



Property (location of work)
Property Address: 972-974 Pink Street Current Zoning: R-63
Historic District: Union Hill

Application is submitted for: (check one)
 Alteration
 Demolition
 New Construction

Project Description (attach additional sheets if needed):

Construct rear garage with accessory dwelling unit above. The CMU foundation will be parged and the balcony roof material will be TPO.

Applicant/Contact Person: Sam Tuttle
 Company: Streetcar Properties
 Mailing Address: 615 N 25th St
 City: Richmond State: VA Zip Code: 23223
 Telephone: (757) 903-8869
 Email: sam@streetcarproperties.com
 Billing Contact? Yes Applicant Type (owner, architect, etc.): Owner

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

****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: Samuel Tuttle Digitally signed by Samuel Tuttle
 Date: 2023.11.03 12:57:22 -04'00' Date: 12/21/23

972 Pink Street – CAR Application

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Owner

Streetcar Properties LLC
615 N. 25th Street
Richmond, VA, 23223

Plans Prepared By

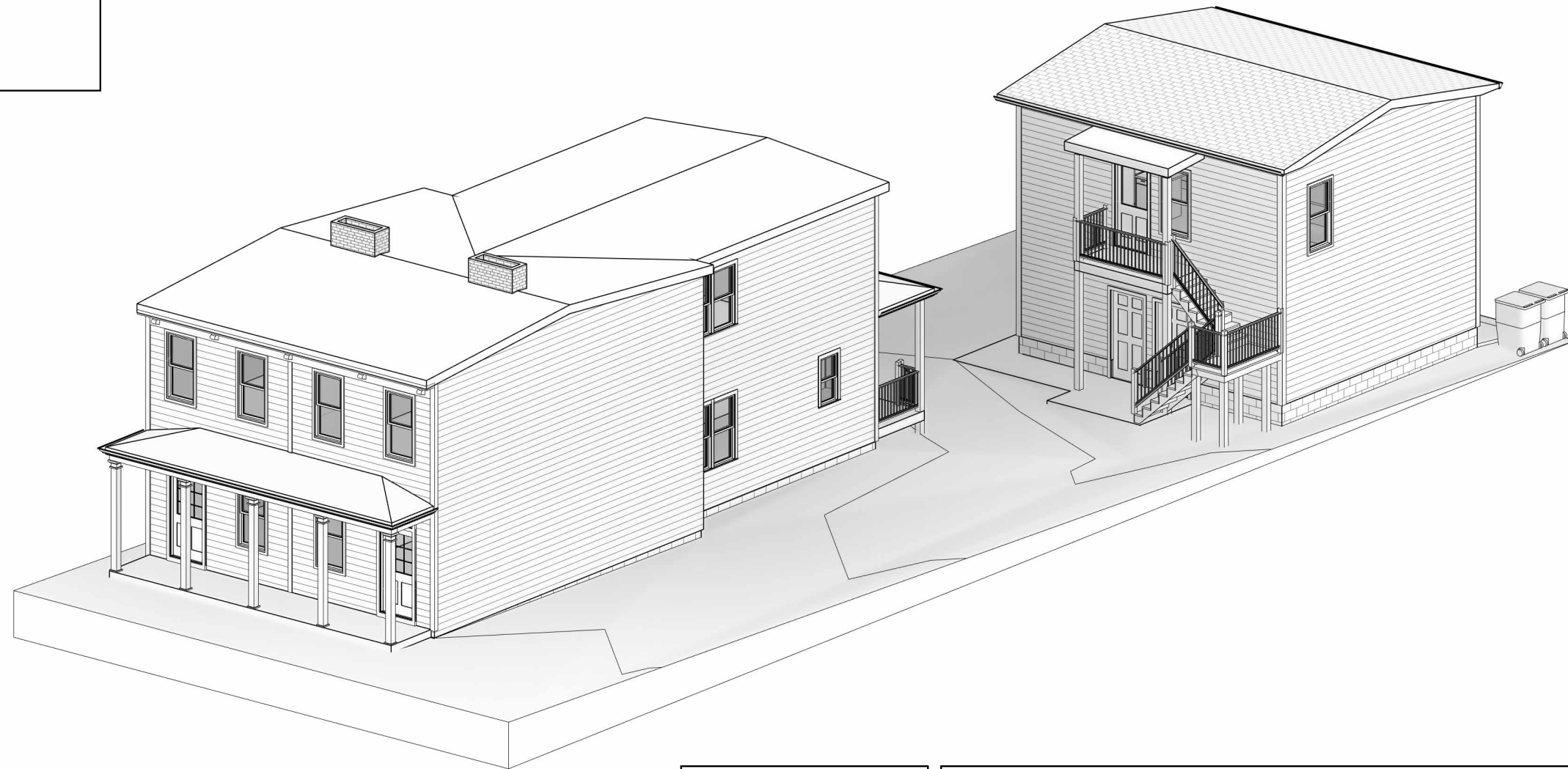
Obsidian, Inc.
Charles R. Field, P.E.
417 North 22nd Street
Richmond, VA 23223
804.647.1589
obsidianrva@gmail.com

