



Property (location of work)

Property Address: _____ Current Zoning: _____
Historic District: _____

Application is submitted for: (check one)

- Alteration
- Demolition
- New Construction

Project Description (attach additional sheets if needed):

Applicant/Contact Person: _____

Company: _____
Mailing Address: _____
City: _____ State: _____ Zip Code: _____
Telephone: (____) _____
Email: _____
Billing Contact? Applicant Type (owner, architect, etc.): _____

Property Owner: _____

If Business Entity, name and title of authorized signee: _____
Mailing Address: _____
City: _____ State: _____ Zip Code: _____
Telephone: (____) _____
Email: _____
Billing Contact? _____

****Owner must sign at the bottom of this page****

Acknowledgement of Responsibility

Compliance: If granted, you agree to comply with all conditions of the certificate of appropriateness (COA). Revisions to approved work require staff review and may require a new application and approval from the Commission of Architectural Review (CAR). Failure to comply with the conditions of the COA may result in project delays or legal action. The COA is valid for one (1) year and may be extended for an additional year, upon written request and payment of associated fee.

Requirements: A complete application includes all applicable information requested on checklists available on the CAR website to provide a complete and accurate description of existing and proposed conditions, as well as payments of the application fee. Applications proposing major new construction, including additions, should meet with staff to review the application and requirements prior to submitting. Owner contact information and signature is required. Late or incomplete applications will not be considered.

Zoning Requirements: Prior to Commission review, it is the responsibility of the applicant to determine if zoning approval is required. Application materials should be prepared in compliance with zoning.

Property Owner Signature: Christopher Small Date: _____

Certificate of Appropriateness Application Instructions

Staff Contact: (804)-646-6569 | alex.dandridge@rva.gov

Before You Submit

In advance of the application deadline, please contact staff to discuss your project, application requirements, and if necessary, to make an appointment to meet with staff for a project consultation. The CAR website has additional project guidance and required checklists: www.rva.gov/planning-development-review/commission-architectural-review.

Application deadlines are firm. All materials must be submitted by the deadline to be considered at the following Commission meeting. Designs must be final at the time of application; revisions will not be accepted after the deadline. Incomplete and/or late applications will not be placed on that month's agenda.

Submission Requirements

Please submit applications to staff via email with the project address in the subject line. Submit the following items via email to staff:

- One (1) signed and completed application (PDF) – property owner signature required.
- Supporting documentation, as indicated on the [checklist](#), which can be found under the 'Application Information' tab on the website.
- Payment of application fee, if required. Payment of the fee must be received before the application will be scheduled. An invoice will be sent via the City's Online Permit Portal. Please see [fee schedule](#) available on the CAR website for additional information.

A complete application includes a signed application form, legible plans, drawings, elevations, material specifications, and payment of the required fee as described in the City Code of Ordinances Sec. 30-930.6(b). The Commission will not accept new materials, revisions, or redesigns at the meeting. Deferral until the following month's meeting may be necessary in such cases to allow for adequate review by staff, Commissioners, and public notice, if required.

Meeting Information and Application Due Dates

- The Commission meets on the fourth Tuesday of each month, except for December when it meets on the third Tuesday.
- Application hearings start at 4:00pm. Meetings are held in person at City Hall in the 5th floor conference room. Participation via Microsoft Teams is available. It is strongly recommended that at least one person, either the owner or applicant, attend the meeting in person.
- All applications are due at 12 noon the Friday after the monthly CAR meeting, except in December, when applications are due the following Monday. For a list of meeting dates and submission deadline dates for each meeting please visit www.rva.gov/planning-development-review/commission-architectural-review or contact staff.
- Revisions to applications that have been deferred or conceptually reviewed at a CAR meeting can be submitted nine (9) business days after that meeting in order to be reviewed at the following meeting. Please contact staff to confirm this date.
- New construction will be required to go through a conceptual review. The conceptual review is non-binding.
- Applicants are encouraged to reach out to any relevant civic associations and immediate neighbors for new construction or large-scale projects prior to submitting to the Commission of Architectural Review.



Via Email

24 October 2024

RICHMOND COMMISSION OF ARCHITECTURAL REVIEW Certificate of Appropriateness Application: Written Description

Property Description, Current Conditions, and any Prior Alterations and Additions:

- Parcel ID.: W0001249014
- Address: 500 North Arthur Ashe Boulevard (NW corner of AA Boulevard and Kensington Ave.)
- Property Description: The property is a 12,000 square foot, double lot occupied by a circa 1925 two and a half story single-family residence and three detached garages in the Boulevard Old & Historic District
- Zoning: R-48
- Current Conditions: Good for its age
- Prior Alterations/Additions: None of record

Proposed Work: Plans to change any exterior features, and/or addition description:

- Element 1 – Existing Side Porch: This project proposes to create enclosed, conditioned space beneath an existing side porch with no modifications to the existing building fabric. A glazed enclosure is to be positioned to the inside of the existing porch columns and will be constructed of large, clear, insulated glass panels framed with minimal bronze metal mullions and top and bottom rails.
- Element 2 – Side Porch Connector: This project proposes to enclose an existing open terrace that lies between the existing side porch and the southwest wing of the home. It is intended to read independently of those existing elements yet be complementary to the home's character. It will be constructed of painted, wood-frame walls with painted trim, wood windows, and a clear glass and standing seam copper roof.
- Element 3 – Rear Porch and Kitchen Expansion: This project proposes to replace an existing, dilapidated porch, with a new one of similar form and materials. The new porch features an enclosed portion to accommodate the expansion of the galley kitchen and an open portion to provide covered connection to the garden. The enclosed portion features six painted wood double-hung windows and a half-lite painted wood door. Two existing casement windows are proposed to be replaced with painted wood French doors utilizing the existing opening's width and height. The proposed materials are intended to match existing – painted wood walls and trim, painted wood porch columns, slate roof, painted wood deck floor, and a brick foundation. **This portion of the project is not visible from a public way.**

Current building material conditions and originality of any materials proposed to be repaired or replaced:

- Element 1 – Existing Side Porch: Existing materials are in good shape and will be retained.
- Element 2 – Side Porch Connector: Existing tile flooring is buckled and will be replaced. Existing brick steps to sidewalk will be retained and potted plants will be placed on them.
- Element 3 – Rear Porch and Kitchen Expansion: Existing porch structure is in fair to poor condition.

