

RAMSEY HOMES SECTION 106 REVIEW

- HUD has determined that this project is an undertaking and has delegated its Section 106 authority and responsibilities to the City Housing Office.
- Historic Properties have been identified:

ARCHITECTURAL RESOURCES

The Ramsey Homes include four buildings with 15 units, built in by the federal government in 1942 as housing for African American defense workers. The four Ramsey Homes buildings were previously recorded as seven resources in 2006 in anticipation of nominating the “Uptown/Parker-Gray Historic District” (DHR No. 100-0133) to the VLR and NRHP. Each resource contributes to the VLR district listed in 2008 and the NRHP district listed in 2010. Historic American Building Survey documentation for the Ramsey Homes (HABS VA-1511) was completed in December 2015 as part of this project.

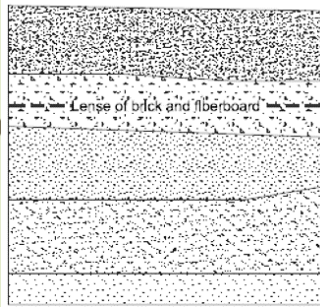
ARCHEOLOGICAL RESOURCES

One previously recorded archeological site has been recorded on the property; site 44AX0160 represents a probable Civil War-era military barracks site that was investigated by Alexandria Archaeology in 1991. According to the DHR site record, the resource has not been evaluated for eligibility to the National Register of Historic Places. Thunderbird Archeology has completed an *Archaeological Evaluation* (Phase I/II investigations) of the site.

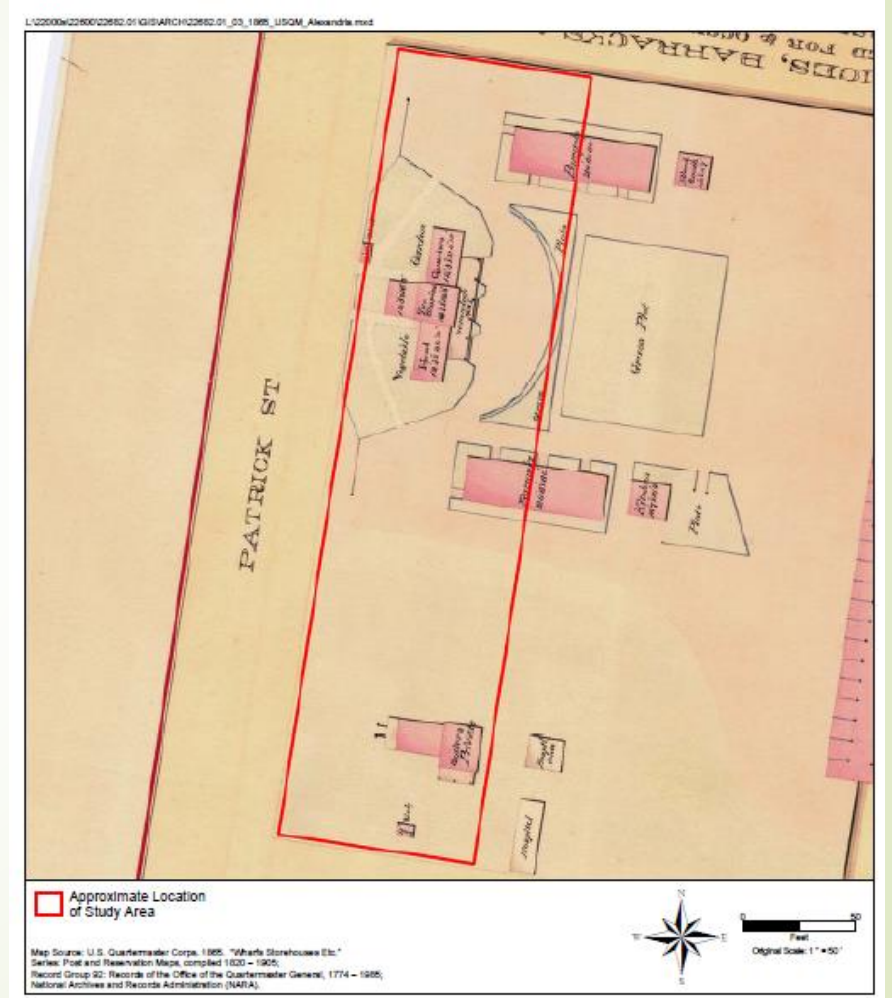
ARCHEOLOGICAL SITE 44AX0160 – DATA RECOVERY RECOMMENDED

- An Archaeological Evaluation (Phase I/II archeological investigation) was conducted of the Ramsey Homes project area. One archeological site (44AX0160), a Civil War-era military barracks site, was previously recorded extending into the project area by Alexandria Archeology in 1991.
- The archeological evidence recovered as result of the investigation indicates an occupation(s) date range for site 44AX0160 beginning in the late first quarter/early second quarter of the 19th century and continuing into the early 20th century. No intact contexts were identified during the investigation and the interpretive value of the recovered artifact assemblage is limited, specifically regarding the ability to separate the various periods of occupations (i.e. the early to mid-19th-century occupations, the Civil War military occupation, and the post-Civil War occupations) within the project area and to assign artifacts to a specific occupation.
- The discovery of a historic living surface that pre-dates the mid-20th century throughout much of the project area indicates that there is a potential that cultural features associated with the historic occupations of the property are extant within the project area. Therefore, in our opinion, the portion of site 44AX0160 that extends into the project area is eligible for listing on the National Register of Historic Places under Criterion D due to the likelihood that it will provide significant information about domestic life and military history within the Parker-Gray Historic District during the second and third quarters of the 19th century.

