



# COMMISSION OF ARCHITECTURAL REVIEW

## APPLICATION FOR CERTIFICATE OF APPROPRIATENESS

### PROPERTY (location of work)

Address 8 West Leigh Street, Richmond VA 23220

Historic district Jackson Ward Old and Historic District

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

### APPLICANT INFORMATION

Name Lynn L. Robinson, Member

Phone 804-225-9027

Company C.A.R. Enterprise, LLC

Email attorneyrobinson1@verizon.net

Mailing Address 8 West Leigh Street  
Richmond, VA 23220

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

### OWNER INFORMATION (if different from above)

Name \_\_\_\_\_

Company \_\_\_\_\_

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

Phone \_\_\_\_\_

Email \_\_\_\_\_

### PROJECT INFORMATION

Review Type:  Conceptual Review  Final Review

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

Project Description: (attach additional sheets if needed)  
See Attachment 1.

### ACKNOWLEDGEMENT OF RESPONSIBILITY

**Compliance:** If granted, you agree to comply with all conditions of the COA. Revisions to approved work require staff review and may require a new application and CAR approval. Failure to comply with 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.

**Requirements:** A complete application includes all applicable information requested on checklists to provide a complete and accurate description of existing and proposed conditions. Preliminary review meeting or site visit with staff may be necessary to process the application. Owner contact information and signature is required. Late or incomplete applications will not be considered.

**Zoning Requirements:** Prior to CAR 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 C.A.R. Enterprise, LLC (and Lynn L. Robinson, Member) Date 10/29/18