Proposed new material description:

- Element 1 – Existing Side Porch: A glazed enclosure is to be positioned to the inside of the existing porch columns and will be constructed of large, clear, insulated glass panels framed with minimal bronze metal mullions and top and bottom rails.
- Element 2 – Side Porch Connector: It will be constructed of painted, wood-frame walls with painted trim, painted wood windows, and a clear glass and standing seam copper roof. Paint is Farrow & Ball Matchstick 2013.
- Element 3 – Rear Porch and Kitchen Expansion: The proposed materials are intended to match existing – painted wood walls and trim, painted wood porch columns, slate roof, painted wood deck floor, and a brick foundation. Paint is Farrow & Ball Matchstick 2013.

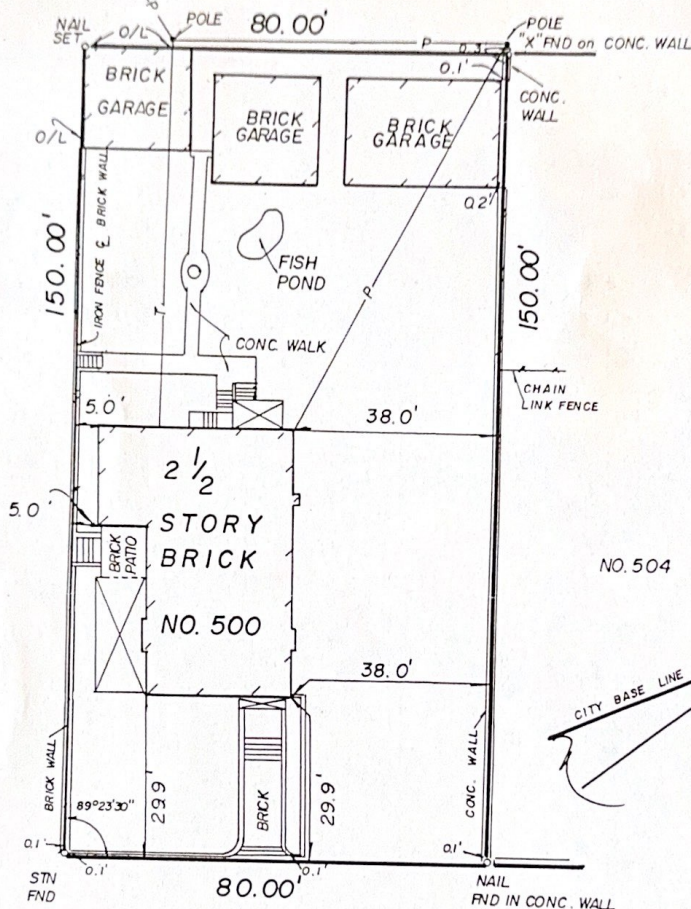
NOTE: THIS PROPERTY IS LOCATED IN
 ZONE C AS SHOWN ON FEMA
 COMMUNITY PANEL NO. 510129-0010-B

C/O: PSYCHIATRIC ASSOCIATES OF RICHMOND
 D.B. 773, PG 1699

PUR.: CHRISTOPHER T.
 SMALL

KENSINGTON AVENUE

15' ALLEY

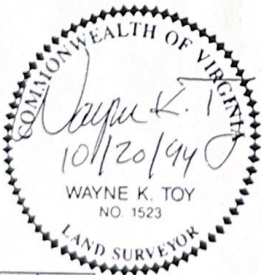


NO. 504

N. BOULEVARD

PLAT SHOWING IMPROVEMENTS ON NO. 500 N. BOULEVARD, IN
 THE CITY OF RICHMOND, VIRGINIA.

THIS SURVEY HAS BEEN PREPARED WITHOUT THE BENEFIT
 OF A TITLE REPORT AND THEREFORE DOES NOT NECESSARILY
 INDICATE ALL ENCUMBRANCES ON THE PROPERTY



This is to certify that on OCTOBER 20, 1994, I made an accurate
 Field Survey of the premises shown hereon; that all improvements and easements known or visible are
 shown hereon; that there are no encroachments by improvements either from adjoining premises or
 from subject premises upon adjoining premises, other than as shown hereon.

POTTS, MINTER AND ASSOCIATES, P.C.
 ENGINEERS, LAND SURVEYORS
 LAND PLANNERS

Date: 10/20/94
 Scale: 1" = 25'
 J.N. 8309-02

3520 S Courthouse Road Suite B Richmond, Virginia 23236

CHECKED WKT

SMALL RESIDENCE C.A.R. APPLICATION

500 N. ARTHUR ASHE BOULEVARD

SMALL RESIDENCE | MASTER PLAN | 24 OCTOBER 2024



TABLE OF CONTENTS

1	3	EXISTING CONDITIONS EXISTING PLAT EXISTING SITE PLAN EXISTING MAIN LEVEL PLAN EXISTING UPPER LEVEL PLAN EXISTING EAST/WEST ELEVATIONS EXISTING SOUTH ELEVATION EXISTING NORTH ELEVATION EXISTING PHOTOGRAPHS
2	12	DESIGN SCHEME DEMOLITION - MAIN LEVEL DEMOLITION - UPPER LEVEL MAIN LEVEL PLAN - PROPOSED UPPER LEVEL PLAN - PROPOSED EAST/WEST ELEVATIONS - PROPOSED SOUTH ELEVATION - PROPOSED NORTH ELEVATION - PROPOSED SOUTH VIEW - EXISTING SOUTH VIEW - PROPOSED WEST VIEW - EXISTING WEST VIEW - PROPOSED

This CAR Application undertaken by 3north, PLLC in 2024, is prepared exclusively for Mr. Christopher T. Small.

