

United States Department of the Interior
National Park Service

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.

1. Name of Property

Historic name: L & J Gardens Neighborhood Historic District

Other names/site number: VDHR #134-5608

Name of related multiple property listing:
N/A

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

2. Location

Street & number: Northampton Boulevard, Norwich Avenue, Maywood Boulevard, Wesleyan Drive

City or town: Virginia Beach State: VA County: Independent City

Not For Publication: N/A Vicinity: N/A

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

Applicable National Register Criteria:

A B C D

 Signature of certifying official/Title:	 Date
<u>Virginia Department of Historic Resources</u> State or Federal agency/bureau or Tribal Government	
In my opinion, the property <input type="checkbox"/> meets <input type="checkbox"/> does not meet the National Register criteria.	
Signature of commenting official:	Date
Title :	State or Federal agency/bureau or Tribal Government

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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

5. Classification

Ownership of Property

(Check as many boxes as apply.)

- Private:
- Public – Local
- Public – State
- Public – Federal

Category of Property

(Check only **one** box.)

- Building(s)
- District
- Site
- Structure
- Object

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Number of Resources within Property

(Do not include previously listed resources in the count)

Contributing	Noncontributing	
<u>111</u>	<u>60</u>	buildings
<u>0</u>	<u>0</u>	sites
<u>0</u>	<u>9</u>	structures
<u>0</u>	<u>0</u>	objects
<u>111</u>	<u>69</u>	Total

Number of contributing resources previously listed in the National Register 0

6. Function or Use

Historic Functions

(Enter categories from instructions.)

DOMESTIC: single dwelling
DOMESTIC: secondary structure

Current Functions

(Enter categories from instructions.)

DOMESTIC: single dwelling
DOMESTIC: secondary structure

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7. Description

Architectural Classification

(Enter categories from instructions.)

MODERN MOVEMENT: Ranch; Split-Level; Modernist

Materials: (enter categories from instructions.)

Principal exterior materials of the property: WOOD: Weatherboard, BRICK, ASPHALT, SYNTHETICS: Vinyl

Narrative Description

(Describe the historic and current physical appearance and condition of the property. Describe contributing and noncontributing resources if applicable. Begin with a **summary paragraph** that briefly describes the general characteristics of the property, such as its location, type, style, method of construction, setting, size, and significant features. Indicate whether the property has historic integrity.)

Summary Paragraph

This material was produced with assistance from the Underrepresented Communities grant program, administered by the National Park Service, Department of the Interior. Any opinions, findings, and conclusions or recommendations expressed in this material are those of the author(s) and do not necessarily reflect the views of the Department of the Interior.

The L & J Gardens Neighborhood Historic District is a residential neighborhood at the western edge of the City of Virginia Beach and is adjacent, in part, to the boundary with the City of Norfolk. The neighborhood, which encompasses approximately 76 acres, is roughly rectangular in shape with the long sides running northwest to southeast. The area is bounded by Wesleyan Drive (formerly Burma Road) on the southwest and Norwich Avenue on the northeast. On the northwest end, the neighborhood is bounded by Northampton Boulevard (U.S. Route 13, formerly called Water Works Road) with the southeastern boundary marked by properties on Maywood Boulevard. Streets on the interior of the neighborhood include Tajo Avenue, Dulcie Avenue, Fairlawn Avenue, and Youlous Avenue. All resources are single-family residences; no commercial, educational, or ecclesiastical resources stand within the district boundaries. The neighborhood boundaries and street layout have not been altered since 1961. The district is characterized by mid-20th century housing styles and types (mostly Ranch and Split Level), with dwellings ranging in size from 1,200 square feet to around 3,000 square feet, level lots averaging about 0.4 acre in size (with larger corner lots), attached garages or carports, uniform building setbacks, and well-maintained yards with mature trees and landscaping. The district includes 123 properties and 180 total resources of which there are 111 contributing buildings, 60 non-contributing buildings, and 9 non-contributing structures. Of the 60 non-contributing

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resources, 24 are primary resources, and the remainder are secondary resources (sheds and garages). The historic district therefore holds 62% contributing resources, and 80% contributing primary resources.

The layout of L & J Gardens is a result of several property subdivisions. In 1946, Walter “Crow” Riddick, in partnership with investors and the Portsmouth-based builder Herolin DeLoatch, created the L & J Sites subdivision, which was further subdivided by plats made in 1946 and 1954. The subdivided property belonged to Riddick and included the site of his own home, built in 1948 at the northwest corner of Northampton Boulevard and Wesleyan Drive. L & J Gardens was a housing subdivision built by and for middle-class African Americans during a period of limited housing opportunities and government policies that encouraged racially segregated developments. The 1954 plat included housing lots on Norwich Avenue, a portion of Fairlawn Avenue, and Maywood Boulevard. In 1961, L & J Gardens was expanded to include lots on the southwest side of the neighborhood along the new streets of Tajo Avenue, Dulcie Avenue, and Youlous Avenue. Most of the houses in the district date from the early 1950s and 1960s; infill construction has occurred, but around 83% of the dwellings were built prior to 1969. The first houses built in L & J Gardens were based on a series of “model” designs developed by Riddick and DeLoatch. Houses completed after the initial development include designs executed by other contractors and those designed by licensed African-American architects, including William “Bill” Milligan, Jr. There are also several dwellings designed by the owners themselves or by self-taught architectural designers or builders such as James A. Richardson, Donald L. Robinson, Thomas L. Marshall, and Napoleon B. Yarn. Houses in the district are primarily brick construction, with weatherboard siding used only as a secondary building material, and are covered by asphalt shingle-clad hipped and gable roofs.

Narrative Description

Setting and Location

The L & J Gardens Neighborhood Historic District is located on the western edge of the City of Virginia Beach, adjacent on the southwest side (Wesleyan Drive) to the boundary with the City of Norfolk. The surrounding area is densely developed with housing subdivisions, apartments, strip mall shopping centers, a recently constructed outlet mall, and two academic institutions (Norfolk Academy and Virginia Wesleyan University). L & J Gardens is nestled at the intersection of two major thoroughfares—Northampton Boulevard and Wesleyan Drive; Interstate 64 is located about one-quarter-mile to the west. Until the late twentieth century, present-day six-lane Northampton Boulevard was known as Water Works Road and four-lane Wesleyan Drive was Burma Road, and both roadways carried only two lanes of traffic. The current surrounding development contrasts sharply with the rural nature of the area in the mid-1950s when L & J Gardens was first developed. An aerial photograph from 1958 (Figure 1) shows the L & J Gardens neighborhood accompanied only by the contemporary all-white Diamond Lake Estates neighborhood to the east; otherwise, fields and trees were the only neighbors. Developer Walter Riddick’s own horse farm and training facility occupied the acreage along present day Wesleyan Drive. At the time, L & J Gardens was located in Princess Anne County and some of the original residents, many of whom lived in Norfolk prior to buying in L & J Gardens, regarded the location as a “country” setting (E. Rebecca Perry Livas 2020; Margaret T. Davis, personal communication, 2021). Pamela E. Riddick, daughter of Walter and Lillie Riddick, recalls that when her father purchased the land “it was all wooded. It was next door to a dairy. It was totally rural” (Pamela Elizabeth Riddick, personal communication, 2021).

Other residents felt that other Black communities in Princess Anne County were simple “clusters” of houses set in more rural areas and did not present the same suburban concentration of housing like L & J Gardens did. Still, the location of L & J Gardens was “a distance, psychologically” from the city. Some residents

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preferred the location for the “peace of the countryside” (Dr. Ralph B. Saunders II, personal communication 2021). Dedra Brown Wood, whose parents Bernard and Shirley Brown purchased land in L & J Sites in 1952 and built a home at 6004 Wesleyan Drive (134-5608-0112), noted that her family moved from Liberty Park in Norfolk because “they wanted to get somewhere where there was a little bit more land and outside of Norfolk” (Dedra Brown Wood, personal communication, 2021).

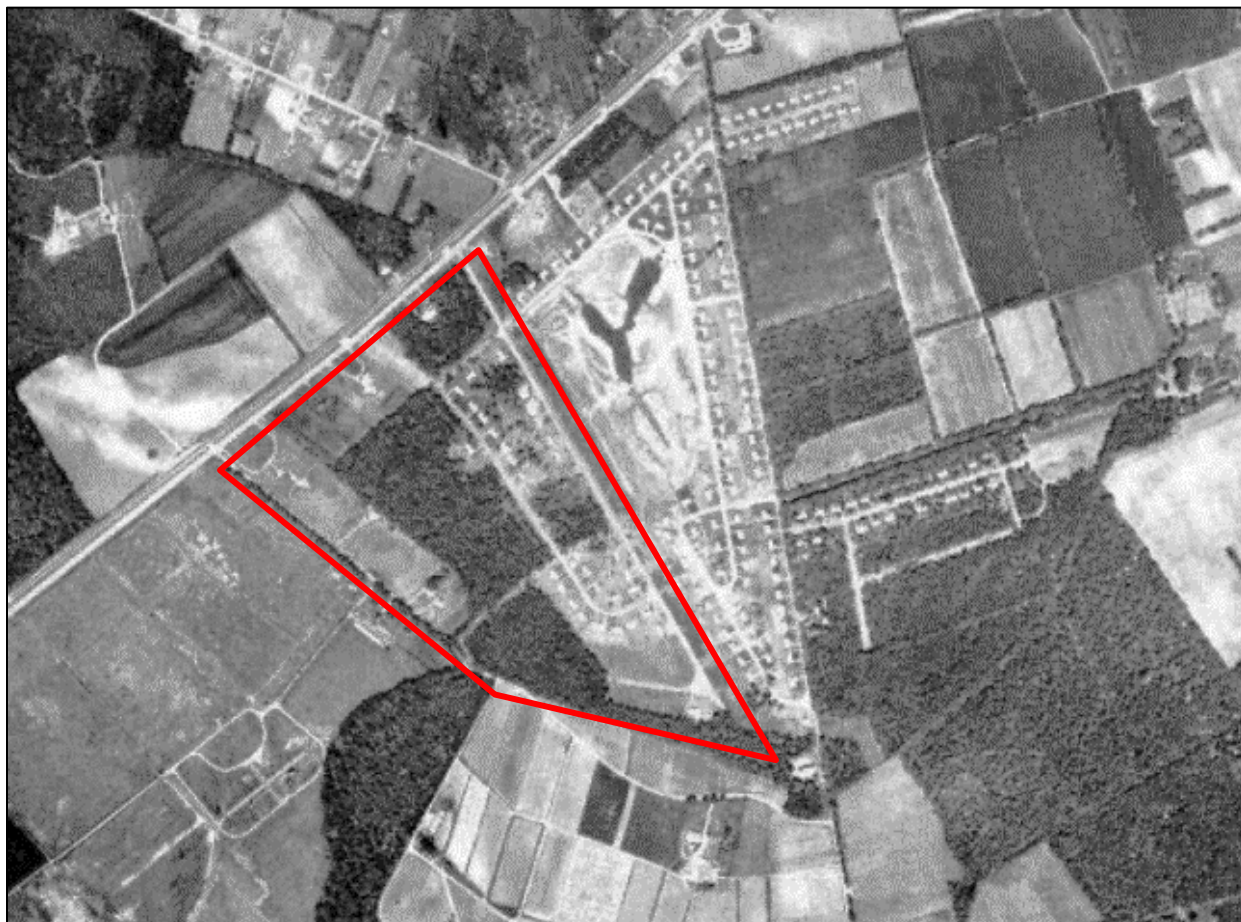


Figure 1. Detail of 1958 aerial photograph showing L & J Gardens development at left (outlined in red) and Diamond Lake Estates development to right. Source: City of Virginia Beach, Department of Agriculture.

In 1959, the City of Norfolk annexed a portion of Princess Anne County and already had been extending its municipal water lines to developing suburbs on the outskirts of the city for decades. The annexation moved the Norfolk corporate boundary to Burma Road (present Wesleyan Drive) and immediately adjacent to the L & J Gardens neighborhood (Figure 2). The residents of Princess Anne County and the City of Virginia Beach were concerned about the political implications of Norfolk’s continued expansion and campaigned to have the remainder of Princess Anne County absorbed by the City of Virginia Beach. In 1963, Princess Anne County and the City of Virginia Beach merged, and L & J Gardens became part of Virginia Beach (Purvis and McClane 2018:18).

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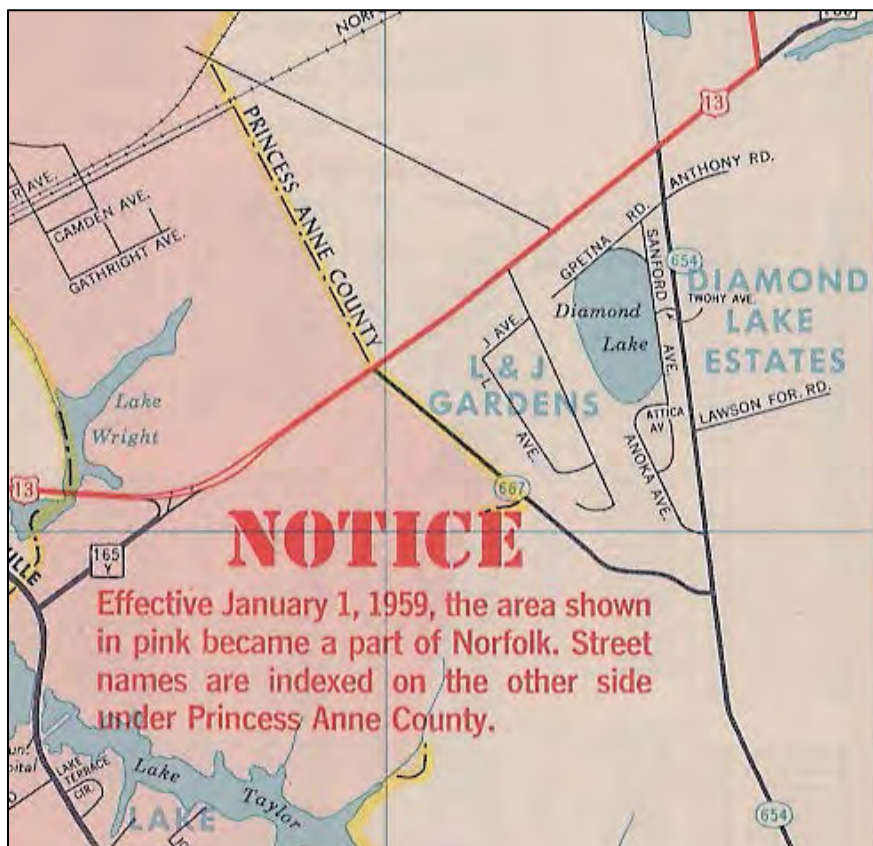


Figure 2. Detail of Esso Standard Norfolk-Portsmouth Map Showing New City of Norfolk Boundary Adjacent to L & J Gardens Following 1959 Annexation of Princess Anne County Area (Map issued January 1959).

Courtesy of Mark A. Reed, Department of Planning and Community Development, City of Virginia Beach, and Kitty Bosher, Virginia Beach.

The original buyers in L & J Gardens were successful, middle-class professionals with strong associations with the Black community in Norfolk. Many L & J Gardens residents attended historically Black churches in Norfolk and many owned businesses in Norfolk or were employed by Norfolk-based institutions including the City of Norfolk public schools, the Norfolk office of the U.S. Postal Service, the Naval Supply Center, and Norfolk State University. Many of L & J Gardens' current residents retain these strong ties to Norfolk-based institutions. But L & J Gardens' physical location just outside the boundaries of the City of Norfolk was no accident—policies of segregation and racist housing practices meant that housing for Black people in Norfolk was in short supply or was in poor condition. Middle-class Black persons, in particular, had a difficult time finding housing that aligned with their middle-class suburban dream. They were shut out of the white suburbs, but localities made it difficult to develop new suburbs for Blacks. Consequently, when Walter Riddick and Herolin DeLoatch began developing L & J Gardens in the mid-1950s, there was a large population of Norfolk-based, middle-class Black people elated to buy a new house in a Black suburb just outside the city limits. (See Section 8 for a more in-depth discussion of the context of Black suburban development on the outskirts of cities in the South.)

While the character of the surrounding acreage and even the associated municipality have changed, the setting within L & J Gardens remains much as it was in the 1950s and 1960s and the overall design of the subdivision is unchanged. Single-family houses with similar sized footprints are centered on similarly sized lots arranged along streets that are mostly straight and interconnected. Three of the streets form the

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boundaries of the subdivision—Norwich Avenue, Northampton Boulevard, and Wesleyan Drive—and extend beyond the neighborhood. On those three streets, houses are located on only one side of the street, but on other neighborhood streets, houses line both sides of the roadway. There is only one true cul-de-sac (Tajo Avenue) and one dead end street (Maywood Boulevard); most houses have more than one access into and out of the neighborhood. Each property has a concrete-paved driveway, and most driveways lead to incorporated or attached garages or open carports. The first-phase houses, built in the mid- and late 1950s along Norwich Avenue and Fairlawn Avenue, have a straight, concrete walkway leading directly from the street to the front door. Some of these houses also have a concrete walkway leading from the driveway to the front door. The houses built along Tajo Avenue and Dulcie Avenue during the second phase of development in the 1960s do not have a walkway from the street to the front door, only the one from the front door to the driveway. The roads have concrete curbs and curb cuts for the driveways but there are only sidewalks along Northampton Boulevard and Wesleyan Drive, both of which are the result of road widening projects and associated improvements completed in the last 30 years. There are no streetlights in the neighborhood, but several properties retain original lampposts set beside the front walkway. Fences in the neighborhood are limited to the rear yards, and in some cases enclose swimming pools. People who grew up in the neighborhood in the 1950s and 1960s recall that deed restrictions prohibited fences and that the neighborhood had an open, parklike feeling where kids were free to play (Waverly W. Jones, Jr., personal communication, 2021). Although a park and recreational facilities were not part of the L & J Gardens development, neighbors built and shared outdoor amenities. The Sydnors built a tennis court and a basketball court on their property, the Nelsons had a field used for football and baseball; and the Porters, among others, had a backyard, in-ground swimming pool that were made available to the neighborhood children (Jesse Sydnor, personal communication, 2021; Monsignor Eddie Enrique Lopez Tolentino III, personal communication, 2021; Jackie Harold Bowe, personal communication, 2017). Walter Riddick also taught neighborhood children how to ride horses at his estate (Saunders II 2021; Wood 2021).

At present, the neighborhood landscape is a mixture of trees and open space; properties retain unfenced front yards with stands of trees generally clustered along rear property lines. Many trees that are planted in front yards are a variety of pine tree with tall, straight trunks and no lower branches, which contributes to a feeling of openness along the streetscape. Yards tend to be well maintained and many have extensive landscaping in the form of flowering trees, shrubs, flowers, and defined beds. The streetscape has the definite feeling of order and care; yards with overgrown shrubs or untended grass are the anomaly. Large swaths of tree cover are limited to the areas in between the rear yards of houses on Dulcie Avenue and Norwich Avenue, Dulcie Avenue and Fairlawn Avenue, Dulcie Avenue and Wesleyan Drive, and, to a slightly lesser extent, Tajo Avenue and Northampton Boulevard. The 1958 aerial photograph (Figure 1) of the neighborhood shows that most of this area was wooded at the time. Exceptions included the areas where construction had already occurred at that point clustered along the north end of Fairlawn Avenue, the south end of Fairlawn Avenue, and an area along Norwich Avenue and the area along Maywood Boulevard. The parcels along Wesleyan Drive and Northampton Boulevard were mostly open and occupied by larger residential properties.

L & J Sites Subdivision, 1946

Walter “Crow” Riddick envisioned a subdivision growing up among the trees as early as 1946. A plat for L & J Sites was recorded in Princess Anne County in July of that year (Princess Anne County (PAC) Map Book (MB) 18:53). The platted acreage included a roughly triangular area that closely matches the modern boundaries of L & J Gardens and is bounded by present-day Northampton Boulevard (labeled “Water Works Road” on the 1946 plat), Wesleyan Drive (just labeled “Road” on the plat), and Norwich Avenue (also just labeled Road). The subdivision included 29 parcels that fronted on one of the three boundary

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roads. Riddick sold off several of the parcels on Water Works Road, but retained ownership of several parcels. He used some of the acreage that he owned for raising and racing horses, and, in fact, built a stable and racetrack on the property before he built a house. By 1948, his own dwelling was completed (Figure 3) on Lot 1 of the recorded plat, on a deep lot at the corner of Northampton Boulevard and Wesleyan Drive (5949 Northampton Boulevard, 134-5607/134-5608-0091).

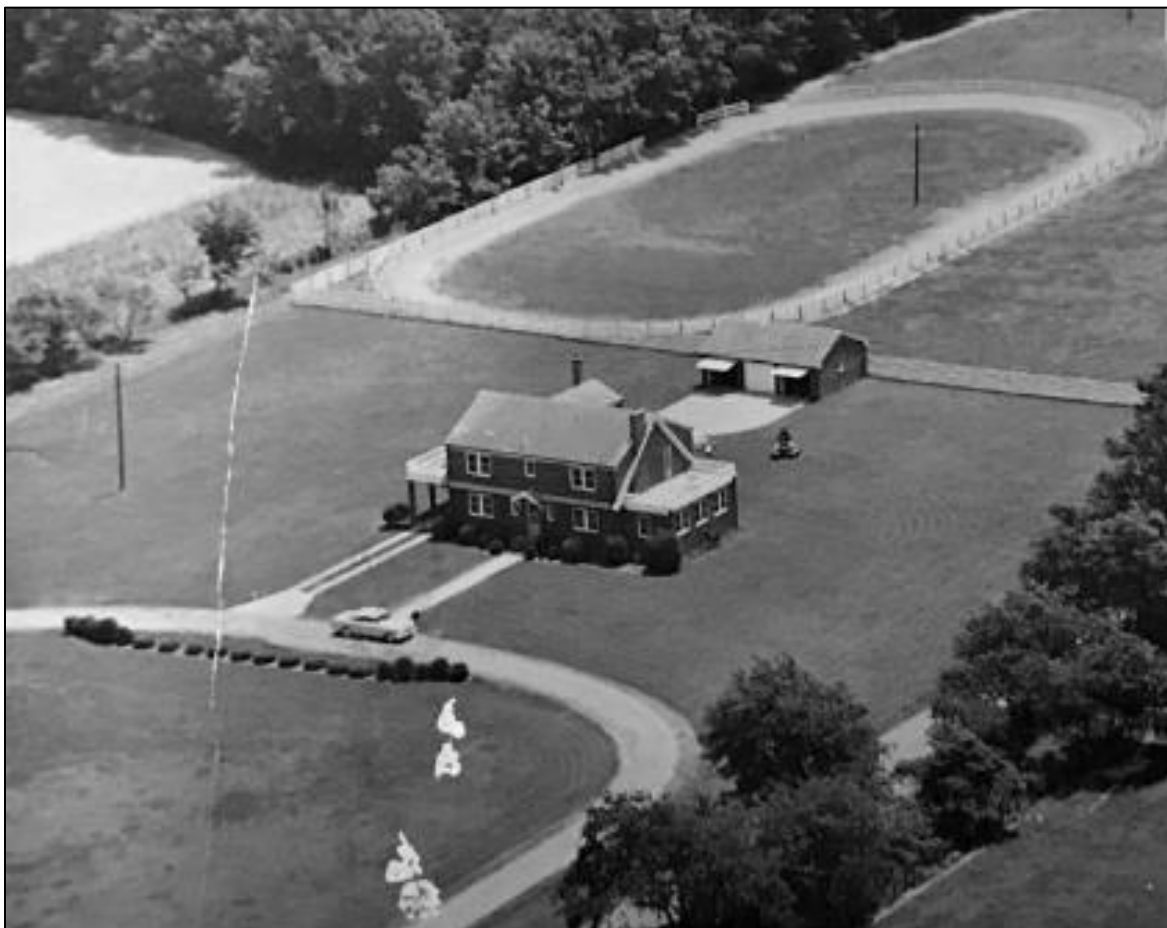


Figure 3. View of Walter Riddick's house, ca. 1948. Note riding ring at back of house; Riddick's stable stood just beyond the ring (5949 Northampton Boulevard, 134-5607/134-5608-0091). Photograph Courtesy of Pamela Riddick.

Henry Livas, Sr., a local Black architect and architectural instructor at Hampton Institute (today's Hampton University), and Hilary Wright, a principal at Norfolk's Booker T. Washington High School, designed the Riddick house. The two-story, five-bay, double-pile, brick Colonial Revival-style residence has a side-gable asphalt shingle roof. There is a flat-roofed porte cochere on the east side of the house and a one-story flat roofed wing on the west side. Both the wing and the porte cochere are topped with rooftop decks ringed by balustrades and accessed from the second story. The main entrance is centered on the façade and sheltered by a gable hood supported by decorative wood brackets. The front door opens onto a brick stoop. There is a large interior brick chimney on the west side elevation and another on the rear elevation of the one-story west wing. A two-story cross-gable wing extends from the rear of the house and features an interior brick chimney. A large brick patio with a built-in brick barbeque is located directly behind the house. A separate three-car garage is located slightly further back. The house was featured in an August 1958 spread in *Ebony* magazine titled, "Home Life of the Horary Set: Colonial Home in Virginia is Designed for Carefree Living."

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and indeed, Riddick and his wife, Lillie, were known for the parties they hosted. Many L & J Gardens residents remember barbeques on the Riddick property with pony rides and games for the children and lots of food and drink. The stable that predated the house is no longer standing and has been replaced by a house built on a lot divided from the Riddick property in the late twentieth century (6040 Wesleyan Drive, 134-5608-0121).

Walter Riddick's house was not the only L & J Gardens house to garner national attention. In 1955, Dr. John Sydnor's house at 5913 Northampton Boulevard (134-5608-0086) was published in *Jet* magazine, a weekly publication started in 1951 that focused on news, culture, and entertainment related to the African-American community. The May 26 issue featured the City of Norfolk and the gains made in the City by Black-owned businesses and residents. The article noted that many of Norfolk's Black businessmen and professionals lived in the Broad Creek area (i.e., Boulevard Terrace), "the two plushiest, most expensive (\$50,000 or more) homes are located a couple acres apart on a highway just outside of town. Their owners: undertaker-horse fancier Walter (Crow) Riddick and ex-Philadelphian Dr. John T. Sydnor" (Fuller 1955). A photograph of the Sydnor house accompanied the piece (Figure 4).



*Figure 4. Dr. John T. Sydnor house, 1955, as depicted in Jet magazine (May 26:16).
Note porte cochere and freestanding, two-car garage (5913 Northampton Road, 134-5608-0086).*

Dr. Sydnor was a physician in private practice in Norfolk, and his wife, Jesse Smith Sydnor, was an associate professor of psychology at Norfolk State University. Completed in 1950, the house is a two-story, six-bay brick dwelling with a side-gable roof and a large front-facing cross gable. There is a one-story, two-bay, side-gable wing on the east side of the house and a porte cochere on the west side that has a balustraded deck supported by Doric columns set on brick piers. The main entrance is located in the front-gable bay and features a paneled door flanked by sidelights and topped with an elliptical fanlight. It is accessed by brick steps to a brick stoop enclosed with a white wood railing. Daughter Jesse T. Sydnor stated that the house's design was likely a collaboration between her parents, primarily her mother, and DeLoatch (Sydnor 2021).

Other families, including Bernard and Shirley Brown and Ralph and Carlesta Saunders, purchased multiple lots in L & J Sites. Those families, who later built homes at 6004 Wesleyan Drive and 6008 Wesleyan Drive respectively, incorporated their holdings into the later neighborhood plats. Dedra Brown Wood recalled that when the later (1954 and 1961) subdivisions were drawn up, her family's land "went all the way over

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to the lake [Diamond Lakes Estates]...They sold a large portion of their land to help pay for the roads to go in" (Wood 2021). The Saunders' holdings similarly extended to Norwich Avenue.

