



# COMMISSION OF ARCHITECTURAL REVIEW

## APPLICATION FOR CERTIFICATE OF APPROPRIATENESS

**PROPERTY** (location of work)

Address 605 N 21st St

Historic district Union Hill

Date/time rec'd: _____
Rec'd by: _____
Application #: _____
Hearing date: _____

**APPLICANT INFORMATION**

Check if Billing Contact

Name Sarah Blackburn

Phone 517-896-5097

Company N/A

Email sarahblackburn820@gma

Mailing Address 605 N 21st St, Richmond VA, 23223

Applicant Type:  Owner  Agent  
 Lessee  Architect  Contractor  
 Other (please specify): \_\_\_\_\_

**OWNER INFORMATION** (if different from above)

Check if Billing Contact

Name \_\_\_\_\_

Company \_\_\_\_\_

Mailing Address \_\_\_\_\_

Phone \_\_\_\_\_

\_\_\_\_\_

Email \_\_\_\_\_

**PROJECT INFORMATION**

Project Type:  Alteration  Demolition  New Construction  
(Conceptual Review Required)

Project Description: (attach additional sheets if needed)

Construct new two-story wood frame garage at back of lot. 1.5-car garage on ground floor, in-law suite studio apartment above. Concrete slab foundation, hardiboard siding with reveal and color matching the main structure, vinyl windows, one 8x9 garage door and one 3-foot exterior door adjacent to the alley, french doors facing the back of the house, flat white TPO roof, sloping toward the alley 1/4" per foot.

**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 payment of the application fee. Applicants proposing major new construction, including additions, should meet with Staff to review the application and requirements prior to submitting an application. Owner contact information and signature is required. Late or incomplete applications will not be considered.

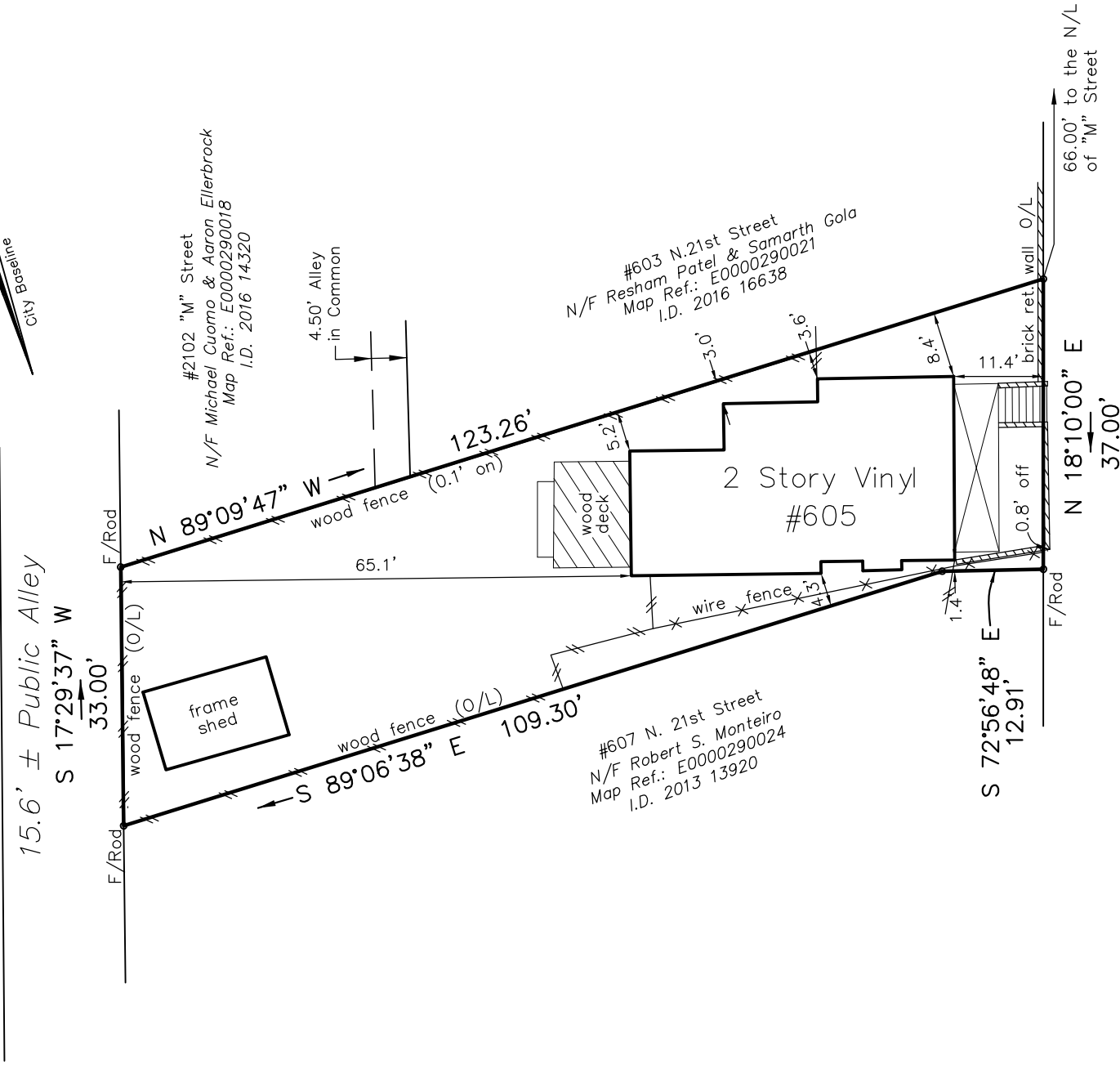
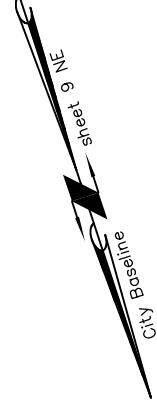
**Zoning Requirements:** Prior to Commission review, it is the responsibility of the applicant to determine if zoning approval is required and application materials should be prepared in compliance with zoning.

