

Thursday, May 14th, 2015

Mr. Matthew J. Ebinger - AICP
Senior Planner - Land Use Administration
Department of Planning & Development Review
900 East Broad Street, Suite 511
Richmond, Virginia 23219



RE: Plans for 718 N. 23rd Street - SUP 9755

Dear Mr. Ebinger,

I am writing to you on behalf of the Union Hill Civic Association (UHCA), regarding the plans for the property at 718 N. 23rd Street. The applicant has been in communication with UHCA for some time regarding the development of this property, and has attended multiple UHCA meetings to discuss the plans with the membership.

During our UHCA monthly meeting on February 25th, Mr. Jarreau presented his updated plans for 718 N. 23rd Street. Neighbors did have concerns about the plans, including green space, parking and street congestion, and the affect of the project on neighborhood density. The applicant did discuss with the group some possible solutions and ideas on how to address these concerns.

A focal concern discussed at this meeting was how the new construction would affect the existing trees and landscaping of the area. Members wanted to ensure that there was adequate consideration for green space included as part of the plans, since the primary use for this lot up to this point has been as a green space.

After much discussion, it was decided by a majority vote of members in attendance that UHCA supports the development of the property at 718 N. 23rd Street, contingent upon the following concession:

- ★ The applicant will replace any city tree on the sidewalk bordering the property that dies within one year of completion of construction.

A handwritten statement proclaiming the above concession was created during our meeting, which was agreed upon and signed by the applicant and two UHCA members. An image of this handwritten agreement has been included with this letter of support for your convenience.

UHCA is supportive of projects that will enhance the lives of Union Hill residents, and our hope for this project is that it will be a great addition to our neighborhood. On behalf of the Union Hill Civic Association, I thank you for your consideration and the opportunity to give our perspective on this matter.

Sincerely,

Nikia Lemaire
President - The Union Hill Civic Association
Mobile: (804) 399-3016
Email: Nikia.Lemaire.RVA@gmail.com

Ebinger, Matthew J. - PDR

From: Matt Jarreau [MattJarreau@hometownrealtyservices.com]
Sent: Tuesday, March 24, 2015 5:07 PM
To: Ebinger, Matthew J. - PDR
Cc: todd dykshorn
Subject: FW: 718 N 23rd St Support
Attachments: 718 N 23rd St Mixed Use Support.docx

Matt and Todd hey guys hope all is going well with your weeks. Please see the attached letter sent out to neighbors in Church Hill and the 44 responses of people supporting the project. We put their names, addresses and emails down for the record. Let me know if you have any questions and or if you wanted to see any of the original emails! Thanks!

Matt Jarreau, Realtor,
Distinguished Achiever
Hometown Realty
409 E. Main St. Suite 100
Richmond, Va 23219
mattj@htrsi.com
C (804) 306-9019
O (804) 762-8092
F (804) 747-7393

From: Meaghan Marsilia
Sent: Tuesday, March 24, 2015 2:19 PM
To: Matt Jarreau
Subject: 718 N 23rd St Support

Thanks,

Meaghan

Assistant to Matt Jarreau
Hometown Realty
409 E Main St, Suite 100
Richmond, VA 23219
804-249-2792

718 N 23rd St Mixed Use Support

Hi there,

Hope you are enjoying this beautiful day! I wanted to reach out to you to tell you about the awesome project I am working on in our neighborhood. Currently, 718 N 23rd St is an empty lot in front of the Cedar St Baptist Church at the intersections of Jessamine St and N 23rd, but come this summer, with your support, construction will hopefully begin on this awesome 3 story, brick, triangular building with commercial space on the first floor and residential units above. The commercial space will be occupied by "And Dim Sum" a new authentic Chinese inspired cuisine restaurant.

Please see the attached plans to check out the exterior façade, interior space. We already have the support of the CAR as well as the Union Hill Civic Association but also wanted to reach out to a larger audience.

I am hoping to get your support with this project by having you respond to this email with your name and address so that I may turn in the results to the planning department.

Thanks again please call or email me with any questions or concerns thanks!

1. Kyle & Stephanie Flanders 504 N 32nd St. kyleflanders@gmail.com
2. Rose Burke 2721 E Broad St roseburke29@gmail.com
3. Stacie Wheeler 803 N 27th St srwheeler06@gmail.com
4. Jonika Horton 2603 E. Leigh st. jonikamh@gmail.com
5. Uma Nidmarty 3404 E. BROAD ST Uma.Nidmarty@altria.com
6. Whitney Williams 814 N 27th St whitney.prusek@gmail.com
7. Frank Pichel 2915 E. Broad St frank@tendercore.com
8. Darcey Pearce 2701 M st. darcey.pearce@coldwellbanker.com
9. Mona Yousofi 625 N 28th st zyoussofi@gmail.com
10. Kate Howard 1904 cedar street apt 322 katehoward21@gmail.com
11. Rob Pate 2218 Venable st renovator13@hotmail.com
12. Colin Schlueter and Octavia Siegel-Hawley 2618 E. Franklin St osiegelhawley@gmail.com
13. Amanda G. Crouch ACrouch@bowenlawfirm.com
14. Kimberly R. Jones 2811 M St kjones@richmond.k12.va.us
15. Harrison L. Hayes- 2602 E. Broad St harrisonlhayes@gmail.com
16. Liz Wall 620 N 30th St elizwall@gmail.com
17. Esther and Phil Choi 1310 N 27th St estherkchoi@gmail.com
18. Garrett Augustine 1111 N 36th Street gdabulls@gmail.com
19. Jeff Bunch, 704 N 23rd St jbunch@urbancoreva.com
20. Marion Cake Director of Neighborhood Revitalization Marion.Cake@projecthomes.org
21. Michael & Marguerite Manning 608 N. 31st margueritemanning@verizon.net
22. Sean Priest 509 N 27th St Seanp@htrsi.com
23. Robert Walker 6 S. Shields Ave. Apt. A rwalker1986@gmail.com
24. Amanda & Bryan Crouch 2401 E. Clay Street ACrouch@BowenLawFirm.com
25. Laura Gould 315 N 22nd street lapocock@gmail.com
26. Tim Pickney 625 N 35th St timpickney@gmail.com
27. J. David Conmy 914 N. 26th St. david.conmy@gmail.com
28. Matt Curtin 310 N 31st St mcurtin@gmail.com
29. Daniil Kleyman 519 N 30th
30. Evan Garrison 2809 E Leigh St
31. Andy Beach 706 N 23rd St Abeach@urbancoreva.com

32. Bryan Clark 611 N 26th St
33. Chris Pollock 633 N 26th St cpollock@urbancoreva.com
34. Marquis Mapp 2906 E Broad mdm32787@gmail.com
35. John Vetovec 311 n 32nd st tiqlathpilesar@gmail.com
36. Alicia and Matt Conrad 819 N. 24th St matthewconrad@gmail.com
37. Travis Tucker 2010 Cedar St travis@overcoast.com
38. Jenee Johnson 1302 N. 26th St jeneejohnson@gmail.com
39. Karthik Govindankutty 612 N 23rd St pikkoo@hotmail.com
40. Susie Siry 1303 N 27th St sirysm@hotmail.com
41. Greg konopasek 1120 n 26th st gkonopasek@gmail.com
42. Andrew Konopasek 2512 Q St konostraining@yahoo.com
43. Brian Doetzer 816 Jessamine St briandoetzer1@yahoo.com
44. Sarah Schmucker 600 N. 30th St schmucker.sarah@gmail.com