1954 Subdivision and "Model" House Designs

Riddick sold only a few of the lots platted in 1946, but he likely spent years refining his plans. By 1954, he recorded a new plat for L & J Gardens, which is described as a "resubdivision of a portion of L & J Sites" (PAC MB 37:19). The 1954 plat included the area of Norwich Avenue, Fairlawn Avenue, Maywood Boulevard, and a small portion of Tajo Avenue (not then named) with a total of 59 lots, most of which encompassed about 1/3 of an acre. An advertisement for the grand opening of the model home in the new development published in the July 23, 1955, edition of the *Journal and Guide* newspaper promised a "whole new way of life...in a clean, fresh beautiful wooded suburban area...with each home built on a minimum site of 100 by 145 feet" (*New Journal and Guide* 1955). Herolin DeLoatch, who was a builder by trade, designed four model homes that were available for construction in L & J Gardens. Three of the designs were three-bedroom Ranch-style houses, two with a side-gable roof and one with a gable-on-hip roof; the fourth model was a Split-Level design. All of the model houses were of brick construction. The first houses constructed in the neighborhood were clustered on the east side of the north end of Fairlawn Avenue; according to local property cards, five houses in a row were completed and sold in 1955: 1056, 1060, 1064, 1068, and 1072 Fairlawn Avenue (134-5608-0027 through 134-5608-0031). These five houses are all slightly different and represent three of the four repeated model designs.

One of these houses, 1060 Fairlawn Avenue (134-5608-0030), is the earliest example of the model home shown in the 1955 *Journal and Guide* advertisement. This one-story, brick-clad Ranch house is covered by a side-gable roof with a projecting shed-roofed garage bay on the north end. A brick chimney pierces the front slope of the roof. The front elevation holds five bays, including the garage. The wood, paneled overhead garage door in the northernmost bay appears to be original. The main entrance, centered on the façade, is flanked to the north by a picture window with one-over-one sidelights and to the south by two, two-pane slider windows. Window openings are detailed with brick rowlock sills. The brick entrance stoop retains its original wood screen on the south side. This model also has a built-in brick planter that extends below the picture window from the side of the brick stoop to the side wall of the projecting garage bay. The original shed-roofed, screened porch on the back of the house remains intact. This house was purchased by Arthur J. Harper and his wife, Marguerite, in 1955 for \$16,000. Mr. Harper worked for the U.S. Postal Service for 40 years, while Mrs. Harper was a substitute teacher. Another early example of this model is 5809 Tajo Avenue (134-5608-0095; Figure 5). According to local records, a building permit for this house was issued in July 1955 to Walter Riddick; Riddick sold the completed house to Mary Wheeler Newsome in January 1956 for \$15,900. Out of 36 existing dwellings that DeLoatch is known to have built in L & J Gardens, nine are executed in this design.

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*Figure 5. DeLoatch design with a side-gable house and shed roof over garage bay
(5809 Tajo Avenue, 134-5608-0095).*

Another DeLoatch-designed Ranch house that was used repeatedly in L & J Gardens featured a side-gable roof and an integrated one-car garage that was flush with the house (rather than the projecting, shed-roofed garage bay found on the model described above). This difference in the garage design was the only exterior difference between the two models. The best example of this model is 1017 Fairlawn Avenue (134-5608-0047; Figure 6). Built in 1957, this one-story, brick-clad Ranch house is covered by a side-facing gable roof with weatherboard in the gable ends. A brick chimney projects through the front slope of the roof. The five-bay front elevation includes an attached garage in the northernmost bay, which is enclosed by a wood-paneled overhead door. The centrally located entrance is flanked by a three-pane picture window on the north and two, two-pane slider windows to the south. Each opening is detailed with a brick rowlock sill and louvered shutters. The entrance is accessed from a brick stoop that retains its original wood screen on the south side and is edged by a metal rail. A built-in brick planter extends from the stoop to the garage bay. An original shed-roofed screened porch on the rear elevation was incrementally enclosed—first with a brick half wall, then with jalousie windows, and finally fully enclosed with brick and used as an interior living space. This house was built for Mountain Bowe, a graduate of St. Paul's College who was a tailor and an employee of the Virginia Alcohol Beverage Control agency, and his wife Regina, who was a physical education teacher.

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Figure 6. DeLoatch design with side gable and integrated garage flush with house elevation (1017 Fairlawn Avenue, 134-5608-0047).

Land records indicate that the earliest example of this model is 1068 Fairlawn Avenue (134-5608-0028), which was completed in 1955, though it has since received a side addition and some major alterations. Another early example is 1045 Norwich Avenue (134-5608-0018) which was completed in 1956. That example is missing the original wood screen that formerly stood on the front stoop, but the house has the added detail of clinker bricks (irregular, vitrified bricks) scattered throughout the stretcher bond walls providing depth and texture to the brickwork. This brickwork detail is repeated in only a couple other examples in the neighborhood. There are only five houses executed using this design in L & J Gardens.

By far the most popular of the original designs was DeLoatch's gable-on-hip Ranch-style house. On the outside, this house was very similar to the side-gable designs. It was one story, of brick construction, with an integrated one-car garage in a slightly projecting bay. The five-bay façade featured a front door in the center bay that opened onto a stoop with a decorative wood screen, a built-in brick planter extending below the picture window from the stoop to the side of the garage bay, and three windows across the front, one of which was a large picture window while the other two were one-by-one sliders. The only major difference between the styles on the exterior was the use of a gable-on-hip roof with a hipped projecting garage bay in this model. The house at 1064 Fairlawn Avenue (134-5608-0029) may be the earliest example of this model; it was purchased in 1955 by Charles J. Green and his wife, Bernice. Mr. Green was an administrator at Norfolk Community Hospital, and Mrs. Green was a teacher at Union Kempsville High School. The house retains the open shed-roofed porch on the rear elevation, although it is missing the decorative screen beside the front door. The house at 6004 Wesleyan Drive (134-5608-0112; Figure 7) is another early example of this design; it was built in 1955 and first owned by Bernard and Shirley Brown. It also retains good integrity, including the wood screen beside the front door. Interestingly, Wesleyan Drive (then Burma

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Road) was not part of the original area of L & J Gardens platted in 1954, but it was part of the 1946 plat for L & J Sites. Another good example of the gable-on-hip model, built in 1957, is 1029 Fairlawn Avenue (134-5608-0050). Unlike the two earlier examples, this house retains what appear to be original window sash, including a large picture window comprised of nine rectangular panes, some of which tilt open. This window extends from nearly floor to ceiling and, if not original, is the same size as the original window. There are 15 examples of the gable-on-hip model in the neighborhood.



Figure 7. DeLoatch design featuring gable-on-hip roofline with projecting hip over garage (6004 Wesleyan Drive, 134-5608-0112).

The fourth model that early buyers in L & J Gardens had to choose from was a Split-Level design and only four examples of this design were constructed in the neighborhood. The earliest, built in 1957, is 1048 Fairlawn Avenue (134-5608-0033; Figure 8). Unlike many Split-Level houses, which are often one story on one side of the main entrance and two stories on the other, the Split-Level model used in L & J Gardens is one story in the front and two stories in the back. The house at 1048 Fairlawn is clad with red brick laid in a stretcher bond pattern and is covered by a side-facing gable roof with a cross gable wing at the front. At present, the front gable and the second story of the house in the rear are clad with vinyl siding. The one-car attached garage, which is set at a lower level than the main section of the house, extends from the north end of the house and holds an overhead door on the front. A one-story, flat-roofed addition extends from the south end of the house. The dwelling's façade holds an entrance bay and a three-part window (picture window with slider sidelights). A similar, but smaller, three-part window and a fixed window are on the façade of the projecting front gable wing. The entrance door is accessed from a set of brick steps that open to the side (north), rather than the front (west); a metal handrail extends along the side of the steps. Other details on the house include an interior brick chimney on the front slope of the house roof, and brick rowlock sills and paneled shutters at the window openings. This house was built for John L. Perry, an eminent educator and the first Black member of the Virginia Beach City Council, and his wife Ellen. Mr. Perry

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taught at the National Science Foundation Institute for High School Teachers at American University, then taught for 39 years in Norfolk and Virginia Beach public schools. Mrs. Perry worked at Norfolk State College and was a librarian at Booker T. Washington High School.



Figure 8. DeLoatch's Split-Level design (1048 Fairlawn Avenue, 134-5608-0033).

Other examples of this model are found at 5805 and 5809 Maywood Boulevard (134-5608-0002 and -0003) and 1033 Dulcie Avenue (134-5608-0080). The house at 5805 Maywood Boulevard was built in 1959, while the other two were completed in 1963. The Split-Level examples on Maywood Boulevard are the only two that retain the original hood detail in the front facing gable, and the house at 5805 Maywood Boulevard has the added detail of clinker bricks randomly scattered throughout the stretcher bond brick walls.

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Figure 9. Davis House, built 1961, 1057 Fairlawn Avenue (134-5608-0055).

The house that Daniel W. and Margaret Davis had built at 1057 Fairlawn Avenue (134-5608-0055; Figure 9) is based on one of DeLoatch's Ranch house designs with modifications to the plan (Trina Davis Rollins and Margaret T. Davis, personal communication, 2021). According to his daughter, Daniel Davis, who worked at the Norfolk Naval Base in public works and was a contractor, purchased the property around 1960 and built the house himself the following year. The original DeLoatch design had one bathroom, three bedrooms, a living room, dining room, kitchen, and attached one-car garage. Davis added a bathroom to the master bedroom, converted the dining area into a family room, and enlarged the garage for two cars. Davis also enlarged the size of the bathroom and added walk-in closets.

1961 Expansion and Significant Designers

In 1961, Riddick and his partners expanded L & J Gardens to its current size (PAC MB 54:38). Herolin DeLoatch does not seem to have been formally involved in the development of the second half of the neighborhood, but Riddick had the support and backing of 17 others who owned property within the expansion area. Some of these individuals simply allowed their property to be included within the boundaries of the subdivision, while others, like Elmer and Emerson Harris, invested financially in the expansion and were co-developers of the project. In October 1961, Riddick recorded a new plat for the area between State Route #13 (present Northampton Boulevard), Burma Road (present Wesleyan Drive), and Fairlawn Avenue. The new section connected to the original neighborhood along Water Works Road and Tajo Avenue, and included new streets named Dulcie Avenue and Yulous Avenue. Forty-six new building lots are shown on this plat. The expanded area incorporated, and excluded for sale, Riddick's existing house at the corner of Northampton Boulevard and Wesleyan Drive (134-5608-0091/134-5607) and two other preexisting houses on Wesleyan Drive—the Saunders House (6008 Wesleyan Drive, 134-5608-0113) and the Brown House (6004 Wesleyan Drive, 134-5608-0012). Because it had been previously subdivided into two lots, the parcel at the southwestern corner of Fairlawn Avenue and Tajo Avenue, the original Lot 5 of

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L & J Sites that was owned by Dr. John Sydnor, also was excluded from sale but was incorporated into the 1961 expansion (PAC MB 49:47).

The design of the L & J Gardens expansion was identical to the original portion and there is no obvious seam between the two. The lots are approximately the same size along the interior roads of Tajo, Dulcie, and Youlous, and along the southern portion of Burma Road, with the same 40-foot building setback shown. The exception was Riddick's own property, which was much larger. The four lots that front onto State Route #13 are also much larger than the interior lots—about three or four times as large. The 1961 expansion area also included two cul-de-sacs at the ends of Tajo Avenue and Youlous Avenue, although the one at the end of Tajo is oddly shaped due to the boundary lines with Riddick's own property; the one at the end of Youlous is not a true cul-de-sac as it includes an intersection with Dulcie Avenue.

Architecturally, the houses that were built in the 1961 expansion area are very similar to those built in the original section of the neighborhood. A notable difference between the two sections is that the four original models designed by Riddick and DeLoatch were not widely used in the second half of the neighborhood, suggesting that DeLoatch had moved on to other projects. There are only two examples of DeLoatch's model designs in this part of the neighborhood: the house at 6004 Wesleyan, which was built in 1955 and predates the platting of this part of the development, and the house at 1033 Dulcie Avenue (134-5608-0080), which is one of only four examples of the Split-Level model. Similarities between the houses in the original section of L & J Gardens and those in the 1961 expansion include the predominant use of brick construction, the use of Ranch or Split-Level designs, and original attached garages.

A self-taught architectural designer, Donald Robinson, who designed his own house at 1033 Norwich Avenue (134-5608-0015), reportedly designed as many as twelve of the houses along Tajo and Dulcie Avenues. Renowned Black architect William Milligan, Jr., designed several houses, including his own dwelling at 1009 Dulcie Avenue (134-5608-0068). Other houses were a collaborative effort between the original owners, who utilized house plans and designs from magazines or built examples, and their builders.

Donald L. Robinson attended Virginia State University where he earned a B.S. in Industrial Arts Education and enrolled in the Reserve Officers Training Corps. He served as Battalion Commander and upon graduation was commissioned as Second Lieutenant, Quartermaster Corps, U.S. Army Reserve. He was a veteran of World War II and the Korean War. Following his service, he earned a master's degree in Public School Administration. He served in a variety of positions with the City of Norfolk Public School system in both the classroom and administration. He was a Shop Teacher in the Carpentry and Wood Shop, Industrial Arts and Drafting Teacher, and was principal and assistant principal at various schools and facilities throughout the school district (Graves Funeral Home 2019). He and his wife, Jacquetta, bought Lot 12 in L & J Gardens in 1963 and Robinson designed and built their house at 1033 Norwich Avenue (134-5608-0015). This one-story, brick-clad Ranch house is covered by a hipped roof with a projecting hip-roofed wing on the north end (a former garage, now enclosed). Details on the house include a soldier course of brick at the top of the exterior brick walls, rowlock sills at all window openings, and a brick interior chimney located on the north end of the roof ridge.

According to his son, Tracy Robinson, and another neighborhood resident, Robinson went on to design as many as twelve additional houses in the neighborhood, primarily in the western half of the neighborhood along Dulcie and Tajo Avenues (Tracy Robinson, personal communication, 2021). The same year he designed and built his own house on Norwich Avenue, Robinson also designed a house for the Shropshire family at 5908 Tajo Avenue (134-5608-0100; Figure 10). According to the local tax records, this house was

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Figure 10. Shropshire House at 5908 Tajo Avenue (134-5608-0100).

built in 1963 for Robert L. and Helen P. Shropshire and remains in the Shropshire family today. Like his own house on Norwich Avenue, Robinson designed the Shropshire House as a brick Ranch-style house with a low-pitched hipped roof and a long rectangular footprint. It features a combination of double-hung and picture windows, rowlock sills, and a brick soldier course detail at the cornice.

Also in 1963, Robinson designed the house built for Joseph G. and Clara H. Echols at 5913 Tajo Avenue (134-5608-0102). This two-story, brick house has a side-gable roof and one-story wings off the east and west sides. The east wing is a two-bay attached garage with a side-gable roof, while the west wing is a one-bay addition (ca. 1965) with a side-gable roof. This two-story, four-bay-wide house appears to have a modified Split-Level form, with the southern two bays of the house at a lower level than the northern two bays. The front door is sheltered by a shed-roofed entry porch supported by trellised metal supports above a brick stoop. To the right of the front door on the first story is a tripartite picture window with a 24-light fixed window flanked by narrow six-over-six double-hung windows. To the left of the door are two six-over-six double-hung windows. The four second-story windows are all paired six-over-six double-hung sash. All of the windows appear to be original wood sash. This two-story block of the house is flanked by exterior end brick chimneys on either side. The one-story west wing addition has a large picture window on the front elevation that matches the other one on the façade, and this addition also appears to be in between the first and second stories of the main block. Both Joseph and Clara Echols worked at Norfolk State University, he in the Physical Education department while she was a mathematician. The house is currently owned by their niece, Maia Chaka, who is a health and physical education teacher in the City of Virginia Beach public schools and is distinguished as the first Black female to officiate a game in the National Football League (Farrington 2021).

While Donald Robinson was leaving his mark along Tajo Avenue in the early 1960s, well-known Black architect William “Bill” Milligan, Jr. was also designing several houses in L & J Gardens. Milligan earned his bachelor's degree from Hampton Institute (now Hampton University) before joining the U.S. Army. Following his service, he joined the architectural office of Henry L. Livas, AIA, Architect and Associated (now known as The Livas Group, Inc.). The firm was established in 1948 by Henry L. Livas and was the

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only African American-owned architectural firm in the area at the time. From 1960 to 1964, Bill Milligan was the only employee in the newly-opened Norfolk office, which handled all work and acquisitions of new business at a time when racial biases limited the firm's professional opportunities. Milligan also served as a substitute teacher in Norfolk public schools and mentored countless youth through his involvement in various organizations. In 1965, Milligan designed his own house in L & J Gardens at 1009 Dulcie Avenue (134-5608-0068; Figure 11).

Milligan's Modernist-influenced, one-story, frame house has a very low-pitched front-gable roof and a roughly square footprint. Walls are clad with a mixture of stone, brick, and wood board-and-batten siding. The façade is three bays wide, not including the attached one-bay carport. The main entrance is in the center bay and consists of a single-leaf door protected by a glass storm door and flanked by narrow sidelights with patterned yellow glass. The entrance bay is edged by spans of cut ashlar stone. There is a brick stoop at the entrance that is sheltered by the house's wide, overhanging eave. The end bays of the façade feature single-light, wood frame windows located at the corners of the house. Windows on the side elevations are paired casements. The walls below the windows are clad with stretcher bond brick, while the wall space in between windows is clad with vertical board-and-batten wooden siding. The semi-detached carport is located on the north side of the main block of the house. An addition to the rear of the carport was made in 1987, according to tax records for the property, and the carport seems to be attached to the main block of the house via this addition. The carport has a shed roof at the same angle as the slope of the roof on the main house and is supported by square posts clad with wood panels set on concrete bases. There are two interior brick chimneys, one much larger than the other. This house has an interior courtyard.



Figure 11. Milligan House at 1009 Dulcie Avenue (134-5608-0068).

Several years after designing his own house, Milligan drew the plans for a neighboring dwelling. In 1967, John H. and Margaret A. Finney hired Milligan to design their house at 1013 Dulcie Avenue (134-5608-0070) (John and Margaret Finney, personal communication, 2021). More typical of the other houses in the neighborhood, the Finney House is a one-story, double-pile, Ranch-style dwelling with a side-gable roof

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characterized by a low slope and a wide eave overhang. Walls are clad with stretcher brick bond and the roof features a large projecting cross gable on the front, which is detailed with wood siding. A corner of this projecting gable creates an engaged entry porch over the main entrance. To the right of the entrance are two eight-over-eight double-hung wood windows, while to the left is a large, 12-light picture window. A pair of casement windows with diamond-shaped panes is located to the left of the picture window. The incorporated one-car garage is sheltered by a shed-roofed projection on the north end of the façade and is clad with board-and-batten siding. Almost 40 years later, Milligan designed another house in L & J Gardens at 1008 Dulcie Avenue (134-5608-0067). That house is a non-contributing resource to the district because it is postdates the district's period of significance, but it is compatible with the overall scale and aesthetic of the neighborhood.

While some owners, like the Finneys, hired an architect to design a new house in L & J Gardens, others actively participated in the design of their own homes. John W. Munford and his wife, Levon, purchased Lot 41 in L & J Gardens in 1969. Munford, who still lives in his house at 1025 Dulcie Avenue (134-5608-0076; Figure 12)), designed the house himself and worked with a builder to execute his vision. He stated that he had to submit his plans for his house to developers and property owners Emerson and Elmer Harris for their approval before they would sell him the lot (John Munford, personal communication, 2021). Like the other houses in L & J Gardens, the Munford house has predominantly brick walls and features an integrated two-car garage. It is one of the few full two-story houses in the neighborhood.



Figure 12. Munford House, built in 1969, 1025 Dulcie Avenue (134-5608-0076).

Developer Emerson Harris knew about designing one's own house, as he had done the same several years earlier. The Harris brothers, Emerson and Elmer, who were twins, purchased six acres along present day Wesleyan Drive in the late 1950s at the same time that Walter Riddick was developing the first half of L & J Gardens. The Harrises both worked for the Naval Supply Center in Norfolk but had difficulty in finding decent housing in the city (a common problem for middle-class Black residents, see Section 8). They purchased property from Riddick with the intention of building houses for themselves. Before they executed their vision, Riddick approached them about joining him in his effort to expand the L & J Gardens

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neighborhood (Emerson Harris, personal communication, 2018 and 2021). Riddick wanted to incorporate their land, along with several other parcels in the vicinity owned by others, with his own, and solicited their financial backing in his efforts to expand his subdivision plan. The Harrises agreed to become partners in the venture and supplied both their land, their financial support, and their active participation in the development of the second half of L & J Gardens.

Both Harrises retained ownership of property within the newly platted development and in 1962, they built houses for themselves on adjacent lots at 1020 and 1024 Dulcie Avenue. Emerson Harris reports that for the design of his own house he found a picture in a magazine of a house that he liked and asked builder Herolin DeLoatch to replicate it. Emerson Harris' house at 1020 Dulcie Avenue (134-5608-0073) is a one-story, double-pile, brick Ranch-style house covered by a hipped roof with a projecting hipped garage bay (Figure 13). The façade is five bays wide, including the two-car garage, and the front entrance is located in



Figure 13. House built by Emerson Harris (1020 Dulcie Avenue, 134-5608-0073).

the center bay. The solid door has a mid-20th century panel design with three square panels vertically aligned, each with a bull's eye motif in the center. This door is protected by a glass storm door and opens onto a brick stoop with metal railings. To the left of the door are two one-over-one, double-hung windows. To the right of the door is a large picture window consisting of five vertical casement windows. The two-car garage is in the right end bay. The most prominent design feature on this house is a massive, rectangular brick chimney that extends perpendicularly through the front wall of the house beside the front door. The chimney is textured with rough clinker bricks scattered randomly throughout the bond. The walls of the house are of reddish-brown bricks laid in a stretcher bond, and also has scattered clinker bricks throughout. The roof is covered with asphalt shingles and has a wide eave overhang. Elmer Harris built a Ranch house next door at 1024 Dulcie Avenue (134-5608-0075; Figure 14) the same year. The Harrises lived next door to each other, with their wives, until Elmer Harris' death in 2014. Mr. Emerson Harris continues to reside in his house at the age of 98; he is the last surviving member of the original developers of L & J Gardens.

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Figure 14. House built by Elmer Harris (1024 Dulcie Avenue (134-5608-0075).

Ranch-style houses, like those built by the Harris brothers, are the most prevalent in L & J Gardens, but there are several excellent examples of Split-Level dwellings. While the DeLoatch-designed Split Levels (described above) featured an atypical arrangement of space, there are several examples of more traditional Split Level houses in L & J Gardens. The J. Hugo Madison house at 1001 Dulcie Avenue (134-5608-0064), completed in 1963, is an excellent example of the style (Figure 15). This large Split Level house is of brick and frame construction with a cross-gable roof. The one-story section of the house is brick with a side-gable roof while the two-story section has brick on the first story and vertical wood siding or paneling on the second story and a front gable roof. The main entrance is roughly centered on the house between the two sections and is sheltered by an engaged porch. The porch roof is supported by a brick side wall decorated with large square cutouts in the brickwork. The double-leaf entrance has two glazed doors with leaded glass and a large square fixed transom above. To the left of the entrance, in the one-story section of the house, is a large 25-light curving bay window. There are two window bays on the two-story section of the house; windows have paired one-light casements that are vertically aligned. Shutters flank all windows. The house has a wide, open eave overhang and two exterior end brick chimneys. A side-entry garage is located on the southwest side of the house. Mr. Madison, who initially lived in a house on Norwich Avenue, was a prominent civil rights attorney who worked with the National Association for the Advancement of Colored People (NAACP) and served on the Board of Visitors and as rector at Norfolk State University.

Another excellent example of a Split-Level house is 6032 Wesleyan Drive (134-5608-0119), which is of brick and frame construction with a side entry garage on the north side. The center section of the house is two stories tall with brick on the first story and wooden shingles on the second. This section is two bays wide. A one-story wing on the south end is half a story above this first floor. The side-entry garage is located in a one-story wing on the north side of the house. The two-story center section has a front gable roof,

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*Figure 15. Split-Level house at 1001 Dulcie Avenue built for J. Hugo Madison, ca. 1963 (134-5608-0064).
Photograph courtesy of Edna Hawkins Hendrix.*

while both side wings are covered by side-gable roofs. The main entrance is in the center section and consists of a single-leaf door protected by a louvered storm door with a large, 10-light sidelight beside it. This arrangement is framed with stone. To the left of the door is a pair of short eight-over-eight double-hung wooden windows. The two eight-over-eight double-hung wood window sash on the second story are much larger than those on the first story. The one-story wing on the south end of the house has a large, 16-light picture window, which appears to be original. The north wing (garage) has a pair of eight-over-eight double-hung windows on the façade. All windows have louvered shutters. A one-story, partial-width porch spans the first story of the two-story section of the house; the roof is an extension of the roof on the north wing. The porch roof is supported by square wood posts with shallow arches between them. There is an exterior end brick chimney on the south side of the house and an interior brick chimney on the two-story section. The brick portion of the house is laid in stretcher bond while the frame portion is clad with wooden shingles. The roof is covered with asphalt shingles. This house has excellent integrity of materials and design.

Although most of the houses in L & J Gardens are constructed of brick and can be described as either Ranch or Split Level, there are a couple of noteworthy outliers. The properties on the streets that predated the subdivision—present-day Wesleyan Drive and Northampton Boulevard—tend to have more variation in lot size, setback, and architectural detail. On both the 1954 and 1961 plats for the neighborhood, the lots fronting Northampton Boulevard are at least four times as large as those shown on the interior of the neighborhood. A 1958 aerial photograph of the area shows four houses situated on large lots arranged along the road between the intersection with Wesleyan Drive to the west and Norwich Avenue to the east. The large brick house shown on that image at the intersection of Northampton Boulevard and Wesleyan Drive

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(5949 Northampton Boulevard, 134-5607/134-5608-0091) was the Colonial Revival-style home of L & J Gardens developer Walter Riddick, discussed above, and the Sydnor House at 5913 Northampton Boulevard (134-5608-0086), also discussed above, was located to the east.

In between these two substantial dwellings is another architectural outlier—the Boyd House at 5933 Northampton Boulevard (134-5608-0090), built in 1961 for Dr. James H. Boyd, a Black dentist with an office in Norfolk. Boyd purchased the lot in 1957 and was one of the existing property owners that Walter Riddick approached about pooling their acreage and providing seed money to support the expansion of L & J Gardens in 1961. According to Emerson Harris, Boyd was one of those who agreed to provide financial support for the development. Boyd's house was a large, one-story, four-bay stone house with a side-gable roof and a front cross gable. It is connected to a side-gable, two-bay garage by a three-bay hyphen. The walls of the house are laid in coursed ashlar and there are two large exterior stone chimneys, one on the front wall of the house and one on the west wall. An engaged entry porch is located beneath the front-gable section of the house and features elaborate cast metal supports and cast metal handrails. The door is a mid-20th century flush door with diamond-shaped panels or lights in the center; it is protected by a glass and metal storm door. There is a massive, 56-light picture window to the right of the entrance; this original window has a stone sill and curves outward slightly and is either wood or metal. There are two other windows on the façade, in the front gable section, that consist of three horizontal lights. Each pane may tilt in or out. The front of the hyphen has two additional windows, one is the same three-light design while the other is smaller, and an additional entrance door. The two-bay garage has paneled overhead doors. According to tax records, this house contains over 5,000 square feet. While it is much larger than most Minimal Traditional style houses, the side-gable roof with front-facing gable, closed eaves, and one-story height make it an exuberant example of the style and an anomaly in the neighborhood. It is also the only house in L & J Gardens that appears to be built entirely of stone (others have areas of stone veneer, but this house appears to be masonry construction).

Post-1969 Construction

The vast majority of houses built in L & J Gardens were constructed prior to 1970—83% of the 123 primary resources. By 1970, the neighborhood was largely built out, with only a few scattered undeveloped lots; in many cases, the owners of those lots owned and lived in a house on the adjacent lot. Some of the original developers, including the Riddicks, the Harrises, and the Saunders, also retained ownership of multiple lots for several more decades. All resources built post-1970 are located in the western half of the neighborhood. Clusters of recently constructed houses are found at the western end of Tajo Avenue and the northern end of Wesleyan Drive because this acreage remained undeveloped as part of the Riddick property into the early 1980s. There are also several newer houses along Northampton Boulevard where the large parcels shown on the 1961 plat have been subdivided over the years. The new construction, however, is all single-family residential and is, in general, compatible with the historic development and architecture of the neighborhood. The new houses have the same setback as their historic neighbors and are compatible in scale. The most notable difference is the increased use of vinyl building materials and the absence of brick construction in houses built within the last twenty years. Because they were built after the significant construction period in the late 1950s and 1960s, all houses in the neighborhood that were built after 1969 are noncontributing resources within the historic district.