Property Information

Parcel ID	E0000425011
Zoning	R-63
Use	Residential
Setbacks	Front Yard = 15' maximum Side Yard = 3 feet Rear Yard = 5 feet
Lot Coverage	< 65%

Scope of Work

Scope of work will generally consist of the renovation to an existing structure in accordance with these plans and the Virginia Residential Code, 2018.

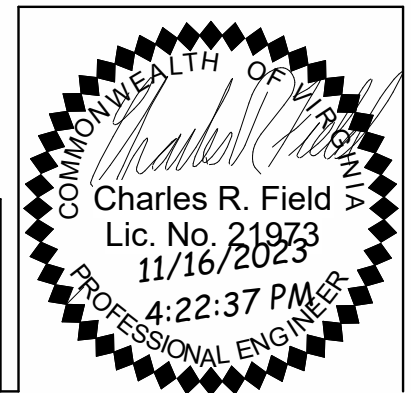


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Cover Sheet
972 Pink Street
Sam Tuttle

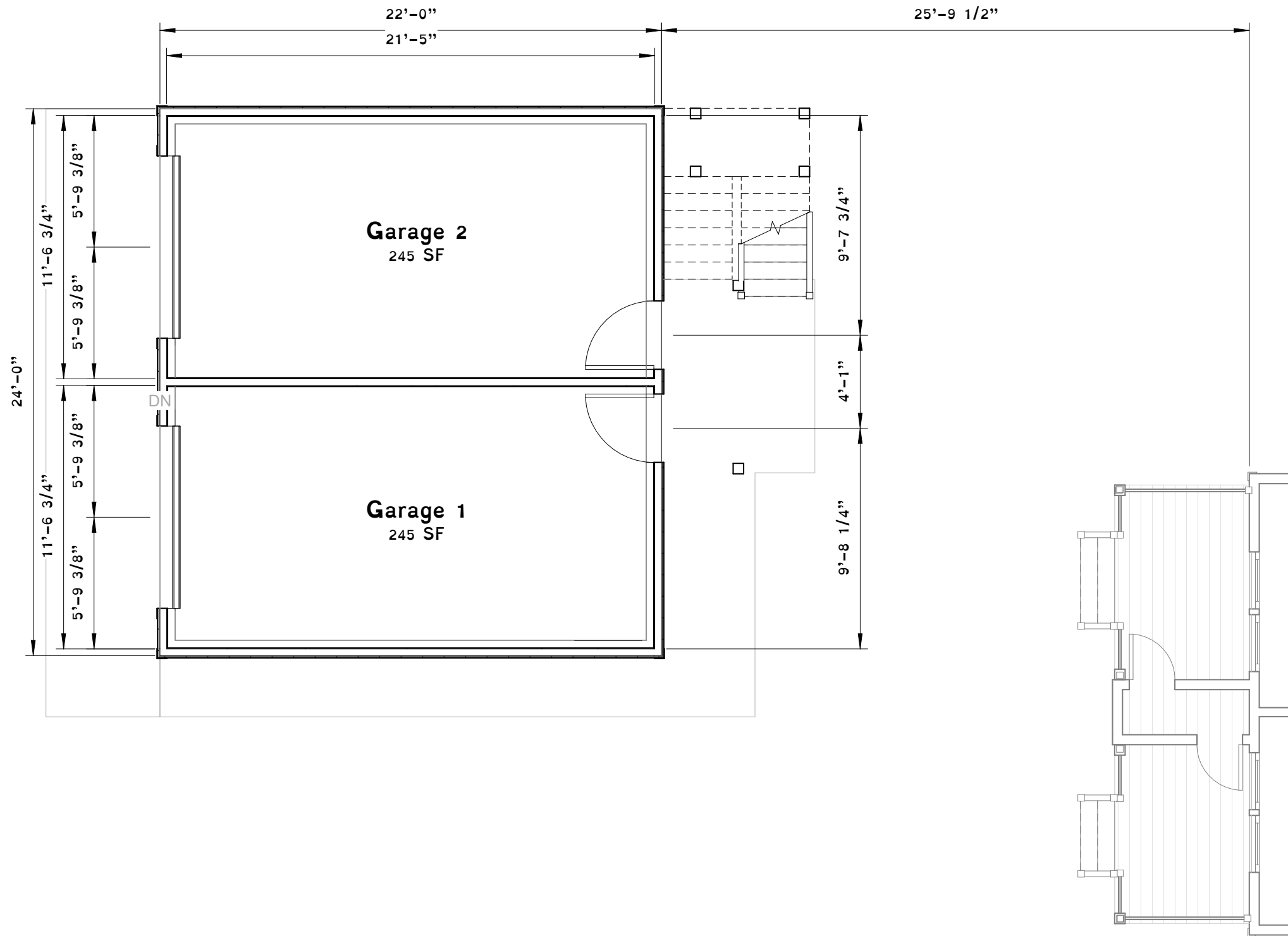
November 16, 2023

CAR 1

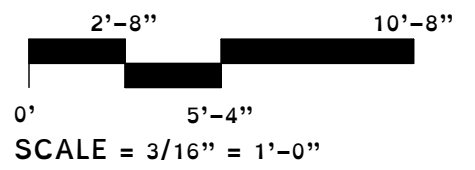


Rev.	Date	Description

Print plans at 11" x 17", Tabloid



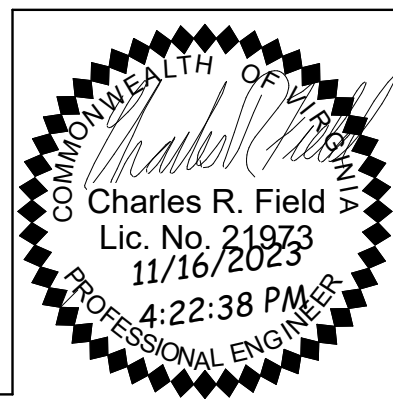
1 1st Floor - Proposed
 3/16" = 1'-0"



