

United States Department of the Interior  
National Park Service

LISTED ON:  
VLR 06/21/2012  
NRHP 08/14/2012

# National Register of Historic Places Registration Form

This form is for use in nominating or requesting determinations for individual properties and districts. See instructions in National Register Bulletin, *How to Complete the National Register of Historic Places Registration Form*. If any item does not apply to the property being documented, enter "N/A" for "not applicable." For functions, architectural classification, materials, and areas of significance, enter only categories and subcategories from the instructions. **Place additional certification comments, entries, and narrative items on continuation sheets if needed (NPS Form 10-900a).**

### 1. Name of Property

historic name Shockoe Slip Historic District, 2012 Boundary Increase

other names/site number VDHR #127-0219

### 2. Location

street & number 300 block of South 11th Street, 13th Street Bridge, 1200 & 1300 East  
Byrd Street, 1201 Haxall Point not for publication N/A

city or town Richmond vicinity N/A

state Virginia code VA county Independent City code 760 zip code 23219

### 3. State/Federal Agency Certification

As the designated authority under the National Historic Preservation Act, as amended,  
I hereby certify that this  nomination  request for determination of eligibility meets the documentation standards for registering properties in the National Register of Historic Places and meets the procedural and professional requirements set forth in 36 CFR Part 60.  
In my opinion, the property  meets  does not meet the National Register Criteria. I recommend that this property be considered significant at the following level(s) of significance:

national  statewide  local

[Signature] Date 6/26/12  
Signature of certifying official/Title

**Virginia Department of Historic Resources**  
State or Federal agency/bureau or Tribal Government

In my opinion, the property  meets  does not meet the National Register criteria.

Signature of commenting official Date

Title State or Federal agency/bureau or Tribal Government

### 4. National Park Service Certification

I hereby certify that this property is:

- entered in the National Register
- determined eligible for the National Register
- determined not eligible for the National Register
- removed from the National Register
- other (explain:) \_\_\_\_\_

Signature of the Keeper Date of Action

Shockoe Slip Historic District, 2012 Boundary Increase  
 Name of Property

Richmond VA  
 County and State

**5. Classification**

**Ownership of Property**  
 (Check as many boxes as apply.)

**Category of Property**  
 (Check only **one** box.)

**Number of Resources within Property**  
 (Do not include previously listed resources in the count.)

<input checked="" type="checkbox"/>	private
<input checked="" type="checkbox"/>	public - Local
<input type="checkbox"/>	public - State
<input type="checkbox"/>	public - Federal

<input type="checkbox"/>	building(s)
<input checked="" type="checkbox"/>	district
<input type="checkbox"/>	site
<input type="checkbox"/>	structure
<input type="checkbox"/>	object

Contributing	Noncontributing	
5	2	buildings
0	0	sites
1	0	structures
0	1	objects
<b>6</b>	<b>3</b>	<b>Total</b>

**Name of related multiple property listing**  
 (Enter "N/A" if property is not part of a multiple property listing)

N/A

**Number of contributing resources previously listed in the National Register**

1

**6. Function or Use**

**Historic Functions**  
 (Enter categories from instructions.)

COMMERCE/TRADE: warehouse

AGRICULTURE/SUBSISTENCE: processing

INDUSTRY/PROCESSING/EXTRACTION:  
 manufacturing facility

INDUSTRY/PROCESSING/EXTRACTION: energy  
 facility

TRANSPORTATION: road-related

**Current Functions**  
 (Enter categories from instructions.)

VACANT/NOT IN USE

RECREATION AND CULTURE:  
 monument/marker

**7. Description**

**Architectural Classification**  
 (Enter categories from instructions.)

LATE VICTORIAN: Italianate

OTHER: Industrial vernacular

LATE 19TH AND 20TH CENTURY REVIVALS:  
 Classical Revival

MID-19TH CENTURY: Other (stone paving)

**Materials**  
 (Enter categories from instructions.)

foundation: BRICK, CONCRETE

BRICK, CONCRETE (frame and block),

walls: METAL (aluminum)

STONE (slate)

roof: SYNTHETICS(composition shingles,  
 rubber and plastic membranes), METAL

other:

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**Narrative Description**

(Describe the historic and current physical appearance of the property. Explain contributing and noncontributing resources if necessary. Begin with a **summary paragraph** that briefly describes the general characteristics of the property, such as its location, setting, size, and significant features.)

**See continuation sheets.**

Shockoe Slip Historic District, 2012 Boundary Increase  
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County and State

**8. Statement of Significance**

**Applicable National Register Criteria**

(Mark "x" in one or more boxes for the criteria qualifying the property for National Register listing.)

- A Property is associated with events that have made a significant contribution to the broad patterns of our history.
- B Property is associated with the lives of persons significant in our past.
- C Property embodies the distinctive characteristics of a type, period, or method of construction or represents the work of a master, or possesses high artistic values, or represents a significant and distinguishable entity whose components lack individual distinction.
- D Property has yielded, or is likely to yield, information important in prehistory or history.

**Criteria Considerations**

(Mark "x" in all the boxes that apply.)

