Welcome/Introductions/Remarks - Bill Gambrell
Bill Gambrell wished everyone a Happy New Year. Mr. Gambrell read the Purpose and Mission of the Historic Preservation Commission

Approval of December 5, 2018 Minutes - Bobbie Gribble
Mr. Gambrell asked the members to review the minutes of the December 5 general meeting. Jimmy Wood made a motion to approve the minutes. The motion was seconded by Sharon Prescott. The minutes were approved as presented.

Election of Officers - Bernice Pope, Nominating Committee Chair
Bernice Pope read the Nominating Committee’s recommended slate of officers:
Chair – William Gambrell
First Vice-Chair – James Wood
Second Vice-Chair – Sharon Prescott
Secretary – Bobbie Gribble

Ms. Pope asked if there were any nominations from the floor. Hearing none, a vote was taken and the slate was approved unanimously.

Public Meeting - Sharon Prescott
Ms. Prescott noted that the proposed dates that are being looked at for the annual Public Meeting are Wednesday, April 10 or Wednesday, April 17. It was noted that April 17th is in the middle of Spring Break for the Schools. The Commission members generally agreed that April 10 would be preferred.

Ms. Prescott noted that the Central Library will be undergoing renovation work and is not available to us. She said the committee had discussed using Building 19 at the Municipal Center. Councilperson Wilson suggested the Convention Center might be a better option. The theater at TCC was also suggested, as was a space at the Sandler Center. After some general discussion it was indicated that the Convention Center was the preferable choice. Mark Reed will check the availability for April 10.
Ms. Prescott provided an initial draft meeting agenda.

- Architectural Survey Presentation - Laura Purvis, CRA
- Historic Houses - Thoroughgood House 300th Anniversary - Anne Miller
- Historic Preservation Month - Sharon Prescott
- Restoration Project recognition (plaque) - William E. Wood House - Ed Hewitt, Josh Canada
- Projects/Accomplishments/Updates
- Strategic Planning Public Engagement

Mr. Gambrell said that it would be good if one of the research grant awardees could make a presentation on their research. He also said that it would be good to ask another organization in the city that is involved in Historic Preservation in Virginia Beach to talk about their work. He suggested the historical society or friends of historic houses. Mr. Reed said he would select one of the interesting research subjects and would contact Mrs. Henley regarding the Historical Society.

**Committee Reports:**

**Historic Preservation Month** - Sharon Prescott
Ms. Prescott reported on the progress of activities for May for Historic Preservation Month. For the Pints for Preservation awareness and fund raising activity:

- Coaster designs are being finalized - created by Jimmy Jordan
- Two Breweries have committed and two are interested.
- For each pint sold of the ‘designated’ brew - money will go for Historic Preservation

Ms. Prescott noted that the Student Members are working on a Scavenger Hunt activity. Brianna Perez noted that they have picked six different historical markers as the object for the hunt. She said they are also looking at some way of making Clio as part of the Scavenger Hunt. Ms. Perez also said they are trying to incorporate development of a float at the Pungo Strawberry Festival. She noted that the Students started a Twitter account to promote these activities.

Ms. Prescott said Mark is working with the city with the MOU relative to the money being raised during Historic Preservation Month.

See Appendix 1 for the Historic Preservation Month planning timeline.
See Appendix 2 for some of the proposed text on the beverage coasters drafted by staff.

**Historic Buildings in the Central Beach District** - Bernice Pope
Ms. Pope asked if she could discuss a new business item at this point since she has to leave early. She said that we may want to create a committee for the beach area to identify properties that would be worth preserving in the ViBe or the Central Beach District. Jimmy Wood suggested the Threatened Building Committee take this on as a priority.

It was noted that Jennifer Estes is the chair of the Threatened Buildings Committee. Bill asked if Bernice and Jennifer could get together and brainstorm. It was also suggested someone from VBHPC be on the board of The ViBe.
Rosemary Wilson said she will see about setting up a meeting between Economic Development and the VBHPC so we know about any grants that are available that could be used for building rehabilitation.

Mr. Gambrell said Kate Pittman with the ViBe indicated that she would be interested in having a subcommittee that could advise property owners and tenants about the historic elements that should be preserved.

Bernice also asked if she could talk about the City’s historic houses. Ms. Pope said that last month she brought up about the Francis Land House and an Open House they were holding on February 8 about their proposed WWII exhibit. Ms. Pope said she attended the Open House. They are planning on putting everything in the house in storage and do some HVAC and electrical work.

Ms. Pope said she talked with Cynthia Spanoulis and told her that the Commission did not know anything about the changes they are planning. She noted that she had spoken with Rosemary Wilson and Mark Reed about this. Ms. Pope proposed that the Department of Museums should come and make a presentation about what the plans are for the City’s historic houses. Bill Gambrell asked Mr. Reed to prepare a letter for his signature to invite Ms. Spanoulis to make a presentation at the Commission’s February general meeting.

Mac Rawls indicated the Commission is the guardian of all historic houses and we need to know what is going on with the VB Historic Houses. He noted that back in its heyday, these three houses had more attendance than any historic homes this side of Williamsburg.