Signature of Owner

Date 9/25/2020

Address: #605 N. 21st Street  
 Current Owners: Sarah M. Simon & Nathan Blackburn  
 Parcel ID: E0000290023  
 I.D. 2014 16931

Note: Bearings protracted from City  
 Baseline sheet 9 NE.



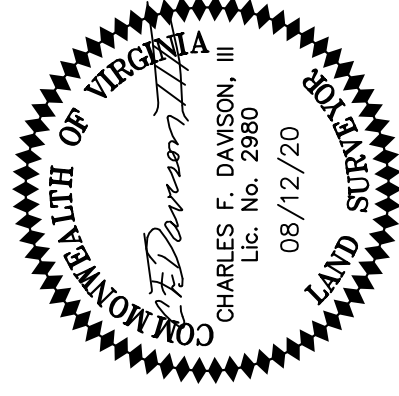
## NORTH 21st STREET

(formerly Pickett Street)

Survey and Plat of  
**The Property Known as**  
**#605 N. 21st Street in**  
**the City of Richmnd, VA**

This is to certify that on 08/12/20 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 shown hereon. THIS PLAT WAS MADE WITHOUT THE BENEFIT OF A TITLE SURVEY OR REPORT.

FLOOD INSURANCE NOTE: By graphics plotting only, this property is in ZONE X of the Flood Insurance Rate Map, Community Panel No. 510129 0041E effective date of 07/16/14. Exact designations can only be determined by an Elevation Certificate. Based on the above information, this property IS NOT in a Special Flood Hazard Area.