Common Alterations

Among the contributing resources, there are some alterations that are found repeatedly throughout the district. By far the most common alteration is the replacement of original window sash. Many houses have had the original sash replaced with vinyl units, and, in some cases, this included the reduction in size of the

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large original picture window, which often extended to the floor on the interior. It is often easy to spot these examples by examining the brickwork below the existing window. Other common alterations include replacement of the front door and storm door, replacement of garage doors, replacement of railings around front stoops, and enclosing existing unfinished spaces, such as garages and rear screened porches, to capture more living space. Most of these alterations are minor and do not negatively impact a resource's ability to contribute to the historic significance of the neighborhood or to convey its overall historic appearance and association. Additions are less common but have occurred; one-story additions and those built on the rear or side elevation of a dwelling generally do not negatively impact the integrity of design. In a few cases, second stories have been added to original Ranch-style dwellings, which has diminished the integrity of design, workmanship, and feeling to such an extent that they are classified as non-contributing to the district.

Inventory

The following inventory includes all resources located within the district boundaries, both primary and secondary, and notes whether they are contributing or noncontributing to the district. The properties are arranged alphabetically by street name, then numerically by house number. Non-contributing resources are so designated if they were constructed outside of the period of significance or are altered to such an extent that they no longer retain sufficient integrity of design, setting, materials, workmanship, feeling and/or association to convey their historic significance. Resources are keyed to the attached Sketch Map using the last four digits of the resource's 11-digit DHR inventory number (i.e., -0001, -0002, etc.) and by the resource's current street address as shown in the inventory below.

Note: Over the years, the names of some of the roads surrounding L & J Gardens have changed. Northampton Boulevard was formerly known as Water Works Road and is also known as U.S. Route 13. Wesleyan Drive was formerly known as Burma Road. In addition, house numbers were changed around 1963 when Princess Anne County and the City of Virginia Beach merged. The original house numbers, where known, have been recorded on the individual inventory forms on file at the Virginia Department of Historic Resources.

DULCIE AVENUE

- | | | | |
|--|----------------------|----------------------------------|-------------------------------------|
| 1001 Dulcie Avenue | 134-5608-0064 | | |
| <i>Primary Resource: Single Dwelling (Building), Stories 2, Style: Split-Level/Split Foyer, 1963</i> | | Contributing | Total: 1 |
| 1004 Dulcie Avenue | 134-5604 | | <i>Other DHR Id#: 134-5608-0065</i> |
| <i>Primary Resource: Single Dwelling (Building), Stories 1, Style: Ranch, Ca 1963</i> | | Contributing | Total: 1 |
| <i>Secondary Resource: Shed (Building)</i> | | Non-contributing Total: 1 | |
| 1005 Dulcie Avenue | 134-5608-0066 | | |
| <i>Primary Resource: Single Dwelling (Building), Stories 2, Style: Split-Level/Split Foyer, 1963</i> | | Contributing | Total: 1 |
| 1008 Dulcie Avenue | 134-5608-0067 | | |
| <i>Primary Resource: Single Dwelling (Building), Stories 1, Style: Contemporary, 2006</i> | | Non-contributing Total: 1 | |

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1009 Dulcie Avenue	134-5608-0068		
<i>Primary Resource: Single Dwelling (Building), Stories 1, Style: Contemporary, 1965</i>			
		Contributing	Total: 1
<i>Secondary Resource: Shed (Building)</i>		Contributing	Total: 1
1012 Dulcie Avenue	134-5608-0069		
<i>Primary Resource: Single Dwelling (Building), Stories 2, Style: Neo-Eclectic, 1975</i>			
		Non-contributing	Total: 1
<i>Secondary Resource: Shed (Building)</i>		Non-contributing	Total: 2
1013 Dulcie Avenue	134-5605	<i>Other DHR Id#: 134-5608-0070</i>	
<i>Primary Resource: Single Dwelling (Building), Stories 1, Style: Ranch, Ca 1967</i>			
		Contributing	Total: 1
<i>Secondary Resource: Gazebo (Structure)</i>		Non-contributing	Total: 1
<i>Secondary Resource: Shed (Building)</i>		Non-contributing	Total: 1
1016 Dulcie Avenue	134-5608-0071		
<i>Primary Resource: Single Dwelling (Building), Stories 2, Style: No discernible style, 1974</i>			
		Non-contributing	Total: 1
1017 Dulcie Avenue	134-5608-0072		
<i>Primary Resource: Single Dwelling (Building), Stories 1, Style: Ranch, 1964</i>			
		Contributing	Total: 1
<i>Secondary Resource: Shed (Building)</i>		Non-contributing	Total: 2
1020 Dulcie Avenue	134-5608-0073		
<i>Primary Resource: Single Dwelling (Building), Stories 1, Style: Ranch, 1962</i>			
		Contributing	Total: 1
1021 Dulcie Avenue	134-5608-0074		
<i>Primary Resource: Single Dwelling (Building), Stories 1, Style: Ranch, 1966</i>			
		Contributing	Total: 1
<i>Secondary Resource: Shed (Building)</i>		Contributing	Total: 1
1024 Dulcie Avenue	134-5608-0075		
<i>Primary Resource: Single Dwelling (Building), Stories 1, Style: Ranch, 1962</i>			
		Contributing	Total: 1
1025 Dulcie Avenue	134-5608-0076		
<i>Primary Resource: Single Dwelling (Building), Stories 2, Style: No discernible style, 1969</i>			
		Contributing	Total: 1
1028 Dulcie Avenue	134-5608-0077		
<i>Primary Resource: Single Dwelling (Building), Stories 1, Style: Ranch, 1965</i>			
		Contributing	Total: 1
1029 Dulcie Avenue	134-5608-0078		
<i>Primary Resource: Single Dwelling (Building), Stories 1, Style: Ranch, 1978</i>			
		Non-contributing	Total: 1

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1032 Dulcie Avenue **134-5608-0079**
Primary Resource: Single Dwelling (Building), Stories 1, Style: Ranch, 1962
Contributing *Total: 1*

1033 Dulcie Avenue **134-5608-0080**
Primary Resource: Single Dwelling (Building), Stories 2, Style: Split-Level/Split Foyer, 1963
Contributing *Total: 1*

1036 Dulcie Avenue **134-5608-0081**
Primary Resource: Single Dwelling (Building), Stories 1, Style: Ranch, 1967
Contributing *Total: 1*

1037 Dulcie Avenue **134-5608-0082**
Primary Resource: Single Dwelling (Building), Stories 1, Style: Ranch, 1962
Contributing *Total: 1*

1041 Dulcie Avenue **134-5608-0083**
Primary Resource: Single Dwelling (Building), Stories 1, Style: Ranch, 1962
Contributing *Total: 1*

FAIRLAWN AVENUE

1000 Fairlawn Avenue **134-5608-0042**
Primary Resource: Single Dwelling (Building), Stories 1, Style: Ranch, 1957
Contributing *Total: 1*

1001 Fairlawn Avenue **134-5608-0043**
Primary Resource: Single Dwelling (Building), Stories 2, Style: Ranch, 1957
Contributing *Total: 1*
Secondary Resource: Shed (Building) **Non-contributing Total: 1**

1005 Fairlawn Avenue **134-5608-0044**
Primary Resource: Single Dwelling (Building), Stories 1, Style: Ranch, 1957
Contributing *Total: 1*
Secondary Resource: Pool/Swimming Pool (Structure) **Non-contributing Total: 1**

1008 Fairlawn Avenue **134-5608-0041**
Primary Resource: Single Dwelling (Building), Stories 1, Style: Ranch, 1957
Contributing *Total: 1*
Secondary Resource: Shed (Building) **Contributing Total: 1**

1009 Fairlawn Avenue **134-5608-0045**
Primary Resource: Single Dwelling (Building), Stories 1, Style: Ranch, 1957
Contributing *Total: 1*

1013 Fairlawn Avenue **134-5608-0046**
Primary Resource: Single Dwelling (Building), Stories 1, Style: Ranch, 1957

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	Contributing	Total:	1
<i>Secondary Resource: Garage (Building)</i>	Non-contributing	Total:	1
<i>Secondary Resource: Gazebo (Structure)</i>	Non-contributing	Total:	1
<i>Secondary Resource: Pool/Swimming Pool (Structure)</i>	Non-contributing	Total:	1
<i>Secondary Resource: Shed (Building)</i>	Non-contributing	Total:	1
1016 Fairlawn Avenue	134-5608-0040		
<i>Primary Resource: Single Dwelling (Building), Stories 1, Style: Ranch, 1956</i>			
	Contributing	Total:	1
1017 Fairlawn Avenue	134-5608-0047		
<i>Primary Resource: Single Dwelling (Building), Stories 1, Style: Ranch, 1957</i>			
	Contributing	Total:	1
1020 Fairlawn Avenue	134-5608-0039		
<i>Primary Resource: Single Dwelling (Building), Stories 1, Style: Ranch, 1956</i>			
	Contributing	Total:	1
1021 Fairlawn Avenue	134-5608-0048		
<i>Primary Resource: Single Dwelling (Building), Stories 1, Style: Ranch, 1957</i>			
	Contributing	Total:	1
1024 Fairlawn Avenue	134-5608-0038		
<i>Primary Resource: Single Dwelling (Building), Stories 1, Style: Ranch, 1962</i>			
	Contributing	Total:	1
1025 Fairlawn Avenue	134-5608-0049		
<i>Primary Resource: Single Dwelling (Building), Stories 1, Style: Ranch, 1957</i>			
	Contributing	Total:	1
1028 Fairlawn Avenue	134-5608-0037		
<i>Primary Resource: Single Dwelling (Building), Stories 1, Style: Ranch, 1963</i>			
	Contributing	Total:	1
1029 Fairlawn Avenue	134-5608-0050		
<i>Primary Resource: Single Dwelling (Building), Stories 1, Style: Ranch, 1957</i>			
	Contributing	Total:	1
1032 Fairlawn Avenue	134-5608-0036		
<i>Primary Resource: Single Dwelling (Building), Stories 1, Style: Contemporary, 1962</i>			
	Contributing	Total:	1
1035 Fairlawn Avenue	134-5606	<i>Other DHR Id#: 134-5608-0051</i>	
<i>Primary Resource: Single Dwelling (Building), Stories 1, Style: Ranch, Ca 1963</i>			
	Contributing	Total:	1
<i>Secondary Resource: Shed (Building)</i>	Non-contributing	Total:	1
1036 Fairlawn Avenue	134-5608-0035		
<i>Primary Resource: Single Dwelling (Building), Stories 2, Style: Split-Level/Split Foyer, 1965</i>			

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	Contributing	Total: 1
1041 Fairlawn Avenue	134-5608-0052	
<i>Primary Resource: Single Dwelling (Building), Stories 1, Style: Ranch, 1961</i>	Contributing	Total: 1
1044 Fairlawn Avenue	134-5608-0034	
<i>Primary Resource: Single Dwelling (Building), Stories 1, Style: Ranch, 1961</i>	Contributing	Total: 1
<i>Secondary Resource: Garage (Building)</i>	Non-contributing	Total: 1
1045 Fairlawn Avenue	134-5608-0053	
<i>Primary Resource: Single Dwelling (Building), Stories 1, Style: Ranch, 1959</i>	Contributing	Total: 1
1048 Fairlawn Avenue	134-5608-0033	
<i>Primary Resource: Single Dwelling (Building), Stories 2, Style: Split-Level/Split Foyer, 1956</i>	Contributing	Total: 1
<i>Secondary Resource: Shed (Building)</i>	Non-contributing	Total: 1
1052 Fairlawn Avenue	134-5608-0032	
<i>Primary Resource: Single Dwelling (Building), Stories 1, Style: Ranch, Ca 1956</i>	Contributing	Total: 1
1053 Fairlawn Avenue	134-5608-0054	
<i>Primary Resource: Single Dwelling (Building), Stories 1, Style: Ranch, 1964</i>	Contributing	Total: 1
1056 Fairlawn Avenue	134-5608-0031	
<i>Primary Resource: Single Dwelling (Building), Stories 1, Style: Ranch, 1955</i>	Contributing	Total: 1
<i>Secondary Resource: Garage (Building)</i>	Non-contributing	Total: 1
1057 Fairlawn Avenue	134-5608-0055	
<i>Primary Resource: Single Dwelling (Building), Stories 1, Style: Ranch, 1961</i>	Contributing	Total: 1
1060 Fairlawn Avenue	134-5608-0030	
<i>Primary Resource: Single Dwelling (Building), Stories 1, Style: Ranch, 1955</i>	Contributing	Total: 1
1061 Fairlawn Avenue	134-5608-0056	
<i>Primary Resource: Single Dwelling (Building), Stories 1, Style: Ranch, 1956</i>	Contributing	Total: 1
1064 Fairlawn Avenue	134-5608-0029	
<i>Primary Resource: Single Dwelling (Building), Stories 1, Style: Ranch, 1955</i>	Contributing	Total: 1

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Secondary Resource: Garage (Building) **Non-contributing Total: 1**

1065 Fairlawn Avenue 134-5608-0057
Primary Resource: Single Dwelling (Building), Stories 1, Style: Ranch, 1956
Contributing **Total: 1**

1068 Fairlawn Avenue 134-5608-0028
Primary Resource: Single Dwelling (Building), Stories 1, Style: Ranch, 1955
Contributing **Total: 1**
Secondary Resource: Garage (Building) **Non-contributing Total: 1**

1069 Fairlawn Avenue 134-5608-0058
Primary Resource: Single Dwelling (Building), Stories 2, Style: Split-Level/Split Foyer, 1961
Contributing **Total: 1**

1072 Fairlawn Avenue 134-5608-0027
Primary Resource: Single Dwelling (Building), Stories 2, Style: Ranch, 1955
Non-contributing Total: 1

1073 Fairlawn Avenue 134-5608-0059
Primary Resource: Single Dwelling (Building), Stories 1, Style: Ranch, 1961
Contributing **Total: 1**
Secondary Resource: Pool/Swimming Pool (Structure) **Non-contributing Total: 1**

MAYWOOD BOULEVARD

5801 Maywood Boulevard 134-5608-0001
Primary Resource: Single Dwelling (Building), Stories 1, Style: Ranch, 1958
Contributing **Total: 1**

5804 Maywood Boulevard 134-5608-0008
Primary Resource: Single Dwelling (Building), Stories 1, Style: Ranch, Ca 1962
Contributing **Total: 1**
Secondary Resource: Shed (Building) **Non-contributing Total: 1**

5805 Maywood Boulevard 134-5608-0002
Primary Resource: Single Dwelling (Building), Stories 2, Style: Split-Level/Split Foyer, 1959
Contributing **Total: 1**
Secondary Resource: Garage (Building) **Non-contributing Total: 1**

5808 Maywood Boulevard 134-5608-0007
Primary Resource: Single Dwelling (Building), Stories 1, Style: Ranch, 1959
Contributing **Total: 1**
Secondary Resource: Shed (Building) **Non-contributing Total: 1**

5809 Maywood Boulevard 134-5608-0003
Primary Resource: Single Dwelling (Building), Stories 2, Style: Split-Level/Split Foyer, 1962
Contributing **Total: 1**

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Primary Resource: Single Dwelling (Building), Stories 1.5, Style: Ranch, 1972
Non-contributing Total: 1

5925 Northampton Boulevard 134-5608-0089
Primary Resource: Single Dwelling (Building), Stories 1, Style: Neo-Eclectic, 2000
Non-contributing Total: 1

5933 Northampton Boulevard 134-5608-0090
Primary Resource: Single Dwelling (Building), Stories 1, Style: Minimal Traditional, 1961
Contributing **Total: 1**

5949 Northampton Boulevard 134-5607 *Other DHR Id#: 134-5608-0091*
Primary Resource: Single Dwelling (Building), Stories 1, Style: Colonial Revival, 1948
Contributing **Total: 1**
Secondary Resource: Garage (Building) Contributing **Total: 1**
Secondary Resource: Shed (Building) Contributing **Total: 1**

NORWICH AVENUE

1001 Norwich Avenue 134-5608-0009
Primary Resource: Single Dwelling (Building), Stories 1, Style: Ranch, 1963
Contributing **Total: 1**

1005 Norwich Avenue 134-5608-0010
Primary Resource: Single Dwelling (Building), Stories 1, Style: Ranch, 1963
Contributing **Total: 1**

1009 Norwich Avenue 134-5608-0011
Primary Resource: Single Dwelling (Building), Stories 1, Style: Ranch, 1957
Contributing **Total: 1**

1021 Norwich Avenue 134-5608-0012
Primary Resource: Single Dwelling (Building), Stories 2, Style: Ranch, 1956
Contributing **Total: 1**
Secondary Resource: Shed (Building) **Non-contributing Total: 1**

1025 Norwich Avenue 134-5608-0013
Primary Resource: Single Dwelling (Building), Stories 1, Style: Ranch, 1957
Contributing **Total: 1**
Secondary Resource: Garage (Building) **Non-contributing Total: 1**

1029 Norwich Avenue 134-5608-0014
Primary Resource: Single Dwelling (Building), Stories 1, Style: Ranch, 1963
Contributing **Total: 1**
Secondary Resource: Shed (Building) **Non-contributing Total: 1**

1033 Norwich Avenue 134-5608-0015
Primary Resource: Single Dwelling (Building), Stories 1, Style: Ranch, 1963

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		Contributing	Total: 1
	<i>Secondary Resource: Shed (Building)</i>	Non-contributing	Total: 1
1037 Norwich Avenue	134-5608-0016		
<i>Primary Resource: Single Dwelling (Building), Stories 1, Style: Ranch, 1968</i>			
		Contributing	Total: 1
	<i>Secondary Resource: Shed (Building)</i>	Contributing	Total: 1
1041 Norwich Avenue	134-5608-0017		
<i>Primary Resource: Single Dwelling (Building), Stories 1, Style: Ranch, 1963</i>			
		Contributing	Total: 1
1045 Norwich Avenue	134-5608-0018		
<i>Primary Resource: Single Dwelling (Building), Stories 1, Style: Ranch, 1956</i>			
		Contributing	Total: 1
1049 Norwich Avenue	134-5608-0019		
<i>Primary Resource: Single Dwelling (Building), Stories 1, Style: Ranch, 1956</i>			
		Contributing	Total: 1
	<i>Secondary Resource: Garage (Building)</i>	Contributing	Total: 1
1053 Norwich Avenue	134-5608-0020		
<i>Primary Resource: Single Dwelling (Building), Stories 1, Style: Ranch, 1956</i>			
		Contributing	Total: 1
	<i>Secondary Resource: Shed (Building)</i>	Non-contributing	Total: 1
1057 Norwich Avenue	134-5608-0021		
<i>Primary Resource: Single Dwelling (Building), Stories 1, Style: Ranch, 1956</i>			
		Contributing	Total: 1
1061 Norwich Avenue	134-5608-0022		
<i>Primary Resource: Single Dwelling (Building), Stories 1, Style: Ranch, 1958</i>			
		Contributing	Total: 1
	<i>Secondary Resource: Garage (Building)</i>	Contributing	Total: 1
1065 Norwich Avenue	134-5608-0023		
<i>Primary Resource: Single Dwelling (Building), Stories 1, Style: Ranch, 1959</i>			
		Contributing	Total: 1
1069 Norwich Avenue	134-5608-0024		
<i>Primary Resource: Single Dwelling (Building), Stories 1, Style: Ranch, 1963</i>			
		Contributing	Total: 1
	<i>Secondary Resource: Garage (Building)</i>	Non-contributing	Total: 1
1073 Norwich Avenue	134-5608-0025		
<i>Primary Resource: Single Dwelling (Building), Stories 1, Style: Ranch, 1956</i>			
		Contributing	Total: 1

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1077 Norwich Avenue **134-5608-0026**
Primary Resource: Single Dwelling (Building), Stories 1, Style: Ranch, 1964
Contributing *Total: 1*

TAJO AVENUE
5804 Tajo Avenue **134-5608-0092**
Primary Resource: Single Dwelling (Building), Stories 2, Style: Neo-Eclectic, 2013
Non-contributing *Total: 1*

5805 Tajo Avenue **134-5608-0093**
Primary Resource: Single Dwelling (Building), Stories 1.5, Style: Contemporary, 1986
Non-contributing *Total: 1*
Secondary Resource: Shed (Building) Non-contributing *Total: 1*

5808 Tajo Avenue **134-5608-0094**
Primary Resource: Single Dwelling (Building), Stories 1, Style: Ranch, 1968
Contributing *Total: 1*
Secondary Resource: Shed (Building) Contributing *Total: 1*

5809 Tajo Avenue **134-5608-0095**
Primary Resource: Single Dwelling (Building), Stories 1, Style: Ranch, 1955
Contributing *Total: 1*

5812 Tajo Avenue **134-5608-0096**
Primary Resource: Single Dwelling (Building), Stories 1, Style: Ranch, 1963
Contributing *Total: 1*

5816 Tajo Avenue **134-5608-0097**
Primary Resource: Single Dwelling (Building), Stories 2, Style: Split-Level/Split Foyer, 1967
Contributing *Total: 1*

5900 Tajo Avenue **134-5608-0098**
Primary Resource: Single Dwelling (Building), Stories 1, Style: Ranch, 1963
Contributing *Total: 1*

5904 Tajo Avenue **134-5608-0099**
Primary Resource: Single Dwelling (Building), Stories 2, Style: Neo-Eclectic, 2017
Non-contributing *Total: 1*

5908 Tajo Avenue **134-5608-0100**
Primary Resource: Single Dwelling (Building), Stories 1, Style: Ranch, 1963
Contributing *Total: 1*

5912 Tajo Avenue **134-5608-0101**
Primary Resource: Single Dwelling (Building), Stories 1, Style: Ranch, 1963
Contributing *Total: 1*
Secondary Resource: Garage (Building) Non-contributing *Total: 1*

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5913 Tajo Avenue **134-5608-0102**
Primary Resource: Single Dwelling (Building), Stories 2, Style: Split-Level/Split Foyer, 1963
Contributing *Total: 1*
Secondary Resource: Gazebo (Structure) **Non-contributing Total: 1**
Secondary Resource: Shed (Building) Contributing *Total: 1*

5916 Tajo Avenue **134-5608-0103**
Primary Resource: Single Dwelling (Building), Stories 1.5, Style: Minimal Traditional, 1969
Contributing *Total: 1*

5917 Tajo Avenue **134-5608-0104**
Primary Resource: Single Dwelling (Building), Stories 1, Style: Ranch, 1968
Contributing *Total: 1*
Secondary Resource: Shed (Building) Contributing *Total: 1*

5920 Tajo Avenue **134-5608-0105**
Primary Resource: Single Dwelling (Building), Stories 2, Style: Split-Level/Split Foyer, 1969
Contributing *Total: 1*

5921 Tajo Avenue **134-5608-0106**
Primary Resource: Single Dwelling (Building), Stories 2, Style: Neo-Eclectic, 1986
Non-contributing Total: 1

5924 Tajo Avenue **134-5608-0107**
Primary Resource: Single Dwelling (Building), Stories 2, Style: No discernible style, 2010
Non-contributing Total: 1
Secondary Resource: Garage (Building) **Non-contributing Total: 1**

5925 Tajo Avenue **134-5608-0108**
Primary Resource: Single Dwelling (Building), Stories 2, Style: Colonial Revival, 1977
Non-contributing Total: 1
Secondary Resource: Tennis Court (Structure) **Non-contributing Total: 1**

5928 Tajo Avenue **134-5608-0109**
Primary Resource: Single Dwelling (Building), Stories 2, Style: Neo-Eclectic, 2011
Non-contributing Total: 1

WESLEYAN DRIVE

5940 Wesleyan Drive **134-5608-0110**
Primary Resource: Single Dwelling (Building), Stories 1, Style: Ranch, 1963
Contributing *Total: 1*

6000 Wesleyan Drive **134-5608-0111**
Primary Resource: Single Dwelling (Building), Stories 1, Style: Ranch, 1965
Contributing *Total: 1*

6004 Wesleyan Drive **134-5608-0112**

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Primary Resource: Single Dwelling (Building), Stories 1, Style: Ranch, 1955
Contributing Total: 1

6008 Wesleyan Drive 134-5608-0113
Primary Resource: Single Dwelling (Building), Stories 2, Style: No discernible style, 1952
Contributing Total: 1

6012 Wesleyan Drive 134-5608-0114
Primary Resource: Single Dwelling (Building), Stories 1, Style: Ranch, 1969
Non-contributing Total: 1

6016 Wesleyan Drive 134-5608-0115
Primary Resource: Single Dwelling (Building), Stories 2, Style: Contemporary, 1980
Non-contributing Total: 1

6020 Wesleyan Drive 134-5608-0116
Primary Resource: Single Dwelling (Building), Stories 1.5, Style: Neo-Eclectic, 2018
Non-contributing Total: 1
Secondary Resource: Garage (Building) Non-contributing Total: 1

6024 Wesleyan Drive 134-5608-0117
Primary Resource: Single Dwelling (Building), Stories 1, Style: Ranch, 1967
Contributing Total: 1
Secondary Resource: Garage (Building) Non-contributing Total: 1

6028 Wesleyan Drive 134-5608-0118
Primary Resource: Single Dwelling (Building), Stories 2, Style: Colonial Revival, 1963
Contributing Total: 1
Secondary Resource: Garage (Building) Contributing Total: 1

6032 Wesleyan Drive 134-5608-0119
Primary Resource: Single Dwelling (Building), Stories 2, Style: Split-Level/Split Foyer, 1966
Contributing Total: 1
Secondary Resource: Shed (Building) Non-contributing Total: 4

6036 Wesleyan Drive 134-5608-0120
Primary Resource: Single Dwelling (Building), Stories 2, Style: Neo-Eclectic, 1984
Non-contributing Total: 1
Secondary Resource: Gazebo (Structure) Non-contributing Total: 1
Secondary Resource: Shed (Building) Non-contributing Total: 1

6040 Wesleyan Drive 134-5608-0121
Primary Resource: Single Dwelling (Building), Stories 1.5, Style: Contemporary, 1985
Non-contributing Total: 1

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YOULOUS AVENUE

5904 Youlous Avenue

134-5608-0122

Primary Resource: Single Dwelling (Building), Stories 1, Style: Ranch, 1963

Contributing *Total:* 1

5905 Youlous Avenue

134-5608-0123

Primary Resource: Single Dwelling (Building), Stories 2, Style: Neo-Eclectic, 2015

Non-contributing Total: 1

5909 Youlous Avenue

134-5608-0124

Primary Resource: Single Dwelling (Building), Stories 2, Style: Split-Level/Split Foyer, 1964

Contributing *Total:* 1

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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.)

- 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

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Areas of Significance

(Enter categories from instructions.)

ARCHITECTURE
COMMUNITY PLANNING AND DEVELOPMENT
ETHNIC HERITAGE: Black
SOCIAL HISTORY: Civil Rights

Period of Significance

1946-1969

Significant Dates

1946
1954
1961

Significant Person

(Complete only if Criterion B is marked above.)

N/A

Cultural Affiliation

N/A

Architect/Builder

DeLoatch, Herolin
Livas, Henry, Sr.
Marshall, Thomas L.
Milligan, William, Jr.,
Richardson, James A.
Robinson, Donald L.
Yarn, Napoleon B.

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Statement of Significance Summary Paragraph (Provide a summary paragraph that includes level of significance, applicable criteria, justification for the period of significance, and any applicable criteria considerations.)