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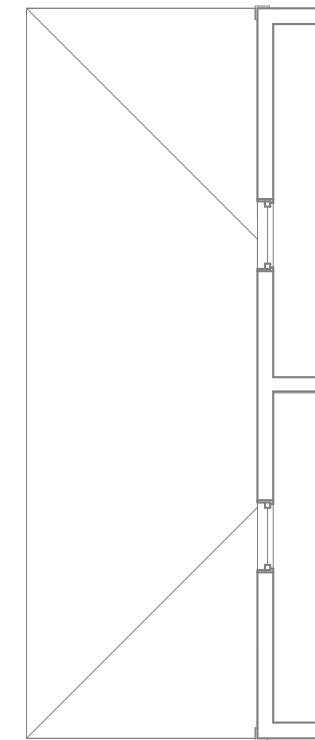
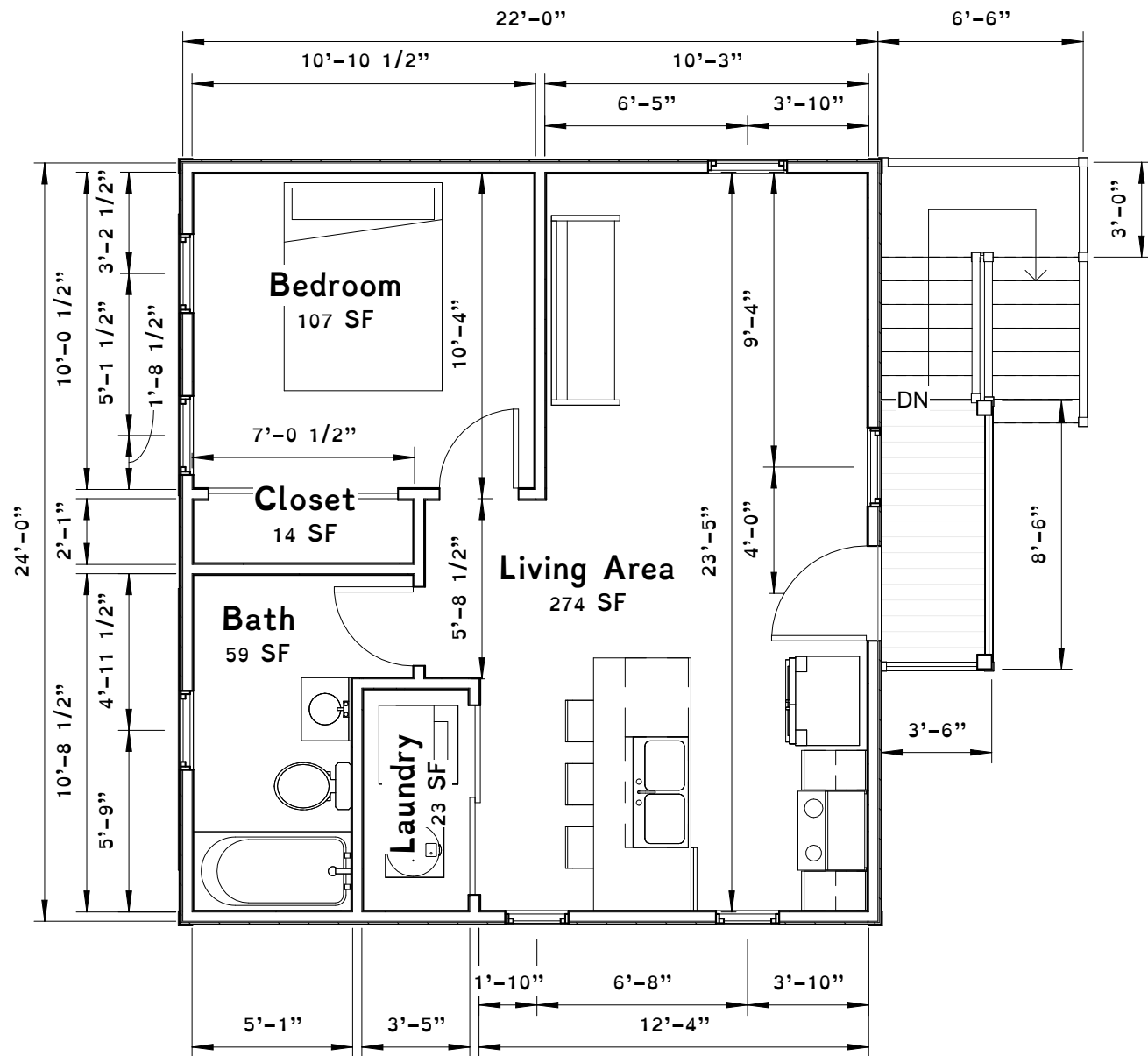
First Floor Proposed
 972 Pink Street
 Sam Tuttle
 November 16, 2023