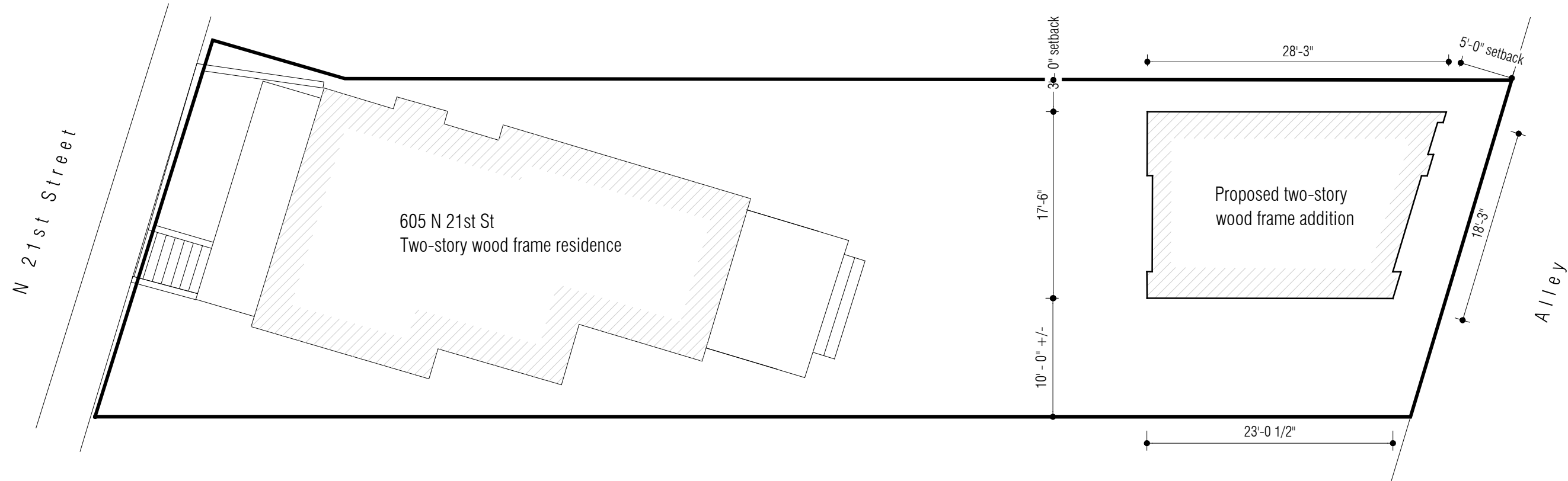


DAVISON LAND SURVEYING  
 AND MAPPING

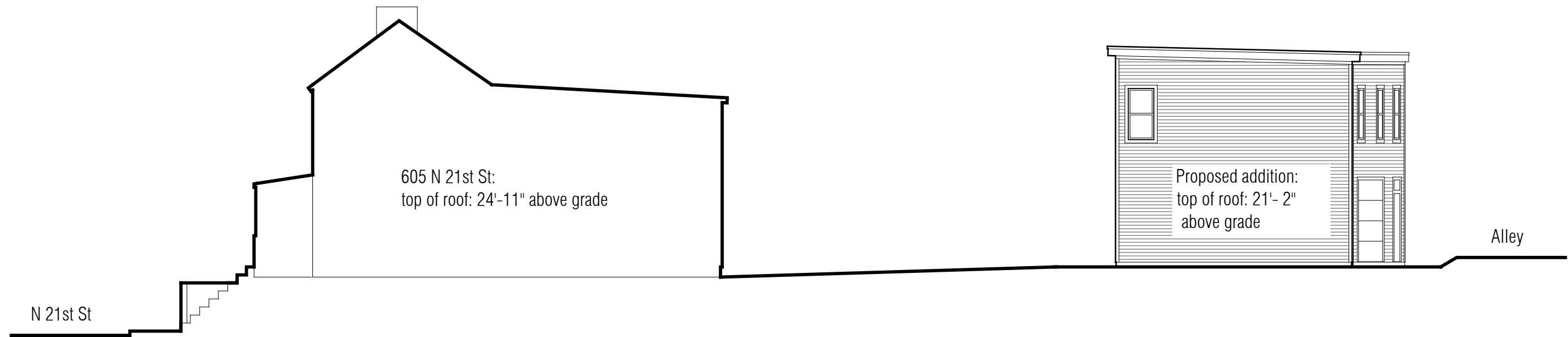
8306 Longlands Pl.  
 Chesterfield, Virginia 23832  
 (804)314-7441 [davisonlandsurveying@gmail.com](mailto:davisonlandsurveying@gmail.com)