Property is:

- A Owned by a religious institution or used for religious purposes.
- B removed from its original location.
- C a birthplace or grave.
- D a cemetery.
- E a reconstructed building, object, or structure.
- F a commemorative property.
- G less than 50 years old or achieving significance within the past 50 years.

**Areas of Significance**

(Enter categories from instructions.)

ARCHITECTURE  
COMMERCE  
COMMUNITY PLANNING AND DEVELOPMENT

**Period of Significance**

1800-1933 (unchanged)

**Significant Dates**

N/A

**Significant Person**

(Complete only if Criterion B is marked above.)

N/A

**Cultural Affiliation**

N/A

**Architect/Builder**

Robinson, Charles (architect of 301 S 11th St)  
R.J. Reynolds Tobacco Company  
(original owner of 301 S 11th Street)  
Eddins, A.B./Old Dominion Tobacco Warehouse &  
Stemmery (orig. owner of 300 & 330 S 11th St)  
Virginia Passenger & Power Co.  
(original owner of hydroelectric plant)

**Statement of Significance Summary Paragraph** (Provide a summary paragraph that includes level of significance and applicable criteria.)

**See continuation sheets.**

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## 9. Major Bibliographical References

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**Bibliography** (Cite the books, articles, and other sources used in preparing this form.) **See continuation sheets.**

**Previous documentation on file (NPS):**

preliminary determination of individual listing (36 CFR 67 has been requested)  
 previously listed in the National Register  
 previously determined eligible by the National Register  
 designated a National Historic Landmark  
 recorded by Historic American Buildings Survey # \_\_\_\_\_  
 recorded by Historic American Engineering Record # \_\_\_\_\_  
 recorded by Historic American Landscape Survey # \_\_\_\_\_

**Primary location of additional data:**

State Historic Preservation Office  
 Other State agency  
 Federal agency  
 Local government  
 University  
 Other  
Name of repository: Virginia Department of Historic Resources

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## 10. Geographical Data

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**Acreage of Property** 3.5 acres  
(Do not include previously listed resource acreage.)

**UTM References**

(Place additional UTM references on a continuation sheet.)

1	<u>18S</u> Zone	<u>284728</u> Easting	<u>4156891</u> Northing	3	<u>          </u> Zone	<u>          </u> Easting	<u>          </u> Northing
2	<u>          </u> Zone	<u>          </u> Easting	<u>          </u> Northing	4	<u>          </u> Zone	<u>          </u> Easting	<u>          </u> Northing

**Verbal Boundary Description** (Describe the boundaries of the property.) **See Continuation Sheet.**

**Boundary Justification** (Explain why the boundaries were selected.) **See Continuation Sheet.**

Shockoe Slip Historic District, 2012 Boundary Increase  
Name of Property

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### 11. Form Prepared By

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name/title Mary Harding Sadler & Llewellyn Hensley  
organization Sadler & Whitehead Architects PLC date 03/29/2012  
street & number 726 West 33rd Street telephone (804) 231-5299  
city or town Richmond state VA zip code 23225  
e-mail sadler@sadlerandwhitehead.com

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### Additional Documentation

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Submit the following items with the completed form:

- **Maps:** A **USGS map** (7.5 or 15 minute series) indicating the property's location.  
A **Sketch map** for historic districts and properties having large acreage or numerous resources. Key all photographs to this map.
- **Continuation Sheets**
- **Additional items:** (Check with the SHPO or FPO for any additional items.)

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### Photographs:

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Submit clear and descriptive photographs. The size of each image must be 1600x1200 pixels at 300 ppi (pixels per inch) or larger. Key all photographs to the sketch map.

Name of Property: Shockoe Slip Historic District, 2012 Expansion

City or Vicinity: City of Richmond

County: State: VA

Photographer: Llewellyn Hensley

Date Photographed: June 2010-March 2012

Description of Photograph(s) and number: **See continuation sheets.**

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### Property Owner:

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name Multiple Ownership  
street & number \_\_\_\_\_ telephone \_\_\_\_\_  
city or town Richmond state VA zip code 23219

**Paperwork Reduction Act Statement:** This information is being collected for applications to the National Register of Historic Places to nominate properties for listing or determine eligibility for listing, to list properties, and to amend existing listings. Response to this request is required to obtain a benefit in accordance with the National Historic Preservation Act, as amended (16 U.S.C. 460 et seq.).

**Estimated Burden Statement:** Public reporting burden for this form is estimated to average 18 hours per response including time for reviewing instructions, gathering and maintaining data, and completing and reviewing the form. Direct comments regarding this burden estimate or any aspect of this form to the Office of Planning and Performance Management, U.S. Dept. of the Interior, 1849 C. Street, NW, Washington, DC.

