

Pensacola Park Post

A Monthly Pensacola Park Neighborhood Distribution

Find us also on the web @ www.PensacolaPark.org

OP-ED: Where 'Only the Best People' Live? By Lisa Riddle

In April, Pensacola Park applied to be included in the National Register of Historic Places. Our application detailed the neighborhood's history, including the disappointing fact that Pensacola Park was intended to be a suburban whites-only neighborhood.

The developer and original owners used contractual agreements in the deeds, known as restrictive covenants, to control who could own land in the neighborhood. An example from an original 1927 deed on Goodrich Avenue says the property shall never be owned, leased, or occupied by an African American person or family, however it stipulates this does not inhibit an owner or lessee from having African American servants on the property. If owners violated the agreement, neighbors had the contractual basis to sue them to get the sale nullified.

Restrictive covenants were used across the country in the early 20th century to exclude African-Americans, Asians, Hispanics, Jews, or other groups from neighborhoods. They reflected the Jim Crow segregationist ideas of the time. In practice, a neighbor would have to go to a lot of trouble and expense to try to enforce a covenant, but their mere existence was usually enough to serve their purpose.

The NAACP started challenging restrictive covenants in court in the 1920s and through the social and financial upheaval of the following decades. The Great Depression lessened the covenants' impacts some, since sellers needed buyers and neighbors had less money to spend on litigation, but the Federal Housing Administration (FHA), created in 1934, bolstered covenants by treating these properties more favorably. Restrictive covenants also made a comeback during the housing shortage after World War II. Then in 1948 the Supreme Court dealt a major blow to restrictive covenants with *Shelley vs. Kraemer*. The Shelleys were an African American family who had purchased a house in St. Louis with a restrictive covenant. Louis Kraemer, a neighbor, sued to prevent the sale. The Supreme Court ruled that it would be unconstitutional to enforce these covenants because state courts would be involved, and states cannot violate the Fourteenth Amendment. (The Shelley house is now designated as a National Historic Landmark.) The ruling did not outlaw the language itself, only the attempt to enforce it. Developers and homeowners did not give up, switching instead to imposing financial penalties when covenants were broken. In 1953 another Supreme Court case stopped the financial penalties, and finally in 1968 the Fair Housing Act, part of the Civil Rights Act, made restrictive covenants illegal.

Suburban Pensacola Park contributed to racial housing discrimination that caused social and financial hardships for African Americans in Lexington. Segregation kept them relegated to less desirable urban housing, accessible only by alleys or located near railroads, bridges, stockyards and cemeteries, even if their income and credit-worthiness would have allowed them to live elsewhere. Among other things, this affected their ability to build wealth with their homes the way many white middle-class Americans have. Generations of African American families still feel the long-term effects of this kind of housing discrimination today.

Restrictive covenants are a regrettable part of our neighborhood's history. It is heartening to see signs in our neighbors' yards today that affirm "Black Lives Matter" and "No matter where you are from, we're glad you're our neighbor." (Imagine what those original homeowners would think!) Of course, yard signs and newsletter articles will not make amends for years of discrimination, but we can acknowledge that it happened, recognize those who were unjustly shut out and the harm that it caused them, and make a new informal neighborhood "covenant" that we welcome all neighbors, regardless of race or other differences.

NEVER OFFERED BEFORE

All Unoccupied Lots In Beautiful Rosemont Gardens

Located a short distance beyond the Kentucky University on the Nicholasville asphalt road, have been turned over to us to sell and we have decided that the most convenient way for the most people to own a lot in this second-to-none division, would be by the installment route, without interest and without tax while being paid for. And we therefore offer you a chance to own a home site, in front of which is water, gas, electric lights, street, park, telephone, side-walk, flowers and shrubbery, all paid for, upon terms of—

\$1.50 per week for some lots—\$2.00 per week for some other lots, and \$2.50 per week for still other lots, and we charge you no interest,

We charge you no tax while these lots are being paid for, and as we have 24 as handsome California bungalows as can be found in any city already built, and distributed in this Wonder Gardens, none of which are on less than three lots, with the house built on the middle lot, we, therefore, propose to maintain this high standard and ask and require that you buy not less than three lots.