Councilperson Wilson said she will be going tomorrow with Louis Jones to talk with the City Manager regarding the City operated historic houses. She said she is very concerned about the three houses. They are city owned and a city responsibility. Mrs. Wilson said she will likely ask for an evaluation committee to be put together to see how the historic houses are being utilized and how we can do better. She said she had talked to Jimmy Wood about being involved since he had done such a great job with the Confederate statue committee. She noted that the caretaker’s cottage at the Lynnhaven House is currently just being used for storage. Mr. Wood said he would be delighted to assist and Mac Rawls, former director of the Department of Museums, said he would be a resource.

Sharon Felton talked about the Saplings Program that should be utilizing the Virginia Beach Historic Houses. She said she had talked with teachers and they weren’t getting the access to programs that they wanted.

**Princess Anne County Confederate Statue Roundtable** - Jimmy Wood, Sharon Felton

Mr. Wood said they will set up a meeting with the Mayor this month. The next steps would be to get feedback on the draft recommendations and then make a proposal.

**Student Leaders** - Brianna Perez, Victoria McQuay

See Appendix 3 for the Student Leaders Committee Report.
**Project Updates - Mark Reed**

**Architectural Survey - Northern Half**
Mr. Reed noted that Cultural Resource Analysts and Debra McClane, Architectural Historian did an excellent job with this report. He said we probably received a $60,000 product for $32,000. Mr. Reed passed around a printed copy for members to look at and he passed around CDs with a digital copy of the report for each member.

Please see Appendix 4 for the Abstract and Recommendations from the report.

Councilperson Wilson suggested that a presentation should be made to City Council

Mr. Reed noted that the next related project will be to do a survey of the southern half of Virginia Beach.

**Cape Henry Lighthouse Construction**
Mr. Reed said that they recently did a concrete pour on January 3rd. The next and final concrete pour is scheduled for next Tuesday (weather permitting). We are still on time and within budget on the project. The expected completion date is March 2019.

Mr. Reed noted that the Virginian Pilot is interested in doing an article on construction progress and he is trying to coordinate them getting out to the site during the final concrete pour.

**Cavalier Shores National Register Nomination**
Mr. Reed said that the Cavalier Shores Historic District was listed in the Virginia Landmarks Register on December 13, 2019. He attended the hearing with Bernice Pope.

Mr. Reed noted that listing of Cavalier Shores in the National Register of Historic Places is pending due to the government shutdown, so there likely will be some delay in getting this through the National Park Service once they are back.

**Carraway House Archaeology**
Mr. Reed stated that the fieldwork has been completed at the Carraway House site. There were no significant discoveries. From the preliminary discussions with the archaeologists all buildings and the cemetery appear to have been moved to the present site.

Mr. Reed made the point we need to do more archaeological surveys on other properties in Virginia Beach, especially in existing Historic and Cultural Districts.

**FY17 Research Grants**
Mr. Reed said that the *Meeting of Three Commanders* historical marker dedication ceremony is scheduled for Thursday, January 31 at 3:00 p.m. The NATO Commander, General Lanata, and Mayor Dyer will both be speaking at the dedication ceremony.

Jimmy Wood said it was important for the Commission to be involved. He asked if a member of the Commission would be speaking at the ceremony. Mr. Reed said that they had just confirmed
the date and are working on other speakers. He said that a representative from the Commission would be included. The Chair said he would be happy to represent the Commission if Mr. Reed would draft some remarks for him.

This is the final FY17 Research Grant project to be completed.

2018 Research Grants
Mr. Reed noted that most of the 2018 Research Grant awardees have made their required draft submittals. He said that some initial reviews have been completed and several draft submittals are currently under review.

Historic Properties – Glimpse – Mark Reed
Mr. Reed said the Historical Review Board has no items for their January 2019 agenda.

Mr. Reed noted that the Weblin House rezoning request will be going to the Planning Commission Feb 13, 2019. The request is to rezone from R-10 to Conditional PD-H2 District with underlying R-10. The proposed project would involve demolishing some deteriorating 20th-century agricultural buildings and constructing some new residential units. The milk barn would also get renovated for residential units. The residential units would be arranged as a residential cooperative.

Mr. Reed showed a slide with a diagram of the property with the proposed new construction and renovations. The slide also included an artist rendering of the new residential construction and the renovated milk barn.

Mr. Reed noted that DHR holds a preservation easement on the property and they have indicated that this would be acceptable. He said that the property owner had hired a cultural resource management firm that has been working closely with DHR on the project.

Mr. Gambrell asked if a letter from the Commission would be helpful. Bill Landfair said that it would be helpful. Mr. Reed said that the Planning Department has received numerous letters from nearby residents, none of which are in support of it. Mr. Gambrell said that the letter should not be in support of the project, but would note the Commission has review the basic proposal and it will not have an adverse effect on the historical character of the Weblin House or its setting. Mr. Gambrell asked Mr. Reed to draft a letter for him.