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**National Register of Historic Places Continuation Sheet**

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N/A

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**Summary Paragraph for the 2012 Boundary Increase**

The 2012 Shockoe Slip Historic District expansion, which is linked to the southwest corner of the existing Shockoe Slip Historic District, includes five contributing buildings, two contributing structures, two noncontributing buildings and one noncontributing object. Four of the contributing buildings are warehouses built between ca. 1886 and 1910; the fifth is a hydroelectric plant constructed ca. 1898. The contributing structures are the Haxall Canal, originally built ca. 1789, reconstructed ca. 1898, and altered ca. 1970 and 1996, and an intact 1860 bridge with an adjacent fragment of the 13th Street roadbed. Noncontributing resources are two modern warehouse buildings constructed in the 1970s (outside the period of significance) and the 1907 Christopher Newport Memorial Cross, an object that was moved to its current site in 2000. Resources in the expansion are sited adjacent to three of Richmond's historic transportation corridors: Byrd Street, the canal system—a primary commercial corridor from the late-18th through the 19th century—and the railroad lines and spurs that succeeded canals as the mode of shipping commercial goods from warehouse to market. The Kanawha Canal, whose remaining components are contributing resources in the James River and Kanawha Canal Historic District (DHR #127-0171), is not included in the boundary expansion<sup>1</sup>. The contributing buildings in the expansion, four painted brick warehouses ranging in height from two to four stories, and a parged masonry hydroelectric plant, share the palette of materials, low scale, and industrial character of many of the contributing buildings within the existing historic district. The granite-paved bridge and roadbed match the granite paving that distinguishes the heart of the Shockoe Slip Historic District. The Haxall Canal, which once powered the hydroelectric plant, retains short sections of its historic ashlar granite face.

**From the 1972 National Register Nomination Form**

"The Shockoe Slip [Historic] District is a low scale neighborhood of brick commercial structures centered around the triangular-shaped plaza known as Shockoe Slip at the intersection of South Thirteenth and East Cary Streets. The district is characterized by buildings from two to four stories, three or more bay fronts, roof cornices of corbelled wood, metal or brick, segmental arched openings, flat roofs pitched to the rear with interior construction being that of wooden framing stabilized by the masonry walls...The presence in the district of buildings functionally related to the James River and Kanawha Canal orients the area to that commercial venture whose stone remnants still exist to the south and west..."<sup>2</sup>

**Architectural Description**

The 2012 expansion of the Shockoe Slip Historic District extends the district boundary south to include remaining historic buildings between the Downtown Expressway and the north bank of the James River. The contributing buildings in the expansion area were constructed for industrial and warehouse uses whose physical links to Shockoe Slip were somewhat obscured with the mid-1970s construction of the Expressway. The most prominent of the contributing buildings in the expansion area is a four-story brick Italianate warehouse, Building 1 (321 South 11th Street), whose five-story central tower dominates views of the expanded district as seen from the canal. Building 1 is also distinguished by its ornamental masonry, which includes a rusticated base, brick quoins, and corbelled cornices. The top of the center tower features

<sup>1</sup> Tucker H. Hill and William Trout, *James River and Kanawha Canal Historic District National Register of Historic Places Nomination Form*. (Richmond, 1971).

<sup>2</sup> Virginia Historic Landmarks Commission Staff, *Shockoe Slip Historic District National Register of Historic Places Nomination Form*. (Richmond, 1971), 4.

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projecting arches, a decorative brick chain pattern and corbelled brick brackets. Three other contributing warehouse and manufacturing buildings were designed in an industrial vernacular style for use as tobacco warehouses.

While Building 1 fronts on the Haxall Canal, the other contributing tobacco warehouses front on East Byrd Street and South 11th Street. Sited along the Haxall Canal, the Classical Revival-style Hydroelectric Plant was constructed for the Virginia Passenger & Power Company ca. 1898 to generate power for the city's electric streetcar system. Although the building was constructed for a purely industrial use, its monumental design and classical architectural treatment anticipated public views. The plant has a tapered and faceted multi-story smoke stack with a flared cap at its east end.

The cast-in-place concrete walls of the Haxall Canal retain short sections of historic granite blocks on the north side. A contributing structure in the expanded district, the original canal and mill race was built by David Ross in 1789 to run Ross's Flour Mill, but was heavily altered in the 19th and 20th centuries, first to serve the Haxall Mill and later to power the Hydroelectric Plant. An intact 1860 arched bridge and granite-paved section of the 13<sup>th</sup> Street roadbed together comprise a contributing structure within the proposed district expansion boundaries. Prior to the construction of Richmond's Downtown Expressway in 1968-1976, Thirteenth Street served as the primary link from the expansion area to Shockoe Slip via a stone bridge whose keystone is carved with the date 1860. Thirteenth Street crosses the Kanawha Canal at the east end of noncontributing Building 5. The Thirteenth Street Bridge is also a contributing structure in the James River and Kanawha Canal Historic District.<sup>3 4 5</sup>

The expanded historic district includes two modern, noncontributing buildings built for the Reynolds Metals Company: Building 5 (1200 East Byrd Street) and the Finished Goods Building (1300 East Byrd Street). Both are one-story, windowless, metal-clad warehouses constructed in the 1970s. The proposed expansion boundaries also contain a 1907 monument comprised of a bronze cross with a fieldstone base and a modern granite pedestal. Known as the Christopher Newport Memorial Cross, this noncontributing object was moved a half-mile east from Gambles Hill to its present site in 2000.<sup>6 7</sup>

## INVENTORY OF RESOURCES

### SOUTH 11TH STREET

**300 South 11th Street — Building 3, "White Byrd Building,"** Old Dominion Tobacco Warehouse (1886), later owned by R. J. Reynolds Tobacco Co. as Storage Warehouse No. 1, (DHR #127-6080; 127-0219-0101): Industrial vernacular warehouse. Ca. 1880s. Brick, 2 stories, 14 bays, flat roof, 3-story raised central work bay defined by stepped gable, ornamental brickwork and arched entry with paired doors and transom. Openings have a mix of segmental and flat arched projecting brick lintels with shoulders, nine-over-nine wood windows, brick pilasters, ornamental brick cornice.