DATE: 08/21/20 SCALE: 1"=20' JN: 20-262

605 N 21st St. - Plot Plan

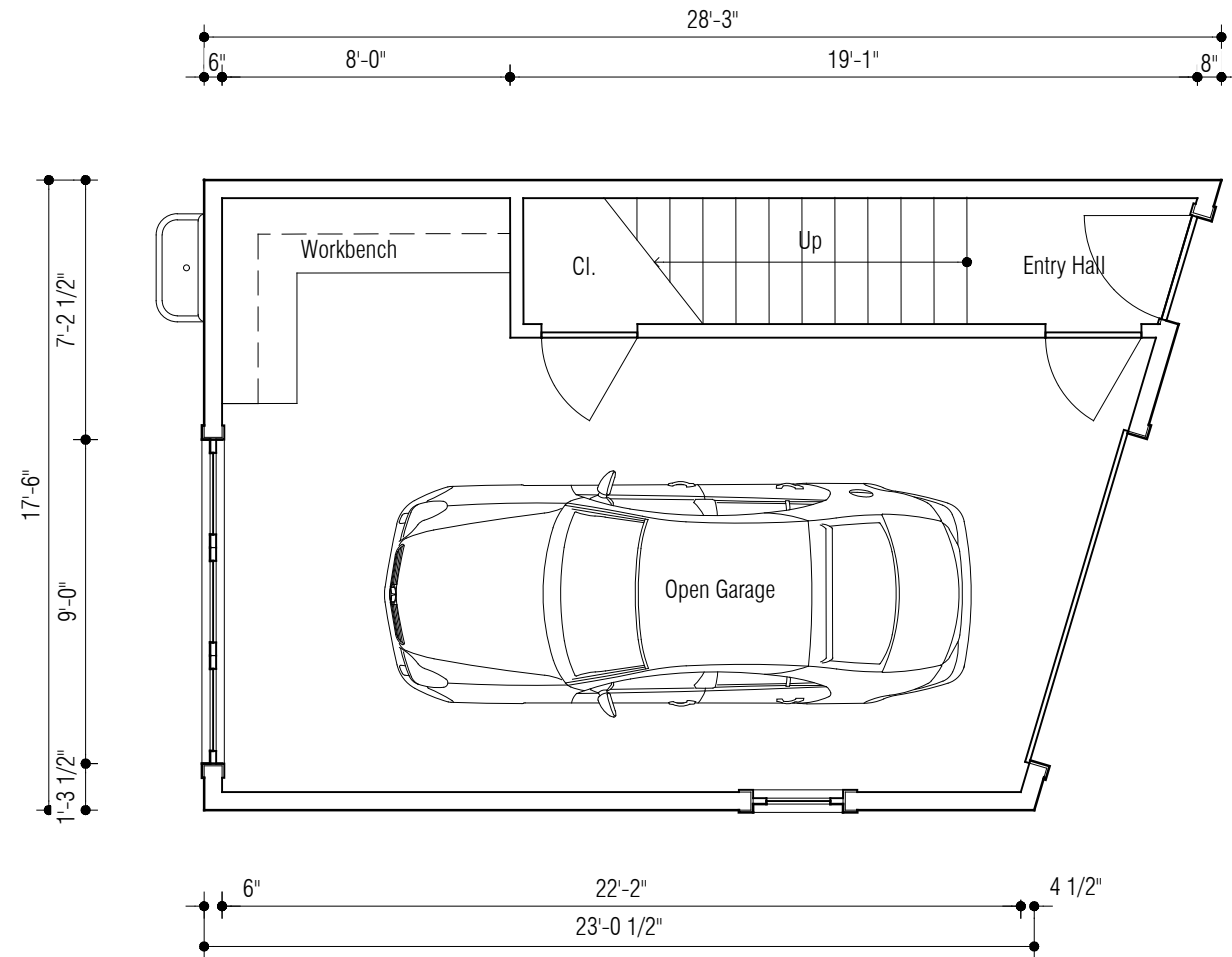