The L & J Gardens Neighborhood Historic District stands in the western portion of the City of Virginia Beach near the boundary with the City of Norfolk. The neighborhood, which encompasses approximately 76 acres and contains 123 properties, is eligible at a statewide level under Criterion A in the areas of Ethnic Heritage: Black, and Social History: Civil Rights, and under Criterion C in the areas of Architecture and Community Planning and Development. L & J Gardens is significant as a mid-20th century residential neighborhood in Princess Anne County (now the City of Virginia Beach) that was planned by Black owner-developers and was built primarily by Black contractors and builders. Few such developments have been documented in Virginia's Tidewater region and fewer still have the cohesion and architectural distinction of L & J Gardens. The historic district represents the creative and professional expertise of the individuals involved in its execution and stands as a rare example of such work within the constraints of the Jim Crow era of segregation. When it was platted, the subdivision was intended to provide affordable, well-built homes for middle-class Black residents who faced limited housing options in the region at the time due to discriminatory housing and community planning practices. In 1946, Walter L. "Crow" Riddick, his sister Elizabeth Riddick Harrison Morgan, and other investors executed a plat for L & J Sites, a portion of which was re-divided as L & J Gardens in 1954, with residential lots on Fairlawn and Norwich Avenues and Maywood Boulevard. The Riddicks engaged builder Herolin DeLoatch of Portsmouth to construct houses on the newly subdivided lots and named the community after their parents, Lizzie (L) and John (J) Riddick. DeLoatch's buildings were executed in the Ranch and Split Level styles and all original houses were of brick construction. Original residents of L & J Gardens were upwardly mobile, middle-class citizens who played significant and transformational roles in religious, educational, social, and professional fields in Norfolk and Princess Anne County and included accomplished attorneys, educators, doctors, and military veterans who were active in local political and social circles and in the Civil Rights Movement. Another subdivision in 1961 added lots on Dulcie and Youlous avenues, and Wesleyan Drive (then Burma Road). Covenants attached to the sale of L & J Gardens lots restricted construction to only residential use, set a minimum size of dwelling, and included other requirements. Through use of a preferred builder and restrictions on land use, a consistent architectural aesthetic and building quality was seen across the community. In a period when other Black communities did not have paved streets or city services, L & J Gardens was a rare example of a newly-constructed community for African Americans that included utility services and hard-surfaced roads. L & J Gardens was one of several subdivisions platted in Princess Anne County during a period of rapid residential expansion in the Norfolk and Virginia Beach areas, but it was the only neighborhood intended for affluent middle-class African American residents. The district retains a high level of overall integrity. The boundaries and street layout have not been altered since 1961, the streetscapes and form, massing, and setback of buildings have been maintained as originally planned, and the neighborhood retains the setting and feeling of a mid-20th century residential development. The period of significance begins in 1946 with the first recorded plat for L & J Sites and ends in 1969, with the end of the primary period of construction.

Narrative Statement of Significance (Provide at least **one** paragraph for each area of significance.)

Justification of Criteria

Criterion A

Ethnic Heritage: African American, and Social History: Civil Rights

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L & J Gardens is significant at the statewide level under Criterion A in the areas of Ethnic Heritage (African American) and Social History (Civil Rights) as a residential subdivision owned, planned, developed, and built primarily by Black professionals and property owners and intended as a middle-class Black neighborhood during the Jim Crow era. Although other primarily Black neighborhoods existed in the surrounding municipalities of Chesapeake, Norfolk, and Portsmouth, Black neighborhoods in Princess Anne County were generally less affluent and were not planned communities. L & J Gardens provided an option for Black residents who were priced out of the Norfolk markets or could not find suitable housing for their families in other areas due to discriminatory practices. The neighborhood's location on the western end of Princess Anne County, while relatively "rural," was convenient to Norfolk and proved an attractive residential alternative to available urban options.

L & J Gardens is significant at the statewide level in the area of Social History: Civil Rights for its role as the home of numerous residents who had a direct association with significant social, professional, and political processes affecting Black citizens. The neighborhood also exemplified the methods by which Black Americans built and financed equal housing with modern infrastructure despite discriminatory practices at all levels of governments during the Jim Crow era. The development extended "the American dream of suburban life [and] home ownership to an increasing broad spectrum of Americans" (Ames and McClelland 2002:97-99). Because of its high quality of buildings, its covenant-restricted deeds, its all-owner-occupied-dwellings policy, and its convenient location, many of the original residents in L & J Gardens were professionals or white-collar workers who sought a stable neighborhood where Black residents felt safe and comfortable. Initial residents included attorneys, politicians, educators and school employees, religious leaders, military veterans and employees at local military bases, doctors, builders and masons, and U.S. Postal Service workers. Many of the residents had direct ties to Norfolk State University (formerly Norfolk State College) and Hampton University (formerly Hampton Institute), either as graduates of those institutions or as professors or employees. Several residents were teachers, coaches, or employees of the City of Norfolk, Princess Anne County, or City of Virginia Beach public school systems. Some of L & J Gardens' notable residents include Miss Hattie Goodman, who was the first Black teacher to provide high school classes to Black children in the Princess Anne County/City of Virginia Beach system. Several of the attorneys who lived in L & J Gardens operated their own practices and were active participants in civil rights issues of the times, including the establishment of Black schools in Princess Anne County/City of Virginia Beach, voting rights, and housing issues. Residents who played significant roles in local Civil Rights campaigns included Victor J. Ashe, a Navy veteran who was a trailblazing attorney and community leader in Norfolk, and J. Hugo Madison, a lawyer for the Norfolk Chapter of the NAACP, member of the Norfolk State Board of Visitors, and owner of Norfolk's *Journal and Guide* newspaper. Both attorneys played pivotal roles in the desegregation of Norfolk Public Schools, and improvements in Princess Anne County/Virginia Beach schools. Robert L. Hagans, Jr., who served a term as Chairman of the Virginia Beach School Board, was appointed as a judge on the Norfolk Circuit Court and Virginia Beach District Court. Upon his election in 1986, resident John L. Perry, who was a science teacher at Booker T. Washington High School, became the first Black member of the Virginia Beach City Council.

L & J Gardens residents also were highly active members of local chapters of Black Greek fraternities and sororities, and many held national-level offices in these organizations, including Walter Riddick, who was Grand Keeper of Records and Seal, and a National Chair of the Life Membership Committee of the Omega Psi Phi fraternity. Residents participated in other social and family-oriented organizations including churches, lodges, and professional organizations including regional and state bar associations, architectural associations, and institutional boards.

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L & J Gardens residents were influential in their neighborhoods, their regional communities, and their professions. In these capacities they influenced Civil Rights Movement policies that affected Black people throughout the Commonwealth of Virginia and the neighborhood itself became recognized as a community of affluence and importance. Through their active participation in statewide and national organizations, they also influenced policies that improved opportunities for citizens of all races. L & J Gardens was an example in self-determination and was a neighborhood of citizens who became actively engaged in the governmental and educational processes and organizations that significantly influenced and improved the quality of life for their families and other Black families in the community.

Criterion C

Architecture and Community Planning and Development

L & J Gardens is significant at the statewide level under Criterion C in the areas of Architecture and Community Planning and Development as a Black-owned neighborhood associated with Walter Riddick and Elizabeth Riddick Harrison Morgan, developers, and Herolin S. DeLoatch, Sr., builder. The Riddick family was the driving force behind the concept of L & J Gardens and was instrumental in gathering investors for the eventual realization of the subdivision. A mortician by trade, Walter Riddick was a local influencer in the acquisition of land and encouraged homeownership among the Black community. Dr. Elizabeth Riddick Harrison Morgan was an educator who began her career as a math teacher and guidance counselor in the City of Norfolk public school system, was the director of guidance and counseling at Norfolk State University and co-founded the Black Child Development Institute of Williamsburg. Herolin S. DeLoatch, Sr., took over his father's Portsmouth-based construction firm in 1945 and became well known for building hundreds of houses in the Tidewater area, as well as commercial buildings. These individuals were instrumental in developing a mid-20th century, middle-class, African American community in Princess Anne County on land that had been part of a nineteenth-century slaveholding plantation.

The present configuration of L & J Gardens is the result of three major subdivisions (1946, 1954, and 1961) and later subdivisions of larger lots. The initial plat encompassed the entire area that would become L & J Gardens and depicted the surrounding roads of Water Works Road (Northampton Boulevard), Burma Road, and an unnamed road that became Norwich Avenue. The 1954 plat set out lots along Norwich Avenue, part of Fairlawn Avenue, and Maywood Boulevard. The 1961 plat set out lots on the remaining section of Fairlawn Avenue, and established lots on the adjoining land on Tajo Avenue, Dulcie Avenue, Youlous Avenue, and Wesleyan Drive (formerly Burma Road). Since that time, the boundaries and streets of L & J Gardens have remained unchanged.

The neighborhood represents a distinguishable entity whose individual components reflect a common character and visual unity. The initial dwellings were Ranch and Split-Level styles of brick construction with attached garages. Herolin DeLoatch, a graduate of Hampton Institute (today's Hampton University) and a U.S. Army veteran, took over his father's Portsmouth-based construction business. Although much of DeLoatch's work was commercial, his personal relationship with Riddick drew him to L & J Gardens as an initial investor and the designer and builder of most of the first homes in the neighborhood. Current research has not revealed DeLoatch's involvement in any other residential subdivision construction projects, making L & J Gardens the sole representative of this part of his career. Current research has identified 36 L & J Gardens houses as DeLoatch designs with 32 constructed prior to 1960. Other Black architects and builders later contributed to L & J Gardens including William Milligan, Jr., James A. Richardson, Donald L. Robinson, Thomas L. Marshall, and Napoleon B. Yarn. Its concentration of the works of Black developers, architects, designers, and builders adds to the statewide significance of the L &

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J Gardens Neighborhood Historic District in the areas of Architecture and Community Planning and Development.

Statement of Significance

The following narrative includes a significant amount of information provided by individuals who were either original landowners and home builders in L & J Gardens, or whose families moved to the neighborhood when they were young. Their recollections of the economic and societal conditions at the time of L & J's founding are critical in understanding the impact of the development, its influence on the generations that grew up there, and its historical significance, and help to recreate the feeling of the place. These oral interviews, conducted specifically for this nomination, are also the basis for the research paper "L & J Gardens: From a Dream to Reality," co-authored by Dr. Joanne H. Lucas and Edna Hawkins Hendrix (2021). Dr. Lucas and Ms. Hendrix are primarily responsible for the historical information provided in this section. The authors wish to thank the members of the L & J Gardens extended family for sharing their personal stories in order to complete this nomination. Thanks also are extended to the members of the L & J Gardens Civic League and executive committee who spearheaded this project: Rebecca Saunders, president; Maretha Jones, vice president; Mark Thornton, secretary; and Rosa Washington, Treasurer. The authors also recognize the invaluable assistance of the late Jackie Bowe, lifelong resident of L & J Gardens, who passed away in November 2021. His comprehensive knowledge of the current and former residents of L & J Gardens and his acute memories of growing up in the neighborhood were indispensable in the completion of the nomination.

Historic Context

Late Nineteenth and Early Twentieth Century

During the nineteenth century, much of the area that is today encompassed by the City of Virginia Beach was part of Princess Anne County. Historian Stephen S. Mansfield notes that from the late colonial period through the nineteenth century, approximately 40% of the county's population was Black. Most of these citizens were enslaved, but up to 350 Free Black people also lived in the county just prior to the Civil War (Mansfield 1989:50, 62). Following the war, many of Princess Anne County's Black citizens remained laborers on area plantations seized by Federal troops and known as contraband farms. A Freedmen's Bureau was established in the Tidewater region, but by 1877, the bureau had left. Most Black residents continued to be laborers and subsistence farmers and lived in small, unplanned enclaves of modest vernacular dwellings throughout the county. Location of such enclaves largely was determined by discriminatory practices of private citizens and local governments that deliberately limited African Americans to areas considered undesirable by the white ruling class. Such practices included refusals to sell land to Black people, threats and acts of violence, and local ordinances that prohibited racial mixing in neighborhoods, commercial properties, public spaces, and places of employment. The exception was Seatack, which was located closer to the oceanfront. Many Black peoples were living in Seatack by 1870 but did not own land. In 1873, Alexander Ackiss was the first Black person to purchase property in Seatack when the area was then called Chatham. More Blacks purchased land in Seatack by 1880. Although an unplanned development, Seatack included churches, commercial enterprises, a fire station, a recreation center, and a school.

In the late nineteenth century, Princess Anne and Norfolk counties improved their transportation facilities to Northern cities and became an important center of truck farming, producing more than half of all greens and potatoes consumed on the East Coast (Frazier Associates 1992:21). The seasonal nature of truck farming necessitated dependency on the availability of tenant farmers and domestic servants. Many of these farm laborers were African Americans who soon became landowners (Mansfield 1989:68). By selling small plots to Black families, large-scale Princess Anne County truck farmers secured a measure of control over

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their workforce by, in effect, tying their laborers to the land and foreclosing the need to round up workers to harvest and bring their products to market each season (Karhl 2012:491). Through such practices, by the 1920s, scores of Black communities had taken shape in Princess Anne County and carved out such neighborhoods as Burton Station, New Light, Queen City, Doyletown, and Beechwood.

During the first decades of the twentieth century, Princess Anne County's population experienced steady modest growth, increasing from 11,192 in 1900 to 16,282 in 1930. In 1940, the population grew to 19,984 and within the next decade the population more than doubled to 42,277 (111.6% increase). Of that total, the largest increases were seen in the Kempsville and Lynnhaven districts of the county, with another substantial increase in the then-Town of Virginia Beach; almost a quarter of the residents were in "rural" areas and about one-quarter were "non-white" residents (U.S. Census Bureau 1950). Much of the growth was due to the increase in the U.S. military presence in the county, but suburbanization also brought new residents. Between 1950 and 1960, the population continued rapid growth for a total of 77,127 (82% increase). During that decade, Princess Anne County's Black population grew by 28%, from 9,635 to 12,393 (U.S. Census Bureau 1960).

1950s Suburban Construction

Throughout the United States, residential development on the edges of urban cores boomed following the end of World War II. The development was driven, in part, by increased transportation routes and private automobile ownership; additionally, new construction techniques allowed houses to be built faster and less expensively. The Servicemen's Readjustment Act of 1944 (Public Law 346, Chapter 268, colloquially known as the GI Bill) provided benefits to veterans that included, among other assistance, low interest loans and mortgages that made homeownership highly attainable. While many white veterans took advantage of these offers, Black veterans, and Black home-seekers in general, faced numerous obstacles to homeownership through deed restrictions, discrimination in provisions financing (including federally-backed mortgages), and limited housing supply primarily caused by the dearth of new construction during the Great Depression and World War II coupled with rapid increases in population.

The growth of the Tidewater area population following World War II ushered in a housing shortage that was followed by a boom in residential development. Residents began seeking suburban areas that offered larger lots and more amenities. Because prewar racially segregated residential development and discriminatory local government planning and zoning practices continued through the 1950s, Black residents faced limited choices in where they could live. Some federally-funded housing developments were allocated for Black residents, but ownership was not an option in those locations. To meet the increase in housing demand, land developers envisioned large-scale planned residential communities along the area's major road corridors along with multi-story apartment complexes. John Aragona, an Italian immigrant and developer active in Norfolk, created the first large-scale tract housing development in Princess Anne County known as Aragona Village (Mansfield 1989:172). The first part of Aragona Village was platted in 1955 with later sections fully developing the 900-acre swath of former farmland. The development, completed in six different sections, included 3,200 houses and an associated commercial center located on the north side of Virginia Beach Boulevard, which bordered the south side of the neighborhood.

Regional land use underwent dramatic changes throughout the 1950s and 1960s as development pressures created incentives for cities to expand their borders. Historian Stephen Mansfield notes that since the end of World War II, "Norfolk leaders had been interested in expanding development opportunities by acquiring land in adjacent Norfolk and Princess Anne counties." In 1949 and 1955, the city targeted large areas in the Kempsville district for annexation. In 1959, Norfolk annexed a 13.5-square mile area of Princess Anne

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County, reducing the county's population by 38,000 (Mansfield 1989:173, 195). Norfolk continued plans to connect city waterlines to suburbs developing just outside the municipal boundaries, a tradition dating to the 1925 water main first connecting water supplies from Norfolk to the oceanfront. Concerned by the political implications and potential encroachment from neighboring cities, residents of Princess Anne County and the City of Virginia Beach campaigned to merge into one municipality as Norfolk threatened to cut water supplies to significant portions of the county. In January 1962, voters in Virginia Beach and Princess Anne overwhelmingly approved a merger referendum and in February 1962, the General Assembly approved the merger charter. On January 1, 1963, the merger took effect (Mansfield 1989:196).

While residential growth in the 1950s had rapidly suburbanized the City of Virginia Beach's northern half, the formation of a single city from both the town and county influenced a new wave of infrastructure and residential development that was eventually supported by a growing interstate system (Virginia Beach Public Library 2006:90). The growth created both racially integrated and racially segregated communities, some of which incorporated deed restrictions, similar to those used in the late-nineteenth and early-twentieth centuries, to limit sales to only certain groups. As White families poured into Virginia Beach, Black residents discovered that their active support for the merger did not translate into political power in the growing city.

To maintain division between the racially segregated neighborhoods, physical boundaries sometimes were implemented, such as the chain that extended across Gretna Road between L & J Gardens and Diamond Lake Estates neighborhoods. One resident recalled that a "no trespassing" sign hung from the chain (Hawkins Hendrix and Lucas 2017:44; Bowe 2017; Riddick 2021; Jones 2021). Perhaps not as overt as Detroit's infamous "Segregation Wall" (1943) or the "Atlanta Wall" roadblocks (1962) built between neighborhoods, such symbols nevertheless made it clear that Black people were not welcome in white areas. "The mere fact that there was a white neighborhood right across the street from us over by the lake and we could not use their lake for any recreational purposes spoke volumes—that there probably was opposition" (Hamilton Gregory Kiah, personal communication, 2021). One resident recalled more ominous events that occurred in L & J Gardens:

I remember a cross being burned in front of one of the homes in our neighborhood. The neighborhood that day was very quiet, but it was never talked about why the cross was there. In my own ignorance, I thought it was a great sign—someone had burned a cross in the street. I didn't know what that meant. There was another house that was built and there were racial epithets written all over it (Tolentino 2021).

Ralph and Carlesta Saunders, two of the early homeowners in L & J Sites, purchased land from Riddick that stretched from Burma Road to Norwich Avenue. Their desire for a safe environment in which to raise their children and the availability of land for Black people persuaded the couple to move from Norfolk to L & J Gardens in 1953. The Saunders built their home at 6008 Wesleyan Drive (134-5608-0113) and later included the undeveloped part of their land in the later L & J Gardens subdivision. Dr. Ralph Saunders, Jr., son of Ralph and Carlesta, an engineer who earned his doctorate from Old Dominion University, now lives directly behind his childhood home at 1008 Dulcie Avenue (134-5608-0067). He responded with conviction when commenting about White opposition to establishing a Black neighborhood:

If you look at the fact that there wasn't any integrated housing and you look at the fact that there wasn't comparable housing available to Black homeowners, then the opposition resulted in the formation of the community. So, yes, there was [opposition] because you couldn't buy homes that were comparable to the earning power and the expectations of the

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folks who became residents in L & J. So, they built what they couldn't gain access to or, that they could not access, otherwise (Saunders II 2021).

Black Suburbanization in the South

Although studies of suburbanization from a community planning and development standpoint abound, the role that race played in such planning and development is often overlooked. By the mid-twentieth century, “suburban” had become a spatial metaphor for whiteness and this word association game has been so effective that even in the early twenty-first century, historians paid little attention to the development of Black suburbs (Wiese 2004:5, 109). Historian Andrew Wiese’s study, *Places of Their Own: African American Suburbanization in the Twentieth Century*, fills in some important missing pieces in the scholarship and has proven instrumental in placing L & J Gardens squarely within the context of Black suburbanization. Wiese connects the mid-twentieth century explosion in Black suburban development to the settlement patterns evident in the mid-nineteenth century, when Black residential areas tended to be located on the fringes of urban centers on marginalized landforms—along rail corridors or on slopes or floodplains—where freedmen and enslaved workers employed in the cities were free from White oversight but remained close to their places of employment in White-owned households or businesses in the city center (Wiese 2004:18).

Nationwide, the Black middle class grew substantially between 1940 and 1960 with Black incomes nearly tripling during the 1940s and increasing by another 50% in the 1950s (Wiese 2004:124). Black adults, both men and women, were increasingly employed in white-collar positions, most often in the civil service, clerical positions, nursing, teaching, or as professionals catering to Black clientele, such as doctors, dentists, and architects. Fitting into this model, L & J Gardens early residents also were employed by the federal government as postal workers or by area military bases, including the Norfolk Naval Supply Center, the Norfolk Naval Station, and the Naval Amphibious Base Little Creek. Many were teachers in the City of Norfolk and Princess Anne County public school systems, or at higher education institutions such as Norfolk State College (now University). Several were professionals serving the Black community—accountants, doctors, dentists, architects, and lawyers. The mid-twentieth century suburban boom heralded “the emergence of a new black middle class larger and more economically secure than any black elite in the past” (Wiese 2004:2). Between 1940 and 1960, the number of Black persons living in suburban areas in the United States increased by one million with over one-third of that population in the South (Wiese 2004:114). Suburban living was appealing to Blacks for the same reasons it appealed to the White population. The suburbs represented a set of middle-class ideals—safety, cleanliness, modern housing, better schools, and tight-knit communities.

Just like their White counterparts, Black middle-class citizens idealized what it meant to be middle class and American. National publications showcased the houses and estates and the rising Black middle class and “portrayed a vision of suburban life that many middle-class African Americans could appreciate and to which they might aspire” (Wiese 2004:148-149). L & J Sites and L & J Gardens did not go unnoticed by the national media. In 1955, *Jet* magazine published a feature on the City of Norfolk; it included, however, the two Princess Anne County homes of Dr. John Sydnor and Walter Riddick as the “plushiest” Black estates in the area. In 1958, Walter H. Riddick’s home also was featured on the pages of *Ebony*. The pictorial essay, “Home Life of the ‘Horsy Set’,” depicted Riddick as a professional and a man of leisure who raised horses and enjoyed harness racing on Virginia’s Eastern Shore. Riddick was clearly part of Tidewater’s Black elite, and his home and lifestyle reflected a comfortable life equal to that of any middle-class White American.

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As Wiese notes, until the late 1950s Black suburbanization in the South often took the form of new construction on the urban fringe (Wiese 2004:165). Walter Riddick bought the property that would become L & J Gardens while it was still part of rural Princess Anne County and on the fringes of the City of Norfolk, which had a large Black population. As a Black professional and member of the middle class himself, Riddick recognized the need for middle-class housing that aligned with the suburban dream and welcomed Black homeowners. Emerson Harris and his brother, Elmer, bought several lots from Riddick around 1950. Both were employed in Norfolk in white-collar government positions but were prohibited by discrimination from buying the type of house in the type of neighborhood in Norfolk where they wanted to live. Ten years later, the Harris brothers joined with Riddick to develop the third phase of L & J Gardens where they built their own houses and were part of creating a community that matched their aspirations. Emerson Harris recounted, however, that even with desire and means, there were challenges to developing Black housing. He recalled another housing development proposed for the Black middle class along Virginia Beach Boulevard that had completed only one street before the city shut down the project by citing problems with the development plan (Harris 2021). Such challenges winning local government approval were not uncommon for Black developers; Wiese recounts several nationwide examples of local authorities placing stricter requirements on such projects in terms of lot size and water and sewer tie-ins, and, in one case, suddenly needing the land in question for a high school (Wiese 2004:102).

In the South, Jim Crow laws focused on racial segregation constrained where new housing for Blacks could be built, directing development to land already owned or occupied by Black people on the outskirts of towns and cities. Almost paradoxically, as Wiese notes, there were several localities where white and Black civic leaders collaborated in the planning and development of Black neighborhoods in predetermined “Negro expansion areas” at the edge of the town. While Whites were motivated by a desire to preserve segregation, Blacks made building better Black neighborhoods as their number one priority. Such a compromise on the issue of segregation is best understood within the context of their “tradition of racial advancement rooted in strong black communities and a deep ambivalence about residential integration, as well as a pragmatic appraisal of what was possible within the existing racial system.” For many, their primary goal was not integrated housing, it was “overcoming the inferior conditions and second-class citizenship that discrimination imposed” (Wiese 2004:165-166). While it is not clear that such “Negro expansion areas” were discussed in Princess Anne County, the land that Riddick purchased was on the fringes of both the county and the city, away from the oceanfront resort area and out of the downtown core. This emphasis on racial uplift via strong Black communities, which was tied strongly to the high value placed on education and professional achievement, is reflected in the oral histories of the early homeowners in L & J Gardens.

Obstacles to Black Homeownership

Despite their financial accumulations and the allure of the suburban dream, the growing Black middle class nonetheless faced numerous roadblocks to making that dream a reality. The nation as a whole faced a substantial housing shortage following World War II, and local governments were disinclined to spend their limited funds on improving housing for Black residents when housing for Whites was also in short supply. This translated to substandard housing conditions in existing Black neighborhoods—dirt roads, no municipal water or sewer infrastructure, no sidewalks, and substandard housing stock. This situation was particularly felt in Princess Anne County, which experienced significant population growth during World War II and in the postwar years. Black neighbors in the rural county remained without basic infrastructure for decades after the war. Several of the early L & J Gardens homeowners recounted in their oral histories what a step-up L & J was from their previous neighborhoods in Norfolk. “We moved to what was a ‘dream house’ after living in Oakleaf Park, Liberty Park, and what was called Haynes Tract Norfolk...all segregated housing for Blacks” (Livas 2020).

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Additionally, at all levels government planning policies and financial lending practices beginning in the 1930s enforced or supported racial restrictions in white suburbs and other housing development through explicit or implicit regulations and restrictions stated in formal and informal language. Policies such as redlining and unequal valuations in white and non-white residential areas were tools used to ensure racially segregated housing, despite lip service paid to other reasons, such as stewarding taxpayer dollars or protecting investments made by banks. The New Deal-era programs of the Federal Housing Administration (FHA) and Veterans Administration (VA) stimulated housing construction through guaranteeing loans against default. Weise notes that in 1940, the FHA insured 44% of new mortgages and by 1960 that number had grown to 62% (Weise 2004:100-101); however, only 2-3% of those loans were made annually to non-white citizens in either urban or rural areas (Lassiter and Salvatore 2021:30-33, 49-50). By the late 1950s, only 2% of the FHA-backed houses built since World War II were occupied by Blacks or other minorities nationwide (Abrams 1955:229-232; Wiese 2004:101). Those agencies further required that neighborhoods be racially segregated and encouraged their appraisers and agents to consider “adverse racial influences” when evaluating loan prospects. In 1948, the U.S. Supreme Court invalidated the enforcement of racially restrictive clauses, yet the FHA continued to insure such developments until 1950. It was not until the Fair Housing Act of 1968 (Title VIII of the Civil Rights Act), which outlawed housing discrimination based on “race, color, disability, religion, sex, familial status, or national origin,” that the official policies of the FHA and VA were altered (42 U.S.C. 3601 et seq., 1968) (Weise 2004:129, 223; Lassiter and Salvatore 2021:33, 65-66).

During the early twentieth century, deed restrictions with overt racial exclusion clauses were common in Virginia cities and throughout the United States. In 1916, the Princess Anne County golf course community of Linkhorn Park, located between the Virginia Beach oceanfront and Little Neck Creek, was marketed to upper-class Whites with deeds that included restrictions on sale of property to “any person of African descent” (Purvis and McClane 2018:197). Weise notes that real estate agents had a code of ethics that prevented sale to Black people of properties in White neighborhoods, White-owned financial institutions refused to loan money to Black individuals seeking to purchase outside of prescribed neighborhoods, and homebuilders asserted their right to refuse sales to Black persons and other minorities or ethnic groups (Weise 2004:99). In the late 1950s, *The Virginian-Pilot*, the Norfolk-based daily newspaper, ran separate real estate listings under “Houses for Sale” and “For Sale to Colored” headings. When advertising in *The Virginian-Pilot*, Black agents often identified developments as “exclusively colored,” though no such label was used in advertisements for the same developments in Norfolk’s *Journal and Guide* newspaper, the historically Black newspaper.