**Contributing.** +1 contributing building.

**301 South 11th Street — Building 2, "Brown Building,"** Charles M. Robinson Architect, constructed for R. J. Reynolds Tobacco Co. as the Richmond Leaf Department, (DHR #127-6079; 127-0219-0102):

<sup>3</sup> W.E. Trout III, James Moore III, and George D. Rawls. *Falls of the James Atlas* (Richmond: 1995), 41.

<sup>4</sup> Ashley Neville and Robert Clarke. *Virginia Department of Historic Resources Reconnaissance Level Survey; Haxall Canal*, (2002).

<sup>5</sup> Richmond Historic Riverfront Foundation, and Venture Richmond. *Richmond Riverfront Canal Walk: Haxall Canal Marker*. Richmond.

<sup>6</sup> *Certified Sanborn Maps, 1886-1984*. Map. Vol. 1. Sanborn Library LLC. 10+. Print.

<sup>7</sup> Richmond Historic Riverfront Foundation, *Richmond Riverfront Canal Walk: Haxall Canal Marker*.



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Industrial vernacular warehouse. Ca. 1910 (City of Richmond building permit). Concrete frame with piers clad in stretcher bond brick, facade ranges in height from 3.5 to 4.5 stories, rear is 5 stories, 20 bays, flat roof, columns of steel industrial windows separated by cast concrete spandrels. Base of the building is cast concrete with a simple cap. City permit (number 1779) documents for this building are archived at the Library of Virginia.

**Contributing.** +1 contributing building.

**321 South 11th Street — Building 1, "Italianate Building"**, formerly R. J. Reynolds Tobacco Co. Leaf Tobacco Warehouse, (DHR #127-5325; 127-0219-0103):

Italianate style warehouse. Ca. 1896. Brick (common bond), 4 stories with a rusticated base, brick quoins and pilasters and a projecting 5-story center tower, 15 bays. 6-over-6, double-hung, wood windows. The low-pitched hipped roof is supported by brackets.

**Contributing.** +1 contributing building.

**330 South 11th Street — Building 4, "White Canal Building"**, E. B. Eddins Tobacco Stemmy (1886), later owned by R. J. Reynolds Tobacco Co., Storage Warehouse No. 3, (DHR #127-0219-0104):

Industrial vernacular warehouse and prizery. Ca. 1886, 1905. Brick, 3 stories (1886 portion) and 2 stories (1905 portion), 15 bays, segmental arched window openings. Wood 12-over-12 double-hung windows. Low-pitched gable roof with stepped parapet. Metal roofing.

**Contributing.** +1 contributing building.

**SOUTH 12TH STREET**

**Christopher Newport Memorial Cross** (DHR #127-0219-0001) :

Bronze cross and stone pyramid installed on a modern granite base. 1907 (Canal Walk Marker). The cross was erected by the Association of the Preservation of Virginia Antiquities to commemorate the tercentenary of Newport's landing with Captain John Smith. The cross and pyramid were moved to this site from Gambles Hill, a half-mile away, in 2000.

**Noncontributing.** +1 noncontributing object.

**SOUTH 13TH STREET**

**13th Street Bridge** (DHR #127-0219-0105):

Intact mid-19th century arched bridge. 1860 (date on bridge). The bridge and adjacent fragment of 13th Street roadbed are surfaced with granite paving blocks, called setts or Belgian block. The bridge is a closed spandrel deck, double arched structure faced in granite ashlar with granite voussoirs, keystones, and coping. The bridge spans the Kanawha Canal at historic 13th Street.

**Contributing.** +1 contributing structure; also a contributing structure in the James River and Kanawha Canal Historic District (DHR #127-0171)

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**EAST BYRD STREET**

**1200 East Byrd Street — Building 5, “Thirteenth & Byrd Building”** (DHR #127-5326; 127-0219-0106):  
Moderne-style industrial vernacular warehouse. 1970s. Metal clad, 1 story, no fenestration.  
**Noncontributing.** +1 noncontributing building.

**1300 East Byrd Street — Finished Goods Inventory Building** (DHR #127-0219-0108):  
Moderne-style industrial vernacular warehouse. 1970s. Metal clad, 1 story, no fenestration.  
**Noncontributing.** +1 noncontributing building.

**HAXALL CANAL**

**Haxall Canal** (DHR #127-6083-0001; 127-0071-0005): Originally constructed ca. 1798 as a timber-lined mill race by David Ross to serve his flour mills, the canal was repeatedly altered during the 19th and 20th centuries to power, first, the Haxall Mills (1809-1894) and, finally, the Hydroelectric Plant (1898-1976). The intact canal walls are cast-in-place concrete that appear to date from 1898. In 1970 the canal was altered when Brown's and Johnson's Islands were connected to create a larger Brown's Island. A majority of the canal walls were constructed simultaneously with the Hydroelectric Plant. There are short stretches of granite blocks laid in a random ashlar pattern on the north side of the canal. The canal walls are topped with simple cast iron fence, which appears to be a modern safety measure.  
**Contributing.** +1 contributing structure.