All content © 3North 2024.

This study may not be photocopied, scanned, archived, or retained electronically, or reproduced in any form, without written permission from 3north.



EXISTING CONDITIONS

EXISTING PLAT

SMALL RESIDENCE | MASTER PLAN | 24 OCTOBER 2024

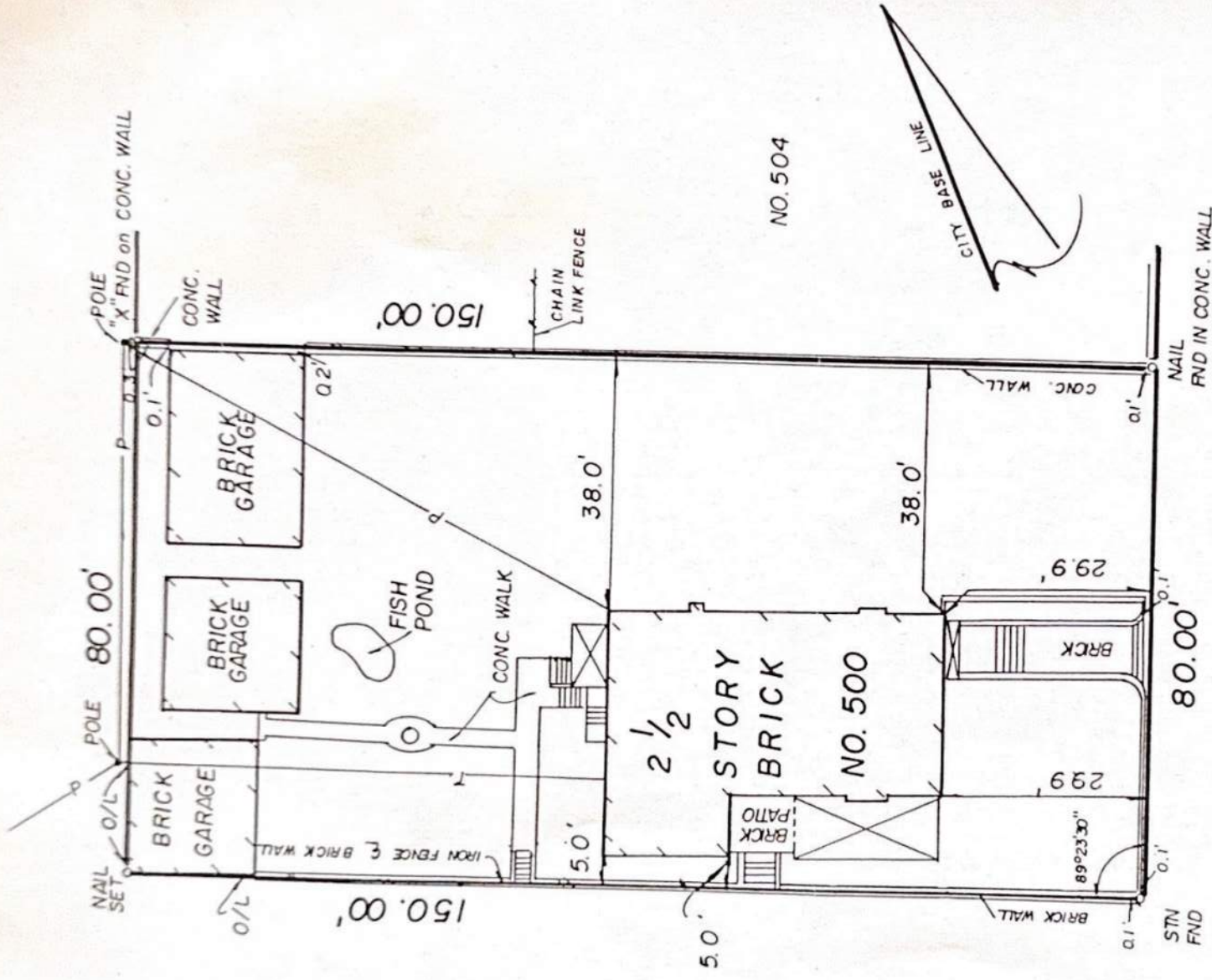
NOTE: THIS PROPERTY IS LOCATED IN
ZONE C AS SHOWN ON FEMA
COMMUNITY PANEL NO. 510129-0010.B

C/O: PSYCHIATRIC ASSOCIATES OF RICHMOND
D.B. 773, PG 1699

PUR: CHRISTOPHER T.
SMALL

15' ALLEY

KENSINGTON AVENUE



N. BOULEVARD

PLAT SHOWING IMPROVEMENTS ON NO. 500 N. BOULEVARD, IN
THE CITY OF RICHMOND, VIRGINIA.

THIS SURVEY HAS BEEN PREPARED WITHOUT THE BENEFIT
OF A TITLE REPORT AND THEREFORE DOES NOT NECESSARILY
INDICATE ALL ENCUMBRANCES ON THE PROPERTY



This is to certify that on OCTOBER 20, 1994, I made an accurate
Field Survey of the premises shown hereon; that all improvements and easements known or visible are
shown hereon; that there are no encroachments by improvements either from adjoining premises or
from subject premises upon adjoining premises, other than as shown hereon.

POTTS, MINTER AND ASSOCIATES, P.C.
ENGINEERS, LAND SURVEYORS
LAND PLANNERS

3520 S. Courthouse Road Suite B Richmond, Virginia 23236

Date: 10/20/94
Scale: 1" = 25'
J.N. 8309-02

CHECKED WKT





NORTH ARTHUR ASHE BLVD.