Other government policies implemented in the 1950s and 1960s, such as urban renewal (first authorized by the Housing Act of 1949) and the Interstate Highway Act, resulted in the razing of numerous low-income, predominantly Black neighborhoods in many metropolitan areas and resettled residents into segregated federal housing developments. Such policies and programs proved to have enduring effects on the landscape of housing across the United States. (Lassiter and Salvatore 2021:29, 32). As noted by the Weldon Cooper Center at the University of Virginia, residential segregation, that is, the concentration of racial groups into specific housing areas, has historically led to segregation in schools, enrollments for which are typically organized by neighborhoods and geographic proximity. Because Black neighborhoods tended to be lower income and local school funding formulas for allocating taxpayer dollars were discriminatory, there were fewer resources available for schools that served Black children. In addition, residential segregation limited access and exposure to employment opportunities, information, and general quality of life (Claiborne 2012:4-5). Patterns of inequality in housing “barred African Americans from the most economically vibrant localities and confined them to areas where locational disadvantages reinforced racial inequity. At the same

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time, suburbanization reflected the legacy of segregation and racial inequality that had long shadowed the metropolitan landscape” (Weise 2004:2).

Historical Development of L & J Gardens

It was within this context that Walter H. Riddick and others embarked on the development of L & J Gardens. Perhaps foreseeing the suburbanization of Princess Anne County’s farmland by large development groups and speculators, and sensing that the developments would be restricted to “white only” residents and owners, Riddick planned a relatively small scale but high-quality development that would offer the same suburban advantages to Black families that developments like Aragona’s offered to whites. The subdivision’s location along the major thoroughfare of U.S. Route 13/Water Works Road made L & J Gardens highly attractive to Black professionals who worked in nearby Norfolk. Many, including Riddick himself, owned their own businesses in Norfolk (many along Church Street) and other early L & J Gardens residents were educators at Hampton Institute (today’s Hampton University), Norfolk State College (now Norfolk State University), and in the City of Norfolk public school system. Still, others, some of whom were veterans, were employed at the surrounding military bases and served as engineers, builders, and in other operational capacities.

Most of the residents of L & J traced their roots to Norfolk, rather than their roots in other parts of Princess Anne County or Virginia Beach. So, most of us when we went to socialize with members of our families and things like that, it was to my memory, we always went to Norfolk, we did not necessarily go deeper into Virginia Beach (Tolentino 2021).

On April 17, 1949, Walter Riddick bought all of the land that would become L & J Gardens from Florence Twohy Cahill and her children of Norfolk (PAC Deed Book (DB) 235:156-157). The parcel contained 83.257 acres, more or less, with 1,767.41 feet, more or less, fronting onto Water Works Road. In the mid- and late-nineteenth century, the land was part of the Cornick Plantation. It was on this plantation in 1859 that Cornick’s enslaved populations held the first worship service for what became Ebenezer Baptist Church. In 1878, James Cornick auctioned off the land, and in a subsequent auction, John Twohy purchased it (PAC DB 54:78; PAC DB 58:327). In the early twentieth century, the land was involved in a chancery suit and in 1931, it was awarded to Florence Twohy Cahill (PAC DB 165:324).

L & J Gardens stands on land that prior to the Civil War was part of the antebellum Cornick plantation, as was the community of Burton Station. During the early twentieth century, Walter Riddick’s father, John, purchased land in the Burton Station area. John Riddick viewed property ownership as an agency of self-determination and urged others to buy and keep their land (Bowe 2017).

L & J Sites (1946)

Walter Riddick’s father, John Richard Riddick, lost his sight to glaucoma at the age of 23, yet he became a leading African American builder-developer in Norfolk’s Huntersville area. John Riddick only had an elementary education, but through his acumen became one of the ablest contractor/realtors in Hampton Roads. He was born in Princess Anne County and grew up in Norfolk. In 1903, John Riddick married Lizzy Virginia Harrison. They raised their six children in the home they owned at 765 Washington Avenue, Norfolk. Riddick encouraged Black homeownership and his successful career was highlighted by multiple dwellings and residences constructed under his supervision in the area. He believed it was possible for people of color to create a neighborhood with modern houses and spacious lawns (Claflin 1992).

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On April 17, 1946, his son, Walter Harrison Riddick, turned his father's dream into reality when he purchased approximately 83 acres fronting onto Water Works Road (now Northampton Boulevard) from the Twohy family of the city of Norfolk (PAC DB 235:156-157). Remembering that the idea first belonged to his parents, Lizzie and John, Riddick named the new African American subdivision L & J Sites in their honor (Claflin 1992).



Figure 16. Riddick Funeral Home (left) on Chapel Street, Norfolk, ca. 1940. Source: Isma'il [2011].

Walter Riddick's occupation as a funeral home director provided him with a deep connection to Black families and afforded him a position of trust within the community. The Library of Congress notes in its article, "Honoring African Americans: Celebrating Life in Death—African American Funeral Homes," "Black owned and operated funeral homes have a rich heritage and are as much cultural institutions as they are businesses. They were among the first family businesses established by African Americans after the abolition of slavery, in a trade that was and remains largely segregated along racial, ethnic, and religious lines" (Weinstein 2021). Funeral homes, the author notes, operated by

reputation and word of mouth, and were built around relationships. In his study, "Black Funeral Homes in Norfolk, 1920-1940" Abu Na'im Isma'il documents that in 1937, John H. Riddick purchased a former soft drink bottling plant building for his sons, Walter and Jacob, to begin their funeral home business. The brothers first called their business "Peoples Funeral Home," but by 1938 gave the business the family name "Riddick Funeral Services" (Isma'il [2011]).

Between 1946 and 1949, Walter Riddick sold lots to Herbert F. Smith (PAC DB 239:149, Lot 2), John T. and Jesse Sydnor (PAC DB 243:430, Lot 5), John W. & Mildred Smith (PAC DB 261:500, Lots 18, 26-29), Robert L. & Inez Barco (PAC DB 266:109, Lot 3), Robert F. & Devetta Morris (PAC DB 243:520, Lot 4), and Victor Ashe (PAC DB 263:1, Lot 8). Riddick retained ownership of Lot 1. Of these early purchasers, Riddick, Sydnor, Barco, and Ashe built houses on their properties. The other purchasers lived elsewhere in the Tidewater area.

In 1949, Riddick conveyed a large portion of the landholding to his sister Elizabeth Riddick Harrison (later, Elizabeth Morgan), which was later conveyed back to Riddick (PAC DB 269:133) (Hawkins Hendrix et al. 2020:85). John Wesley Smith, and his wife Mildred, are notable among the early landowners in L & J Sites. Smith, a native of Princess Anne County, was a truck farmer with property throughout the county, including the large farm located across Burma Road from Riddick's new subdivision (*The Virginian-Pilot* 1996). The Smiths had the distinction of being the only White landowners in L & J Sites at the time.

Those who purchased land and built homes in the new subdivision included the Sydnors (134-5608-0086, 5913 Water Works Road) and Victor Ashe (134-5608-0060, 5857 Northampton Boulevard). In 1948, Walter Riddick built his home at the prominent corner of Water Works Road and Burma Road (134-5608-0091, 5949 Northampton Boulevard). The ten-room, Colonial Revival-style house stood on a nine-acre

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parcel, which also included a three-car garage, a stable for Riddick's horses and a riding ring. The house was designed by Henry Livas, Sr., a Black architect and architecture instructor at Hampton Institute (today's Hampton University), and Mr. Hilary Wright, a night principal at Norfolk's Booker T. Washington High School. Riddick's sister, Elizabeth Riddick Harrison Morgan, also invested in the land acquisition and planning, but retained her residence on Indian River Road in Princess Anne County. Elizabeth Riddick Morgan (1915-1998) and her husband, Glenwood Morgan, appear on deeds for later land transactions in L & J Gardens.

L & J Gardens: the first phase (1954)

Establishment of the L & J Sites subdivision was only the first step in Walter Riddick's plans for a new Black suburban community. In 1954, a consortium of L & J Sites property owners undertook a re-subdivision of a portion of their land and established the first phase of L & J Gardens. As described in Section 7 above, this initial section of the neighborhood included 59 lots on Maywood Boulevard, Norwich Avenue, and Fairlawn Avenue (PAC MB 37:19).

An advertisement for L & J Gardens' "Grand Opening," held on July 24, 1955, featured a rendering of one of the three-bedroom, all-brick, Ranch houses offered for construction and "starting at \$14,400," a price that included the land. Local property cards show that Riddick sold the L & J Gardens lots for \$5,000; those lots on which a house ("model") had been built ranged from \$12,000 to about \$15,000. "He was associated with a contractor, Herolin DeLoatch, who was responsible for the design of the all-brick homes in L & J Gardens" (Bowe 2017). Although Riddick's own home was designed in a traditional Colonial Revival style, the house models offered in L & J Gardens were distinctly modern in their appearance. The one-story Ranch houses, with small variations in roof designs, and Split Level houses were of all-brick construction. The development offered paved streets, an uncommon amenity in other Black neighborhoods in Princess Anne County due to discriminatory practices in providing modern infrastructure, and landscaped lots in a "wooded suburb." Houses were equipped with hardwood floors, plaster ceilings and walls, Youngstown (porcelain steel) kitchen ensembles, screened-in porches that projected from the rear of the houses, attached garages or, alternatively, concrete open-air carports. The advertisement also noted that "GI, FHA and Conventional Loans" were available with only 10% down. Judith Hagans Jean-Pierre recalled that her mother, Hazel Jennings Hagans, qualified for a veterans' mortgage since she had been in the Women's Army Corps (Judith Hagans Jean-Pierre, personal communication, 2021). Riddick's funeral home telephone number and address on Chapel Street in Norfolk were given as the contact information for prospective buyers.

By 1958, there were approximately 30 Black families living in the L & J Gardens community, including the existing houses built in L & J Sites. The early residents of L & J Gardens came predominantly from Norfolk, having lived in a variety of segregated housing areas including Liberty Park, Oakleaf Park, Haynes Tract, Huntersville, Lambert's Point, and Marshall Manor. A few moved from nearby Burton Station and others were Tidewater residents who had moved away for professional jobs or education and, upon returning to the area, chose L & J Gardens as their home. The land Riddick offered was conveniently located on the edge of the county adjacent to Norfolk, where many of the new residents had jobs and deep familial, religious, and social connections. Although Riddick advertised his new development, most residents indicate that their families were made aware of L & J Gardens through word of mouth from family members, friends, and work associates. Some personally knew Riddick or DeLoatch. "My Mother and Father went to Hampton, so they knew Dewey [DeLoatch] personally" (Kiah 2021). Elizabeth Morgan was a math teacher and guidance counselor in the Norfolk public school system and may have told her colleagues about the development.

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Financing L&J Gardens

Even after the FHA and VA officially changed their policies, local financial institutions were still reluctant to provide mortgages for Black homebuyers (Claflin 1992). It was only after the federal government threatened to withhold guarantees on all loans made by those institutions that local financing became available; discriminatory practices, however, continued, such as requiring higher down payments and imposing higher interest rates of Black customers compared to Whites). Because of such impediments to obtaining loans from local banks, Walter Riddick sought financial backing for his new development from the North Carolina Mutual Life Insurance Company in Durham, North Carolina. Established in 1898, the company is the country's oldest and largest African-American life insurance company and historically channeled income from insurance sales back into the Black community. North Carolina Mutual, located on Durham's Parrish Street, known as the "Black Wall Street," was nationally known during the early and mid-twentieth century for its commitment to "racial self-help and uplift" and was a catalyst for minority, social and economic development (North Carolina Mutual Life Insurance Company 2016).

According to Norfolk attorney William T. Mason, Jr., whose father was a Norfolk-based independent insurance agent, real estate investor, and founder of the Seaview Beach Amusement Park that served Black people, Walter Riddick approached North Carolina Mutual to help finance the first 10 houses in L & J Gardens because none of the local banks Riddick met with would loan to a Black developer (William T. Mason 2008). Mason recalled that at the time that Riddick was seeking financing for his new suburb, FHA- and VA-guaranteed loans were not available either to Black buyers. "These lenders would not lend to Blacks and the only way a Black person could get a home mortgage back there in those days, you had to get it from... a Black-owned insurance company or a Black bank and they only had limited amount of funds available and they couldn't even really begin to meet the need" (Mason 2008). Mason stated:

I can recall some very specific instances in our area that illustrate that point.... one that comes readily to mind is a very fine development by Blacks out in what was then Princess Anne County, it's now called the City of Virginia Beach. This development was known as L and J Gardens. The land was owned by a Black funeral director, Walter Riddick. He had I don't know a couple hundred acres [sic]. There was a Black general contractor headquartered in Portsmouth who was a graduate of Hampton, then Hampton Institute, and he had taken over his father's construction business...Herolin DeLoatch... Riddick put up the land and DeLoatch constructed the houses. They were able to get construction money from one of the larger local banks but when it came to permanent financing [i.e., home mortgages] couldn't get a dime, went to every building and loan, went through all of the banks. Even the bank that had lent them the construction money wouldn't lend them a dime on their permanent financing (Mason 2008).

According to Mason, Riddick and DeLoatch approached Mason's father, who had contacts at NC Mutual. The company agreed to help with the first 10 houses to "show these other mortgage companies that this is a good risk" and to "get the ball rolling." When the development team faced loan difficulties with its second set of houses, NC Mutual again agreed to assist, but urged them to "do more to require local lenders to stop discriminating against Blacks. They were able to find companies who would lend them money and the permanent financing. So, they were able to go ahead and finish the development ...and it is still a lovely residential area." Mason recalled that Attorney Victor Ashe, an L & J Gardens resident, was instrumental in the effort to change the policies of the lending institutions in the area.

To establish and maintain the neighborhood character and quality of development in L & J Gardens, Riddick drew up a set of covenants that was attached to each deed. Such restrictions were typical of many of Virginia Beach's early neighborhoods and had a term of enforcement ranging from 21 years (Cavalier Shores) to 50

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years (Ubermeier). The covenants may have been drawn up with assistance from Attorney Victor Ashe, who also executed several of the deeds for early L & J Gardens sales. Ashe's name was noted on the deeds for Waverly Jones (PAC DB 464:88-92), Robert Hagans (PAC DB 448:369-373), Junia and Margie Harris (PAC DB 434:574), Arthur and Marguerite Harper (PAC DB 434:579-583), J. Hugo Madison (PAC DB 464:78-82), and Kenneth Gilbert (PAC DB 457:258-262). The restrictions placed on the property pertained to land use, site improvements, and the minimum cost (\$12,500) of dwellings that were to be erected. Parcels could not be used for manufacturing, commercial, amusement, or advertising sign purposes; no livestock or other animals other than household pets were permitted; no harmful or offensive trades were permitted on the property; and houses built could not be finished with asbestos or composition siding, or concrete block. Dentists and doctors were permitted to have an office in their homes, and homes were permitted to be used for Church purposes. Each deed carried the clause stating:

The said restrictions and covenants shall run with the land herein described until September 23, 1974, at which time said restrictions and covenants shall be automatically extended for successive periods of ten years unless by a vote of the majority of the then owners of lots of this Subdivision, it is agreed to change said restrictions and covenants, in whole or in part (PAC DB 464:92).

Although not among the covenants and restrictions recorded with the deeds in L & J Gardens, many residents stated that Walter Riddick required that at least one of the homeowners must have a college degree. This does not appear to have been universally applied, but Riddick certainly gauged the type of individual to whom he sold property and most early purchasers were college graduates, many with multiple and advanced degrees. Residents were employed in highly skilled positions as educators and professionals, and a few were stay-at-home parents who played a significant role in caring for their children, as well as other neighborhood children (E. Rebecca Perry Livas, personal communication, 2021). All property owners were homeowners—there was no rental property in L & J Gardens. These requirements may have been agreed upon in a private document or were simply agreed upon verbally.

Riddick's vision for a suburban development for Black families was not without precedent and, given the educational, social, and professional circles that the Riddick family moved in, he likely would have been aware of, and possibly influenced by, some of the earlier Black developers, builders, and investors who teamed up to produce similar communities. Andrew Weise's study highlights the careers of Herman Perry and Walter H. Aiken, who were pioneering Black developers and builders in Atlanta beginning in the 1910s. Notably, Walter H. Aiken (1893-1965) was a 1914 graduate of Hampton Institute (now Hampton University). Aiken became one of the leading homebuilders in Atlanta for Black people, building between two and five thousand housing units in his career (Weise 2004:344-46). Aiken's influence extended beyond Atlanta through news accounts of his activities and his lectures around the country in which he encouraged his Black audiences to "pool their resources" and to promote efforts to develop housing by and for Blacks." Newspaper accounts in the *Journal and Guide* indicate that Aiken returned to Hampton Institute for a number of seminars and sports banquets during the 1940s, so it is possible that he and Walter Riddick were acquainted. Certainly, the two shared the common spirit of "self-help" and ascribed to fellow Hampton-graduate Booker T. Washington's policy that economic success, in conjunction with political pressure and personal advancement, was a means of combating Whites' racism (Weise 2004:177-179). L & J Gardens became a place where like-minded Black professionals could attain the dream of suburban living for their families.

Other Black Neighborhoods

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L & J Gardens was atypical in comparison to other Black communities in Princess Anne County/Virginia Beach. It was built in the suburbs of Norfolk in the 1950s and 1960s by and for solidly upwardly mobile, middle-class Black people at a time when Jim Crow racial segregation and discrimination hampered the rights of African Americans to own a home in the neighborhood of their choice (Clegg 1999). L & J Gardens had similarities to Norfolk's Church Street African American community of the 1930s and 1940s. Although it was a non-suburban business district, Church Street, like L & J Gardens, was a Black "neighborhood with strong family ties, successful role models close at hand, and a social fabric that reinforced the best of black culture" (Wharton 1997).

L & J Gardens also differed from most Black communities because the neighborhood did not include a church or a school, yet religious faith and education were firm foundations among its residents. Many of the L & J families hailed from Norfolk and maintained their church memberships in the neighboring city. In polling individuals who shared their oral histories for this study, most of them belonged to churches in Norfolk when living in L & J Gardens. Those churches included First United Presbyterian, Mount Olive Baptist, First Baptist Lambert's Point, Grace Episcopal, First Baptist Bute Street, Saint Joseph's/Saint Mary's Catholic, Bank Street Memorial Baptist, Metropolitan African Methodist Episcopal, and St. Joseph's Catholic Church. At present, the Ebenezer Baptist Church, established in 1859 and Virginia Beach's oldest Black church, currently stands adjacent to the southeast corner of L & J Gardens.

As noted, by the early twentieth century Black enclaves were scattered throughout the predominantly rural landscape of Princess Anne County and were often sited near major transportation intersections or located in proximity to employment centers. In 1922, Lucian W. Doyle platted Doyletown (134-5577), located between S. Lynnhaven Road and I-264 (Virginia Beach-Norfolk Expressway), as a neighborhood for the African-American employees at the Princess Anne County branch of his Eureka Brick Company. The community was within easy walking access to the Norfolk and Southern railroad and the brickyard, both of which were located about one-half mile to the northeast (Purvis and McClane 2018:126-127).

Elsewhere in the region, some of the Black neighborhoods were erected using government funding. In 1918, Portsmouth's NRHP-listed Truxtun Historic District [listed in 1982; 124-0047] was built by the U.S. Housing Corporation to accommodate the shipyard's workforce. It was the country's first wartime government housing project constructed exclusively for Black workers (Coker 1980). Like later developments, Truxtun stood near a major center of employment, making it convenient for workers who had limited transportation options.

During the early twentieth century, higher education institutions also played a role in federally funded developments for Black residents. In 1934, Hampton Institute formed Hampton Homesteads, Inc., to secure a federal grant to build housing for African-American industrial workers living in substandard conditions in Newport News and Hampton. Funded by the U.S. Department of the Interior's Division of Subsistence Housing, the resulting neighborhood, Aberdeen Gardens (NRHP 1994, 114-0146), was the first homestead community in the United States to be constructed for Black residents under the New Deal. It also was the only such community designed by a Black architect and built by Black workers under the control of a Black construction superintendent (Salmon and Wagner 1994). The 440-acre subdivision eventually contained 158 single-family dwellings, a school, and a commercial center. Most residents were laborers at the nearby shipyard or employed as laborers in other capacities.

Boulevard Terrace, located near the campus of Norfolk State University, was a different type of development that was undertaken as a neighborhood for Black professionals who were gaining financial independence at the beginning of the twentieth century. As Weise notes, similar subdivisions were found

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in the vicinity of historically Black colleges and universities and often provided a “foothold” for postwar suburbs (Weise 2004:169). Boulevard Terrace was “an oasis for some of the nation's leading black entertainers and intellectuals” (Batts 2007). In 1920, Rev. James Handy purchased the three-block area along present-day Mapole, Kenton, and Oaklawn Avenues between East Princess Anne Road and Corprew Avenue. The area included the houses of many of the city’s Black elite, including J. Eugene Diggs (NRHP 2020; 122-5971), a prominent attorney; William Rich, the future president of the largest Black bank in the United States; P. B. Young Sr., publisher of the *Journal and Guide*, one of the pre-eminent Black newspapers in the South; physician Frank Trigg; and J.C. Brooks (122-0407), who owned his own real estate company. Many of the large houses were architect-designed and reflected exuberant Queen Anne and Italianate designs. By the 1960s and 1970s, Black residents were moving out of the urban neighborhood and moving into the suburbs; slowly the houses of Boulevard Terrace began to decline (Batts 2007; Powell 1995). At present, the area is known as part of the “Broad Creek” neighborhood.

During the 1950s, however, it was private Black developers and real estate investors who began providing decent, affordable housing for middle-class Black people in the Tidewater region. Two such developments were Cedar Grove Acres (131-5063) and Cavalier Manor. In 1953, Mrs. William J. Fiddy, a real estate broker and developer, sold lots in Cedar Grove Acres in an area that was then Norfolk County (presently the City of Chesapeake) and just three miles from Portsmouth—the county seat and the site of the naval shipyard. The 454-lot development, which stood on the site of the former Williams Mineral Springs Farm, accessed the “new Suffolk Highway”/U.S. Route 58 and some lots bordered the Elizabeth River (*New Journal and Guide* 1953). The location had frequent bus service and was less than 20 minutes from the Norfolk-Portsmouth Bridge-Tunnel (present Downtown Tunnel) that opened in 1952. Cedar Grove was advertised as “exclusively colored,” and, like L & J Gardens, offered “better grade” homes for residents (*New Journal and Guide* 1954; *The Virginian-Pilot* 1955, 1961). The model home that opened in February 1954 was a Ranch house of brick construction with a hipped roof, a front picture window, fireplace, and attached garage. One article noted the houses would cost “over \$10,000.” Advertisements also noted that if a resident had their own plans, and the plans met the requirements and restrictions of the community, the developer would build the house. Brick and Permastone exterior finishes were permitted, but advertisements warned “no project type home is allowed to be built in this community” (*New Journal and Guide* 1957a).

Cavalier Manor was another 1950s development that was located on Freedom Avenue (now Fairview Avenue) off Victory Boulevard and just inside the City of Portsmouth’s southwest boundary. Formerly known as Alexander Park, Cavalier Manor promised “modern low cost homes in a pleasant surrounding” and included “semi-brick” Ranch and Split-Level dwellings starting at \$8,500 (*New Journal and Guide* 1956a, 1956b, 1957a, 1957b, 1958; *The Virginian-Pilot* 1957a). A series of phased subdivisions made up the neighborhood. The first area contained 1,000 single-family houses, the second and third phases offered 47 and 58 units, respectively (*The Virginian-Pilot* 1957b). An area of 100 houses, known as Cavalier Manor Gardens, consisted of houses costing \$12,000. George T. McLean, who developed Portsmouth’s Norcum Park and Victory Park neighborhoods, developed Cavalier Manor. Sales of the real estate were handled by Marvin Cress, who served as vice president and sales manager for Dale Fairless Realty and Insurance Company, and the Viking Construction Company constructed the houses (Hoyer 2007; *New Journal and Guide* 1956a). In addition to Cavalier Manor, Lincoln Gardens and Victory Manor developments were established in this area as Black neighborhoods.

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Wonderful New Things Are Happening At
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Portsmouth's Best Buy Of Ranch And Colonial Style Homes
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Figure 17. Advertisements for Cedar Grove Acres, Norfolk County (left) (Norfolk Journal and Guide 1955a) and Cavalier Manor, Portsmouth (right) (Norfolk Journal and Guide 1956b).

There were other such developments in the Tidewater region, but when L & J Gardens was platted in 1954, it was the only new development in Princess Anne County for middle-class Black residents. The other mid-twentieth century developments mentioned above shared similarities with L & J Gardens such as the style of houses (Ranches and Split Levels dominated), materials (predominantly brick construction), the median cost of houses (between \$8,000 and \$12,000), and the presence of building restrictions. They differed from L & J Gardens in the size of development – those in Portsmouth were four times larger – and in amenities, as L & J Gardens did not have associated schools, commercial buildings, or churches nor did the developers include parks, swimming pools or other recreational amenities in their plan. They also differed because L & J Gardens was developed by private individuals (Walter Riddick was a funeral director by trade) and not by real estate companies or development companies. Nearly all the investors in L & J Gardens were residents of the neighborhood, adding to the personal interest in the quality of the development.

By the 1970s, Black neighborhoods had been swept into the shadow of Virginia Beach's rapid economic growth. Their communities were defaced with unpaved, unlit roads and collapsing houses. There still were no provisions for city sewer or water infrastructure, and residents lived with dirt floors, leaky roofs, and snake-infested outhouses (Weintraub 1996). Under pressure from Black civic leaders, in 1975, Virginia Beach decided to provide basic services to 12 "target" Black neighborhoods in the city. Federal and local funds were allocated to install sewer and water lines, improve streets and drainage systems, and build and rehabilitate houses. The city chose to rely largely on federal funds and, therefore, the work that could be done was limited to how much money flowed from Washington D.C., to the dismay of Virginia Beach's African American residents. The "target" neighborhood project proceeded slowly and took almost 21 years to complete work in nine of the Black communities (Weintraub 1996).

L & J Gardens: the second phase (1961)

In 1961, Walter Riddick and others who had purchased property in L & J Sites and L & J Gardens enlarged the original plat of the neighborhood. Nineteen property owners agreed to the re-subdivision of their

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property and inclusion in the second phase of L & J's development. These owners were: brothers Elmer and Emerson Harris, Ralph and Carlesta Saunders, Allie and Virginia Payton, Robert and Inez Barco, James and Dorothy Boyd, John and Jesse Sydnor, Walter and Lillie Riddick, Glenwood and Elizabeth Morgan, Bernard and Shirley Brown, and Jessie Northington. The 46 new residential lots included in the re-subdivision encompassed "Lots Six, Seven, Eight, and all of Lots Nine to Eighteen, inclusive, of L & J Sites" (PAC DB 448:369, PAC MB 54:32).

The new section connected with the original (1954) neighborhood along Water Works Road and the newly created Tajo Avenue. The unusual name "Tajo" was proposed by Dr. John Sydnor, who was an early L & J Sites resident and donated land for the new street. He took the first two letters of his daughter's middle name, Tama, and first two letters of his son's first name, John, to create "Tajo" Avenue (Sydnor 2021). The other new streets were named Dulcie Avenue and Yulous Avenue.

Twin brothers Elmer and Emerson Harris, originally from Jackson, North Carolina, invested financially in the expansion and were co-developers of the project, having purchased over six acres from Walter Riddick during the 1950s. Emerson Harris recalls that for the second construction phase, L & J Gardens resident Robert Barco assisted in making various contracts for the project, Robert Ruffner, a White attorney in Norfolk, provided the legal work, and Armistead & Beck, Civil Engineers and Surveyors in Norfolk, created the plat that included subdivision lots, streets, and drainage locations. According to Harris, in order to safeguard their investments, the developers again adopted a "Declaration of Restrictions" for lots sold in the expanded area. Like the original (1954) covenants, the list of 15 restrictions limited land use to residential, prohibited the use of asbestos or composition siding and concrete block in construction, and set the minimum dwelling value at \$12,500 (Harris 2018; PAC DB 728:481). This set of restrictions was to remain in place until July 29, 1981, "at which time said restrictions and covenants shall be automatically extended for successive period of ten years" unless a majority of property owners voted to change the restrictions, in whole or in part (Virginia Beach DB 728:484). Both sets of restrictions (1954, 1961) have been renewed throughout the years by the L & J Gardens Civic League and L & J Gardens property owners.

Although Herolin DeLoatch was not the sole contractor and builder for L & J's second phase, he did construct several of the new houses, including the house for Emerson Harris (1024 Dulcie Avenue, 134-5608-0075), completed in 1962. The Harrises lived next door to each other, with their wives, until Elmer Harris's death in 2014. Emerson Harris continues to reside in his house at the age of 98; he is the last surviving member of the original developers of L & J Gardens. Another early resident in the expansion area was attorney J. Hugo Madison and his wife Viola, who sold their original L & J house on Norwich Avenue (134-5608-0012) to Leroy and Celestyne Porter, and built a new house at 1001 Dulcie Avenue (134-5608-64).