CAR 2

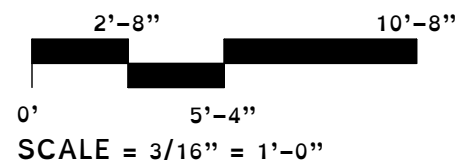


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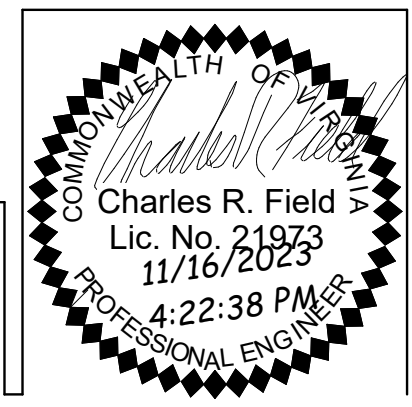


1 2nd Floor - Proposed
 3/16" = 1'-0"



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Second Floor Proposed
 972 Pink Street
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 CAR 3

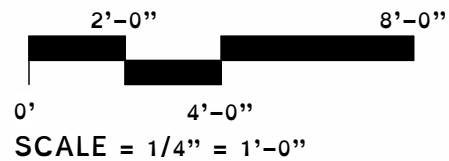


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1 Proposed East
1/4" = 1'-0"

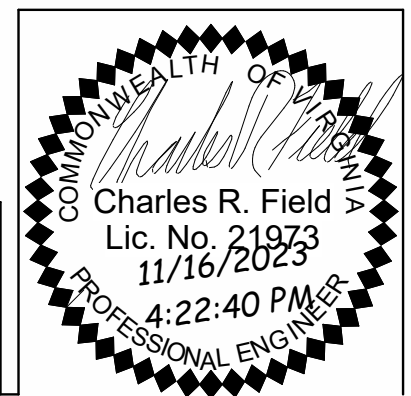


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Elevations
972 Pink Street
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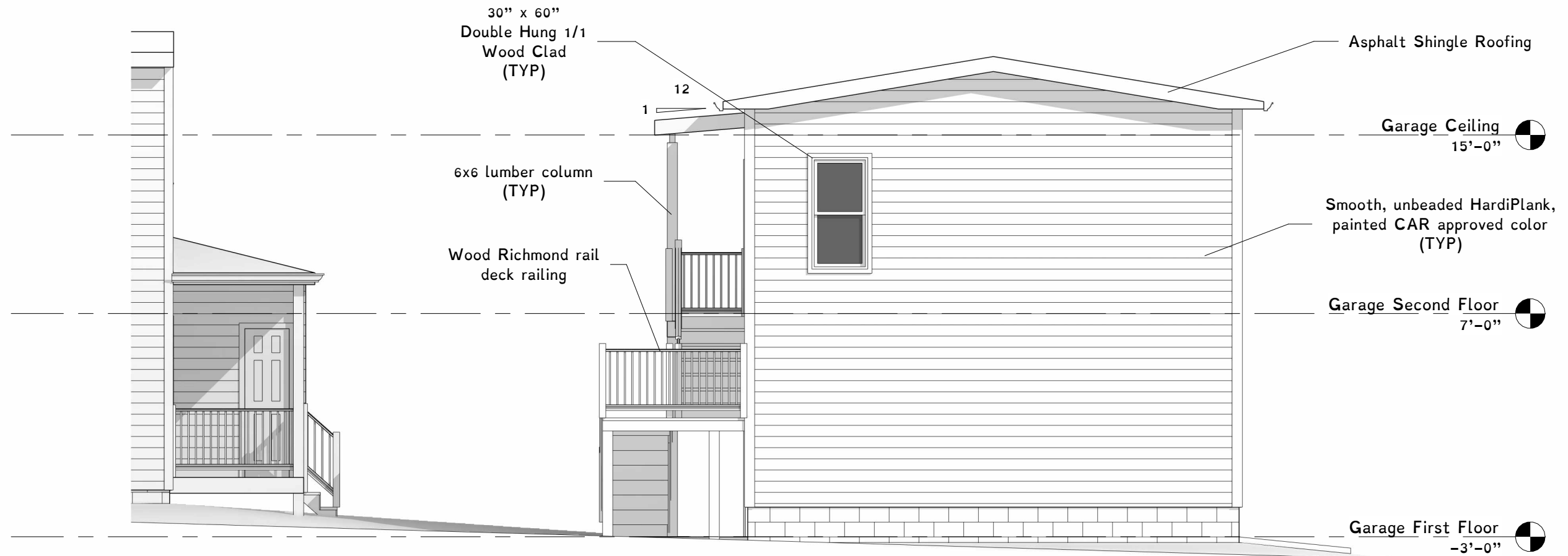
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CAR 4