Old Business
Mr. Reed noted that the African American Heritage Month Mayoral Proclamation is scheduled on Tuesday, February 5, 2019 at 6:00 p.m. in the City Council Chamber. He said the proclamation would be accepted by representatives of the Seatack Community Civic League and the African American Cultural Center. Sharon Felton said that each year moving forward a different historic African American Community will stand and be recognized and will receive the Proclamation.

New Business
Mr. Reed reminded the Commission members that their Financial Disclosure form is due to the City Clerk by Feb 1st. He noted that the Student Members do not need to submit one.
Mr. Reed also reminded the Commission members that the Legislative Reception will be held on Wednesday, January 23 at 5:30 p.m. in Richmond. It will be in the Hilton on Broad Street in the old Miller & Rhoades building. Mark Reed said he did not see any pressing historic preservation items in this year’s pre-submitted bills for the General Assembly session. He said he would keep an eye out for any once the session starts. He noted that if anyone wants to go up, we can car pool.

Mr. Rawls noted the December meeting minutes and his recommendation that the Commission assess properties on 17th Street and in the ViBe District for their historical presence. He asked if the Executive Committee had discussed this. Mr. Gambrell said they had not directly talked about it. Mr. Reed noted the Executive Committee had a lengthy discussion with Kate Pittman about building rehabilitation in the ViBe so there was significant discussion on the subject. Mr. Rawls noted that the discussion and action today to have the Threatened Buildings committee look into it seems to have addressed the issue he raised.

Harriet Frenzel noted a letter to the editor in the Virginian-Pilot regarding Pleasant Hall that did not accurately reflect the December presentation to the Commission. Mr. Gambrell said it was very disappointing. Mr. Reed said he had talked with Marie Roberson about the letter after it appeared. He noted that he had previously talked with Mary Carolyn France about asking the Commission for a letter of support and she had decided that they would not ask the Commission for one at the time she sent a thank you letter to Mr. Gambrell following the December meeting. Ms. Roberson, who wrote the letter to the Pilot, apparently thought Ms. France had requested a letter. Mr. Reed said she seemed genuinely surprised when he shared with her an email from Ms. France that said she had decided not to request a letter at that time, although Ms. Roberson had been copied in Ms. France’s e-mail.

The meeting was adjourned at 6:30 p.m.
Appendix 1

Historic Preservation Month in Virginia Beach – May 2019

Plan of Action

Timeline

October 2018

- Initiate committee meetings
  - Committee meeting held 10/16
  - Committee meeting held 11/26
- Develop Timeline
  - Draft Developed 10/16
- Get additional information on Pints for Preservation MOA from City Attorney
- Discuss MOA with Preservation Virginia

November 2018

- Refine Pints for Preservation Plan
  - Develop brewery participation details
    - Outline developed 10/23
    - Outline revised 11/20
  - Meet with brewery representatives
    - Meeting with Darrell Cuenca, Deadline Brewing 10/23
    - Meeting with Lauryn Adam, Farmhouse Brewing 12/06
  - Initiate coaster design development
    - Basic coaster text initiated 11/26
- Initiate work with Student Leaders Committee
  - Clio
  - Scavenger Hunt
    - Student Leaders Committee Meeting 11/19
    - Student Leaders Committee Meeting 12/10

December 2018

- Meet with History Museums
- Finalize brewery participants
  - Information sent to Commonwealth Brewing 12/06
- Finalize MOA

January 2019

- Finalize coaster design(s)
- Finalize cup/pint glass designs (if we are doing them)

February 2019

- Order coasters
- Order cups
- Finalize May events
- Initiate poster design

March 2019

- Order posters
- Draft proclamation
- Finalize Scavenger Hunt plans
- Strawberry Festival Planning

April 2019

- Draft Press Release
- Issue Press Release
- Distribute Posters
- Promote at Public Meeting
- Prepare Social Media Info

May 2019

- Mayor’s Proclamation – May 7
- Pints for Preservation Events
- Scavenger Hunt
- Strawberry Festival – May 25
Appendix 2

Draft Text for Historic Preservation Month Coasters

**Historic Preservation Month - May 2019**

Seaview Beach and Amusement Park (1945–1965) was located across Shore Drive from Deadline Brewing Project (2017). It was a trendy entertainment facility for African Americans in southeastern Virginia.

[www.vb.gov/historicpreservation](http://www.vb.gov/historicpreservation)
[www.preservationvirginia.org](http://www.preservationvirginia.org)

**Historic Preservation Month - May 2019**

Built in 1912 by William Elliot Wood as a wedding present for his bride Lillie, this 100 year old house was carefully repurposed in 2018 as the tasting rooms for Back Bay’s Farmhouse Brewing Company.

[www.vb.gov/historicpreservation](http://www.vb.gov/historicpreservation)
[www.preservationvirginia.org](http://www.preservationvirginia.org)

**Historic Preservation Month - May 2019**

The Seapines Station post office was built in 1958 to alleviate crowded conditions at the main post office at 24th Street. The building was adaptively reused for the Smartmouth Brewing Co. Pilot House in 2017.