**HAXALL POINT**

**1201 Haxall Point — Hydroelectric Plant, formerly the Virginia Railway & Power Company Power House** (DHR #127-0190-0001; 127-0219-0107): Classical Revival industrial plant. Ca. 1898. Parged concrete block and brick with poured concrete foundation, 1 story with Doric entablature, open arcade on north side, 10 bays, flat roof, tapered, hexagonal smokestack at the west end.  
**Contributing.** +1 contributing building.

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Statement of Significance for the 2012 Boundary Increase

The late-19<sup>th</sup> and early-20<sup>th</sup> century buildings in the 2012 expansion of the Shockoe Slip Historic District share the history and significance of the original historic district, as described in the 1971 National Register Nomination for the Shockoe Slip Historic District, as well as its 1983 and 2005 boundary increases.<sup>8 9 10</sup> Four of the five contributing buildings were initially constructed to serve the tobacco industry and the fifth was a hydroelectric plant. The two oldest buildings, constructed ca. 1886, were owned by A. D. Eddins and operated as the Old Dominion Tobacco Warehouse and Stemmyery. By 1924 these two warehouses and the other two contributing warehouses fronting on South 11th Street were occupied by the Richmond branch of the R.J. Reynolds Tobacco Company. The hydroelectric plant was constructed for the Virginia Passenger & Power Company ca. 1898 to generate power for Richmond's historic streetcar system. The contributing structures are the 1898 Haxall Canal and an 1860 stone-paved bridge and section of 13<sup>th</sup> Street that linked the expansion area to Shockoe Slip. The noncontributing buildings were constructed in the 1970s (outside the period of significance).<sup>11</sup> The 1907 Christopher Newport Memorial Cross with its fieldstone pyramid and modern granite pedestal, was moved to the site in 2000, and is a noncontributing object.<sup>12</sup>

The seven contributing resources in the 2012 expansion meet National Register Criterion A and contribute to the pattern of the city's industrial development. The four remaining tobacco warehouses were constructed in support of the tobacco industry and were used by two tobacco companies, including one of the country's largest (the R.J. Reynolds Tobacco Company), throughout the period of significance. The Haxall Canal was originally constructed ca. 1789 to generate energy for flour mills along the north bank of the James River. The canal and mill race served the flour-making industry for almost ninety years. Beginning in 1898, the Virginia Electric and Power Company rebuilt the Haxall Canal to power its Hydroelectric Plant, which was used to power the country's first successful electric streetcar system<sup>13</sup>. After the city's electric trolley service ceased in 1949<sup>14</sup>, the plant served the broader purpose of supplementing the city's electrical power grid. Until the mid-1970s construction of the Downtown Expressway, the 13<sup>th</sup> Street Bridge linked the Haxall and Kanawha Canals to Shockoe Slip and the warehouses and businesses that once crowded the area.

The 2012 expansion area also meets National Register Criterion C because its architecture and urban infrastructure are representative of late-19<sup>th</sup> and early-20<sup>th</sup> century industrial design. The buildings and structures were built with durable brick, concrete and stone and enhanced by restrained ornament. Warehouse Buildings 1 and 3 are enhanced by corbelling, pilasters, and projecting chain ornament. The Hydroelectric Plant is a monumental, Classical Revival structure with a historic functional relationship to the Haxall Canal. Building 2, an industrial vernacular warehouse, was designed by locally-renowned architect Charles Robinson.

<sup>8</sup> Virginia Historic Landmarks Commission Staff; James W. Moody, Jr., Director. *Shockoe Slip Historic District National Register of Historic Places Nomination Form*. (Richmond, 1971).

<sup>9</sup> Virginia Historic Landmarks Commission Staff; and John Albers, Historic Planner, City of Richmond, *Shockoe Slip Historic District (1983 Boundary Increase) National Register of Historic Places Nomination Form*. (Richmond, 1982).

<sup>10</sup> Neville, Ashley M. *Shockoe Slip Historic District (2005 Boundary Increase) National Register of Historic Places Nomination Form*. (Richmond, 2005).

<sup>11</sup> *Sanborn Maps, 1886-1984*.

<sup>12</sup> Richmond Historic Riverfront Foundation, Christopher Newport Cross Marker.

<sup>13</sup> Marie Tyler-McGraw, *At the Falls: Richmond, Virginia and Its People*. (Chapel Hill, 1994), 201.

<sup>14</sup> Tyler-McGraw, *At the Falls*, 279.