605 N 21st St.- Site Plan

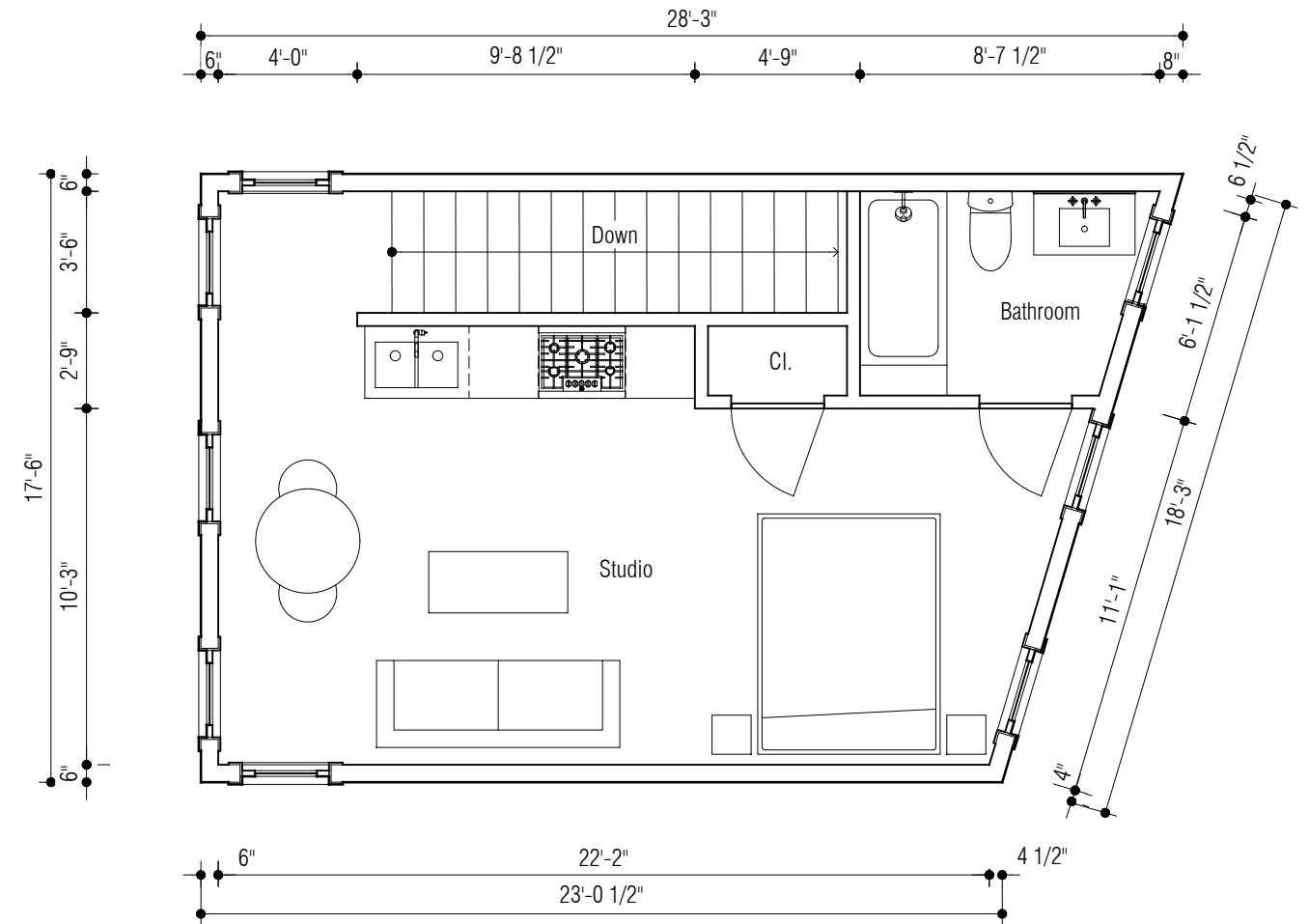


605 N 21st St.- Site Section

1 Ground Level Plan  