[www.vb.gov/historicpreservation](http://www.vb.gov/historicpreservation)
[www.preservationvirginia.org](http://www.preservationvirginia.org)

**Historic Preservation Month - May 2019**

The Chesapeake Beach Fire and Rescue building was built in 1962 to replace the earlier station being displaced by the Chesapeake Bay Bridge Tunnel. Commonwealth Brewing Co. opened in the building in 2015.

[www.vb.gov/historicpreservation](http://www.vb.gov/historicpreservation)
[www.preservationvirginia.org](http://www.preservationvirginia.org)
Historic Preservation Month - May 2019

Founded in 1889, Preservation Virginia is the oldest statewide preservation organization.
The Cape Henry Lighthouse, built in 1792, is a National Historic Landmark.
www.vbgov.com/historicpreservation
www.preservationvirginia.org

Historic Preservation Month - May 2019

In 2008 the Virginia Beach City Council established the Historic Preservation Commission.
The City’s historic preservation program was designated as a Certified Local Government in 2016.
www.vbgov.com/historicpreservation
www.preservationvirginia.org

1/09/2019
Pints for Preservation

Historic Preservation Month
May 2019

www.vbgov.com/historicpreservation

www.preservationvirginia.org
Student Leaders Committee

Co-Chairs: Victoria McQuay, Brianna Perez Commission Sponsor: Sharon Felton

The committee met December 10, 2018

The committee welcomed new member Charles Lavene from Kempsville High School. Committee member Mrs. Christi Lyons also attended.

Historic Preservation Month was discussed and an outline for the Scavenger Hunt was created (see below).

The committee decided on creating a Float for the Strawberry Festival to help raise awareness about the Historic Preservation Commission. We will also assist the Commission in developing a captivating booth (using on hand measuring tapes as a giveaway, and possible other activities).

For African American Heritage Month (February) we are planning on partnering with Salem High School’s Black History Month Assembly to perform a spoken word presentation based on slavery in Princess Anne County. It will be performed by Niaylah Mascall.

Other possible events discussed included using morning announcements for Women’s History Month and attending Landstown High School’s VBCPS Partnership Expo & PTA Vendor Fair on March 2 to advertise the Scavenger Hunt and the Strawberry Festival.
HISTORIC ARCHITECTURAL RESOURCE SURVEY UPDATE
CITY OF VIRGINIA BEACH, VIRGINIA
NORTHERN HALF

PREPARED FOR
Mr. Mark A. Reed
Historic Preservation Commission
Department of Planning and Community Development
City of Virginia Beach, Virginia

PREPARED BY

cra
cultural resource analysts, inc

In partnership with
DEBRA A. McCLANE
Architectural Historian
ABSTRACT

Between March 2018 and July 2018, Cultural Resource Analysts, Inc., (CRA) in association with Debra A. McClane, Architectural Historian, completed a reconnaissance-level historic architectural resource survey update covering the City of Virginia Beach's northern half. The previous reconnaissance-level studies for the City's northern half were completed in the early 1990s, with additional studies and local research occurring throughout the 2000s.

The survey included 49 neighborhoods and 100 individual resources recorded outside of neighborhood boundaries. CRA and Debra A. McClane primarily recorded mid-twentieth century resources illustrating the City of Virginia Beach's rapid growth during the post-World War II era. Documented resources included:

- 47 neighborhoods identified by the City's Department of Planning and Community Development
- 183 historic architectural resources identified within those 47 neighborhoods
- 2 additional neighborhoods identified by surveyors during the course of fieldwork: Thalia and Chesapeake Beach
- 83 individual resources, 20 of which were identified within the Chesapeake Beach neighborhood
- 17 individual properties listed on the Virginia Beach Historical Register

The general objective of the study, in addition to updating the survey work completed in the 1990s, was to identify and evaluate the potential eligibility of neighborhoods and individual resources for listing in the National Register of Historic Places. Of the neighborhoods surveyed, nine were recommended as potentially eligible for nomination to the National Register as historic districts:

- Aragona Village
- Chesapeake Beach
- Doyletown
- Eureka Park
- Laurel Manor
- L & J Gardens
- Queen City
- Seatack
- Thoroughgood

Additionally, 13 neighborhoods were recommended for additional study beyond the scope of the present project. Of the individual resources, 12 of the 100 surveyed were recommended eligible or potentially eligible. Fifteen individual resources were recommended as potentially eligible for inclusion in Multiple Property Submissions. In selecting resources for inclusion in the survey, architectural historians focused on identifying:

- properties best representing mid-twentieth century neighborhood typologies;
- properties dating to the nineteenth-century history of Princess Anne County, which merged with the City in 1963, that had yet to be captured in inventory records;
- properties that more comprehensively covered the commercial and residential history of the City; and
- properties that were representative of the City's historical and architectural trends.