PROPERTY ADDRESS
500 North Arthur Ashe Boulevard
Richmond, Virginia 23220

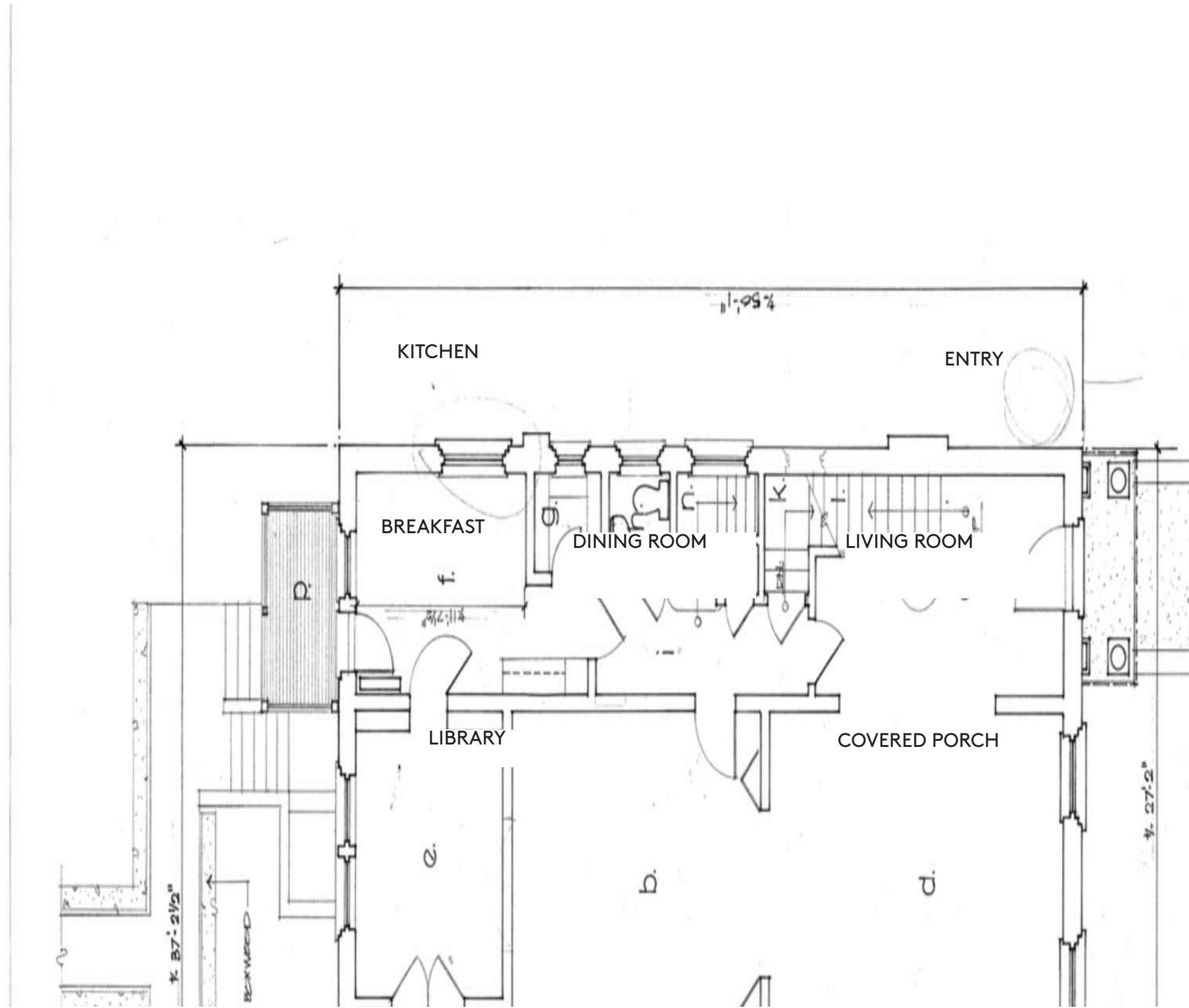
PARCEL NUMBER
W0001249014

ZONING INFORMATION
Zoning: R-48
Setbacks:
 Front - 15 feet
 Sides - 3 feet
 Rear - 5 feet
Lot Coverage: 50%