Another important architect who contributed to L & J Gardens' second phase was William Milligan, Sr. John Henry Finney and Miss Margaret J. Alston married in Chatham, North Carolina, on December 10, 1960 (North Carolina, County Marriages, 1762-1979). In 1968, the couple bought property and had their house constructed at 1013 Dulcie Avenue (134-5608-0070). Mr. Finney was the nephew of Attorney J. Hugo Madison, who assisted the couple in obtaining property in L & J Gardens. Mrs. Finney said that it was the values of the people living in L & J, as well as their interests in education and upward mobility, that attracted them to the neighborhood. They selected William Milligan, an architect who lived next door, to draw up the plans. The house was financed through Berkley Citizens, a historically Black bank in Norfolk, for \$22,000.00 (Margaret Finney, personal communication, 2021).

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Influence of L& J Gardens

When L & J Gardens opened, the schools in Princess Anne County were not integrated. L & J Gardens' residents played a significant role in transforming the county, and then the city's schools—from the attorneys who aided in the legal battles, to parents who fought for better schools for their children, to the students themselves who were in the first group to integrate the public schools. The county's sole high school for Black students, the Princess Anne County Training School (PACTS), was established in 1938 after years of fundraising by the county's Black parents. In 1961, the school's name was changed to Union Kempsville (UK) High School. Later, neighborhood students were among the first group to integrate Bayside High School (Riddick 2021; Jones 2021).

The U.S. Supreme Court's decision in *Plessy v. Ferguson* (1896) mandated separate-but-equal public facilities for Blacks and Whites. The court's decision was critical to the history of public education in the United States and made segregation fundamental in the continuing development of public education throughout the Commonwealth of Virginia (which did not have mandatory public schooling until 1870, and had made racial segregation integral to public education). Although the *Plessy v. Ferguson* set a standard of separate *and* equal, the reality for all forms of public accommodations, including schools, was separate and unequal as all levels of governments were dominated by Whites who directed the lion's share of taxpayer dollars to facilities for Whites. Thus, *Plessy* forced Black children in Princess Anne County to pay tuition and travel to Booker T. Washington High School in Norfolk if they wanted more than a seventh-grade education. The 1954 *Brown v. Board of Education* Supreme Court decision declared segregated schools unconstitutional, but in an effort to subvert the ruling, localities drew up new school districts based on where Black and White residents lived to ensure that the schools would remain segregated. "There was a concerted effort to avoid true integration" (Livas 2020). Virginia's "Massive Resistance" legal framework and policies, adopted in 1956, blocked integration and in 1958, the state closed schools in Front Royal, Charlottesville, and Norfolk rather than allow them to integrate (Hershman 2020). L & J Gardens residents Victor J. Ashe and J. Hugo Madison were attorneys for the NAACP who helped fight for integration in Norfolk. Ashe helped to represent members of the Norfolk 17, the first African-American students to integrate Norfolk Public Schools, and had been an advocate for improving school facilities for Princess Anne County's Black students since the 1940s (Lucas 2013:57). Another high-profile case that Victor Ashe and J. Hugo Madison participated in was a 1951 suit against the Virginia Department of Conservation and Development when four Black individuals were denied use of the recreational facilities at Seashore State Park (then in Princess Anne County, now City of Virginia Beach) "solely by reason of the fact that they were members of the Negro race." The case resulted in a permanent injunction "restraining the defendants from again denying any persons of the Negro race, by reason of their race and color, the right to use and enjoy the facilities at said Park" (Tate v. Department of Conservation and Development, 133 F. Supp. 53, (E.D. Va. 1955) (Civ. A. No. 1295.)

During the early 1960s, Black parents could petition to have their children admitted to the county's all-white schools and slowly, dozens of students were admitted. In 1964, Bayside High School opened as an integrated high school, and in 1965, the City of Virginia Beach schools granted Black parents "freedom of choice," which permitted pupils to enroll or transfer upon request but placed the burden of desegregation on the parents (Hershman 2020). Gradually, Union Kempsville High School's population dwindled as its students began to transfer to better-equipped, predominately White schools located closer to their homes. Only after the 1968 U.S. Supreme Court ruling in *Green et al. v. County School Board of New Kent County, Virginia* overturned the "freedom of choice" plan did large-scale desegregation take place in Virginia (Hershman 2020). In 1969, the impact of desegregation and a declining enrollment finally led to the closing of Union Kempsville and all L & J Gardens students attended Bayside High School (Lucas 2013:1-2, 60, 114).

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L & J Gardens residents who were children during the 1950s and 1960s recall now, as adults, that some Black students from other parts of the county held the misconception that kids from L & J Gardens thought themselves in some way superior (Brown 2021). “There were some animosities” (Bowe 2017). Once schools were integrated, there was also “resistance” from White students. Dr. Saunders stated that “we had to diffuse people’s sense that we thought that we were better than them” (Saunders II 2021). Those animosities were alleviated in some instances by participation on sports teams, in the school’s marching band, and through membership in local churches (Bowe 2017; Riddick 2021).

L & J Gardens families saw education, including advanced higher education, as a fundamental building block to future achievement and continued advancement. Every resident interviewed for this project expressed the same sentiment: attending college was not an option, it was expected of all L & J Gardens children. Pamela Riddick, daughter of Walter Riddick, stated, “Education was one of the keys to success and it was the universal goal of all of our neighbors. There was a universal expectation that all of us, each child in the neighborhood, would go to college. And in my generation, that did become a reality.... We believed that education opened the door to both opportunity and advancement” (Riddick 2021). The hard-fought advancement and prospects that education afforded the individual were not lost on L & J Gardens’ children. “Many of our parents were the first in their families to attend college. Education was not suggested, it was expected. The ‘Get Your Education’ mantra was reiterated in every household you entered in the neighborhood” (Rollins 2021). L & J Gardens students attended their parents’ alma maters, including historically Black college and universities such as Hampton Institute (now Hampton University), Norfolk State College (Norfolk State University), Virginia State College (Virginia State University), Virginia Union University, St. Paul’s College, Morehouse College, Howard University, Fisk University, and St. Augustine’s University. Many entered the military service, and scores of L & J students attained advanced degrees in engineering, medical fields, accounting, teaching, and law from a myriad of institutions including Princeton, Columbia, Harvard, the College of William and Mary, Virginia Polytechnic Institute and State University, and the University of Virginia. The Tolentino family sent their children to Norfolk parochial schools. Their son, Eddie Tolentino, went on to receive degrees from three institutions including Howard University; he became a Roman Catholic priest and is ordained by the Archdiocese of Washington, D.C. (Tolentino 2021).

L & J was a community of highly educated and self-motivated adults who created an especially rich environment of experience for those who grew up in the neighborhood. These individuals, most of whom held advanced degrees and had lived in large cities, provided exposure to different cultural experiences. “When you’re exposed to things and you like it, then you go after it” (Brenda Haley King, personal communication, 2021). Young people looked to their neighbors as role models who provided the “freedom” to try new things. “There was a bonding...and a sense of permission for different kinds of appetites that we didn’t experience being tolerated in other parts of the community” (Saunders II 2021) “We looked to just about each one of our neighbors as someone special—as role models” (Beverly Newsome Hornsby, personal communication, 2018).

Children were often included in social events and special outdoor activities. “They did things I just would never have thought of. I remember one year after the sun set on the [annual] picnic, they were showing Disney films. Whoever saw a Disney film in your backyard?” (Tolentino 2021). When Walter Riddick hosted the prestigious Guardsmen Weekend, Dedra Brown Wood recalls that “Mr. Riddick invited all of the children [who were] living in L & J. We rode the horses and walked around with the horses. That was fun, and it was something that we had never been exposed to. We talked about that for a long time. That, in itself, was thought provoking for me.... I mean, they planned activities for the children on a Guardsmen

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Weekend, as well as for the parents. They didn't exclude anybody. It was really quite interesting" (Wood 2021).

L & J Gardens was an "environment of education" in part because many of the residents were teachers, principals, and coaches in the schools that the students attended. "It wasn't so much taught, as it was lived" (Tolentino 2021). These adults were both authority figures and neighbors, which enforced a feeling of trust. Members of the L & J community offered everyday social interaction with professional and working people. Within the neighborhood, adults organized home-based groups or informal skills sessions for neighborhood children (Bowe 2021; Saunders II 2021; Brown 2021). They provided training in first aid, bicycle safety, driving a car, riding a horse, tennis, and shared musical experiences.

L & J Gardens' residents influenced the larger society through their active participation in religious, civic, and social groups that extended beyond the neighborhood. These groups include fraternities, sororities, and churches. Many L & J Gardens residents were members of Greek fraternities including Kappas, Omegas, Alphas, and Sigmas, and sororities such as Deltas, AKAs, Zetas, and Sigma Gamma Rho. There were also Links, Shriners, and Guardsmen in abundance. This communal attitude permeated a strong sense of well-being and belonging throughout the neighborhood (Clarence F. Nelson, Jr., personal communication, 2021). Important social and faith-based groups included Continentals, Drifters, Coalition of One Hundred Black Women and Coalition of One Hundred Black Men (Rollins 2021).

The deep interest in civic affairs goes back to the primary reason for L & J's founding, according to Waverly W. Jones, Jr., who grew up in the neighborhood. "What was done in the development of L & J Gardens was very political in and of itself. To set aside several acres of land for the development of an entirely Black community in 1946 was a matter that ran up against great opposition in [Princess Anne County]. I'm certain of it. I'm convinced that what was accomplished there was just tremendous. In regard to the effort that it took, in regard to the resistance to political and social opposition by the surrounding White communities. It took a great deal of fortitude and a great deal of political effort" (Jones 2021). To reinforce the civic life of the neighborhood and to keep residents informed of important issues, the L & J Gardens Civic League was founded in 1963 with Robert Hagans, Sr., as its first president.

Just as L & J Gardens students had been among the first to integrate the City of Virginia Beach's public schools, the adults also were among the first Black individuals to break into fields and professions throughout the area. "My father [Robert Hagans, Sr.] participated in this trailblazing initiative the city had in order to integrate the city police force. They established an auxiliary police force, which was kind of a second-class police force where Blacks were given a chance to wear a badge, have a sidearm, and provide some public safety services for football games and so forth. My Dad was one of these auxiliary policemen" (David Earl Hagans, personal communication, 2021). In 1954, Clyde I. Siler, who lived with his wife, Jean, at 5916 Tajo Avenue (134-5608-0103), was one of two Black officers on the Town of Virginia Beach's police force (Saunders II 2021; Bowe 2021). Siler was an Army veteran and was employed as a teacher and coach at the Princess Anne County Training School. He worked part-time as a police officer mostly during the summer months and is recognized as a pioneer in local law enforcement (Virginia Beach Police Department 2020). Waverly W. Jones, Sr., who lived with his family at 1053 Norwich Avenue (134-5608-0020), earned a degree in pharmacy from Howard University and in 1952 Mr. Jones was a licensed pharmacist in the District of Columbia and the first licensed Black pharmacist in Virginia. He and his classmate Leonard "Doc" Muse founded the Green Valley Pharmacy in the Arlington community of Nauck. Mr. Jones returned to Tidewater in 1956, and owned and operated a pharmacy in Norview Gardens (Sewells Point Road) (Jones, 2021; Liccese-Torres et al. 2013).

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Notable Residents

When asked to identify residents who brought prestige to L & J Gardens, several of the interviewees in this study stated that every single person in the neighborhood was worthy of note. “All L & J residents that I encountered brought prestige to the community in their own unique and exceptional way” (Sydnor 2021). “Every single person deserves to be mentioned” (Tolentino 2021). All interviewees expressed a deep appreciation for the sacrifices and foresight of the early developers and residents. These individuals influenced and motivated those around them to uncover their true potential and overcome their weaknesses. It is phenomenal that L & J Gardens had multiple positive role models nearby. Miss Hattie Goodman was the first teacher to offer high school classes to Black children in Princess Anne County. Robert “Rip” Barco was named the first Black Recreation Commissioner for Princess Anne County and was the Assistant Coordinator of Health and Physical Education for Negroes in Princess Anne County. Helen Shropshire was the 1999 recipient of the Virginia Beach Human Rights Commission Award. Ray Bazemore, a U. S. Army veteran who served in North Africa and Italy during World War II, lived to be 100 years old. Mrs. Jean Siler, was a master classroom teacher of 32 years and national president of Delicados, Inc., a social organization of professional women. Junius P. Fulton III, who attended the University of Virginia and received his JD from the College of William & Mary, became a distinguished judge in the Norfolk Circuit Court and oversaw the development and implementation of both the Norfolk Drug Court and Reentry Court dockets. Thomas H. Brown owned and operated a barbershop in Norfolk and became one of the directors and the treasurer of Seaview Beach and Amusement Park, a nationally recognized bayside resort organized for African American tourists. Dr. Roy Alexander Woods, who chaired the Division of Natural Sciences and headed the Physics Department at Norfolk State University and served as the school’s Dean & Vice President of Academic Affairs, was the first Black member of the City of Virginia Beach’s School Board (1966) and served as chairman of the School Board from 1981 to 1985. David King, whose wife Brenda is a past president of L &J Gardens Civic League, was the first Black person to chair the Norfolk Azalea Festival in 1983. They all lived in L & J Gardens.

The following individuals were consistently mentioned in interviews as individuals who brought prestige to the neighborhood:

Walter Harrison “Crow” Riddick (1911-1977) graduated from Morehouse College and Echols School of Embalming in Philadelphia. During World War II, Riddick served as a Chief Specialist in the U.S. Navy and later served as Shore Patrolman with the Fifth Naval District, U.S. Naval Reserve. He was a lifelong member of the Bank Street Baptist Church in Norfolk. Riddick was actively engaged in numerous civic, social, and educational organizations including the Rising Sun Masonic Lodge 2, Prince Hall and was affiliated with the Scottish Rite bodies of Norfolk, the Sahib Club, the Norfolk Sports Club, the Norfolk State Spartan Boosters, Metro-Anglers, the Hundred Men Club of America, the Cambridge Gun and Rod Club, the Aeolians, The Kit-Kats, The Guardsmen, Incorporated, and the Omega Psi Phi Fraternity, in which he served for many years as Grand Keeper of Records and Seal. He also served as president of the Lambda Omega Chapter (graduate chapter) in Norfolk. At the time of his death, he was National Chairman of the Life Membership Committee of the fraternity he loved and supported. Riddick was an avid horseman and raised show horses and harness-racing horses at his L & J Gardens estate. Walter and **Lillie Hightower** (1929-2015) were married on December 10, 1952, in Pasquotank, North Carolina, and had three children: Pamela Elizabeth, Walter Harrison Jr., and John Richard III. Lillie Riddick was an educator who left the classroom to become a reading diagnostician and later became one of the first African American language arts supervisors in Virginia Beach City Public Schools (Riddick 2021).

In 1937, Walter Riddick and his brother, Jacob L. Riddick (1904-1981), founded Peoples Funeral Home in Norfolk. The brothers later renamed the service “Riddick Funeral Home” and maintained the business on

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Chapel Street. Walter died in 1977, but the business continued under Jacob's leadership. When Jacob died in 1981, his son Paul R. Riddick, Sr. took over operations. A few years later, the housing authority used eminent domain to take the business site on Chapel Street (Minium 2006). Riddick was forced to relocate to Norview Avenue, where the business continues to operate. Walter Riddick's vision for improved housing for Black citizens found fruition in the development of L & J Gardens.

Longtime L & J Gardens residents recall Walter Riddick as a charismatic and striking figure. "Mr. Riddick was a stylish dresser who used a cigarette holder and his wife, Lillie, was a member of Delta Sigma Theta Sorority, Inc. The Riddicks were socialites in the Black community" (Bowe 2017). He is buried in Calvary Cemetery in Norfolk.

Elizabeth Riddick Harrison Morgan (1915-1998), sister of Walter H. Riddick and early investor in L & J Sites and L & J Gardens, was valedictorian of the 1932 class at Norfolk's Booker T. Washington High School. She went on to earn an undergraduate degree in mathematics from Virginia State University, a master's degree from the University of Pennsylvania, and her doctorate in guidance and counseling from Columbia University. She co-founded the Black Child Development Institute of Williamsburg and the Williamsburg chapter of Delta Sigma Theta Sorority. She was Director of Guidance and Counseling at Norfolk State University from 1969 until 1976. The College of William and Mary presented Dr. Morgan with the "Martin Luther King, Jr. Achievement Award" for her work in the Black Child Development Institute of Williamsburg in 1989 (Phillips 1998).

Herolin Saunders DeLoatch, Sr. (1921-1971) graduated from I. C. Norcom High School in Portsmouth and continued his studies at Hampton Institute (now Hampton University) in architectural engineering. He served as an officer in the U. S. Army and was attached to the Corp of Engineers. Upon completing his military obligation at the close of World War II, he joined his father's contracting firm, R. S. DeLoatch and Son (*New Journal and Guide* 1945). The firm became well known for building hundreds of new, attractive houses in Tidewater, handling commercial construction contracts, and doing repair and remodeling work. Mr. DeLoatch served as Executive Director of the Norfolk Minority Contractors Association and was given accolades for his design and construction of Graves Funeral Home on Church Street in Norfolk, and the renovation of the chapel at Wheeler's Funeral Home on Green Street. DeLoatch was a former president of the Norfolk-Portsmouth Chapter of Hampton Institute Alumni Association, a member of the Omega Psi Phi fraternity, and a member of the Guardsmen and the Kit Kats. DeLoatch teamed with Walter Riddick to design and build most of the houses in the first phase of L & J Gardens and completed several houses in the second phase of construction. He maintained a residence in Portsmouth at 1121 Wilcox Avenue in the historically Black neighborhood of Brighton (*New Journal and Guide* 1969, *Norfolk Journal and Guide* 1971; Graves Funeral Home [2021]).

Elmer Harris (1923-2014) and **Emerson Harris** (1923-) were twins who were born in North Carolina but grew up in Norfolk. Elmer was a veteran of the U.S. Navy where he served honorably. He was a civil service worker for more than 40 years and held the position of Division Director of the Material Department. He died in 2014. Emerson Harris, also a military veteran, was employed in civil service at the Naval Supply Center. He and his brother purchased property in the L & J Sites subdivision and in 1961 were instrumental investors in the expansion of L & J Gardens. They built houses next to each other on Dulcie Avenue.

Victor J. Ashe: (1915-1974) was a notable Civil Rights attorney and member of the NAACP Legal Defense and Educational Fund. He filed suit for equalization of teacher salaries in Virginia; filed the Norfolk Desegregation Suit of 1956; and was State Board of Welfare and Institution Chairman. He purchased property in L & J Sites and built his house at the corner of Northampton Boulevard and Norwich Avenue.

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In 2019, the Virginia General Assembly commemorated the life and legacy of Attorney Ashe, recognizing him as a trailblazing attorney and community leader (Senate Resolution No. 140).

Southall Bass III (1913-1991) was an award-winning photographer and photo engraver for the *Norfolk Journal and Guide* for 42 years. He was a Portsmouth native who was raised in Norfolk, where his father was a pharmacist and his mother was a homemaker and a former teacher. The Bass family has documented lineage from the Nansemond Indian Nation, which in 2018 received federally recognition. Southall married Lena Baker (1911-2002) in Williamsburg in 1939. Both attended Virginia State College (now University). Mrs. Baker was a teacher in Norfolk's public school system for 15 years and also worked on the newspaper. In 1969, Bass won "best news picture of the year" from the National Negro Publishers Association. In 1963, the Bases built their home at 1005 Dulcie Avenue.

Jackie Harold Bowe (1950-2021) moved with his family to L & J Gardens in 1958 when he was in the third grade. Mr. Bowe was the son of Mountain Bowe, a St. Paul's College graduate, and Hortense Chapell Bowe, who died when he was six. His stepmother, Regina, was a teacher at Jacox Junior High School and often taught summer school at Booker T. Washington High School. Jackie Bowe was a proud graduate of Union Kempsville High School and a 1973 graduate of Norfolk State University. He served as president of his class at both institutions. He became the first African American to serve as public address announcer for the NCAA Division I Men's Basketball Final Four Tournament, a post he held proudly from 1999-2003. Bowe also served as PA announcer for numerous Mid-Eastern Athletic Conference (MEAC), the Central Intercollegiate Athletic Conference (CIAA), the Hampton Roads Pro-Am, and many other events. He also worked as a TV and radio broadcaster during his 50-year career. He was an active member of the neighborhood civic league and committee that initiated this nomination.

James Horace Boyd, Jr. (1944-2012) maintained a dental practice that served the Norfolk area for more than 40 years. He was a member of the John L. McGriff Dental Society, the Hiawatha Social and Beneficial Association, the Kit Kat Club, and a lifetime member of Alpha Phi Alpha Fraternity, Incorporated.

Coach Joseph Grady Echols (1917-1977) played in the Negro Professional Baseball League and became a 1st lieutenant in the U.S. Air Force during World War II. He was the head football coach at Morehouse College in 1950-1954; the head football coach at Norfolk State College (now University), 1955-1960; and the first full-time NSU athletic director. In 1975, Echols became president of the International Association of Approved Basketball Officials. He was an inaugural class inductee in the NSU Athletic Foundation Sports Hall of Fame in 1983, and the Joseph G. Echols Memorial Hall, NSU's basketball arena, primary athletics facility, and home of the university's Army ROTC program, is named in his honor.

Robert F. Hagans, Sr. (1921-1979), known as the "Mayor of L & J Gardens," (Tolentino 2021), was a postal employee and an active member in the civic league. He participated in a trailblazing initiative in an effort to integrate the Virginia Beach Police Department. He volunteered to provide public safety services at various events as an auxiliary police officer (D. Hagans 2021). On August 28, 2013, the police department honored the 23 Black auxiliary police officers who served prior to 1969. Mr. Hagans was honored posthumously and acknowledged, with the rank of major as a leader in the Virginia Beach Auxiliary Police (Gallagher & Hawkins Hendrix 2021).

Judge Robert F. Hagans, Jr. (1952-2019), was in general private law practice with J. Hugo Madison, who was his godfather (Peggy Emerson Hagans, personal communication, 2021). Judge Hagans was elected to the City of Virginia Beach School Board and served as Chair from 1996-1998. In 2015, he was appointed to the Virginia Beach General District Court of the 2nd Judicial District of Virginia and became the first

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Black male to preside as a judge for Virginia Beach District Court. In 2019, after his untimely passing, Judge Hagans was recognized by the Virginia General Assembly as a skilled attorney and respected judge (House Joint Resolution No. 959).

Dr. Myron Boyd Jones (1909-2008) graduated from Hampton Institute (now Hampton University) and received his PhD from Cornell University in science education. A World War II veteran, Dr. Jones enjoyed a long career in education. In 1951, he was terminated as principal of Robert R. Moton High School in Farmville, Virginia, when he permitted students to protest the deplorable conditions at their segregated school. This event resulted in the NAACP filing the lawsuit, *Davis v. Prince Edward County*, which became a part of *Brown vs. Board of Education*, the case that led to the Supreme Court's landmark decision on school desegregation. After teaching at several colleges, Dr. Jones joined the faculty of Norfolk State University in 1963 as professor of mathematics; he became department head in 1970, and later served as division chair, a position from which he retired in 1979. Among his many civic roles, Dr. Jones served on the City of Virginia Beach School Board, 1987-1994.

David Armstead King, Jr. (1942-2021) served in Vietnam as a U. S. Army officer and was First Senior Vice President of the Bank of America in the Norfolk headquarters. He was the director of the Virginia State Chamber of Commerce and in 1983 became the first, and to date the only, Black chairman of the Norfolk Azalea Festival Committee.

James Hugo Madison, Sr. (1921-1997) was a World War II veteran and became a member of the NAACP Legal Defense and Educational Fund. He filed suit for equalization of teacher salaries in Virginia and filed the Norfolk Desegregation Suit of 1956. Madison was the first Norfolk State College (now University) rector and was Commissioner of the Chancery for the Court of Law and Chancery, City of Norfolk. Madison Hall at Norfolk State University is named in his honor. In 1973, he purchased the *Norfolk Journal and Guide* newspaper. Attorney Madison is credited with having developed a generation of Black political and judicial leaders.

Ellen Rebecca Perry Livas is the daughter of John and Ellen Perry, who moved to 1048 Fairlawn Avenue (134-5608-0033) in 1956. She is a graduate of Hampton Institute (now Hampton University) and in 1972, she became the first Black female television reporter on Norfolk's CBS network affiliate, WTAR-TV (WTKR), and went on to host local weekday news shows. At present, Ms. Livas is a cabaret-jazz vocalist and is a member of the Virginia Beach Historic Preservation Commission. In 2016, her daughter, **Nicole Livas**, was nominated for an Emmy for her October 2015 coastal storm coverage on WAVY News 10. Since 2019, Nicole has been an evening anchor and special projects reporter for Norfolk's WVEC-TV. She has been voted best female newscaster by Coastal Virginia Magazine's readers several times and has been recognized by the Virginia Association of Broadcasters and The Hampton Roads Black Media Professionals for her work.

John Richard Logan Perry (1915-1992) was a highly respected, award- and grant-winning public school science teacher for 39 years. He taught at Booker T. Washington High School in Norfolk and at Union Kempsville High School and Kempsville High School in Virginia Beach. In 1986, Perry became the first Black person elected to the Virginia Beach City Council. He organized a math and science group at school that annually won competitive awards and garnered scholarships for some of L & J Gardens' students. Many cite Mr. Perry as a major influence on their lives, both in the classroom and beyond.

Celestyne Diggs Porter (1911-2012) began teaching social studies in 1935 at Booker T. Washington High School in Norfolk. She was the first Black social studies coordinator in Norfolk and had a 25-year career

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as a supervising teacher for social studies students at Old Dominion University. She also was a charter member of the Lambda Gamma Omega chapter of the Alpha Kappa Alpha Sorority, Inc, and a public historian. Mrs. Porter, who was the niece of Attorney J. Eugene Diggs of Norfolk's Boulevard Terrace, lived to be 101 years old. (The J. Eugene Diggs House [122-5971] was listed in the VLR and NRHP in 2020.)

Dr. John Thomas Sydnor (1909-1974) He was a 1st Lieutenant in the Medical Corps of the Maryland National Guard and played professional basketball. He then maintained a private practice in general medicine and surgery for 22 years in Norfolk and was a member of the National Medical Association and Omega Psi Phi Fraternity, Incorporated.

L & J Gardens Today

L & J Gardens has retained its prominence as a good neighborhood that provides an excellent quality of life for its residents. Some of the comparable Black developments in Portsmouth and Norfolk have declined and are no longer highly desirable locations for families to live. In addition, the high-quality, well-built houses in L & J Gardens have retained their value as shown by current real estate assessments. The Riddick estate recently sold for \$1.2 million. Deeds for property in the neighborhood continue to restrict land use to residential only, although development pressures have increased.

In recent decades, L & J Gardens has been experiencing the same change in demographics that has occurred in other historically Black neighborhoods. Residents in these communities welcome new homeowners of all races, but many lament the decline in familiarity with neighbors and overall community spirit and community engagement. Crime has not, and never has been, a problem in L & J Gardens—a circumstance enjoyed, in part, due to neighbors knowing neighbors (Hoyer 2008; McCall 1991; Bowe 2017, Rebecca Saunders, personal communication, 2021).

“You know, in the 1950s, we could say this was a great place for Black people to come, for Black people to meet, for Black people to raise families. But fast-forward almost 70 years, we still can say that this is a still a good place for families to come and raise families and have something that’s a part of history... as we become more integrated and diverse, we recognize that what began as a safe haven for African Americans is now a neighborhood that today is open to all. But what is interesting, every home still bears the name of the original homeowner, no matter who lives there today. It will always be the Sydnor house, the Smith house, the Brown house; and that’s what I call the lifetime connection” (Riddick 2021).

Andrew Weise’s study of Black suburbia concludes that homeownership equaled permanence for Black residents and signaled achievement and satisfaction (Weise 2004:8). Their neighborhoods provided safety, a sense of belonging, social comfort, and pride, and neighbors were seen as extended family. Walter Riddick provided individuals with “ownership of something truly of wealth-building value” that resulted in a “sense of pride and strength we have found in adversity” (Livas 2020).