3/16" = 1' - 0"



2 Level 2 Plan  
3/16" = 1' - 0"

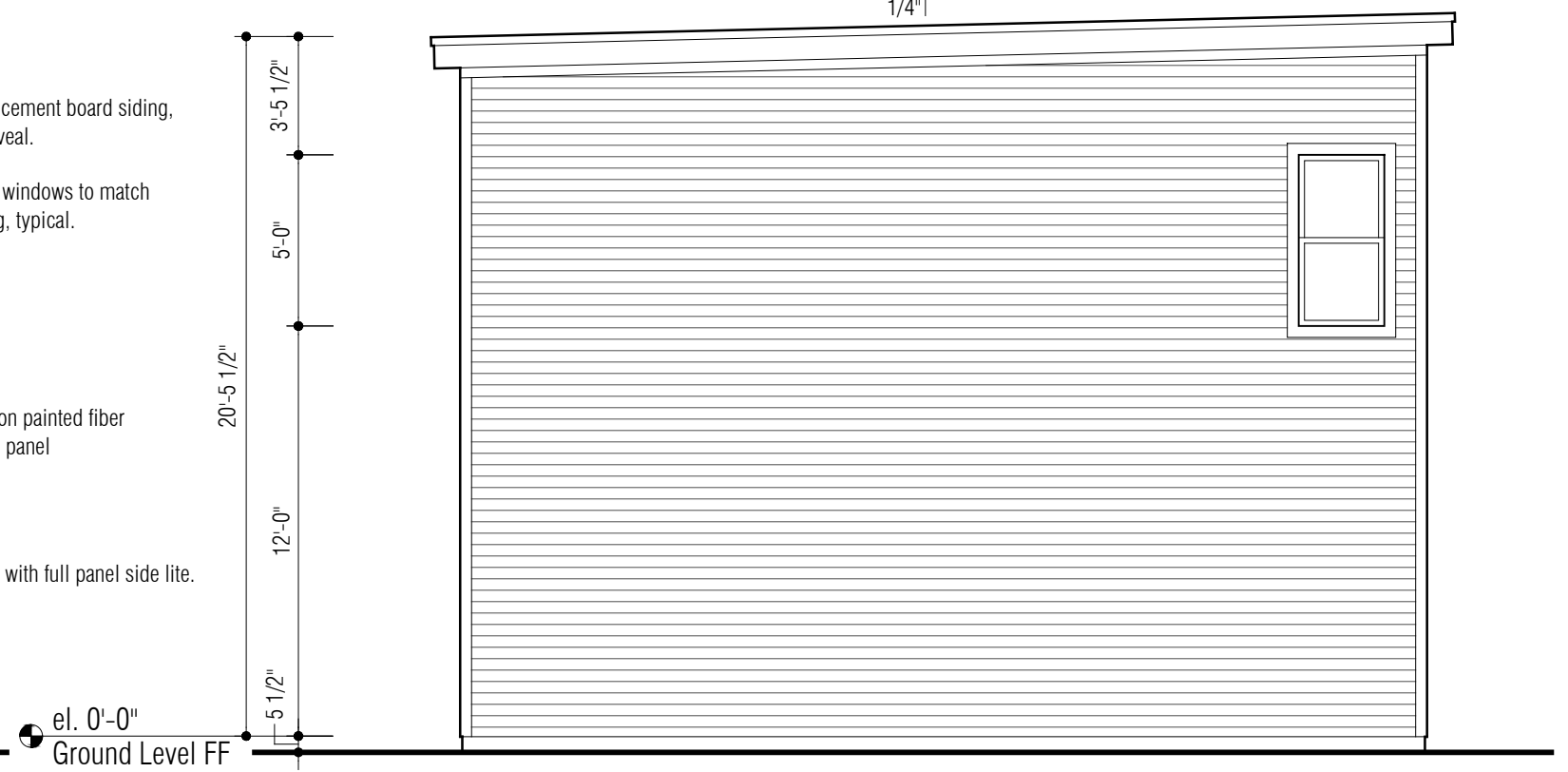


605 N 21st St. - Proposed