We have only sold to the best people so far and our contract calls for the same kind of people. So don't be afraid that because we give you a chance to own a real home site, that you won't be protected from a shack being built beside you.

The prices range per lot from \$300 to \$625, and as we have only a limited number to offer, we want to warn you in advance that while the

**Formal Opening is Thursday, June 30th
AT SIX O'CLOCK A. M.**

at our office, 144 West Short Street, DON'T WAIT. First come, first served.

The great Kentucky University with its proposed millions are and will take over all available property on this splendid asphalt road.

There is an interurban station being erected in front of this property for the convenience of lot and home owners in the Gardens.

We furnish free auto service during this sale, also free car tickets to and from the grounds. Plan your picnics on this property during this sale. By the time your lot is paid for, we believe the cost of building materials will be greatly reduced.

Remember the terms—one-fifty to two-fifty per week on each lot, with no interest and with no tax, while being paid for. Our advice is to make your selection early.

There are no objectionable features on the Nicholasville Road.

There have been more handsome homes built on or near this road lately than all others combined. It's usually a wise idea to follow the crowd. Try to get it—commence—be somebody—speak out loud when you tell your grocerman to send your order to Rosemont Gardens.

The lots are well scattered, between 24 wonderfully pretty bungalow homes and as they are occupied by Kentucky's best citizens, you are assured of good neighbors in advance.

W. M. PARRISH, Agent
144 WEST SHORT STREET

Tuesday, July 28, 1919

THE LEXINGTON HERALD

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LARGE BUILDING LOTS On Nicholasville AUCTION! THAT NEW SUBDIVISION ROSEMONT WEDNESDAY, AUGUST 6, 1919 COMMENCING PROMPTLY AT 10:30 A. M. RAIN OR SHINE

We have bought 15 acres near the City limits on the West side of the Nicholasville Boulevard, and will sell in lots on 75 feet frontage, with privilege of as many more adjoining feet at the same price as desired, at absolute auction, on a cash basis. If you are looking for a large lot in one of the best neighborhoods in the City, City water, lights and gas accessible, in a high-class restricted subdivision, then be sure and attend this sale.

Adequate building restrictions, with building line will be inserted in the deeds.

The property is on the right side of the street, the car line being on the other side, no dangerous crossings.

Your neighborhood is already established, the bungalows already built in this section speak for themselves.

No city taxes, no city disadvantages, yet with all the advantages.

LADIES ALWAYS WELCOME, AT THIS SALE SPECIALLY INVITED.

A Few Facts

—view of the city, car line at your door, and a beautiful approach to the heart of Lexington, near the University, and many other advantages.

YOU MAKE THE PRICE, we simply suggest the terms, which will be easy. Souvenirs will be given to those attending the sale.

FREE Automobiles leave Security Trust Building promptly at 10 a.m., or get off at Stop 3 or 31-2 on the car line.

The United Realty Co.

WM. M. NICHOLLS and O. T. WALLACE, Managers.

302 Trust Building

TELEPHONE 1199-X

Ways You Can Help the Black Lives Matter Movement:

- RESEARCH and EDUCATE: If you don't know where to begin, check out blacklivesmatters.carrrd.co for helpful resources
- DONATE (listed are some places that could use your time or your donations):
 - o **NAACP.** The largest pre-eminent civil rights organization in the nation. www.NaACP.org
 - o **Kentucky Fairness Campaign.** Kentucky's LGBTQ advocacy organization founded in 1991. www.Fairness.org
 - o **Lexington Mutual Aid.** A space for community members to share needs and support in response to Black Lives Matters and the Coronavirus pandemic. *Facebook Group: Lexington Mutual Aid (Kentucky)*
- ADVOCATE. Call your local governing bodies to put equality on the docket, and address issues of police brutality.
- SUPPORT LOCAL MINORITY OWNED BUSINESSES: Flexing your spending power at black-owned business has long been a method for supporting people of color (POC). Lexington is fortunate to have some fantastic local businesses that are owned and operated by POC, and we thought we would highlight several for this month's newsletter. For a fuller listing of black-owned businesses in our community, please visit our website at www.pensacolapark.org
 - o **Sowful Blessings:** Sowful Blessings is the name of an urban farm and company that manufactures and distributes dried spices, seasoning mixes, and herbal blends for residential food preparation. Their products are grown and processed in Central Kentucky. Products can be purchased online at www.sowfulblessings.com
 - o **Sav's Restaurant and Gourmet Ice Cream:** Fantastic West African cuisine located at 630 E. Main St. (Corner of Old Lafayette and Main St.). There are many dishes to try, but some favorites include the Peanut Chicken, Lamb Ragout, and the Cheese Grits. Dishes are served over rice or fufu and most are gluten-free! www.savslex.weebly.com
 - o **Not Your Ordinary Vegan:** A dedicated Vegan Café located at 1313 N. Limestone that offers whole food plant based, gluten free, and comfort food. Lunch is available for carry-out between 11:00AM and 5:00PM and Saturday brunch features breakfast burritos, southern grits, tator tots and biscuits and gravy—available from 11AM to when they sell out! www.notyourordinaryvegan.com

Agriculture During a Pandemic:



Covid 19's a reminder of the wisdom of Wendell Berry's words: "the safest food supply is a local food supply, not a supply that is dependent on a global economy." Happily, the Lexington Farmers Market is back again in 2020, at Southland Drive and other locations. For more information about days/times, see:

lexingtonfarmersmarket.com.

There's also the Bluegrass Farmers Market (bluegrassfarmersmarket.com).

In this land of plenty, one of six Kentuckians doesn't always get enough to eat. The situation has worsened during the pandemic. So, if you're able, consider donating to God's Pantry (godspantry.org/donate) or Foodchain (foodchainlex.org).

It's a bit late this year, but looking to 2021 consider participating in a CSA (community supported agriculture). Families pay for a weekly delivery of seasonal produce, an enticing way of sharing costs and benefits with local farmers (kyproud.com/csa). Also for 2021, keep in mind that community gardens abound. The Parks Department (lexingtonky.gov/community-gardens) can help you find one. To summarize, we'd do well to follow Wes Jackson's advice: "What we must think about is an agriculture with a human face." (photo credit: lexingtonfarmersmarket.com/Sunday/)

SUPPORT LOCAL PENSACOLA PARK BUSINESSES (PLEASE CONTACT US TO PLACE AN AD. IT IS \$5 A MONTH AND YOU MUST RESIDE IN PENSACOLA PARK):




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HOW TO DONATE TO PENSACOLA PARK

All donations to Pensacola Park Neighborhood Preservation Society go 100% back into the community and are tax deductible! We also receive donations from Amazon Smile and Kroger Community Rewards if you choose us as your charity! We accept donations 1 of 3 ways:

- Cash or Check (which you can drop off to our GREEN mailbox at 107 Lackawanna Rd.)
- Paypal. We have a paypal link on our website at pensacolapark.org. Or you can send it through your paypal to: pensacolapark@gmail.com
- Venmo. We have a venmo link on our website at pensacolapark.org. Or you can send it through your venmo to: [@Pensacola-Park](https://venmo.com/Pensacola-Park)

ABOUT PENSACOLA PARK PRESERVATION SOCIETY



Pensacola Park Preservation Society is a non-profit 501(c)3, formed to bring together residents and businesses located in the Pensacola Park Neighborhood Association for the common good of (1) preserving the historic integrity and resources of the area; (2) creating an environment that promotes sustainable and appropriate growth for the neighborhood; and (3) providing historic education and assistance to those in the Pensacola Park Neighborhood for the preservation and rehabilitation of historic homes, structures, and landscapes. Also check us out online at www.pensacolapark.org, and follow us on Facebook @ Pensacola Park Preservation Society.

If you have any questions or would like to submit topics or op-eds to Pensacola Park Post, please feel free to write us at pensacolapark@gmail.com. If you would like to stop receiving the free monthly post, please write us and put "stop post" in the heading, along with your physical address. Thank you.