In addition, surveyors worked with the Virginia Department of Historic Resources to refine the survey methodology. This study also provides planning guidance for future survey and historic district nominations. In total, CRA and Debra A. McClane documented a significant number of mid-twentieth century resources representing development trends and patterns across Virginia Beach's northern half, including African American neighborhoods and individual resources that had yet to be recorded in the Virginia Department of Historic Resources's Virginia Cultural Resources Information System.
Recommendations

In recent years, the City of Virginia Beach has made important commitments to its historic preservation program. In 2006, the Virginia Beach City Council established the locality’s first Historic Preservation Commission, which has become active and influential during its initial decade. Their research grant program has successfully involved private citizens in pursuing local historical research resulting in products such as the History of African American Communities in Princess Anne County/Virginia Beach by Edna Hawkins-Hendrix and Dr. Joanne Lucas and grants for six state historical highway markers.

The Council and City administration also supported seeking Certified Local Government (CLG) designation through the VDHHR, which was achieved in 2016. This study is an outgrowth of the commitment to the CLG program. The City has also recently pursued several successful NRHP historic district nominations and demonstrates a clear readiness to follow up on the recommendations within this report.

This report includes a variety of recommendations to not only continue documenting those individual resources and neighborhoods that are NRHP-eligible, and also suggests potential programs to honor individual resources and neighborhoods at the local level. These recommendations include:

- Preparing a City-wide historic context for post-war suburbs
- Completing Intensive-Level Investigations
- Completing NRHP Nominations
- Expand the use of Tax Incentives
- Consider Conservation and Preservation Easements where possible
- Adding Resources to the Virginia Beach Historical Register
- Completing Multiple Property Submissions
- Completing Additional Reconnaissance-Level Survey
- Creating an ongoing Oral History Program
- Developing an Interpretive Signage Program at local pocket parks
- Continuing to expand Heritage Tourism and the Historic Highway Marker program
- Creating Public History and Art Outreach programs

Historic Context for Postwar Suburbs

This project has highlighted the need for an overarching historic context for the suburban development that occurred in Princess Anne County and Virginia Beach following the end of World War II. This context is recommended to be completed before additional large-scale survey work on projects resulting in NRHP nominations for individual resources or neighborhoods dating to the mid twentieth century. The resulting document would not only expedite procedures relating to cultural resource management and facilitate planning and construction timelines for infrastructure projects, but also position the City of Virginia Beach as a municipal leader in assessing the impact of historic suburban development. It is recommended that this historic context study for postwar suburbs be a new initiative within the next two years and that funds be sought immediately to begin the planning and solicitation process for the study.

A template for such a context can be found in the TRB study  “A Model for Identifying and Evaluating Historic Significance of Post-World War II Housing” (Pettis et al 2012). The document would outline the various trends and important participants in that development and would provide a backdrop against which subsequent studies could assess the NRHP eligibility of residential developments and neighborhoods. At present, Virginia does not have a statewide context covering this period, and, to date, no Virginia municipality has developed its own context covering this period.

In producing such a context, the City of Virginia Beach may have the opportunity to access state funds through
the VDHR's cost-share program, the Certified Local Government program or through a strategic partnership with another state agency, such as the Virginia Department of Transportation. The context would provide planners and cultural resource practitioners with comprehensive background information needed for such evaluations. Comparable studies have been completed by Boulder, Colorado (Bryant and Schomig 2010), Charlotte, North Carolina (Wyatt and Woodard 2000), and Cleveland and Cuyahoga County, Ohio (Burden et al. 2017).

**Intensive-level Investigations**

By nature of the project, no resources were surveyed at the intensive level as part of the current survey. However, a number of properties were identified that appeared to warrant additional investigation, including additional background research and physical documentation. The 27 properties considered individually eligible or potentially eligible (i.e., not part of a potential historic district) and 9 neighborhoods evaluated as potentially eligible as a result of this survey were.

**Individual Resources**

- VDHR #134-0457 - Former Fire Station, 211 24th Street
- VDHR #134-5012 - St. Mark's AME Church and Parsonage
- VDHR #134-5381 - Kampssville Masonic Temple, 4889 Princess Anne Road
- VDHR #134-5382 - Oceana Lodge, 1780 Potomac Road
- VDHR #134-5383 - Jefferson Manor Motel Apartments, 3300 Pacific Avenue
- VDHR #134-5388 - Albano Cleaners, 401 Laskin Road
- VDHR #134-5392 - The Linkhorn Apartment Building, 405 53rd Street
- VDHR #134-5393 - Thomas Jefferson Apartment Building, 3301-3305 Arctic Avenue
- VDHR #134-5394 - Mediterranean Revival Dwelling, 3310 Arctic Avenue
- VDHR #134-5396 - Temple Emmanuel, 415 427 26th Street
- VDHR #134-5398 - Blue Marlin Motel, 2411 Pacific Avenue
- VDHR #134-5401 - Hardware Store, 600 Virginia Beach Boulevard
- VDHR #134-5404 - Gas Station, 409 Laskin Road
- VDHR #134-5408 - Shopping Center, 3010-3022 Virginia Beach Boulevard
- VDHR #134-5413 - Thalia Automotive Services, 4300 Virginia Beach Boulevard
- VDHR #134-5419 - Kings Grant Gas Station, 428 N Lynnhaven Road
- VDHR #134-5420 - Lynnhaven Masonic Lodge, 2959 N Lynnhaven Road
- VDHR #134-5423 - First Landing Auto Sales, 1605 Pleasure House Road
- VDHR #134-5441 - Virginia Beach Masonic Lodge, 2000 Arctic Avenue
- VDHR #134-5448 - Bogy's, Bohn's, and Nixon's Auto Sales, 623 Virginia Beach Boulevard
- VDHR #134-5449 - Best Choice Auto Sales, 857 Virginia Beach Boulevard
- VDHR #134-5453 - Advanced Auto Store, 5288 Princess Anne Road
- VDHR #134-5464 - Single Dwelling, 300 Bay Colony Drive
- VDHR #134-5465 - Single Dwelling, 4510 Holly Road
- VDHR #134-5466 - Single Dwelling and Oyster Shed, 1805 Estates Court
- VDHR #134-5465 - Stohlhuber's Thalia Acres Inn Restaurant, 653 Thalia Road
- VDHR #134-5689 - Hawkins Restaurant, 1061 Newtown Road