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**Statement of Significance excerpts from the 1972 and 1982 National Register Nomination Forms**

"Tucked away on the slopes of Capitol Hill as it descends to the James on the south and to the Shockoe Valley on the east, is a small commercial neighborhood that centers on Shockoe Slip and the triangular plaza which it borders. Although leveled by fire in April 1865 and rebuilt soon thereafter this area was the site of warehouses, tobacco storage buildings and mills as early as the eighteenth century."<sup>15</sup> "On the whole the Shockoe Slip Historic district, with its expanded boundaries...presents an important and highly conspicuous historic enclave in the midst of an ever-modernizing central business district rapidly becoming dominated by high-rise bank and office buildings. The district provides visual relief and a sense of time and place to the heart of one of the South's leading cities and provides an excellent opportunity for the sympathetic adaptation of early buildings and infill of open spaces for the aesthetic and commercial enhancement of one of the city's most picturesque quarters."<sup>16</sup>

**Period of Significance (justification)**

The period of significance (1800-1933) is unchanged from the 2005 expansion of the Shockoe Slip Historic District. The contributing resources in the 2012 expansion area were built during the period of significance and retain integrity from that time period. Post-1933 changes to the built resources in the expansion do not enhance the historic or architectural significance of the historic district.

**History and Evolution of the site as illustrated by Sanborn Maps**

Sanborn maps dating from 1886 to 1984<sup>17</sup> vividly illustrate the evolution of uses in the Shockoe Slip Historic District expansion area. The 1886 map illustrates four of the resources in place, although the organization of the expansion area, with its variety of warehouses, workshops and sheds, was very different from its appearance today. The Haxall Mill Race appears in the 1886 Sanborn map, but its current configuration is not illustrated until the 1905 map. The 1886 map illustrates how the 13<sup>th</sup> Street Bridge, constructed in 1860, brought commercial traffic across the Kanawha Canal. The map illustrates that Building 3 and the ca. 1886 portion of Building 4 were owned by A.B. Eddins and operated as Old Dominion Tobacco Warehouse and Stemmary. The power plant site was occupied by the Haxall-Crenshaw Company Flouring Mills.

The 1895 Sanborn map shows that the expansion area continued to be occupied by mixed industrial uses. Thirteenth Street continued to be the primary connector between Shockoe Slip, the Canal, and the warehouses and flour mills that crowded the area. A ca. 1895 brick addition was constructed on the south side of Building 4. Buildings 3 and 4 continued to be owned by A.B. Eddins and operated as Old Dominion Tobacco Warehouse and Stemmary. The power plant site was still occupied by the Haxall-Crenshaw Company's Flouring Mills, although in 1895 a number of buildings at this location are labeled "Old Ruins".

The area maintained a mix of owners and uses according to the 1905 Sanborn Map, and the 13<sup>th</sup> Street connection to the Slip was maintained. The 1896 Building 1 appears on this map as a vacant factory. Building 3 and an expanded Building 4 continue to be owned by A.B. Eddins and operated as Old Dominion Tobacco Warehouse and Stemmary. There was

<sup>15</sup> Virginia Landmarks Register Staff, *Shockoe Slip Historic District*, 3.

<sup>16</sup> Virginia Landmarks Register Staff, *Shockoe Slip Historic District Boundary Increase*, 7.

<sup>17</sup> Certified Sanborn Maps, 1886-1984.

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Name of multiple property listing (if applicable)  
N/A

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minimal change on the site between 1895 and 1905, with the exception of a commercial structure built by the Virginia-Carolina Chemical Co. on the site of existing Building 5 and the Finished Goods Inventory Building. When the Hydroelectric Plant (indicated as the Virginia Passenger & Power Company Power House) was constructed ca. 1898, the Haxall Canal was reconfigured to support power generation.<sup>18</sup>

The 1924 Sanborn map evidenced significant changes in ownership and use. R.J. Reynolds Tobacco occupied buildings 1, 2, 3, and 4. Building 1 was used as a leaf tobacco warehouse, Building 2 was labeled as the Richmond Leaf Department, Building 3 was indicated as Storage Warehouse No. 1 and Building 4 was Storage Warehouse No. 3. East of 12<sup>th</sup> Street, there were a variety of smaller buildings operated by the Virginia-Carolina Chemical Co., including Bag Storage (later expanded to become "Pipe Shed") and a larger building labeled "Fire Proof Construction Built 1924." The 1924 map illustrates that the 13<sup>th</sup> Street link to Shockoe Slip was maintained. The power plant was expanded to the south, and labeled as the Virginia Railway & Power Company Engine and Dynamo Room.

Twenty-four and twenty-six years later, after the period of significance, the 1949 and 1952 Sanborn maps show that the 13<sup>th</sup> Street connection to the Slip was maintained, but there were major changes in building uses. Buildings 1, 2, 3 and 4 were indicated as belonging to the Reynolds Metals Company. Tide Water Supply occupied smaller buildings on the site of noncontributing Building 5 and the Finished Goods Building. The 1978 Sanborn map marked the appearance of the Downtown Expressway, which altered the direct relationship between the expansion area and the rest of the Shockoe Slip Historic District. Reynolds Metals Company occupied the entire area between South 9th Street, East Byrd Street, the millrace, and the canals.

Contributing Buildings 1-4 (300, 301, 321 & 330 South 11th Street), noncontributing Building 5 (1200 East Byrd Street), and the Finished Goods Building (1300 East Byrd Street), were recently vacated by Alcoa, the Pittsburg, Pennsylvania-based aluminum-manufacturing company that acquired the buildings in a merger with Reynolds Metals Company in 2000. The Virginia Electric & Power Company ceased its use of the hydroelectric power plant in 1975<sup>19</sup>. The plant is now privately owned and awaits redevelopment by a commercial tenant.