EXISTING SITE PLAN

SMALL RESIDENCE | MASTER PLAN | 24 OCTOBER 2024

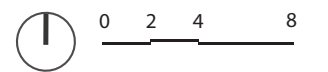
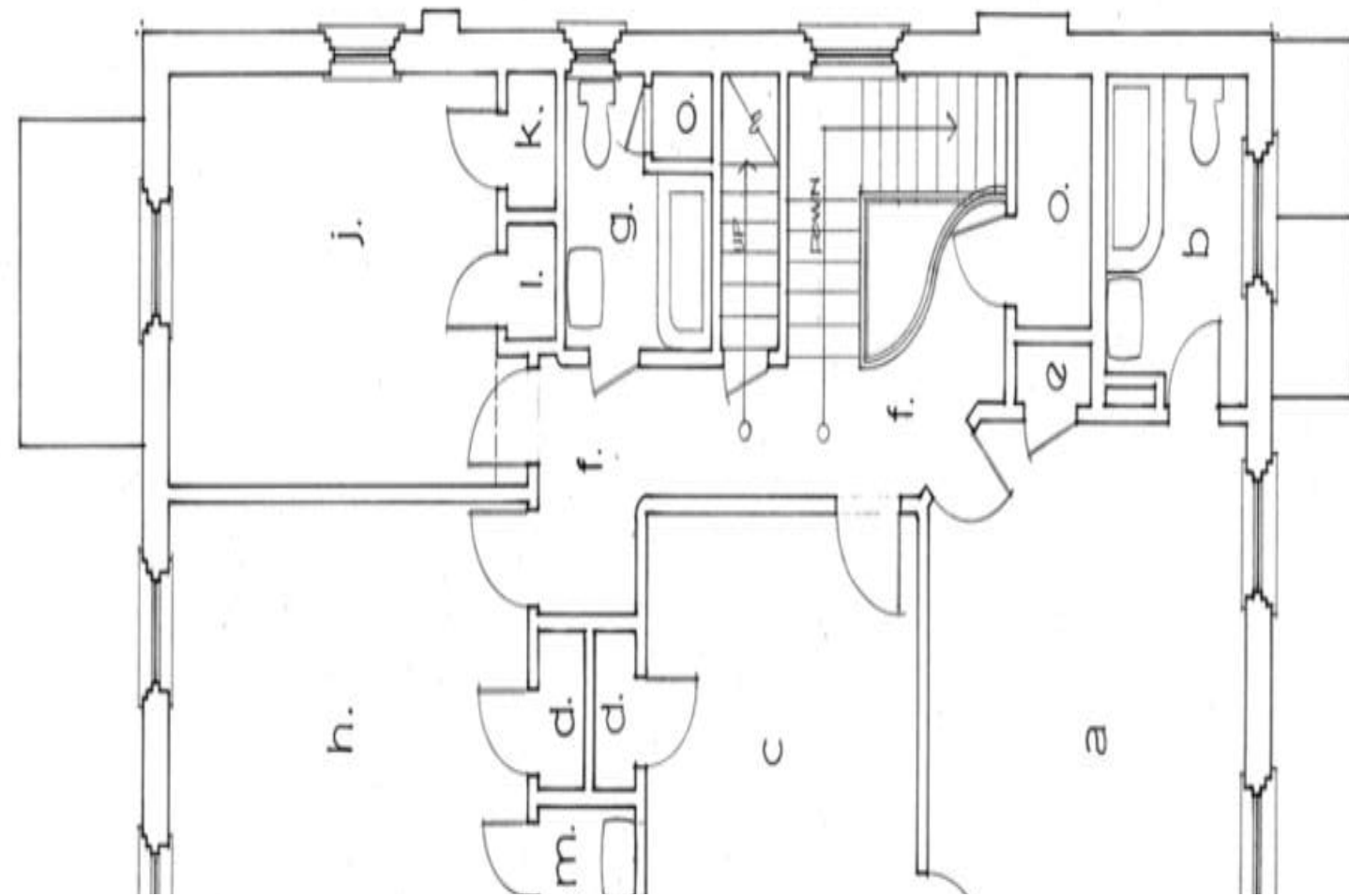




EXISTING - MAIN LEVEL PLAN

SMALL RESIDENCE | MASTER PLAN | 24 OCTOBER 2024

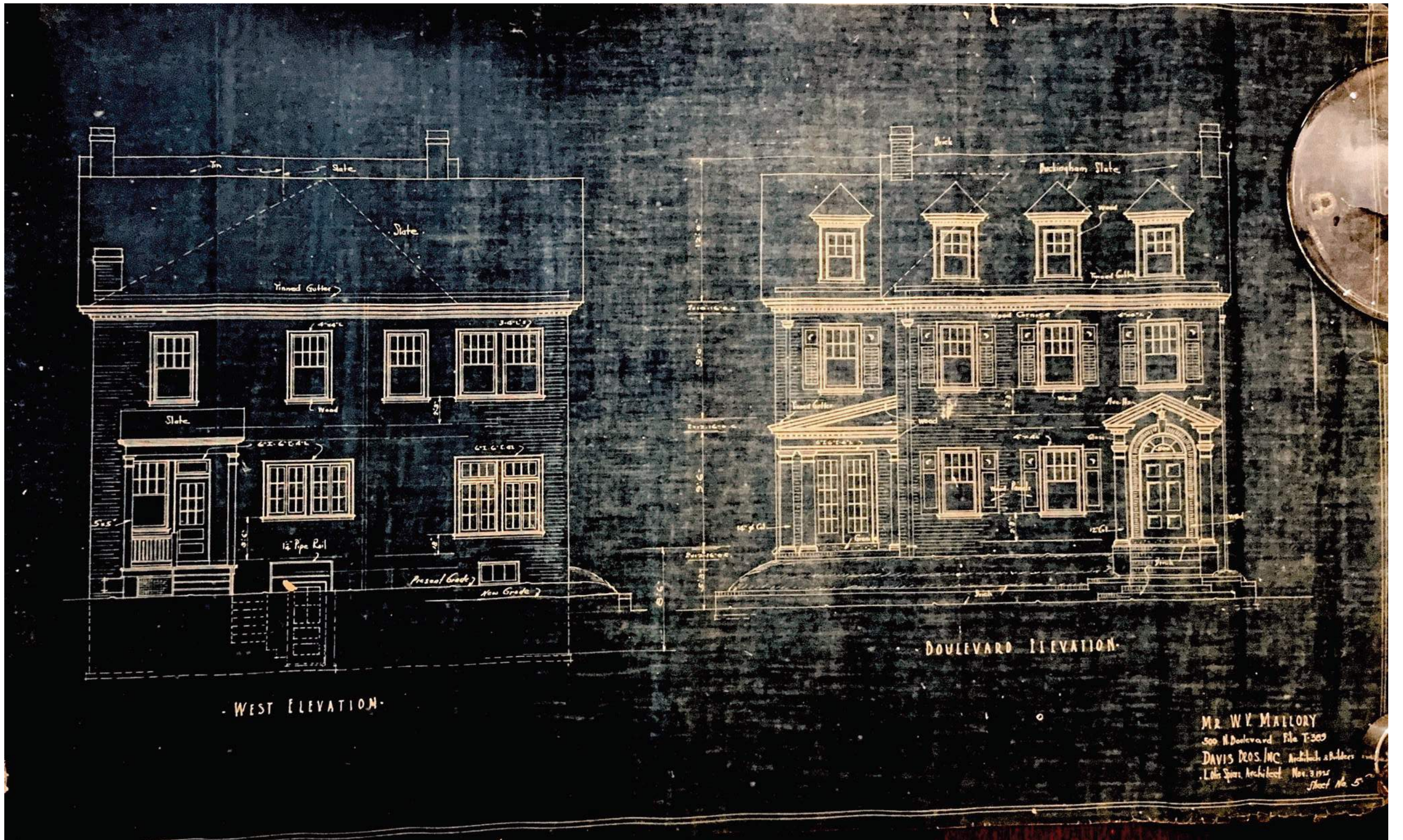




EXISTING - UPPER LEVEL PLAN

SMALL RESIDENCE | MASTER PLAN | 24 OCTOBER 2024





EXISTING - EAST/WEST ELEVATIONS

SMALL RESIDENCE | MASTER PLAN | 24 OCTOBER 2024

MR. W. V. MALLORY
500 N. Boulevard, File T-309
DAVIS PROS. INC. Architects & Builders
1.010 Spire, Architect Nov. 3, 1912
Sheet No. 5