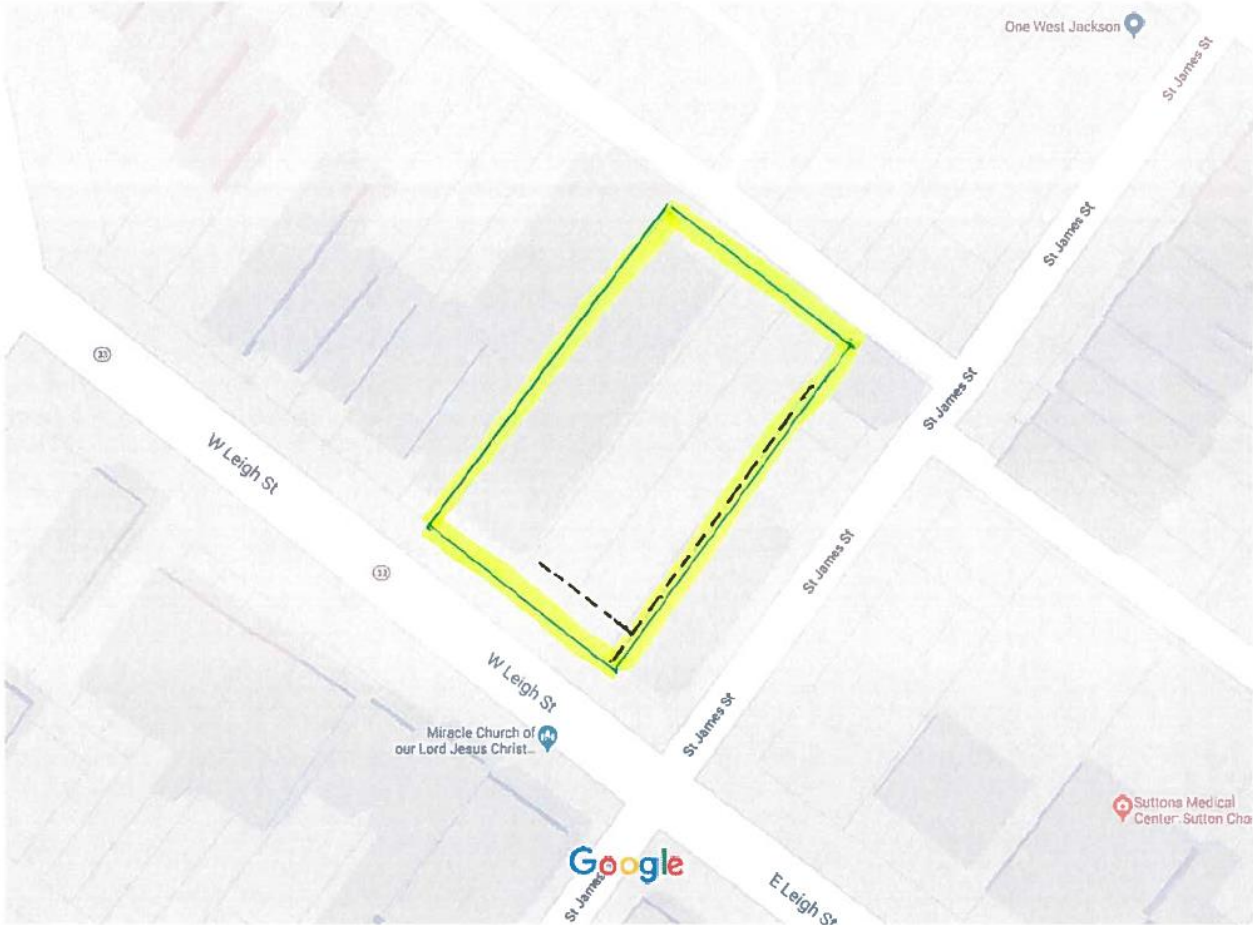
By:   
Gerald W. S. Carter  
Counsel

**Project Description:**

The owner, C.A.R. Enterprise, LLC, a Virginia limited liability company (the “Company”), located at 8 West Leigh Street, Richmond VA 23220 (the “Property”) installed a chain-link fence to prevent trespassers from cutting across the Property. Shortly after the fence’s installation, the Company received a violation letter regarding the fence from William C. Davidson, Zoning Administrator, City of Richmond, Virginia. Specifically, the letter stated that the Company would need a Certificate of Appropriateness (“COA”) from the City of Richmond (the “City”) “for any changes or alterations to a permanent structure that are visible from the public right-of-way.”