**Conclusion**

Like contributing resources in the existing historic district, the historic properties in the expansion area were linked to Shockoe Slip and to the canal system that allowed commercial boat traffic to traverse the falls of the James River. Indeed, the Kanawha and Haxall Canals border the entire expansion area. Similar to the contributing buildings within the existing historic district boundaries, this group of industrial buildings and structures represents a surviving enclave of compatible historic resources, most of which were functionally related. During the period of significance these historic resources were vital components of the city's tobacco industry, its streetcar system and its electrical power grid.

<sup>18</sup> Neville, *Haxall Canal*.

<sup>19</sup> Trout, *Falls of the James*, 41.

United States Department of the Interior  
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Richmond VA

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N/A

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National Park Service**

**National Register of Historic Places Continuation Sheet**

Name of Property  
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N/A

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**10. Geographical Data**

**Verbal Boundary Description**

The east boundary of the 2012 expansion of the Shockoe Slip Historic District links to the existing historic district boundary at its southwest corner. The boundary of the expansion includes the following properties, the most intact section of the Haxall Canal, and short sections of public rights of way that provide the pedestrian and vehicular links between the resources:

<b>Parcel No.</b>	<b>Address</b>
E0000038001	300 South 11th Street
E0000039001	301 South 11th Street
E0000039001	321 South 11th Street
E0000038001	330 South 11th Street
E0000052020	13th Street Bridge
E0000052020	1200 East Byrd Street
E0000052020	1300 East Byrd Street
E0000001007	1201 Haxall Point
E0000001009	1201A Haxall Point
E0000001001	1201 East Byrd Street

**Boundary Justification**

The goal of the Shockoe Slip Historic District 2012 expansion is to increase the current boundaries to include a cohesive group of resources that historically were directly linked to Shockoe Slip via 13th Street. The expansion includes a portion of the Haxall Canal, which was historically used by the Hydroelectric Plant to generate electricity for the City. An original portion of the stoned-paved 13th Street and the 1860 bridge strongly evidence the connection between Shockoe Slip and the historic district expansion. All the resources in the expansion area except for the Hydroelectric Plant had strong ties to the thriving Shockoe Slip marketplace. The Hydroelectric Plant is architecturally and historically significant and is adjacent to the historic Haxall Canal and historic warehouses in the expansion area. The boundaries are drawn to minimize the number of noncontributing resources. The boundaries exclude most portions of the James River and Kanawha Canal Historic District, because these resources are not related to the historic district's significance. The 13th Street Bridge, which also contributes to the James River and Kanawha Canal Historic District, is included as an historic link between this boundary expansion and the existing Shockoe Slip Historic District Boundaries.

Fronting on South 10<sup>th</sup> Street just west of the proposed historic district expansion are two non-historic buildings (1200 East Byrd Street, and 1300 East Byrd Street). Although the smaller of the two non-historic buildings was constructed sometime in the 1930s or 1940s, it was gutted and re-skinned during a major 1970s expansion of the North Plant, and has no historic integrity. Buildings at the corner of 10<sup>th</sup> and East Byrd Streets were acquired by Reynolds Metals after the 1950s (as evidenced in Sanborn maps). The historic district expansion boundary is drawn to exclude these two non-historic buildings (1001 East Byrd Street and 321 South 10th Street) on the west side that were built or rebuilt outside the period of significance.

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N/A

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**Nomination Photograph Log**