EXISTING - SOUTH ELEVATION

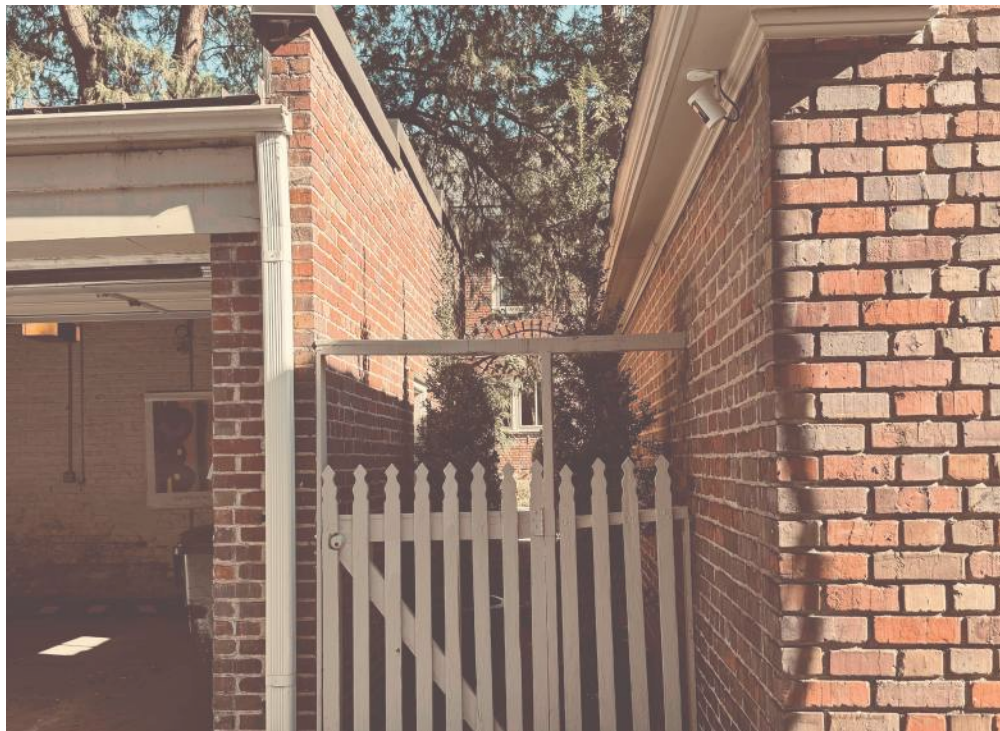
SMALL RESIDENCE | MASTER PLAN | 24 OCTOBER 2024





EXISTING PHOTOGRAPHS

SMALL RESIDENCE | MASTER PLAN | 24 OCTOBER 2024

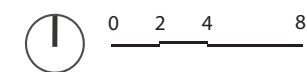
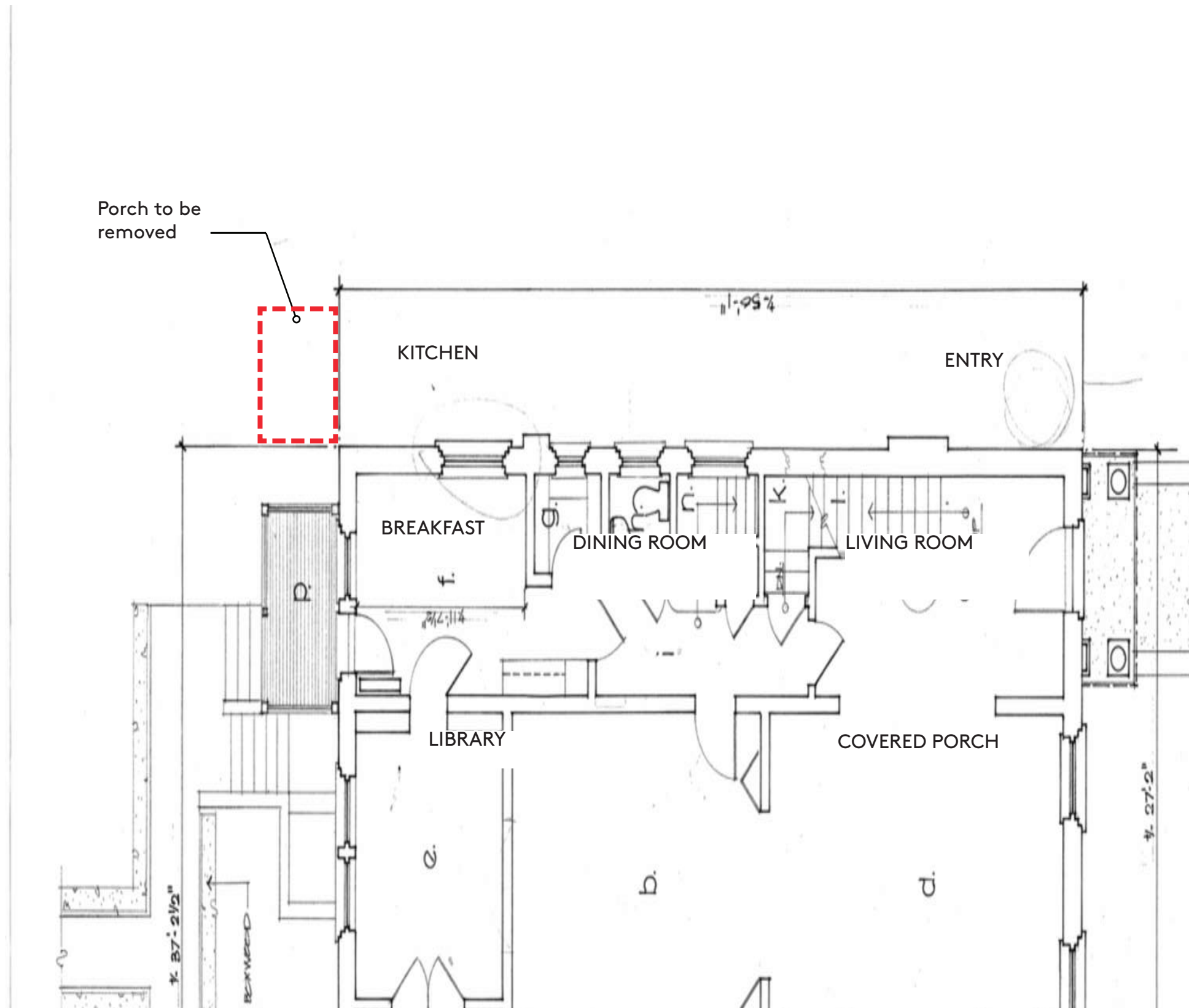


