

MANCHESTER
ALLIANCE
RVA



2 January 2019

City of Richmond Department of Planning and Development Review
900 East Broad Street
Richmond, VA 23219

CC: Christopher Chase
Mary Lorino

RE: Special Use Permit for 1515 Hull Street

The Manchester Alliance Board of Directors has reviewed the Special Use Permit request for the property at 1515 Hull Street. The Board has voted to support the Special Use Permit to allow for the contractor shop and retail artist studio to coexist at the property.

Sincerely,

David Bass
Manchester Alliance, President
815 Porter Street #105
Richmond, VA 23224
804-677-8270

Charlie Schmidt
1414 Bainbridge Street
Richmond, VA 23224

December 18, 2018

City of Richmond
Zoning and Code Enforcement
900 E. Broad St., Room 110
Richmond, VA 23219

RE: Special Use Permit, 1515 Hull Street

To the Zoning Administration and the Board of Zoning Appeals:

This letter is to express my full support for the Special Use Permit for Chris Chase and his property at 1515 Hull Street. His proposal and planned use for the building is an exciting addition to the neighborhood. We look forward to having his studio near us.

My wife and I have owned property and lived in the neighborhood since 2005. I am on the board of the Friends of the Richmond Public Library and active at the Hull Street Library, having served on the Public Arts Commission Site Selection Committee for the sculpture about to go in at that location. We are excited about our end of the neighborhood! It will be nice to see the shops in the upper blocks of Hull Street get filled with great businesses like Mr. Chase's studio.

Please approve his Special Use Permit. Thank you for the opportunity to express my support.

Sincerely,

A handwritten signature in black ink, appearing to read 'C Schmidt', written in a cursive style.

Charlie Schmidt

Mary Lorino

From: Chris Chase <chris@chrischasestudio.com>
Sent: Saturday, December 15, 2018 5:05 PM
To: Bryan Traylor
Cc: Mary Lorino
Subject: Re: 1515 Hull Street SUP letter of support

Thank you, Bryan.

We've had a very positive response so far, and look forward to joining the neighborhood.

Chris

Sent from my iPhone

On Dec 15, 2018, at 12:02 PM, Bryan Traylor <bryantraylor@gmail.com> wrote:

Hey Chris thanks for the letter. I am the owner of 1514 and 1512 Bainbridge Street and I would like to support your SUP as I feel it is a worthy endeavor.

I Bryan Traylor owner of 1514 and 1512 Bainbridge Street and owner of Dominion Area Development Group LLC and Unlimited Renovations LLC strongly support this SUP. It is my understanding based upon Mr. Chase's letter that he intends to open a sculpture studio at 1515 Hull Street. I feel this will have a positive impact on the surrounding area, will not diminish or in any way interfere with the surrounding neighborhood as my properties are directly behind this studio space. This SUP will not tend to cause overcrowding due in large part to its small scale as well as its dedicated parking spots in the rear and on the street. This studio may lend itself to assisting in the school systems by allowing for possible employees and or volunteers that may work or use this studio as some type of learning system or center.

It is a joy to see the buildings on Hull Street change from dilapidated vacant spaces into a vibrant, thriving community made up of many people, interests and occupations.

If you have any further questions or concerns please do not hesitate to call.

Bryan Traylor 804-399-7495
Dominion Area Development Group LLC

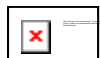
<image001.jpg>

615 Albemarle St.
Richmond, VA 23220
804.780.2628 phone
804.780.0038 fax

BryanTraylor@gmail.com

www.UnlimitedRenovations.net

<image002.gif>Join us on Facebook



Virus-free. www.avast.com

Mary Lorino

Subject: FW: 1515 Hull st.

From: Alan Waserstein <alan@leaseflorida.com>

Date: December 17, 2018 at 6:14:18 PM EST

To: "chris@chrischasestudio.com" <chris@chrischasestudio.com>

Subject: 1515 Hull st.

Mr. Chase,

I am in receipt of your letter. We are the owners of 7 e. 16th st Richmond Va, the Family Dollar Store building. We reviewed your information. We support your project and wish you the best of luck. Its about time people start renovating the existing buildings in the neighborhood.