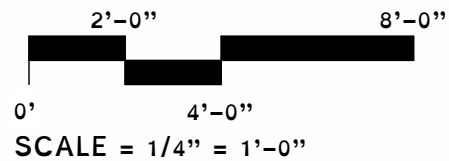


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1 Proposed North
 3/16" = 1'-0"

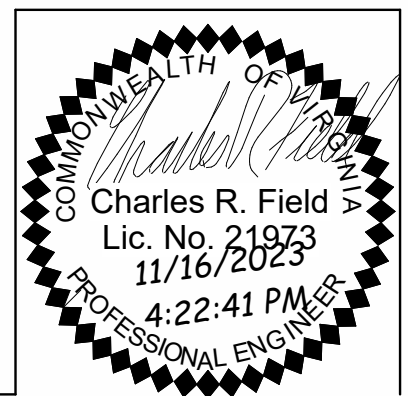


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Elevations
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CAR 5

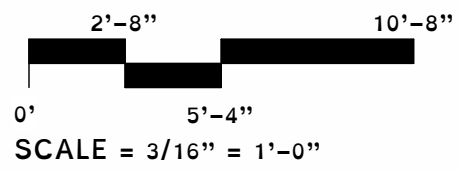


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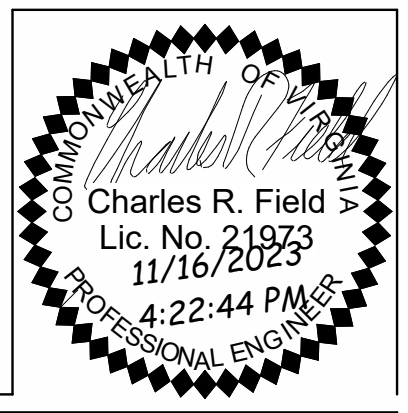
1 Proposed West
1/4" = 1'-0"



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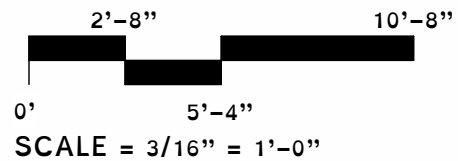
Elevations
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 CAR 6



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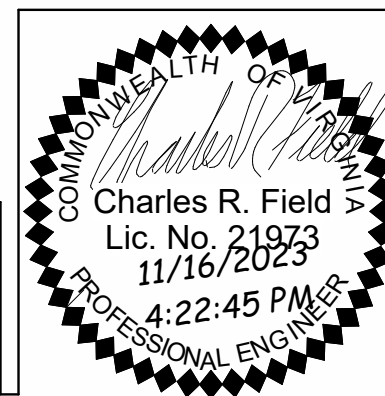
1 Proposed South
1/4" = 1'-0"