SITE 44AX0160



- Fill: 10YR 3/2 very dark grayish brown silt loam
- Apb (Level 1): 10YR 4/3 brown silt loam mottled with 10YR 5/6 yellowish brown silty clay loam
- Apb (Level 2): 10YR 5/3 brown silty clay loam
- Bw horizon: 2.5Y 6/4 light yellowish brown silty clay
- Bl horizon: 10YR 6/2 light brownish gray clay loam with iron concretions



U.S. Quartermaster Corps Map 1865

RAMSEY HOMES – ARCHITECTURAL RESOURCES

- **The site is located within the bounds of the Parker-Gray Historic District (DHR No. 100-0133) and includes four buildings with 15 units previously recorded with the DHR in 2006 as seven architectural resources (DHR Nos. 100-0133-1328, 100-0133-0754, 100-0133-0751, 100-0133-0747, 100-0133-0749, 100-0133-0745, and 100-0133-0948)**
- **The Ramsey Homes were designed by Alexandria architect and architectural historian Delos H. Smith, FAIA, of Smith, Werner, and Billings Architects in the Modernist style in 1941 and completed by the United States Housing Authority (USHA) by 1942. The property contributes to the Uptown/Parker-Gray Historic District, which is listed on the Virginia Landmarks Register (VLR) and National Register of Historic Place (NRHP), and is located within the locally zoned Parker-Gray District. The district comprises most of the northwestern quadrant of the 1797 street grid and consists of small row houses and town houses, local businesses, and warehouses, highway-oriented buildings on U.S. Route 1, and public housing units. Ramsey Homes contains 15 units in three foursquare quadruplexes and one L-plan triplex. They contribute to the historic district in the areas of social history and architecture, as "an example of the housing constructed with public funds, between 1940 and 1945, for defense workers during World War II" (Necciai and Drumond 2008). They are individually significant due to their association with African-American defense workers and public housing.**

Ramsey Homes (DHR Nos. 100-0133-1328, 100-0133-0754, 100-0133-0751, 100-0133-0747, 100-0133-0749, 100-0133-0745, and 100-0133-0948)



Ramsey Homes, Building I



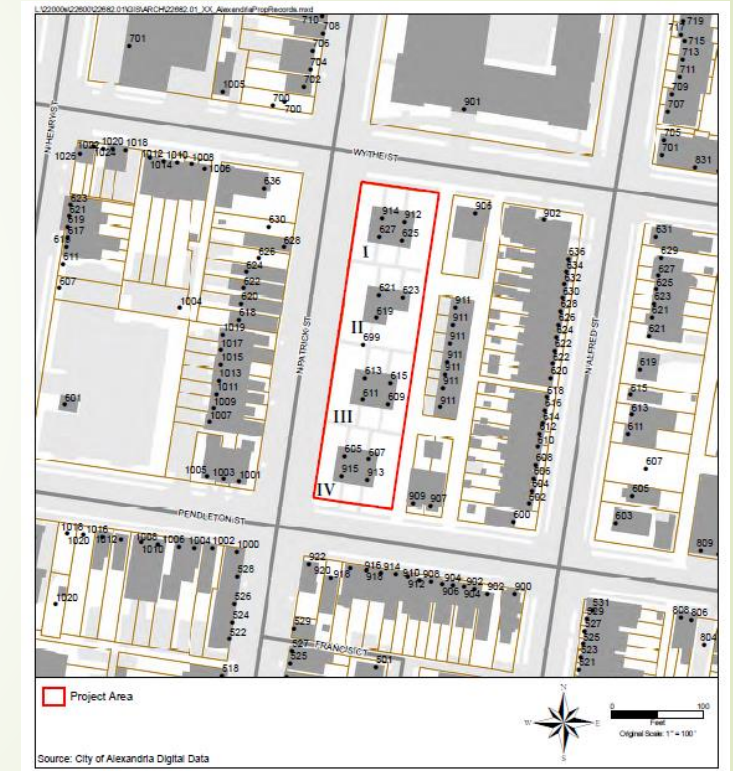
Ramsey Homes, Building III



Ramsey Homes, Building II



Ramsey Homes, Building IV



RAMSEY HOMES PRELIMINARY MITIGATION PROPOSALS

ARCHEOLOGICAL SITE 44AX0160 – Phase III Archeological Data Recovery

Thunderbird Archeology Recommendations - Data Recovery excavations and research should focus on identification and recovery of artifacts and other information from potential historic features preserved beneath the buried surface across the site.

RAMSEY HOMES – ARCHITECTURAL RESOURCES

HARC Recommendations –

- Ramsey Homes Website
- Salvage of significant building elements and fabric by Preservation Architect/Engineer for permanent preservation/exhibition
- Public tours prior to demolition
- Re-use of salvaged building elements as landscape or interpretive features at new building site
- Interdisciplinary educational program including OHA, city public schools, local universities, AIA, Association of Preservation Technology, and Pre-Cast Concrete Association of America
- Genealogical research early residents/descendants of the Ramsey Homes and analysis of public housing impact on their lives
- 3-D architectural model of at least one building for exhibition