EXISTING PHOTOGRAPHS

SMALL RESIDENCE | MASTER PLAN | 24 OCTOBER 2024



DESIGN SCHEME

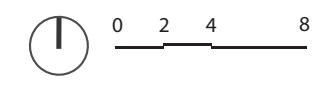
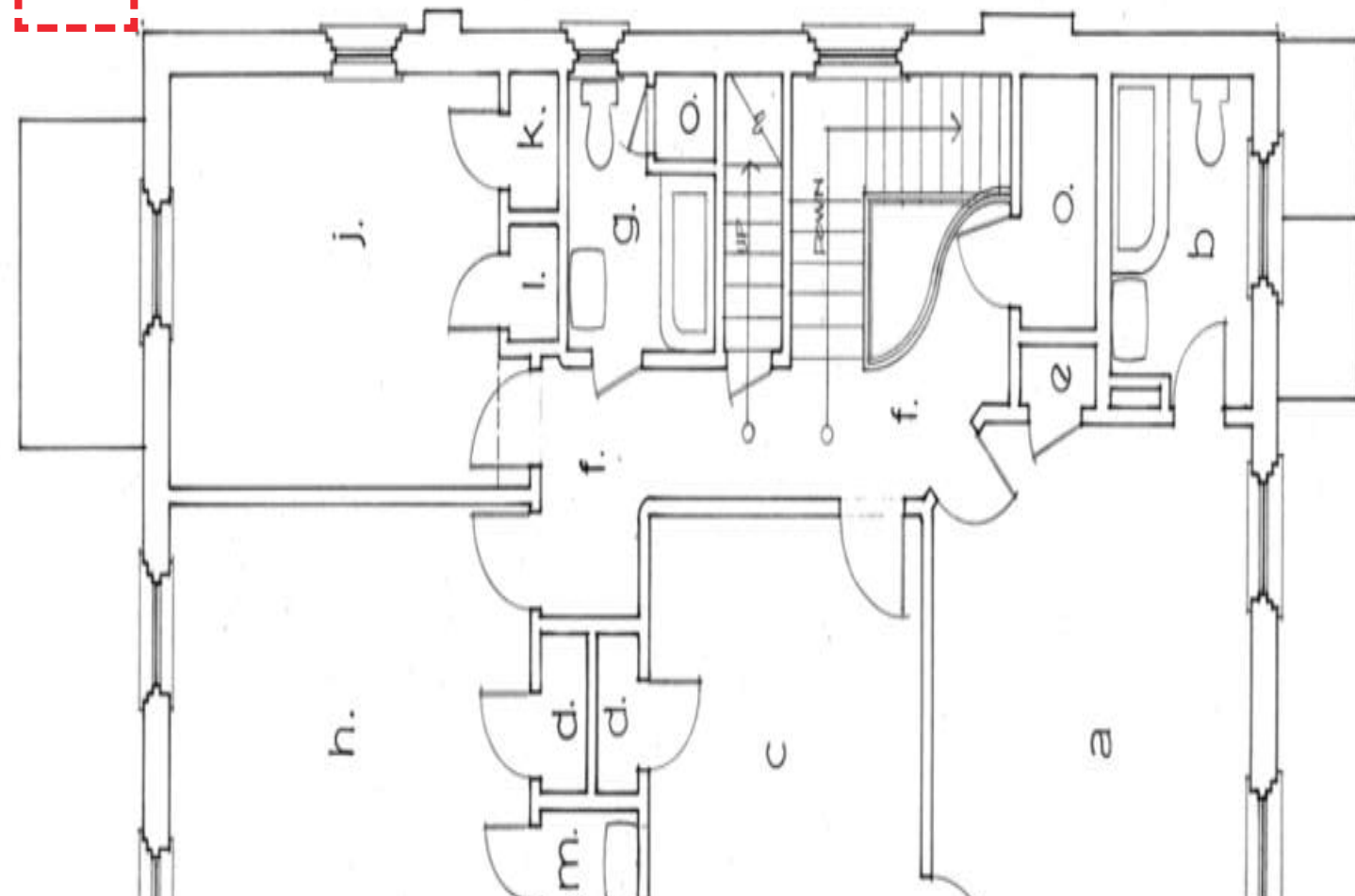
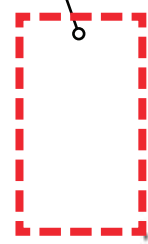