**Neighborhoods**

- VDHR #134-0969 - Seatack
- VDHR #134-5428 - Aragona Village
- VDHR #134-5577 - Doylestown
- VDHR #134-5582 - Eureka Park
- VDHR #134-5592 - Laurel Manor
- VDHR #134-5608 - L & J Gardens
• VDHR #134-5628 - Queen City
• VDHR #134-5659 - Thoroughgood
• VDHR #134-5672 - Chesapeake Beach

National Register of Historic Places Nominations

As additional investigations are carried out in Virginia Beach, property owners should be encouraged to nominate their properties for listing in the Virginia Beach Historical Register and NRHP. Aragona Village (VDHR #134-5428), Doyletown (VDHR #134-5577), Eureka Park (VDHR #134-5582), L & J Gardens (VDHR #134-5608), Laurel Manor (VDHR #134-5592), Queen City (VDHR #134-5628), Seatack (VDHR #134-0969), Thoroughgood (VDHR #134-5659) and Chesapeake Beach (VDHR #134-5672), all of which retain significant collections of historic resources, should be considered prime candidates for listing to the NRHP as historic districts. While listing does not offer protection from demolition or inappropriate alterations, NRHP designation often has the effect of boosting community pride and identity and can contribute to local tourism and revitalization efforts. Listing also provides access to historic rehabilitation tax incentives and preservation grants for certain property owner and property types (e.g., non-profit organizations and income-producing properties). The first step in the listing process is typically the completion of an intensive-level survey, which facilitates the preparation of a Preliminary Information Form (PIF) that is reviewed by the VDHR staff. If the VDHR agrees that a property is eligible for listing, the property owner (or a consultant or other entity operating on their behalf) move forward with preparing the formal nomination materials.

Tax Incentives

Tax incentives for the rehabilitation of NRHP-listed properties may be available to property owners from both the federal and state governments. Successful completion of the Historic Rehabilitation Tax Credit application, working within the Secretary of the Interior’s Standards for the Treatment of Historic Properties, permits an income tax credit of 20% of the eligible rehabilitation expenses on income-producing properties through the federal government and 25% on both residential (owner-occupied) and income-producing properties through the state government. Income-producing establishments may be able to take advantage of the maximum tax credits of both the state and federal incentives, claiming credits of 45% of eligible rehabilitation expenses. Additional information can be located on the DHR’s website at http://www.dhr.virginia.gov/tax_credits/tax_credits/

Preservation and Conservation Easements

Preservation and conservation easements are a viable way for property owners to ensure the long-term preservation of their historic resources. The donation of development rights, in the form of an easement, places a permanent encumbrance upon the deed of the property that limits development or major alteration. The value of the easement can be deducted from federal income tax liability over a five-year period, and up to 50% of the easement value may be claimed as a credit on state income tax. Typically, private landowners apply for preservation easements through the VDHR’s Easement Program, which is enabled by Virginia code sections 10.1-2204 (Historic Resources) and 10.1-1701 (Virginia Open Space Land Act). The Virginia Board of Historic Resources holds the easements and the program is administered by Easement Program staff within the VDHR. More information is available at www.dhr.virginia.gov/easements/. Donation of development rights can also lower property and inheritance taxes.

Additionally, conservation easements based on a property’s ability to preserve open space or provide environmental benefits are administered through programs such as the Virginia Outdoors Foundation and the Land Trust of Virginia. Each property that has potential for easement consideration should undergo review to ascertain the best program for drafting an easement agreement.
Virginia Beach Historical Register

Additional properties, both those potentially eligible to the NRHP and those with local significance that do not rise to the level required by the NRHP, should be considered for listing within the Virginia Beach Historical Register. These properties include:

- VDHR #134-5012 - St Mark’s AME Church and Parsonage, 1740 Potters Road
- VDHR #134-5381 - Kempsville Masonic Temple, 4869 Princess Anne Road
- VDHR #134-5382 - Oceana Lodge (Prince Hall F&AM), 1750 Potters Road
- VDHR #134-5386 - George’s Oceanfront Barbershop & Salon, 400 32nd Street
- VDHR #134-5387 - Former Spaghetti Post Office (Smashmouth Brewing Pilot House), 313 32nd Street
- VDHR #134-6388 - Albano Cleaners, 401 Laskin Road
- VDHR #134-5389 - The Linkhorn Apartment Building, 405 33rd Street
- VDHR #134-5383 - The Thomas Jefferson Apartment Building, 3301-3305 Arctic Avenue
- VDHR #134-5384 - Dwelling (Mediterranean Revival), 3310 Arctic Avenue
- VDHR #134-5385 - Temple Emmanuel, 415-427 25th Street
- VDHR #134-5388 - Blue Martin Motel, 2411 Pacific Avenue
- VDHR #134-6401 - Hardware Store, 600 Virginia Beach Boulevard
- VDHR #134-6404 - Gas Station (Sunsoco), 406 Laskin Road
- VDHR #134-6408 - Shopping Center, 3010-3022 Virginia Beach Boulevard
- VDHR #134-6411 - Single Dwelling, 1980 W Little Neck Road
- VDHR #134-6413 - Thalia Automotive Services, 4300 Virginia Beach Boulevard
- VDHR #134-6418 - Prince of Peace Lutheran Church, 424 Kings Grant Road
- VDHR #134-6419 - Exxon Gas Station (Kings Grant), 426 N Lynnhaven Road
- VDHR #134-6420 - Lynnhaven Masonic Lodge, 2959 N Lynnhaven Road
- VDHR #134-6422 - London Bridge Shopping Center, 315 N Great Neck Road
- VDHR #134-6423 - First Landing Auto Sales, 1605 Pleasure House Road
- VDHR #134-6441 - Virginia Beach Masonic Lodge, 2000 Arctic Avenue
- VDHR #134-6448 - Boyd’s, Bohn’s, and Nixon’s Auto Sales, 623 Virginia Beach Boulevard
- VDHR #134-6449 - Best Choice Auto Sales, 367 Virginia Beach Boulevard
- VDHR #134-6462 - Carrow Baptist Church, 5545 Susquehanna Drive
- VDHR #134-6463 - Advanced Auto Store, 5288 Princess Anne Road
- VDHR #134-6464 - Single Dwelling, 300 Bay Colony Drive
- VDHR #134-6465 - Single Dwelling, 4510 Holly Road
- VDHR #134-6466 - Sternhieber’s Restaurant, 653 Thalia Road
- VDHR #134-6467 - Commercial Building, 3829 Shore Drive
- VDHR #134-6479 - Cottages, 4469 Lookout Road
- VDHR #134-6490 - Single Dwelling, 4417 Lee Avenue
- VDHR #134-6513 - Mears House, 1235 Old Kempsville Road
- VDHR #134-6688 - Hawkins Restaurant, 1051 Newtown Road

Multiple Property Submissions

Multiple Property Submissions (MPS) are another vehicle for assessing a group of resources for eligibility for listing in the NRHP. This format is used exclusively to document resources that are thematically connected but disparately located. One such MPS that may be worth considering as additional initiatives are considered is one related to African American churches in the City. Such churches, which are rarely individually eligible for listing in the NRHP, provide an opportunity to collectively document and assess the contribution of these property types and their histories to the City’s heritage. In preparing an MPS, a Multiple Property Documentation Form (MPDF)
is completed, which provides a comprehensive context statement related to the thematic listing; individual resources are then submitted on NRHP forms under the umbrella of the MPDF.

Themes recommended for MPS consideration within the City include African American churches, automobile-related services, historic commercial corridors such as the Vibe district, social halls (masonic temples and African American lodges), multi-family housing and architecture related to the resort industry along Virginia Beach. Those properties include:

- VDHR #134-5381 - Kempsville Masonic Temple, 4869 Princess Anne Road
- VDHR #134-5382 - Oceana Lodge (Prince Hall F&AM), 1760 Potters Road
- VDHR #134-5383 - Jefferson Manor Motel Apartments, 3300 Pacific Avenue
- VDHR #134-5388 - Albano Cleaners, 401 Laskin Road
- VDHR #134-5392 - The Linkhorn Apartment Building, 405 53rd Street
- VDHR #134-5393 - The Thomas Jefferson Apartment Building, 3301-3305 Arctic Avenue
- VDHR #134-5398 - Blue Marlin Motel, 2411 Pacific Avenue
- VDHR #134-5401 - Hardware Store, 600 Virginia Beach Boulevard
- VDHR #134-5404 - Gas Station, 409 Laskin Road
- VDHR #134-5413 - Thalia Automotive Services, 4300 Virginia Beach Boulevard
- VDHR #134-5419 - Kings Grant Gas Station, 428 N Lynnhaven Road
- VDHR #134-5420 - Lynnhaven Masonic Lodge, 2959 N Lynnhaven Road
- VDHR #134-5423 - First Landing Auto Sales, 1605 Pleasure House Road
- VDHR #134-5441 - Virginia Beach Masonic Lodge, 2000 Arctic Avenue
- VDHR #134-5448 - (Boyd's, Bohr's, and Nixon's) Auto Sales, 623 Virginia Beach Boulevard
- VDHR #134-5449 - Best Choice Auto Sales, 857 Virginia Beach Boulevard
- VDHR #134-5453 - Advanced Auto Store, 6288 Princess Anne Road