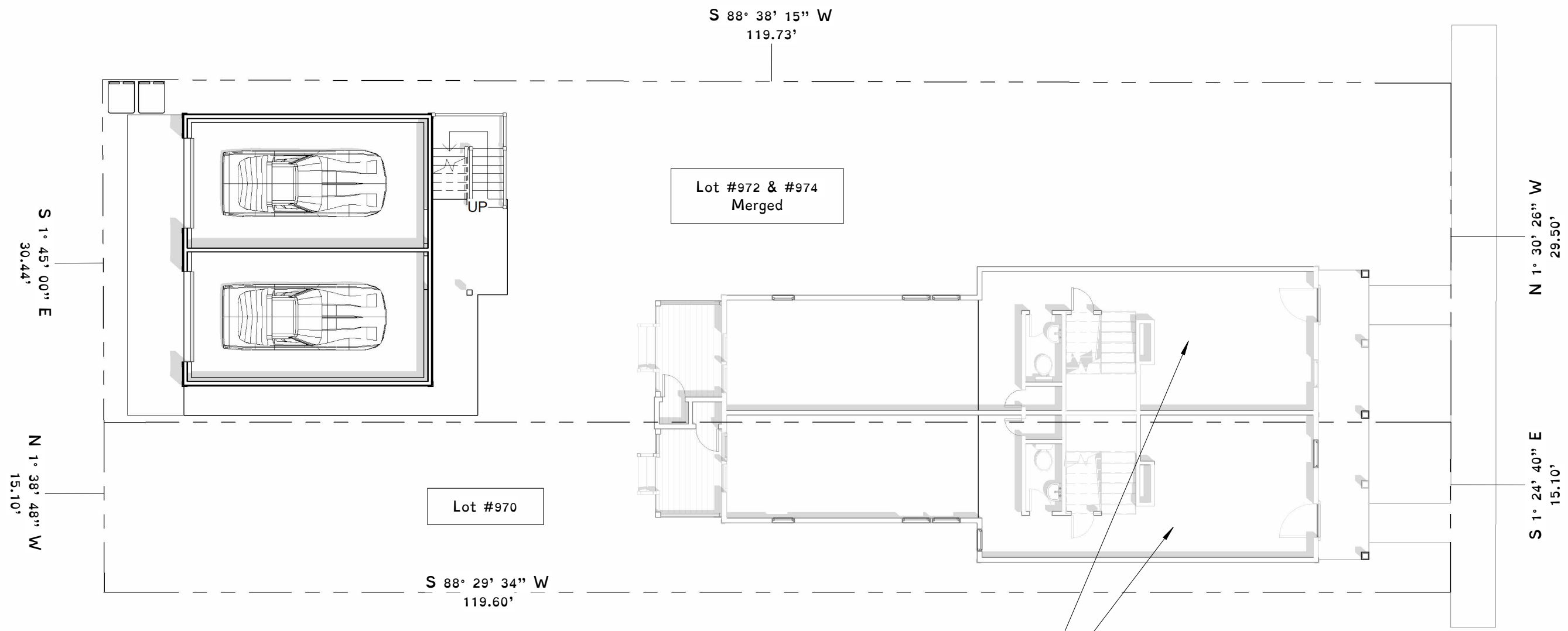
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Elevations
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 CAR 7

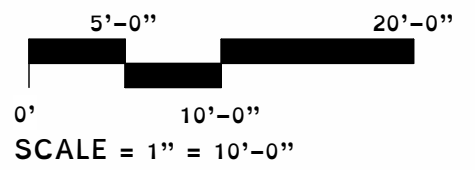


Print plans at 11" x 17", Tabloid



1 Site Plan Copy 1
1" = 10'-0"

- Notes:**
- The finish grade around the structure shall slope away from the foundation a minimum of 6" for a minimum distance of 10 feet (5%).

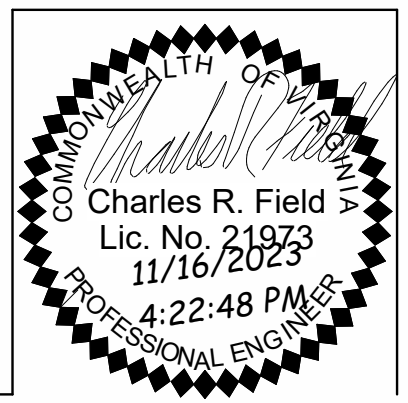


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Site Plan
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CAR 9



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