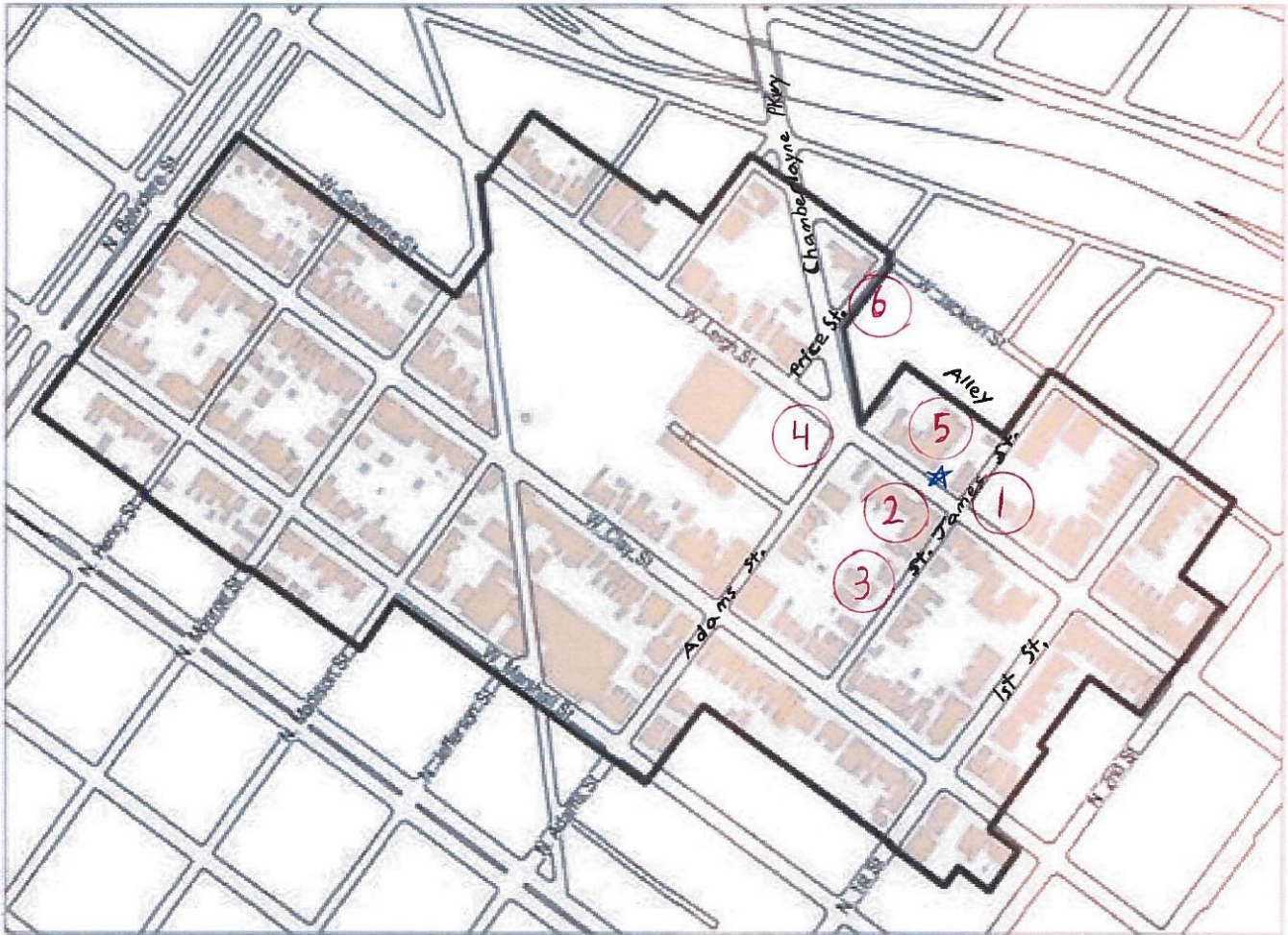
A COA should be granted for the Property because the Company required immediate protection for the Property from various trespassers that were put on notice practically on a daily basis by the Company not to trespass on the Property. The trespassers are namely: (1) Elizabeth Drucker-Basch and Russell Basch, the members/owners of 10 West Leigh Street, LLC, a Virginia limited liability company, and member/owners of several entities which own the properties adjacent and bordering both sides of the Property on West Leigh Street, and (2) various contractors and subcontractors renovating the properties owned by the Baschs and/or their other entities. The trespassers either ignore and/or refuse to comply with the wishes of the Company. As a deterrent to slow down the trespassers from entering and leaving the Property whenever they wish, the Company felt it had no resort but to install the fencing as swiftly and abruptly as possible. The Company chose to install chain-link fencing because there are several other properties in the Jackson Ward area with similar chain-link fencing. The following is a non-exhaustive list of properties that have similar fencing: (1) the parking lot a block down from the Property on the same side of the street, (2) the parking lot near the corner of 2<sup>nd</sup> Street and East Clay Street, and (3) the old razed medical building at the corner of Leigh Street and Belvidere Avenue. In the interest of fairness, the Company should be permitted to keep the chain-link fencing as it serves a functional purpose, there is precedent in the Jackson Ward neighborhood for that style of barrier, and the chain-link fencing is cost-effective for the Company.

**Site Map**



-  Applicant's Property
-  Chain Link Fence

**Map of Jackson Ward Historic District**



★ – Applicant's Property (8 West Leigh Street)

1 – Parking Lot of 8 East Leigh Street

2 – 15 West Leigh Street

3 – 513 St. James Street

4 – Parking lot at the corner of Leigh Street and Adams Street

5 – Behind 14 through 18 West Leigh Street

6 – Near the corner of Chamberlayne Parkway and Price Street



★ – Applicant's Property (8 West Leigh Street)



The fence is 6 feet tall.



**1 – Parking Lot of 8 East Leigh Street**



The fence is 6 feet tall.



**2 – 15 West Leigh Street**



**3 – 513 St. James Street**





**4 – Parking lot at the corner of Leigh Street and Adams Street**



**5 – Behind 14 through 18 West Leigh Street**





6 – Near the corner of Chamberlayne Parkway and Price Street

