Date: August 13, 2020

The attached comments on the SUP application for the project on Westview Avenue are being submitted by the Westhampton Citizens Association, which is the largest civic association in the west end of Richmond. This submission is on behalf of members who emailed comments and observations to the WCA after we notified our membership of the project and provided them with a copy of the SUP application. While these comments are from individual WCA members, we believe that they are representative of the opinions of a majority of the overall WCA membership.

The comments reflect concerns about the traffic congestion and lack of adequate parking in the Libbie/Grove/Patterson corridor. In particular, the project would add to traffic at the intersection of Westview and Patterson and this raises concerns about adequate pedestrian safety.

Also included in the attached comments are concerns about the continuing increases in the density of residential and commercial buildings in the Libbie/Grove/Patterson corridor.

If you have any questions, please contact us.

Philip Hart  
President  
Westhampton Citizens Association  
[contact@westhamptoncitizensassociation.com](mailto:contact@westhamptoncitizensassociation.com)

## **502 Westview SUP Comments**

### **From Members of the Westhampton Citizens Association**

***NOTE: In addition to comments on the 502 Westview project, WCA members commented on the overall Libbie/Grove/Patterson corridor and those comments are also included.***

- The Westview project is concerning primarily for traffic concerns. This is a highly pedestrian section of Patterson where it already at times feels unsafe trying to cross Patterson from south to north, or vice versa. That one traffic light and pedestrian crossing is hardly sufficient for the current pace of traffic, both in terms of speed limit (people fly through here) as well as number of cars.
- I am opposed to both projects [Note: this refers to 502 Westview as well as 509 – 511 Libbie]. They present way too much density in a relatively small area and will increase parking and traffic problems already being exacerbated by the Bon Secours construction on Patterson Avenue.
- I see no issue with the Westview Avenue project.

Comments on overall area:

- I am not happy about the population and traffic increases being crammed into our neighborhood. Builders are undoing the very things that make this area so quaint and desirable. They can get big bucks for the square footage, leaving us with more cars, dirtier air, and fewer trees. Please stop the bleeding.
- Why can't they wait to see the impact of traffic from what is being built where Westhampton school was. The Quaintness of this area is being lost as the architecture of what has already been built doesn't seem to be the same as what is currently being built. Traffic and pollution continue to get worse and worse. The charm of this area is being totally ruined. Does the development ever stop? I would love to see them blocked for another 20 years or so.
- What use is a master plan and zoning put in place if you're going to change all that by special use permits and change your plan?
- Sounds like Westhampton may become a suburb of Tiberville. Density and congestion are my primary concerns, and, of course, the City is most interested in enhanced and expanded real estate taxes. Too, I hate to see this area lose its village-like aura in the name of growth - seems like we are halfway down that path.

- Stop building. Too much traffic. City will allow development anywhere for more taxes. Do not support.
- These developments plans are consistent with the desire for higher density in this area. Development must be confined to the Libbie /Grove/Patterson corridor, and not extend south, west, or east of Libbie Ave. at Grove Ave.
- Perhaps there should be some diversity in sizes of homes - allowing for a variety of ages and stages to enjoy them and for façades to feel less “industrial”.