The idea of “extended family” is echoed in the recollections of many L & J Gardens residents. Adult residents, who were coaches, teachers, principals, police, and other authority figures, had significant positive impacts on the youth in the neighborhood. Hamilton Gregory Kiah, Jr., whose parents Hamilton Gregory and Laura Kiah moved to L & J Gardens in 1956 to 230 Fairlawn Avenue, is a former IT manager for the City of Atlanta and holds a degree in electrical engineering from Norfolk State University. Mr. Kiah speaks strongly about the influence of L&J on his life: “I believe the foundation of my life, a number of

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those formative concrete blocks, were laid in L & J and that has driven my whole career in terms of always trying to achieve the best that I can, not quitting, treating people like I would like to be treated” (Kiah 2021). “The atmosphere in L & J was nurturing...neighbors were really part of a big family” (Livas 2020). Those who have moved away acknowledge that when they return to the neighborhood, the relationships they have with friends and neighbors are as close as ever.

L & J Gardens is an example of a pioneer community that was conceived, planned, and built by Black owners and investors to provide a stable, high quality residential option for middle-class and upwardly mobile Black families. Its influence, and that of its residents, spread far beyond its boundaries into the entire Hampton Roads region. The neighborhood was part of the processes of rapid suburbanization of Princess Anne County and the decentralization of the urban core in the mid-twentieth century. The citizens who participated in the planning and development of the neighborhood, as well as the residents and homeowners, reflect attitudes of self-determination and economic achievement. The success of the experiment is evident in the high number of professionals among the original owners and the accomplishments of the following generations. First-, second-, third, and fourth-generation homeowners reside in the neighborhood. Others who no longer live in L & J Gardens affirm the positive influence the neighborhood and the neighbors had on them and credit the environment for fostering their success in later life. Paramount among the expectations was attaining a college education and giving back to the community through professional excellence and active civic engagement. The importance of L & J Gardens as a significant place for Virginia Beach’s present African-American community is further evidenced by its inclusion in the “Self-Guided Tour of African American History in Virginia Beach,” a brochure recently published by the Virginia African American Cultural Center, Inc.

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L & J Gardens Neighborhood Historic District

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Name of Property

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- 1953 Cedar Grove Acres Newest Site for Homes. August 15, C5.
- 1954 Model Home Opens February 28 at Cedar Grove. February 20.
- 1955a Advertisement for Cedar Grove Acres. April 9, B19.
- 1955b Advertisement for L & J Gardens Grand Opening. July 23, 19.
- 1956a \$7M Community Rising at Portsmouth. December 29, 10.
- 1956b Advertisement for Cavalier Manor. December 22, A20.
- 1957a Advertisement for Cedar Grove Acres. August 24, A19.
- 1957b 800 Homes Provided in New Housing Community. June 1, C4.
- 1958 Advertisement for Cavalier Manor. May 17, C8.
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- 1955 Advertisement for Cedar Grove Acres. March 20, Part 4, 15.
- 1957a Advertisement for Cavalier Manor. April 28, 28G.
- 1957b Subdivision is Approved in County. January 8, 1.

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1961 Advertisement for Cedar Grove Acres. April 23, 14G.

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Personal Communication

Bowe, Jackie Harold, interview by Dr. Joanne H. Lucas, Virginia Beach, VA, October 12, 2017. Mountain and Regina Bowe built the house at 1017 Fairlawn Avenue in 1957. Their son, Jackie, lived at the house at the time of his passing in November 2021. His wife, Adrienne, continues to live there.

Bowe, Jackie Harold, personal communication, Debra A. McClane, Kristin H. Kirchen, Edna Hawkins Hendrix, and Dr. Joanne H. Lucas, Virginia Beach, VA, May 18, 2021.

Davis, Margaret (see Rollins, Trina Davis).

Finney, John and Margaret, personal communication, Kristin H. Kirchen, Virginia Beach, VA, June 2, 2021. Residents of 1013 Dulcie Avenue since 1968. Mr. Finney is the nephew of J. Hugo Madison.

Finney, Margaret, interview by Edna Hawkins Hendrix, Virginia Beach, VA, September 20, 2021. The Finneys were married in Chatham County, NC, in 1960 and moved to L & J Gardens in 1968.

Goodman, Cora Lee, interview by Edna Hawkins Hendrix, Virginia Beach, VA September 20, 2021. Ms. Goodman lives at 1045 Norwich Avenue, which her mother purchased in 1964. Ms. Goodman has lived there since that time.

Hagans, David Earl (see Hagans, Peggy).

Hagans, Peggy Emerson, David Earl Hagans, and Judith Hagans Jean-Pierre, interview by Dr. Joanne Harris Lucas, Virginia Beach, VA, October 7, 2021. Robert F. Hagans, Sr. and his wife Hazel built 1065 Fairlawn Avenue in 1960. Sons Robert, Jr. and David, and daughter Judith grew up at the house. Peggy Hagans married Robert Hagans, Jr. (deceased) and continues to reside in the family home.

Harris, Emerson, interview by Dr. Joanne H. Lucas, Virginia Beach, VA, February 20, 2018. Mr. Harris and his twin brother Elmer were investors in L & J Gardens. Emerson Harris has lived at 1020 Dulcie Avenue since 1963.

Harris, Emerson, personal communication, Kristin H. Kirchen, Virginia Beach, VA, June 1, 2021.

Hornsby, Beverly Newsome, interviewed by Dr. Joanne H. Lucas, Virginia Beach, VA February 23, 2018. Frank and Mary Newsome built the house at 5809 Tajo Avenue in 1955. Their daughter Beverly continues to live in the house.

Jean-Pierre, Judith Hagans (see Hagans, Peggy).

Jones, Waverly W., Jr., interviewed by Dr. Joanne H. Lucas, Virginia Beach, VA, July 30, 2021, and August 1, 2021. Waverly, Sr., and Nellie Jones built the house at 1053 Norwich Avenue since 1956. Mr. Jones, Jr., continues to live at the house.

Kiah, Hamilton Gregory Jr., interview by Edna Hawkins Hendrix, Virginia Beach, VA, October 4, 2021. Hamilton, Sr., and Laura Kiah built the house at 1016 Fairlawn Avenue. Their son H. Gregory Jr. grew up in that house and now resides in Atlanta, GA.

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King, Brenda Haley, interview by Dr. Joanne H. Lucas, Virginia Beach, VA, July 12, 2021. Ms. King and her husband David (deceased) built the house at 5925 Tajo Avenue in 1977. Ms. King continues to reside there.

Livas, E. Rebecca Perry, interview by Edna Hawkins Hendrix, Virginia Beach, VA, August 16, 2021. John L. and Ellen Perry built the house at 1048 Fairlawn Avenue in 1956, where they remained until 1992. Their daughter Becky grew up in the house and continues to live in Virginia Beach.

Munford, John, personal communication, Kristin H. Kirchen, Virginia Beach, VA, June 1, 2021. Mr. Munford and his wife, Levon, built their house at 1025 Dulcie Avenue in 1969 and still reside there.

Nelson, Clarence F., Jr., interview by Dr. Joanne H. Lucas, Virginia Beach, VA, June 30, 2021. Clarence, Sr., and Evelyn Nelson built the house at 1013 Fairlawn Avenue in 1957. Their son Clarence Jr. lived in L & J until he left for college; he continues to live in Virginia Beach.

Riddick, Pamela Elizabeth, interview by Dr. Joanne H. Lucas, Virginia Beach, VA, July 6, 2021. Ms. Riddick is the daughter of Walter and Lillian Riddick and grew up in the house at 5949 Northampton Boulevard. Ms. Riddick continues to live in Virginia Beach.

Robinson, Tracy, personal communication, Kristin H. Kirchen, Virginia Beach, VA June 1, 2021. Resident of 1033 Norwich Avenue. His father, Donald, built about a dozen houses in L & J Gardens.

Rollins, Trina Davis and Margaret T. Davis, interview by Dr. Joanne H. Lucas, Virginia Beach, VA, August 2, 2021. Daniel and Margaret Davis built the house at 1057 Fairlawn Avenue in 1961. Mrs. Davis continues to live in the house and her daughter, Trina, who grew up there, currently lives in New Jersey.

Saunders, Rebecca, personal communication, Debra A. McClane, Virginia Beach, VA, November 3, 2021. Resident of 1008 Dulcie Avenue, married to Dr. Ralph B. Saunders II. Current president of L & J Gardens Civic League.

Saunders, Dr. Ralph Bailey II, interview by Dr. Joanne H. Lucas, Virginia Beach, VA, June 22, 2021. Son of Ralph, Sr., and Carlesta Saunders, Dr. Saunders presently lives at 1008 Dulcie Avenue. His parents were early investors and buyers in L & J Sites (and later, L & J Gardens) and built a house at 6008 Wesleyan Drive in 1952.

Sydnor, Jesse, interview by Dr. Joanne H. Lucas, Virginia Beach, VA, August 18, 2021. Jesse Sydnor is the daughter of Dr. John and Jesse Sydnor, who were early purchasers in L & J Sites (and later L & J Gardens) that built their house at 5913 Northampton Boulevard in 1948. Ms. Sydnor grew up in the house and presently lives in Smyrna, GA.

Tolentino, Monsignor Eddie Enrique Lopez III, interview by Dr. Joanne H. Lucas, Virginia Beach, VA, August 30, 2021. Monsignor Tolentino grew up at 1021 Fairlawn Avenue in the house that his parents built in 1957. The house remained in the family until 2010. Monsignor Tolentino presently lives in Silver Spring, MD.

Wood, Dedra Brown, interview by Dr. Joanne H. Lucas, Virginia Beach, VA, June 25, 2021. Parents Bernard and Shirley Brown built the house at 6004 Wesleyan Drive in 1952. They were early

L & J Gardens Neighborhood Historic District
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investors and buyers in L & J Sites (and later L & J Gardens). Ms. Wood grew up in the house and presently lives in Virginia Beach.

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, Richmond

Historic Resources Survey Number (if assigned): VDHR #134-5141

10. Geographical Data

Acreage of Property 76.7

Use either the UTM system or latitude/longitude coordinates

Latitude/Longitude Coordinates

Datum if other than WGS84: _____

(enter coordinates to 6 decimal places)

- | | |
|------------------------|-----------------------|
| 1. Latitude: 36.877602 | Longitude: -76.192231 |
| 2. Latitude: 36.880121 | Longitude: -76.187974 |
| 3. Latitude: 36.873056 | Longitude: -76.183552 |
| 4. Latitude: 36.873296 | Longitude: -76.184989 |
| 5. Latitude: 36.874975 | Longitude: -76.186427 |
| 6. Latitude: 36.874104 | Longitude: -76.187919 |

Or

UTM References

Datum (indicated on USGS map):

NAD 1927 or NAD 1983

L & J Gardens Neighborhood Historic District
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1. Zone:	Easting:	Northing:
2. Zone:	Easting:	Northing:
3. Zone:	Easting:	Northing:
4. Zone:	Easting :	Northing:

Verbal Boundary Description (Describe the boundaries of the property.)

The L & J Gardens Neighborhood Historic District is bounded on the northwest by Northampton Boulevard (U.S. Route 13), on the northeast by Norwich Avenue, on the southeast by Maywood Boulevard, and on the southwest by Wesleyan Drive. The true and correct boundaries are depicted on the accompanying scaled Sketch Map and Photo Key.

Boundary Justification (Explain why the boundaries were selected.)

The historic district boundaries conform to the original boundaries of L & J Sites (1946), which was later subdivided into L & J Gardens (1954 and 1961). The boundaries of the neighborhood have not changed since 1961. The property's historic setting and all known associated historic resources have been included within the historic boundary.

11. Form Prepared By

name/title: Architectural Historians: Debra A. McClane and Kristin H. Kirchen; Historians: Edna Hawkins-Hendrix and Dr. Joanne H. Lucas
organization: L & J Gardens Nomination Team
street & number: 4711 Devonshire Road
city or town: Richmond state: VA zip code: 23225
e-mail: dmcclane1@verizon.net
telephone: 804/233-3890
date: May 2022

Additional Documentation

Submit the following items with the completed form:

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

Photographs

Submit clear and descriptive photographs. The size of each image must be 1600x1200 pixels (minimum), 3000x2000 preferred, at 300 ppi (pixels per inch) or larger. Key all photographs to the sketch map. Each photograph must be numbered and that number must correspond to the photograph number on the photo log. For simplicity, the name of the photographer, photo date, etc. may be listed once on the photograph log and doesn't need to be labeled on every photograph.

L & J Gardens Neighborhood Historic District

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Photo Log

Name of Property: L & J Gardens Neighborhood Historic District

City or Vicinity: Virginia Beach

County: Independent City State: VA

Photographer: Debra A. McClane (DM) and Kristin H. Kirchen (KK)

Date Photographed: June 1-3, 2021

Description of Photograph(s) and number, include description of view indicating direction of camera:

- Photo 1 of 20 Virginia_CityofVirginiaBeach_L&JGardensNeighborhoodHistoricDistrict_001
Riddick House, 5949 Northampton Boulevard, looking SE (KK)
- Photo 2 of 20 Virginia_CityofVirginiaBeach_L&JGardensNeighborhoodHistoricDistrict_002
Sydnor House, 5913 Northampton Boulevard, looking SE (KK)
- Photo 3 of 20 Virginia_CityofVirginiaBeach_L&JGardensNeighborhoodHistoricDistrict_003
Jackson-Goodman House, 1045 Norwich Avenue, looking WNW (DM)
- Photo 4 of 20 Virginia_CityofVirginiaBeach_L&JGardensNeighborhoodHistoricDistrict_004
Brown House, 6004 Wesleyan Drive, looking NE (KK)
- Photo 5 of 20 Virginia_CityofVirginiaBeach_L&JGardensNeighborhoodHistoricDistrict_005
Gibbs House, 1029 Fairlawn Avenue, looking SW (DM)
- Photo 6 of 20 Virginia_CityofVirginiaBeach_L&JGardensNeighborhoodHistoricDistrict_006
Woodhouse House, 5809 Maywood Avenue, looking SE (DM)
- Photo 7 of 20 Virginia_CityofVirginiaBeach_L&JGardensNeighborhoodHistoricDistrict_007
Echols House, 5913 Tajo Avenue, looking SE (KK)
- Photo 8 of 20 Virginia_CityofVirginiaBeach_L&JGardensNeighborhoodHistoricDistrict_008
Finney House, 1013 Dulcie Avenue, looking NE (KK)
- Photo 9 of 20 Virginia_CityofVirginiaBeach_L&JGardensNeighborhoodHistoricDistrict_009
Boyd House, 5933 Northampton Boulevard, looking SW (KK)
- Photo 10 of 20 Virginia_CityofVirginiaBeach_L&JGardensNeighborhoodHistoricDistrict_010
Madison House, 1001 Dulcie Avenue, looking SE (KK)
- Photo 11 of 20 Virginia_CityofVirginiaBeach_L&JGardensNeighborhoodHistoricDistrict_011
Yarn House, 1065 Norwich Avenue, looking NW (DM)
- Photo 12 of 20 Virginia_CityofVirginiaBeach_L&JGardensNeighborhoodHistoricDistrict_012
Boothe House, 1045 Fairlawn Avenue, looking NW (DM)
- Photo 13 of 20 Virginia_CityofVirginiaBeach_L&JGardensNeighborhoodHistoricDistrict_013
Hagans House, 1065 Fairlawn Avenue, looking SW (DM)
- Photo 14 of 20 Virginia_CityofVirginiaBeach_L&JGardensNeighborhoodHistoricDistrict_014
Neighborhood sign at intersection of Northampton Boulevard and Norwich Avenue,
Looking SW (DM)
- Photo 15 of 20 Virginia_CityofVirginiaBeach_L&JGardensNeighborhoodHistoricDistrict_015
Looking SE on Norwich Avenue from Tajo Avenue (DM)
- Photo 16 of 20 Virginia_CityofVirginiaBeach_L&JGardensNeighborhoodHistoricDistrict_016
Looking SW on Tajo Avenue from Norwich Avenue (DM)
- Photo 17 of 20 Virginia_CityofVirginiaBeach_L&JGardensNeighborhoodHistoricDistrict_017
Looking NE on Tajo Avenue (KK)
- Photo 18 of 20 Virginia_CityofVirginiaBeach_L&JGardensNeighborhoodHistoricDistrict_018
Looking NW on Fairlawn Avenue (DM)
- Photo 19 of 20 Virginia_CityofVirginiaBeach_L&JGardensNeighborhoodHistoricDistrict_019
Looking NW on Dulcie Avenue (KK)
- Photo 20 of 20 Virginia_CityofVirginiaBeach_L&JGardensNeighborhoodHistoricDistrict_020

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Looking SW on Maywood at intersection with Norwich Avenue (DM)

Figures

1. Detail of 1958 aerial photograph showing L & J Gardens development at left (outlined in red) and Diamond Lake Estates development to right. Source: City of Virginia Beach, Department of Agriculture.
2. Detail of Esso Standard Norfolk-Portsmouth Map Showing New City of Norfolk Boundary Adjacent to L & J Gardens Following 1959 Annexation of Princess Anne County Area (Map issued January 1959).
3. View of Walter Riddick's house, ca. 1948. Note riding ring at back of house; Riddick's stable stood just beyond the ring (5949 Northampton Boulevard, 134-5607/134-5608-0091). Photograph Courtesy of Pamela Riddick.
4. Dr. John T. Sydnor house, 1955, as depicted in Jet magazine (May 26:16). Note: porte cochere and freestanding, two-car garage (5913 Northampton Road, 134-5608-0086).
5. DeLoatch design with a side-gable house and shed roof over garage bay (5809 Tajo Avenue, 134-5608-0095).
6. DeLoatch design with side gable and integrated garage flush with house elevation (1017 Fairlawn Avenue, 134-5608-0047).
7. DeLoatch design featuring gable-on-hip roofline with projecting hip over garage (6004 Wesleyan Drive, 134-5608-0112).
8. DeLoatch's Split-Level design (1048 Fairlawn Avenue, 134-5608-0033).
9. Davis House, built 1961, 1057 Fairlawn Avenue (134-5608-0055).
10. Shropshire House at 5908 Tajo Avenue (134-5608-0100).
11. Milligan House at 1009 Dulcie Avenue (134-5608-0068).
12. Munford House, built in 1969, 1025 Dulcie Avenue (134-5608-0076).
13. House built by Emerson Harris (1020 Dulcie Avenue, 134-5608-0073).
14. House built by Elmer Harris (1024 Dulcie Avenue (134-5608-0075).
15. Split-Level house at 1001 Dulcie Avenue built for J. Hugo Madison, ca. 1963 (134-5608-0064). Photograph courtesy of Edna Hawkins Hendrix.
16. Riddick Funeral Home (left) on Chapel Street, Norfolk, ca. 1940. Source: Isma'il [2011].
17. Advertisements for Cedar Grove Acres, Portsmouth (top) (Norfolk Journal and Guide 1955a) and Cavalier Manor, Chesapeake (bottom) (Norfolk Journal and Guide 1956b).

Additional Documentation (see continuation sheets)

1. Plat for L & J Sites, July 1946, Princess Anne County.
2. First Subdivision for L & J Gardens, September 1954.
3. Second Subdivision for L & J Gardens, April 1961.
4. Advertisement for L & J Gardens, 1955
5. Page from *Ebony* article on Walter and Lillian Riddick.
6. Bass House, 1005 Dulcie Avenue, ca. 1968 (top), 2021 (bottom).
7. Herolin S. DeLoatch.
8. Norfolk Chapter of Guardsmen.
9. Some of L & J Gardens Dream Keepers.

Paperwork Reduction Act Statement: This information is being collected for nominations 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.). We may not conduct or sponsor and you are not required to respond to a collection of information unless it displays a currently valid OMB control number.

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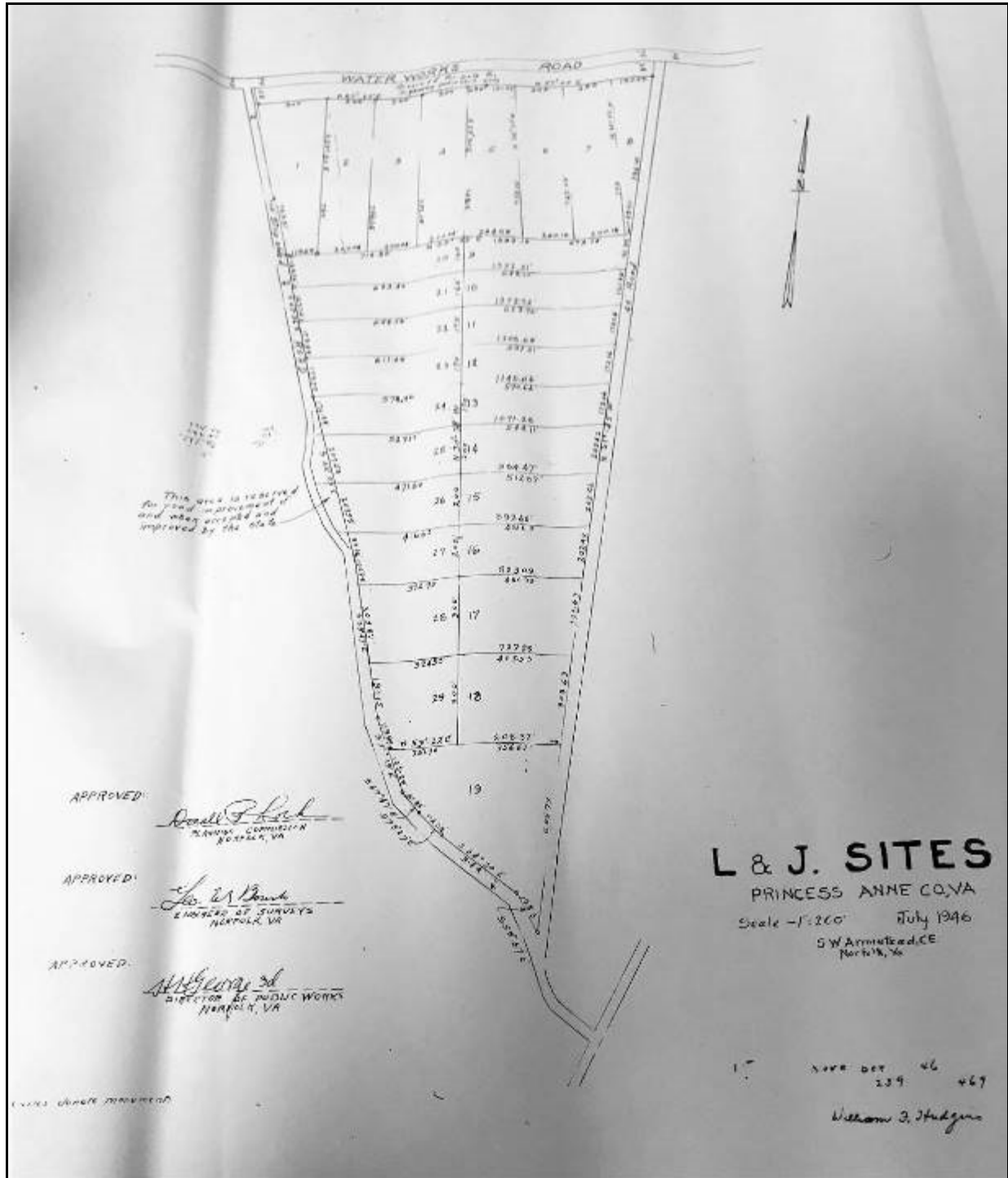
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United States Department of the Interior
National Park Service

National Register of Historic Places
Continuation Sheet

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Name of multiple listing (if applicable)

Section number Additional Documentation Page 1



1. Plat for L & J Sites, July 1946, Princess Anne County Map Book 18, Page 53

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National Park Service

National Register of Historic Places
Continuation Sheet

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Name of Property

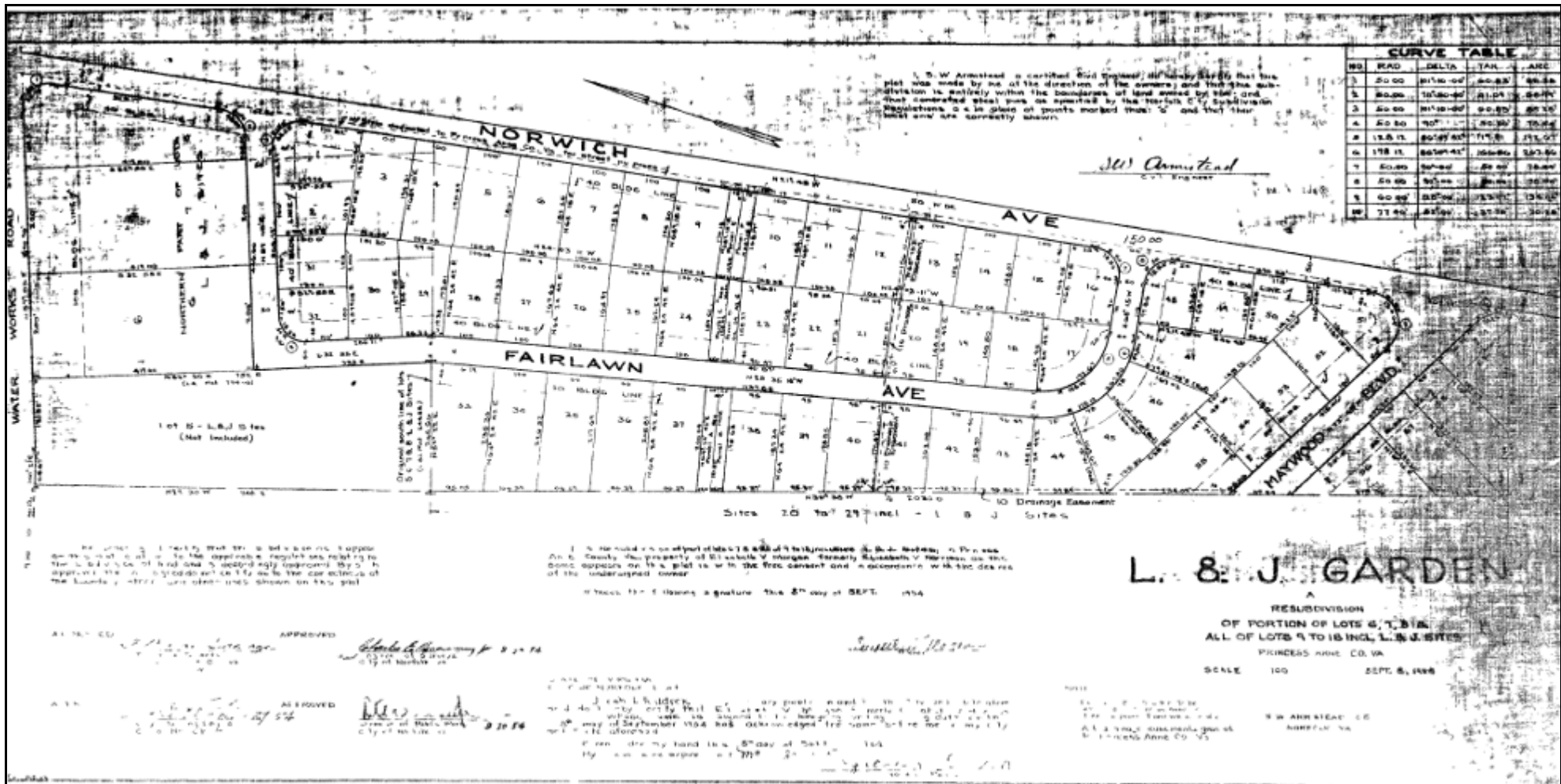
City of Virginia Beach, Virginia

County and State

N/A

Name of multiple listing (if applicable)