Additional Comprehensive Survey

Additional survey of Virginia Beach at the reconnaissance level is recommended to further enhance the coverage of survey in the City in terms of geography as well as property types, architectural styles, and time periods. The present survey recorded only a fraction of the historic architectural resources in the City. The City has already scheduled a survey of its southern half to follow this project, and that survey will provide additional information on the survey efforts that should take place city-wide. Neighborhoods that were not deemed NRHP-eligible also warrant additional survey for individually eligible properties for NRHP-listing or possible inclusion on the Virginia Beach Historical Register. Those neighborhoods include:

- Beachwood: VDHR #134-5545 - House, 4716 First Cour Road
- Birdneck Point: VDHR #134-5497 - House, 940 Cardinal Road
- The Hollies
- Lakewood
- Linkhorn Park
- Newsome Farm
- Pinewood: VDHR #134-5573 - House, 430 Lake Drive and VDHR #134-5575 - House, 403 Lake Drive
- Shadowlawn
- Thalia Manor
- Thalia Shores: VDHR #134-5653 - House, 745 Pinetree Drive
- Ubermeier
Oral History Program

Oral History initiatives supported by the Virginia Beach Historic Preservation Commission have already resulted in significant documentation of history throughout the City. This report is indebted to the work of Edna Hawkins-Hendrix and Dr. Joanne Lucas in *History of African American Communities in Princess Anne County/Virginia Beach*. Building on this already established initiative, it is recommended that an Oral History program be created in partnership with the Virginia Beach Public Library as a repository for all recordings and documentation. By creating an ongoing program, the initiative can be advertised and involve history professionals, avocational historians, the general public, and local students. The Oral History Program could become a node for training in interviewing and recording, as well as building information repositories for future reporting and analysis.

Interpretive Signage Program

Interpretive signage is a means to embed the landscape with historical information that would otherwise not be immediately accessible to a passerby. Pocket parks throughout the city are prime locations to create interpretive signage or markers honoring community history, whether or not historical architectural fabric remains in that location. These markers could be implemented on a case-by-case basis or as a holistic program with a unified design concept. Interpretive signage is particularly recommended for those communities that lack entrance signs or other gateway markers. Themes for interpretive signage include neighborhood growth, African American heritage, and the development of highways throughout the area.

Heritage Tourism and Historical Highway Markers

Heritage tourism initiatives can increase awareness of the City’s history and heritage. Such initiatives can be simple, such as the creation of an interpretive sign as described above, and directed to a singular property or area or can be comprehensive in scale and address the full geography of the City, as would be the case with a Citywide heritage tourism plan. Some of these initiatives have already been implemented along with oceanfront signage and memorials. Of the areas surveyed for this project, Chesapeake Beach, The Hollies, Ubermeir, Aragona Village, and Seatack, appear to be ready candidates for heritage tourism initiatives. These initiatives include walking and biking tours produced to highlight historic development and architectural character. Heritage tourism could also be incorporated into publicly trafficked areas such as marinas or integrated into the City’s efforts to promote recreational activities such as biking, boating, and fishing. While similar activities and signage already exist along several trails, the former railroad corridor along Atlantic Avenue is a particularly fitting place for additional programming, especially with the re-development of the Cavalier Hotel increasing visitation throughout that corridor.

At present, the City of Virginia Beach has 16 State Historical Highway Markers that commemorate people, places, or events of regional, statewide, or national significance. Several of the properties documented in this survey may be appropriate sites for additional markers. For instance, the 1952 Seatack Elementary School (for its association with the history of African American schools), the former Police and Fire Station on 24th Street (1928), and the commercial strip along Norfolk Avenue in Shadowlawn are good candidates for markers.

Public History and Art Outreach Programming

In addition to the established heritage tourism initiatives, Virginia Beach is particularly well suited for public history and art outreach programming that honors the community’s development and history. Historic commercial corridors are a prime location for installing murals that pay tribute to community histories. A mural program has already been initiated within the ViBe district and has the potential for continued expansion in other locations within the City. Virginia Beach has a growing art-tourist demographic, particularly drawn to the Boardwalk Art Show and activities through the Museum of Contemporary Art-Virginia Beach, the Atlantic Wildfowl Heritage Museum (decoy painting), as well as numerous galleries and studios. Murals and other arts programming facilitate dialogue and events that draw both tourists and local community members alike.
The recommended programs are not exclusively based in the visual arts. Inviting performers, poets, musicians, and dancers to participate in community history initiatives can engage community members that are otherwise not involved in heritage tourism or other activities. Art programming with a historical focus can also include all ages—elementary school students regularly participate in mural-making and music performance. Organizations with resources on creating public art engagement include:

- Americans for the Arts: Public Art
- The Virginia Commission for the Arts
- National Endowment for the Arts: Community Art

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