DEMOLITION - MAIN LEVEL PLAN

SMALL RESIDENCE | MASTER PLAN | 24 OCTOBER 2024



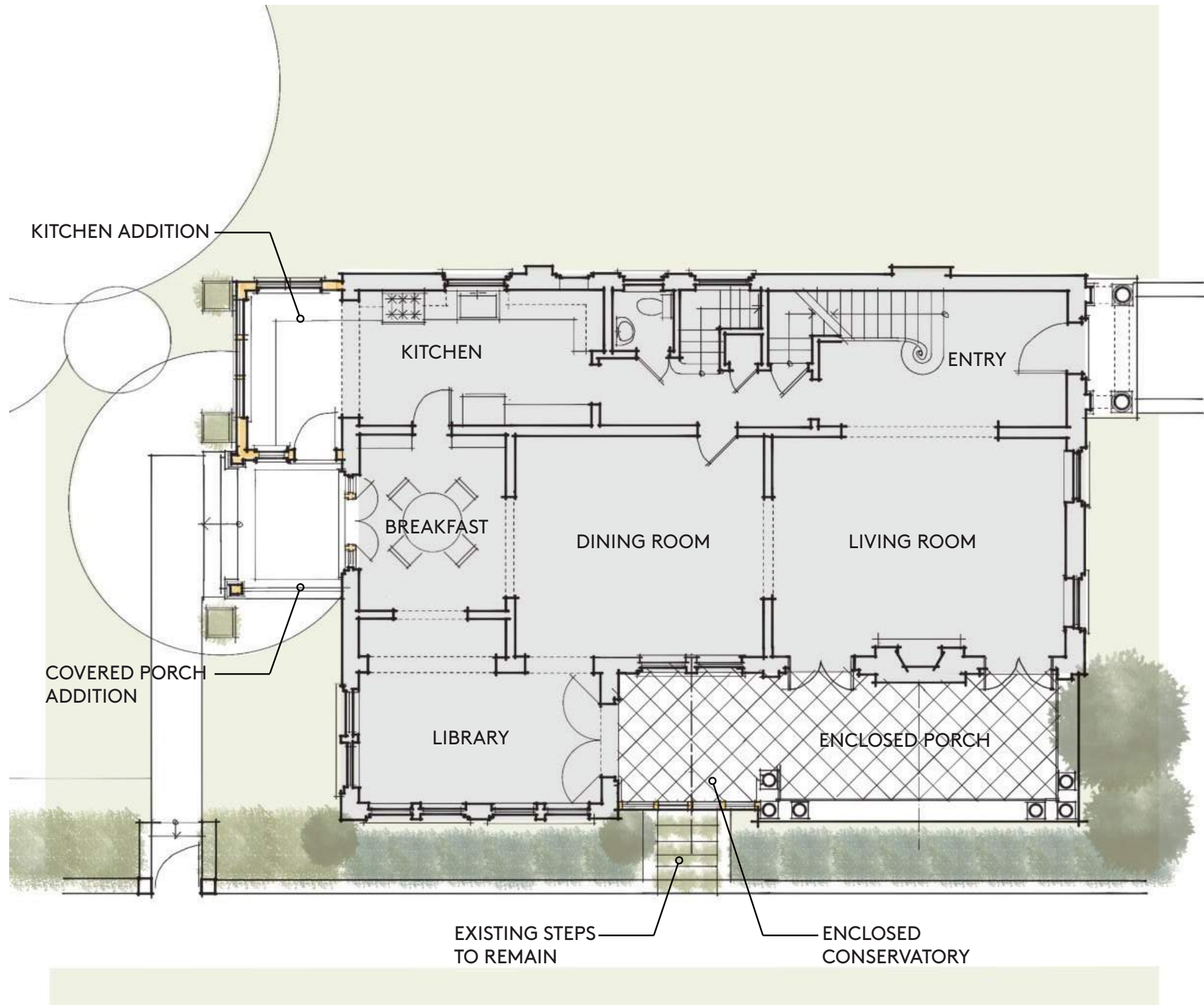
Porch Roof to be removed



DEMOLITION - UPPER LEVEL PLAN

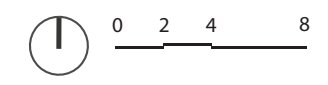
SMALL RESIDENCE | MASTER PLAN | 24 OCTOBER 2024





N. ARTHUR ASHE BLVD.

KENSINGTON AVENUE

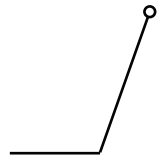


PROPOSED - MAIN LEVEL PLAN

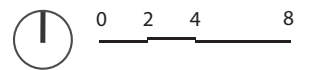
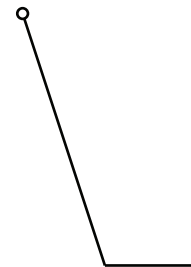
SMALL RESIDENCE | MASTER PLAN | 24 OCTOBER 2024



STANDING SEAM
COPPER ROOF



COPPER AND GLASS
CONSERVATORY ROOF



PROPOSED - UPPER LEVEL PLAN

SMALL RESIDENCE | MASTER PLAN | 24 OCTOBER 2024





STANDING SEAM
COPPER ROOF

PAINTED WOOD
WINDOWS, DOORS,
AND TRIM

BRICK
FOUNDATION

WEST ELEVATION



CLEAR GLASS PANELS
WITH LOW PROFILE
BRONZE MULLIONS

EAST ELEVATION

0 2 4 8

PROPOSED - EAST/WEST ELEVATIONS

SMALL RESIDENCE | MASTER PLAN | 24 OCTOBER 2024





0 2 4 8

PROPOSED - SOUTH ELEVATION

SMALL RESIDENCE | MASTER PLAN | 24 OCTOBER 2024





0 2 4 8

PROPOSED - NORTH ELEVATION

SMALL RESIDENCE | MASTER PLAN | 24 OCTOBER 2024





EXISTING VIEW - SOUTH

SMALL RESIDENCE | MASTER PLAN | 24 OCTOBER 2024



PROPOSED VIEW - SOUTH

SMALL RESIDENCE | MASTER PLAN | 24 OCTOBER 2024





EXISTING VIEW - WEST

SMALL RESIDENCE | MASTER PLAN | 24 OCTOBER 2024





PROPOSED VIEW - WEST

SMALL RESIDENCE | MASTER PLAN | 24 OCTOBER 2024