Section number Additional Documentation Page 2



2. First Subdivision for L & J Gardens, September 1954, Princess Anne County Map Book 37:19

United States Department of the Interior
National Park Service

National Register of Historic Places
Continuation Sheet

L & J Gardens Historic District

Name of Property

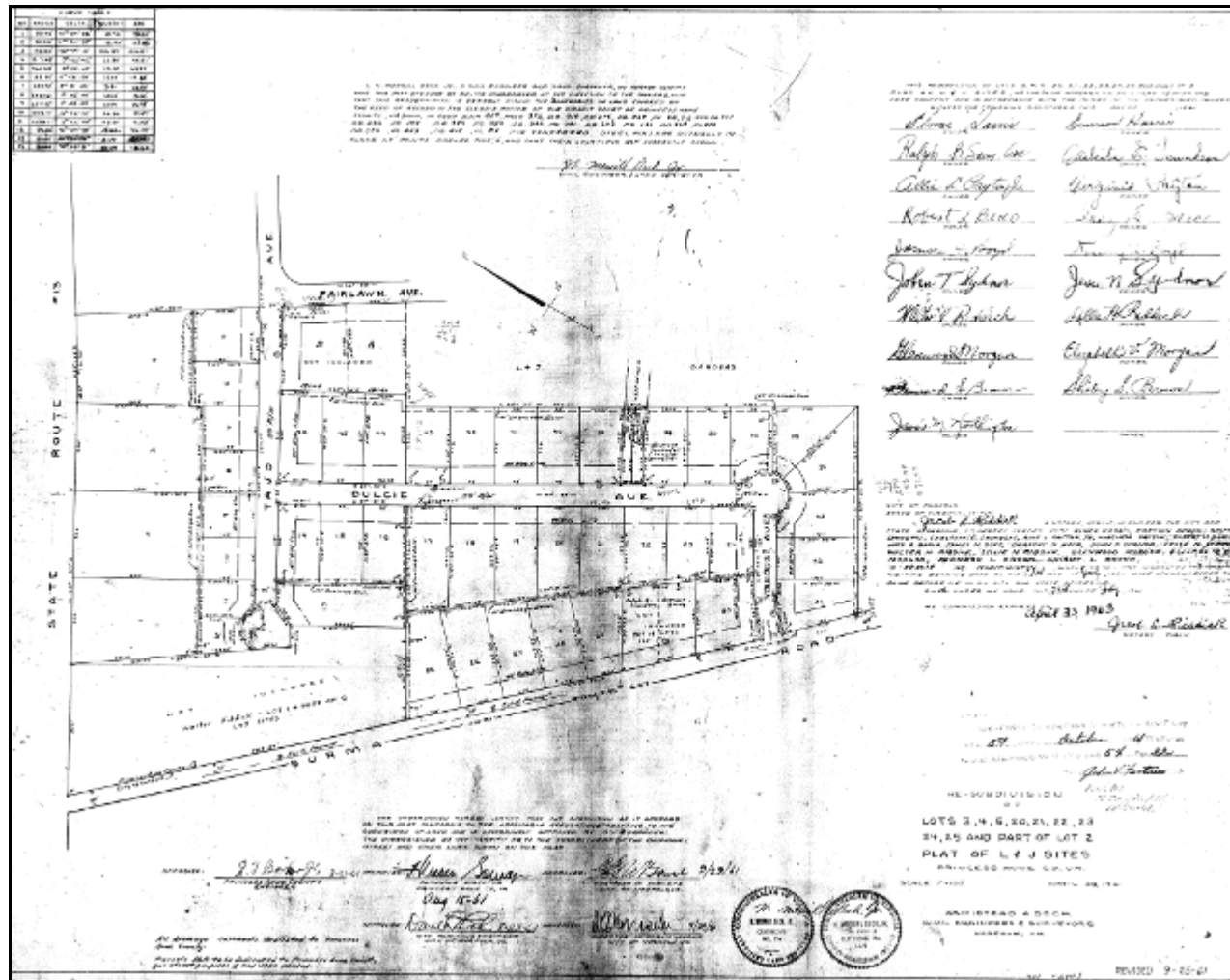
City of Virginia Beach, Virginia

County and State

N/A

Name of multiple listing (if applicable)

Section number Additional Documentation Page 3



3. Second Subdivision for L & J Gardens, April 1961, Princess Anne County Map Book 54:32

United States Department of the Interior
National Park Service

National Register of Historic Places
Continuation Sheet

L & J Gardens Neighborhood Historic District

Name of Property

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County and State

N/A

Name of multiple listing (if applicable)

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You Are Cordially Invited To Attend The Exciting

GRAND OPENING

SUNDAY, JULY 24th from 1 P. M. to 7 P. M.

of the fabulous, **NEW Model Home**

Designed For

L. & J. GARDENS HOMES

Water Works Road (Route 13) near Diamond Springs



The above sketch is an actual artist's drawing of one of the models

Featuring **ALL BRICK CONSTRUCTION**

3 BEDROOM RANCH TYPE HOMES

\$14,400

Priced from (Including 100 x 145-foot lot)

GI, FHA and Conventional Loans Available

10% Down—Monthly Payments \$89.26 (including Taxes and Insurance)

L. & J. Gardens Homes offers not only NEW HOMES of unsurpassed architectural beauty and flexibility, but a whole new way of life . . . in a clean, fresh beautiful wooded-suburban area . . . with each home built on a well-manicured site of 120 by 145 feet. Here, too, the standards of design and construction are the highest. You have the choice of several CUSTOM BUILT models with a built-in garage or a smart compact that will add peaceful, flowing lines to your home.

Other features include: paved streets, landscaped sites according to VA specifications, finished floors, Tamponsa kitchen in white or color, built-in or white or color, ALL BRICK construction, screened-in porch for comfortable intriguing outdoor living. Make a visit now and come out to see the home of "Tomorrow".

For Complete Information, Call or Write:

L. & J. GARDENS DEVELOPMENT

1036-40 CHAPEL STREET — NORFOLK, VA.

Or Call Walter H. Biddick, MA 7-4379 or Herolin S. DeLoatch, EX 9-5636

4. Advertisement for L & J Gardens, *New Journal and Guide*, July 23, 1955 (1955b)

United States Department of the Interior
National Park Service

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Continuation Sheet

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Name of multiple listing (if applicable)

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Walter R. Riddick and wife, Lillie, spend lazy afternoons with children, Pamela, 43, Walter Jr., 2, John, 19 months, and family's large collie, Tyson. House sits on nine-acre plot, is in Princess Anne County.

HOME LIFE OF THE 'HORSY' SET

Colonial home of Virginian is designed for carefree living

BUILDING a house was not uppermost in businessman Walter Riddick's mind when he decided in the mid-40's to make use of the acreage he owned four miles outside of Norfolk, Virginia. A divorced mortician who loved the great outdoors, he was far more interested in a place where he and his friends could raise and train show horses. Consequently, the stables were built before the house and horses occupied the property before people.

Riddick finally got around to building a country home in 1948. The structure that eventually emerged from the drawing board was an elegant, 10-room Colonial dwelling, designed for relaxed country living. Having been designed for a man by men, it understandably had a masculine air about it. The feminine touch that is noticeable today dates from 1952 when Riddick was married for the third time to the former Lillie Hightower.

Colonial dwelling has four bedrooms, three baths and connected three-car garage. Behind the garage are chicken house, exercise circle for horses and stables back to house eight horses. House was designed by Henry Lévis, instructor in architecture at Hampton Institute, and Hilary Wright, night principal of Norfolk's Washington High School.



The Riddicks walk favorite mare, Nancy. Mare won many ribbons in northern shows, where Riddick rides horses himself. He once hired white riders for southern shows, striped when whites objected.



Continued on Next Page 109

United States Department of the Interior
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Continuation Sheet

L & J Gardens Neighborhood Historic District

Name of Property

City of Virginia Beach, Virginia

County and State

N/A

Name of multiple listing (if applicable)

Section number Additional Documentation Page 6



6. Bass House, 1005 Dulcie Avenue, ca. 1968 (top), 2021 (bottom).
Top photograph courtesy of Edna Hawkins Hendrix, bottom by Kristin H. Kirchen.

United States Department of the Interior
National Park Service

National Register of Historic Places
Continuation Sheet

L & J Gardens Neighborhood Historic District

Name of Property

City of Virginia Beach, Virginia

County and State

N/A

Name of multiple listing (if applicable)

Section number Additional Documentation Page 7



7. Herolin S. DeLoatch, *Norfolk Journal and Guide*, November 20, 1971

United States Department of the Interior
National Park Service

National Register of Historic Places
Continuation Sheet

L & J Gardens Neighborhood Historic District
Name of Property
City of Virginia Beach, Virginia
County and State
N/A
Name of multiple listing (if applicable)

Section number Additional Documentation Page 8



8. Norfolk Chapter of Guardsmen, *New Journal and Guide*, April 21, 1951. Walter Riddick (front row left); Herolin DeLoatch (front row center); Victor Ashe (second row, third from left); Dr. J.T. Sydnor (back row, third from right); and Robert Barco (back row, right).

United States Department of the Interior
National Park Service

National Register of Historic Places
Continuation Sheet

L & J Gardens Neighborhood Historic District
Name of Property
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County and State
N/A
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Section number Additional Documentation Page 9

9. Some of the L & J Gardens Dream Keepers



Victor J. Ashe, James H. Boyd, Jr., Joseph G. Echols, Judge Robert F. Hagans, Jr., Dr. Myron Boyd Jones



David A. King, Jr., J. Hugo Madison, John R. L. Perry, Celestyne D. Porter, Dr. John Thomas Sydnor
Collection of Dr. Joanne H. Lucas

**United States Department of the Interior
National Park Service**

**National Register of Historic Places
Continuation Sheet**

L & J Gardens Neighborhood Historic District

Name of Property

City of Virginia Beach, Virginia

County and State

N/A

Name of multiple listing (if applicable)

Section number Additional Documentation Page 10



Names on following page

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 National Park Service

National Register of Historic Places
Continuation Sheet

L & J Gardens Neighborhood Historic District
Name of Property
City of Virginia Beach, Virginia
County and State
N/A
Name of multiple listing (if applicable)

Section number Additional Documentation Page 11

First Row (l to r): Shirley and Bernard Brown, Martha Brothers, Robert Brothers, Sheryl and Andoletta Brothers,
 Second Row: Clyde Siler Jr., Jean Siler, Marcella Patillo, Ray Bazemore,
 Third Row: LaVern Bazemore, Dash Copeland, Frank Newsome III, Beverly Newsome,
 Fourth Row: John Sydnor Jr., Arianne Saunders, Christina Copeland, Clarence Nelson Jr.,
 Fifth Row: Cora Lee Goodman, David Hagans, Jackie Bowe, Pamela Riddick,
 Sixth Row: Joseph Cauthen Jr., Nellie Jones, Hattie Goodman, William Kiah
 Collection of Dr. Joanne H. Lucas



Legend

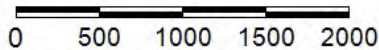
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2.	36.880121	-76.187974
3.	36.873056	-76.183552
4.	36.873296	-76.184989
5.	36.874975	-76.186427
6.	36.874104	-76.187919

TOPOGRAPHIC MAP L&J
 Gardens Neighborhood
 Historic District
 City of Virginia Beach, VA
 DHR No. 134-5608

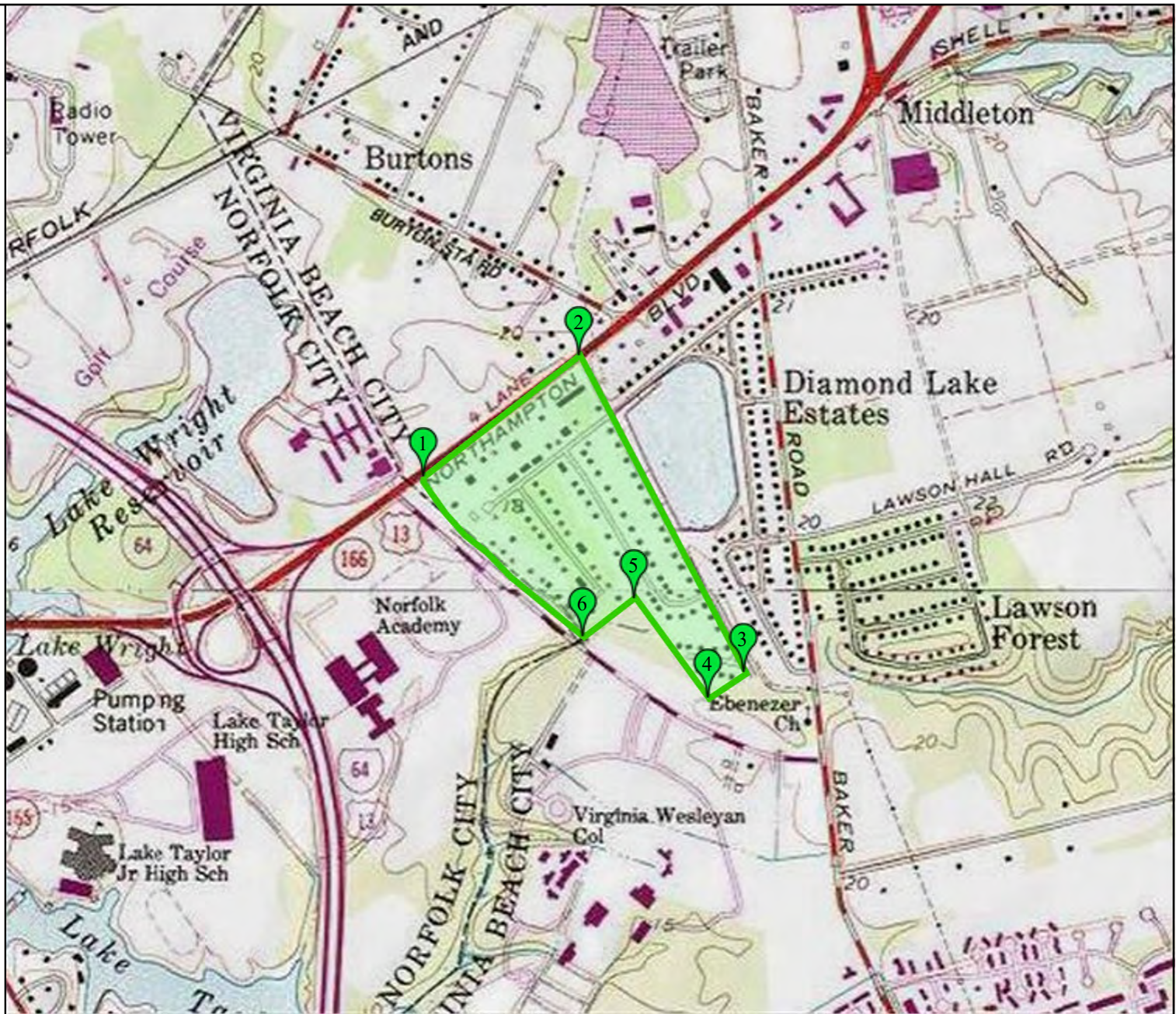
 Historic Boundary



Feet



1:18,056 / 1"=1,505 Feet



Title: L & J Gardens Historic District, 134-5608

Date: 1/31/2022

DISCLAIMER: Records of the Virginia Department of Historic Resources (DHR) have been gathered over many years from a variety of sources and the representation depicted is a cumulative view of field observations over time and may not reflect current ground conditions. The map is for general information purposes and is not intended for engineering, legal or other site-specific uses. Map may contain errors and is provided "as-is". More information is available in the DHR Archives located at DHR's Richmond office.

Notice if AE sites: Locations of archaeological sites may be sensitive the National Historic Preservation Act (NHPA), and the Archaeological Resources Protection Act (ARPA) and Code of Virginia §2.2-3705.7 (10). Release of precise locations may threaten archaeological sites and historic resources.



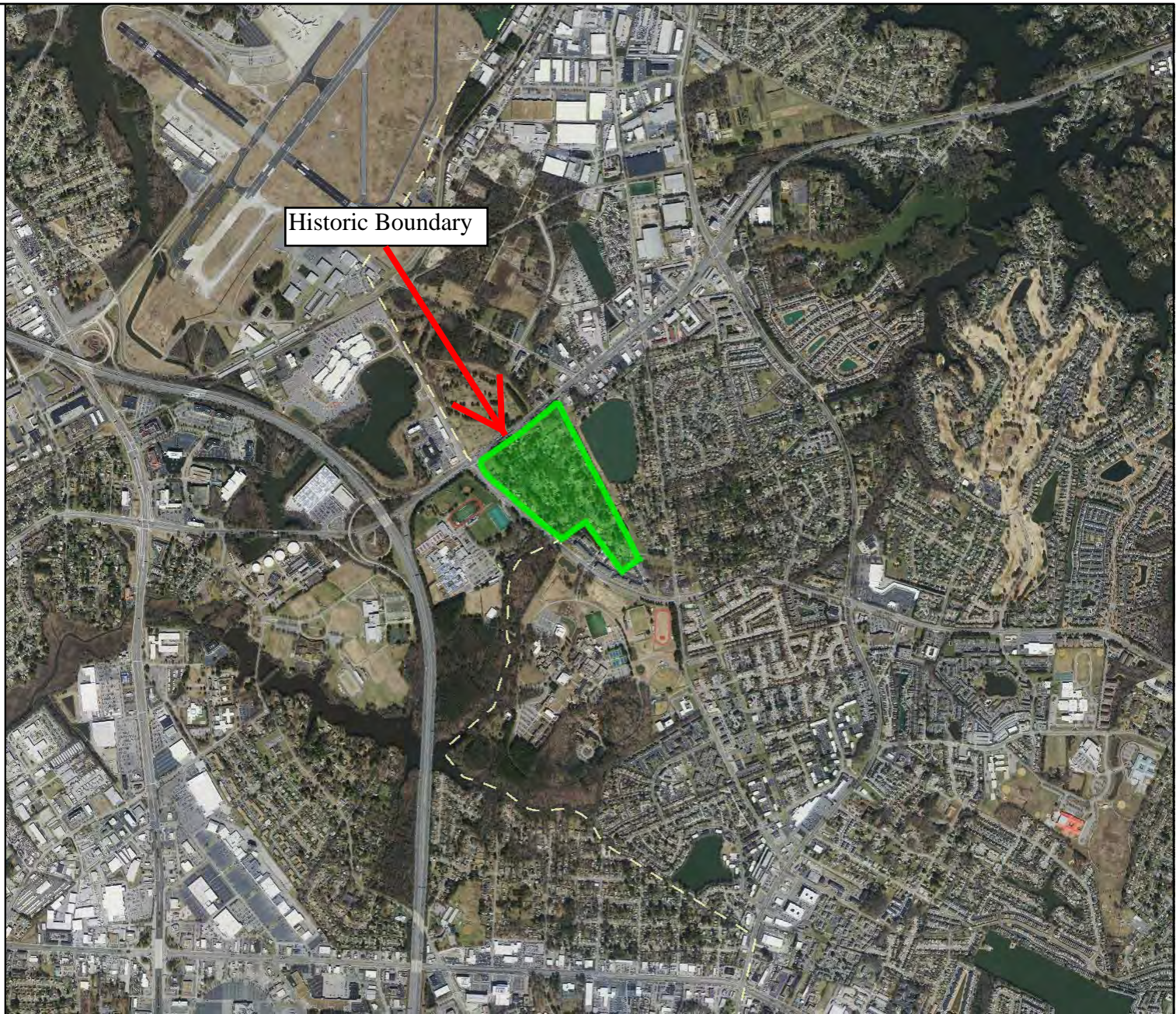
AERIAL VIEW - VICINITY

L & J Gardens Neighborhood

Historic District

City of Virginia Beach, VA

DHR No. 134-5608



Historic Boundary



Feet



0 600 1200 1800 2400

1:36,112 / 1"=3,009 Feet

Title:

Date: 7/19/2022

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Legend

	Latitude	Longitude
1.	36.877602	-76.192231
2.	36.880121	-76.187974
3.	36.873056	-76.183552
4.	36.873296	-76.184989
5.	36.874975	-76.186427
6.	36.874104	-76.187919

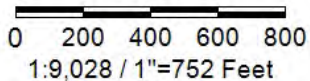
LOCATION MAP

L&J Gardens Neighborhood
 Historic District City of
 Virginia Beach, VA DHR
 #134-5608

 Historic Boundary



Feet



Title: L & J Gardens Historic District, 134-5608

Date: 1/31/2022

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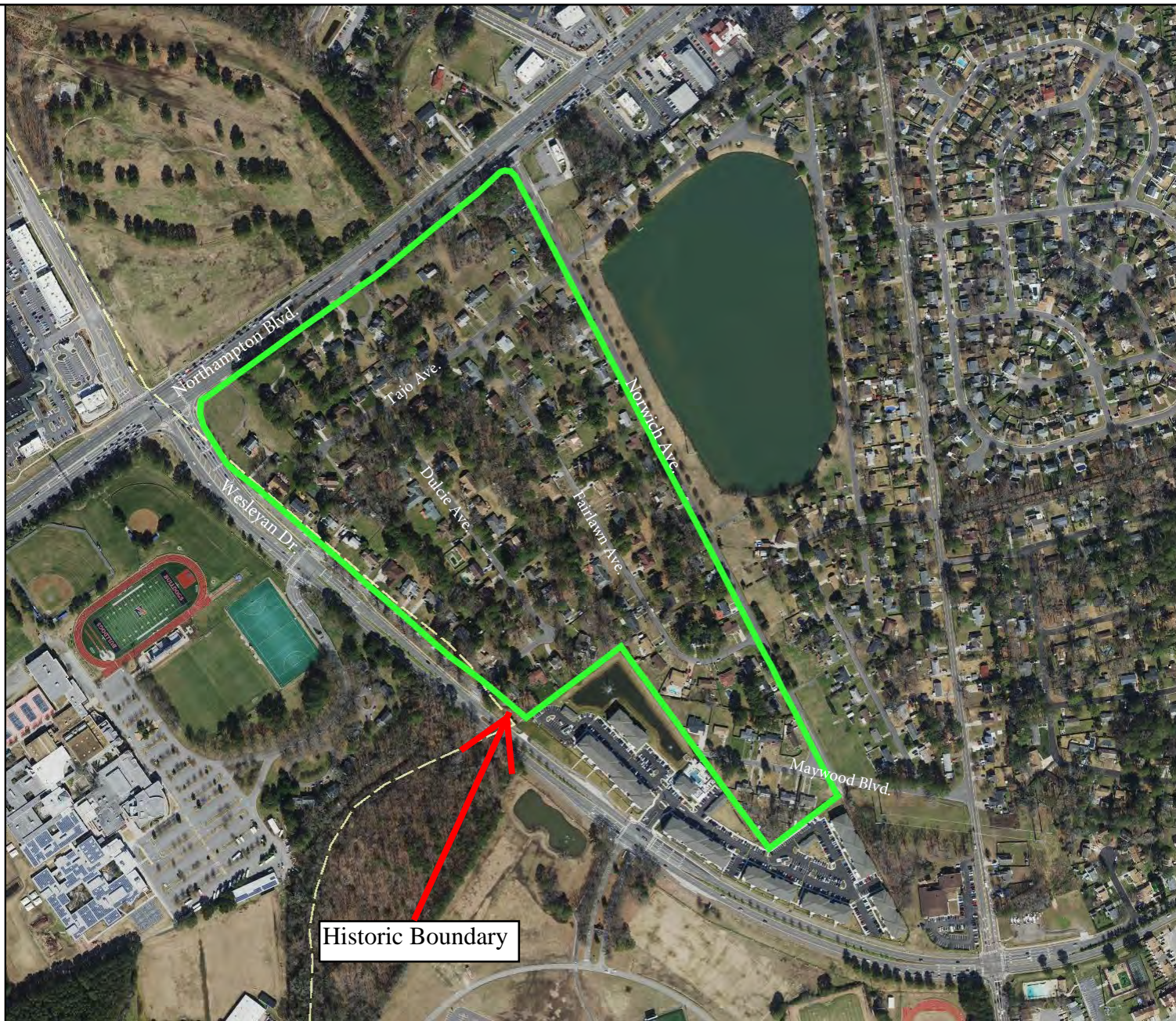
AERIAL VIEW

L & J Gardens Neighborhood

Historic District

City of Virginia Beach, VA

DHR No. 134-5608



Historic Boundary



Feet

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1:9,028 / 1"=752 Feet

Title:

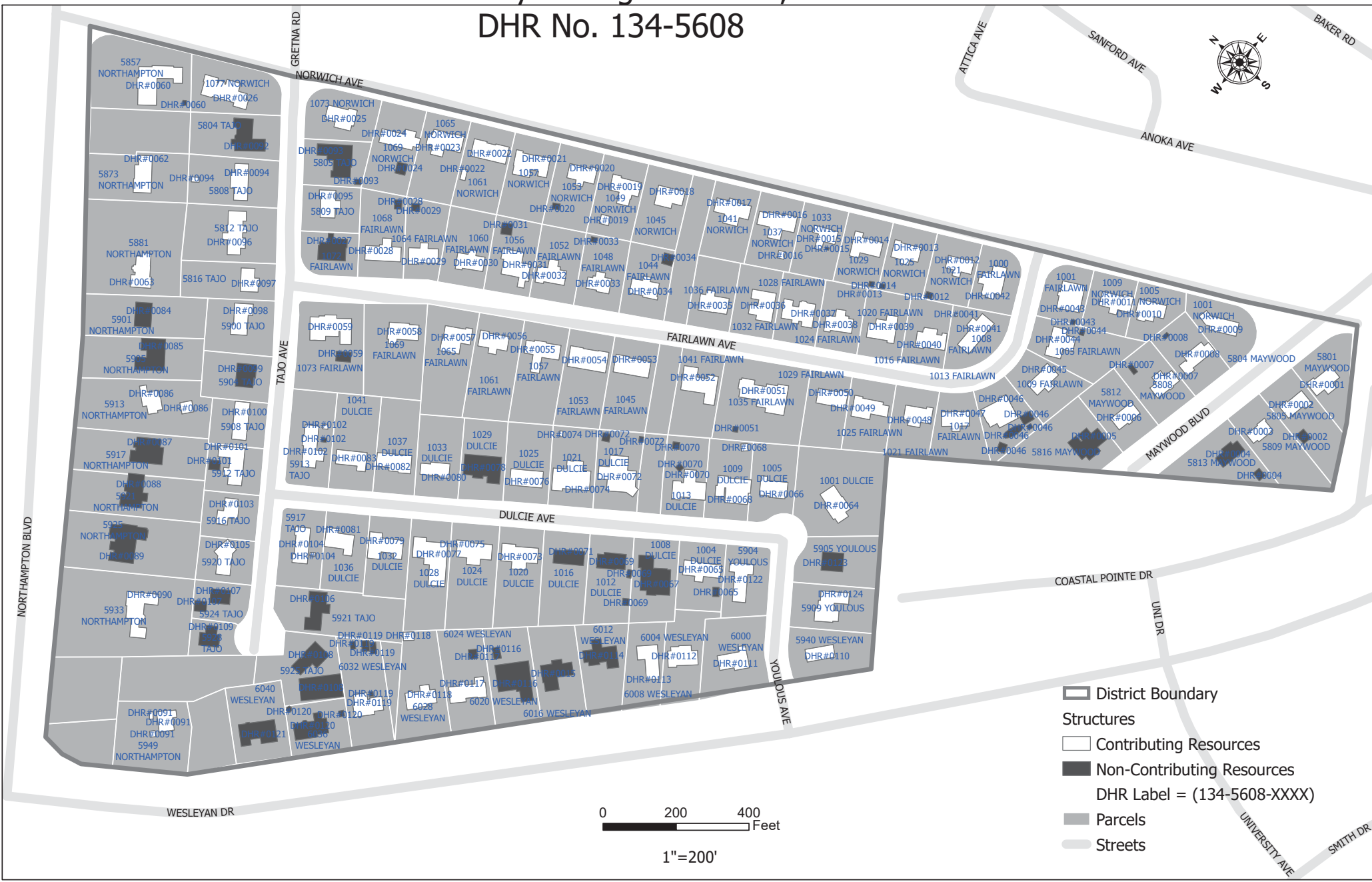
Date: 7/19/2022






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SKETCH MAP

L & J Gardens Neighborhood Historic District City of Virginia Beach, VA DHR No. 134-5608



-  District Boundary
- Structures**
-  Contributing Resources
-  Non-Contributing Resources
- DHR Label = (134-5608-XXXX)
-  Parcels
-  Streets

0 200 400 Feet
1"=200'

PHOTO KEY

L & J Gardens Neighborhood Historic District, City of Virginia Beach, VA



DHR No. 134-5608