Addition Floor Plans

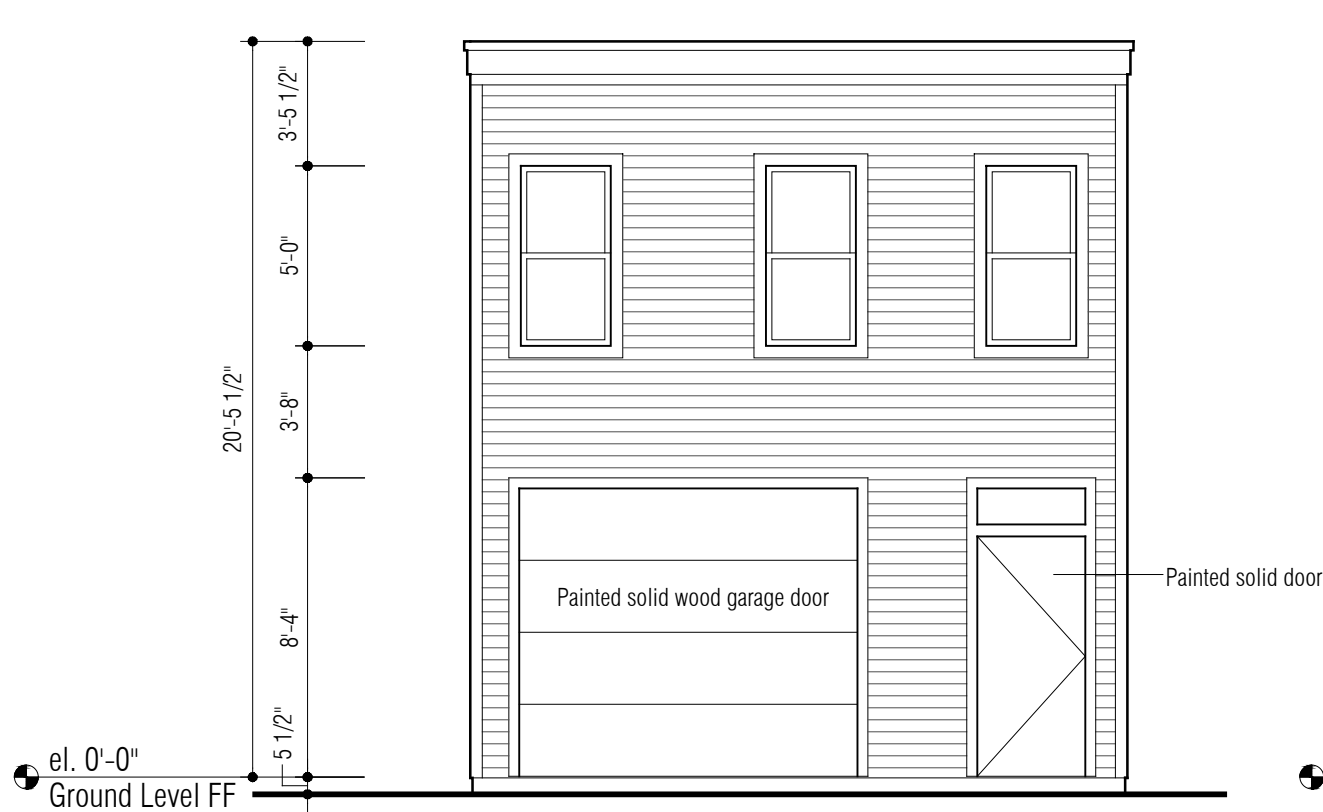
1 Exterior Elevation - West  
3/16" = 1' - 0"