Alan I. Waserstein
LeaseFlorida, President
5901 NW 151st Street, Suite 126
Miami Lakes, FL 33014
T: (786) 703-1731 | eFax: (305) 468-6173
www.leaseflorida.com
www.leaseflorida.com

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Mary Lorino

From: Chris Chase <chris@chrischasestudio.com>
Sent: Thursday, December 27, 2018 6:41 PM
To: Mary Lorino
Subject: Fwd: Welcome

Sent from my iPhone

Begin forwarded message:

From: william newcomb <wnewk@yahoo.com>
Date: December 27, 2018 at 10:40:54 AM EST
To: chris@chrischasestudio.com
Subject: Welcome

Chris

We received your letter telling us that you are setting up business next to the vacant lot we own. We couldn't be more pleased. I'm an amateur woodworker and I love making furniture for my family and friends. Let us know when you are moving in. I will enjoy meeting you and visiting your shop and store.

Bill Newcomb

Sent from my iPad

Mary Lorino

From: Janet King <janetking@rjsmithcos.com>
Sent: Wednesday, December 26, 2018 12:36 PM
To: Mary Lorino
Subject: RE: 1515 Hull Street

Wonderful news Mary. SO EXCITING FOR UPPER MANCHESTER.

I understand that a contractor's yard implies outside storage of materials and equipment.

Just want to confirm that your SUP will have a detailed exclusion for use as a contractor's laydown yard for storage of materials, equipment or any assembly (partial or otherwise) outdoors.

All the Best!
Janet

-----Original Message-----

From: Mary Lorino <mary@lochdesign.com>
Sent: Wednesday, December 26, 2018 12:26 PM
To: Janet King <janetking@rjsmithcos.com>
Cc: Chase Chris <chris@chrischasestudio.com>
Subject: 1515 Hull Street

Hi Janet,

Happy Holidays! I wanted to let you know that Chris and I intend to move forward filing for the SUP early next week. We've had a very positive response and understand your concerns to be limited to the exterior yard and assurance that it will not be allowed, either now or in the future, to be used as a contractors yard. If I've misunderstood your concerns, please let us know as soon as possible, so that we may reevaluate our plans.

-Mary

Sent from my iPhone



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Chris Chase Studio Set To Move To Hull Street From Scott's Addition

News by [Michael C. Hild](#) - December 15, 2018 1



Custom Furniture Maker, Sculptor, and Small Structure designer/maker [Chris Chase](#) is set to move his studio from Scott's Addition to 1515 Hull Street.

The move for the furniture maker of more than 30 years would afford Chris Chase Studio both a retail storefront and a workshop/studio at the rear of the newly proposed location. The jump across the river will also come with the added benefit of a shift from paying rent in Scott's Addition to being an owner/operator in Manchester's blossoming Hull Street.

Because the B-5 zoning on Hull Street's Business District does not allow for light industrial, fabrication, or construction uses such as carpentry, a Special Use Permit is required for the studio component of the intended use. However, the proposal was welcomed with enthusiasm at the Manchester Alliance meeting on Thursday, December 13th. Securing the necessary SUP appears to be a no brainer as Manchester is welcoming the idea with open arms.

Fingers crossed that Chris Chase Studio is allowed to move forward quickly and this is the first of many owner operators who decide to make Hull Street their new home.



December 15, 2018 at 8:14 am

Nice, another Scott's addition business to make the move!

Michael Moore

Reply

Leave a Reply

Comment *

Name *

Email Address *

Website

Post Comment

RECENT COMMENTS

- Michael Moore on Chris Chase Studio Set to Move to Hull Street from Scott's Addition
- S Thomas on New Historic Districts Force RRHA to Develop Its South Richmond Properties
- Piyush Mohan on River Row Building Set for Manchester's Bainbridge Street
- Shannon Secrist Macaulay on River Row Building Set for Manchester's Bainbridge Street
- Allen Poe on Pig & Brew Barbecue Opens on Hull Street

MANCHESTER APARTMENTS FOR RENT



Unit 1D 1204-06 Hull St

Bedrooms: 1

Bathrooms: 1

Price: \$1,132

Phone Number: 804-396-6365

Address: 1204 Hull Street, Richmond, Virginia



Unit 1C 1204-06 Hull St

Bedrooms: 1

Bathrooms: 1

Price: \$1,029

Phone Number: 804-396-6365

Address: 1204 Hull Street, Richmond, Virginia



2010 Maury Street

Bedrooms: 2

Bathrooms: 1

Price: \$1,300

Phone Number: 804-396-6365

Address: 2010 Maury St, Richmond, VA 23224, USA