Property Name: Shockoe Slip Historic District, 2012 Expansion

City and State: Richmond Virginia

Photographer: Llewellyn Hensley

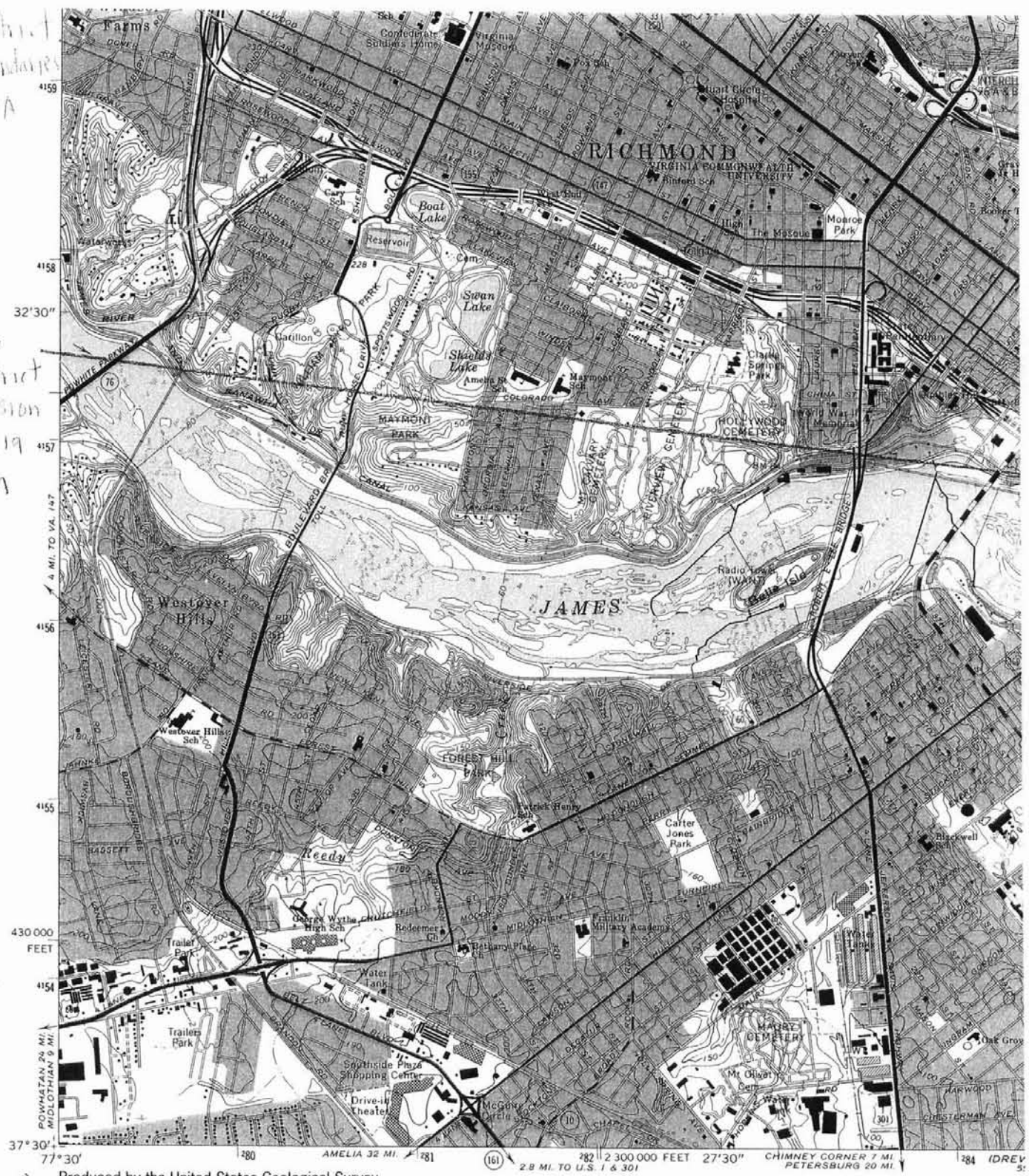
Location of original files: VDHR Archives

<b>Photo No.</b>	<b>Description of view</b>	<b>Date</b>
0001	Photograph of manufacturing plants (undated historic photo of Buildings 3 and 4 in context (courtesy of the Library of Virginia, 070377_026)	not known
0002	Context view of Buildings 1, 2 and hydroelectric plant	June 2010
0003	Context view of Buildings 1, 2 and 5	June 2010
0004	Context view of Buildings 2 and 1	June 2010
0005	Context view of Building 3 (300 South 11th Street) along East Byrd Street	June 2010
0006	Building 2 (301 South 11th Street), view from the corner of E Byrd & S 12th Streets	June 2010
0007	Building 1 (321 South 11th Street), view from south of the Haxall Canal	June 2010
0008	Building 4 (330 South 11th Street), view from 11th Street bridge	June 2010
0009	Christopher Newport Memorial Cross, view from the public Canal Walk	March 2012
0010	View of historic 13th Street, looking south	June 2010
0011	Building 5 (1200 East Byrd Street), view from the corner of E Byrd & S 12th Street	June 2010
0012	1300 East Byrd Street and the 13th Street Bridge over the Kanawha Canal	June 2010
0013	Hydroelectric plant (1201 Haxall Point) in context south of the Haxall Canal	June 2010

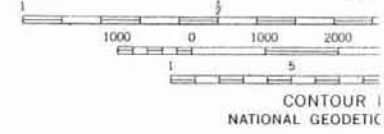
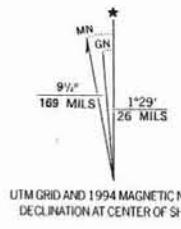


Historic District  
 Existing Boundaries  
 Richmond VA

Shockoe Slip  
 Historic District  
 2012 Expansion  
 DHP # 127-0219  
 NAD83 DATUM  
 IRS 284728  
 4156891



Produced by the United States Geological Survey  
 Control by USGS, NOS/NOAA, and City of Richmond  
 Planimetry by photogrammetric methods from aerial photographs taken 1931. Topography by planimetric surveys 1933-34. Revised 1964  
 Projection and 10,000-foot grid ticks: Virginia coordinate system, south zone (Lambert conformal conic)  
 1000-meter Universal Transverse Mercator grid ticks, zone 18, shown in blue  
 1927 North American Datum (NAD 27)  
 North American Datum of 1983 (NAD 83) is shown by dashed corner ticks  
 The values of the shift between NAD 27 and NAD 83 for 7.5-minute intersections are given in USGS Bulletin 1875  
 There may be private inholdings within the boundaries of the National or State reservations shown on this map  
 Red tint indicates areas in which only landmark buildings are shown



THIS MAP COMPLIES WITH N  
 FOR SALE BY U. S. GEOLOGICAL SURVEY, DEPT  
 AND VIRGINIA DIVISION OF MINERAL F  
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(CHESTERFIELD)  
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