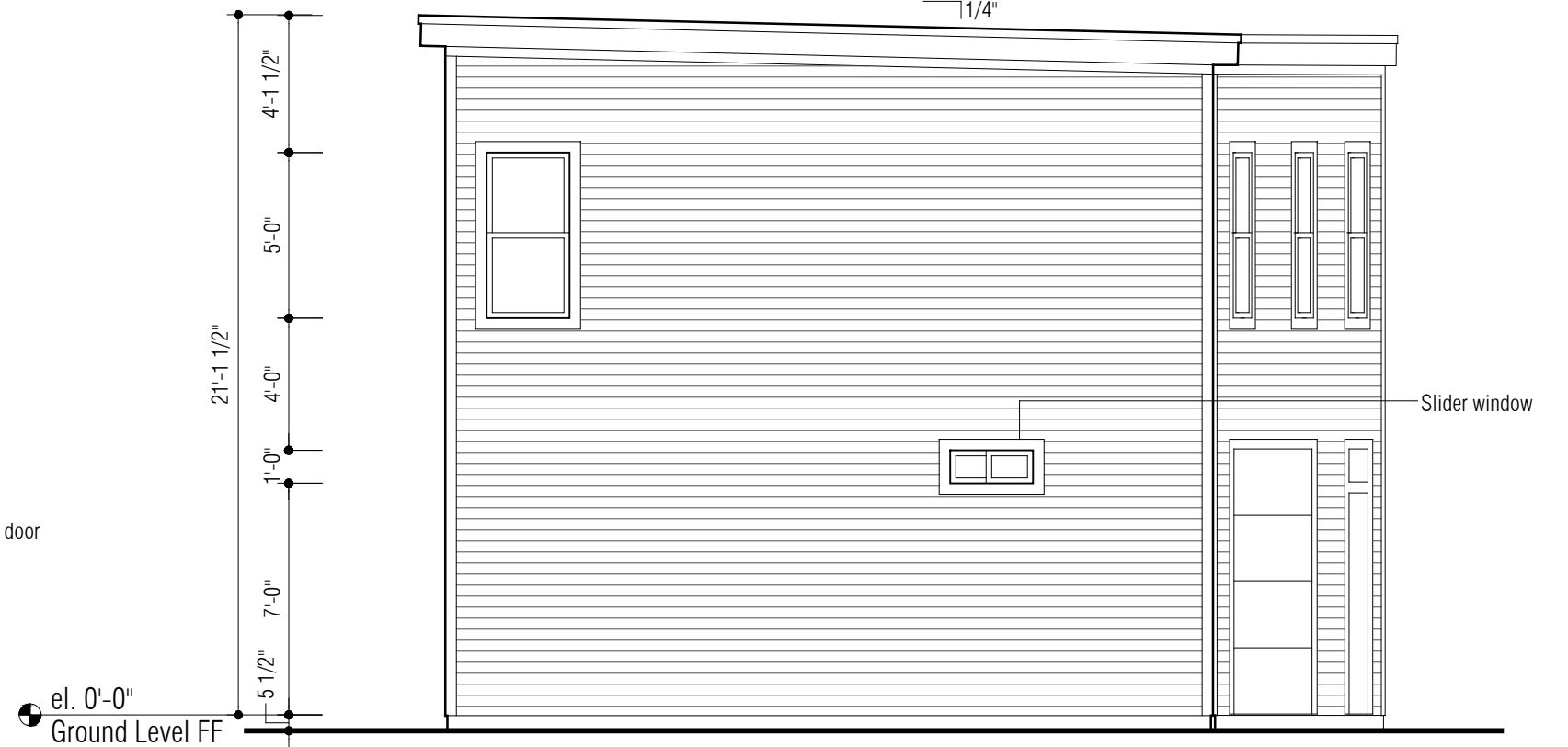
2 Exterior Elevation - North  
3/16" = 1' - 0"



3 Exterior Elevation - East  
3/16" = 1' - 0"



4 Exterior Elevation - South  
3/16" = 1' - 0"



605 N 21st St. - Proposed Addition Elevations



605 N 21st St. - West Elevation



605 N 21st St. - East Elevation

## 605 N 21st St. - Site Photos



605 N 21st St. - View from Back Porch



605 N 21st St. - View from M St. and Alley

## 605 N 21st St. - Site Photos





607 N 23rd St. - View from Alley



Burton St. between 22nd and Jessamine St. - View from Alley



533 Mosby St. - View from Mosby St.

605 N 21st St. - Precedents