

HOUSTON ARCHAEOLOGICAL and HISTORICAL COMMISSION

Members

Ashley Jones, *Archaeologist*

Tanya Debose, *Historian*

Shantel Blakely, *Architectural Historian*

Rhonda Sepulveda, *Cultural History Organization Representative*

David Bucek, *Architect, Chair*

Elizabeth Wiedower Jackson, *Commercial Business Representative, Vice Chair*

John Cosgrove, *Real Estate Appraiser*

Stephen McNeil, *Remodeler/Builder*

Steven F. Curry, *Preservation Professional*

Ann Collum, *Citizen Representative*

Dominic Yap, *Citizen Representative*

Charles Stava, *Citizen Representative*

Ben Koush, *Citizen Representative*

Ex-Officio Members

Marta Crinejo, *Mayor's Liaison to HAHC*

Samantha Bruer, *Architectural Archivist, HMRC*

Executive Secretary

Jennifer Ostlind, *Interim Director, Planning & Development*

Nicole Broussard, *Deputy Assistant Director, Acting Secretary*

Roman McAllen, *Historic Preservation Officer*

Agenda

Thursday, July 18, 2024, 2:30 p.m.

NO VIRTUAL OPTION. IN PERSON ONLY.

Submit comments 24 hours in advance
to historicpreservation@houstontx.gov

SPEAKER GUIDELINES

WELCOME to a meeting of the City's Planning and Development Department. Your input is valued. Commissioners act according to established standards; see rules or policies for details. Staff is available to help orient you on meeting procedures. For the City's I SPEAK language line, including traducción en español, call (832) 393-3000.

The public is encouraged to attend meetings and take an active interest in matters that come before the **Houston Archaeological and Historical Commission (HAHC.)** The Commission has adopted the following procedural rules on public participation:

1. Anyone wishing to speak before the Commission is asked to sign up via phone 832-393-6556 or email historicpreservation@houstontx.gov, 24 hours in advance preferred; or sign up in person.
2. All comments submitted in writing or by phone will be included in the agenda or put into the record by staff.
3. If a speaker wishes to discuss any subject not otherwise on the agenda, time is allowed under "public comments," after all other agenda items have been heard.
4. Applicants for a Certificate of Appropriateness and historic designations will be allowed to speak first and are allowed **three minutes** for an opening presentation. The applicant is also permitted a two-minute rebuttal after all speakers have been heard. If there are no speakers other than the applicant, there is no rebuttal period. All other speakers will be permitted to speak to the Commission members for **two minutes**.
5. No speaker is permitted to accumulate speaking time from another person. Time devoted to answering any questions from the Commission is not charged against allotted speaking time. The Commission may change the speaking time if warranted.
6. The Commission reserves the right to limit speakers if it is the Commission's judgment that an issue has been sufficiently discussed and additional speakers are repetitive; or if speakers do not follow this established decorum.
7. Beginning May 6, 2024 and thereafter, there is not an option to speak remotely. The meeting can be viewed on the HTV Houston municipal channel and HTV web site.

Commission or Group: Historic

SPEAKER SIGN IN FORM

DATE: _____

AGENDA ITEM NUMBER _____

AGENDA ITEM NAME _____

YOUR NAME (Speaker) _____

Telephone or email (Optional) _____

Do you have handouts or items to be distributed during your comments? _____ (Check if Yes)

Your position or comments: ___ **Applicant** ___ **Supportive** ___ **Opposed** ___ **Undecided**

Houston Archaeological and Historical Commission

AGENDA

Thursday, July 18, 2024 at 2:30 p.m.

City Hall Annex, 900 Bagby St., Public Level, Houston TX 77002

Download agenda staff reports from <http://www.houstontx.gov/planning/Commissions/HAHC.html>

CALL TO ORDER

Chair's Report

Director's Report

Mayor Liaison's Report

Consideration of June 20, 2024 HAHC meeting minutes

- A. Public Hearing and Consideration of and Possible Action on a **Protected Landmark Designation** Application for **Swift & Company Packing Plant** at 612 Waverly St, Houston, TX 77007.
- B. Public Hearing and Consideration of and Possible Action on a **Protected Landmark Designation** Application for **Shadow Lawn, Dr. & Mrs. Robert A. Johnston House** at 7 Shadow Lawn St, Houston, TX 77005.
- C. Consideration of and Possible Action on Certificate of Appropriateness Applications for Consent Agenda:

#	Address	Application Type	Historic District
1	14 Shadow Lawn	Alteration – Addition	Shadow Lawn
2	713 5 th ½ St	Revision – Windows	Freeland
3	717 E 5 th ½ St	New Construction – Single Family Residential	Freeland
4	1028 Arlington St	Alteration – Addition	Houston Heights South
5	1966 W Gray St	Alteration – Awning, Window, Sign	LM: River Oaks Theater and Shopping Center
6	8202 Glencrest St	Alteration – Windows	Glenbrook Valley
7	8327 Glenloch Dr	Alteration – Windows	Glenbrook Valley
8	8331 Glencrest St	Alteration – Windows	Glenbrook Valley
9	525 Woodland St	Alteration – Addition	Woodland Heights
10	1836 Cortlandt St	Alteration – Addition	Houston Heights East
11	1836 Cortlandt St	New Construction – Garage	Houston Heights East
12	915 Columbia St	Alteration – Addition	Houston Heights South

- D. Window Subcommittee Report
- E. Comments from the Public
- F. Comments from the HAHC
- G. Historic Preservation Officer's Report

Adjournment

The Commission reserves the right to convene an Executive Session on any item listed on this agenda as authorized by the Texas Open Meetings Act, Texas Gov't Code Chapter 551, under any applicable exception, including but not limited to Sec. 551.071, Consultation with Attorney.

**HOUSTON ARCHAEOLOGICAL AND HISTORICAL COMMISSION
MINUTES
THURSDAY, 20 JUNE 2024
CITY HALL ANNEX, 900 BAGBY ST., PUBLIC LEVEL, HOUSTON TX**

Call To Order at **2:39 PM** by David Bucek, Chair

Commissioners	Quorum – Present / Absent
David Bucek, Chair	Present
Beth Wiedower Jackson, Vice Chair	Present
Shantel Blakely	Present
John Cosgrove	Present
Steven Curry	Absent
Tanya Debose	Present at 3:45 before Item B.8
Ashley Elizabeth Jones	Present
Ben Koush	Present
Stephen McNiel	Present
Rhonda Sepulveda	Present at 3:45 before Item B.8
Charles Stava	Present
Dominic Yap	Absent
Jennifer Ostlind, Secretary	Present

Legal Department • Kim Mickelson

DIRECTOR’S REPORT – Jennifer Ostlind, Interim Director of Planning and Development, summarized the recent action of the Historic Appeals Board. Historic Training is scheduled for July 19th. Enforcement information for the historic issues will be announced later. City Council is considering Landmarks next week. She recognized our Summer Interns.

CHAIR’S REPORT – None

MAYOR LIAISON’S REPORT – None

CONSIDERATION OF MAY 09, 2024 HAHC MEETING MINUTES

Commission action: Minutes presented were approved.

Motion: Wiedower Jackson

Vote: Unanimous

Second: Stava

Abstaining: None

A. PUBLIC HEARING AND CONSIDERATION OF AND POSSIBLE ACTION ON A PROTECTED LANDMARK DESIGNATION APPLICATION FOR DELCO HOUSE AT 807 NORTH LOOP, HOUSTON, TX 77022

Staff recommendation: Approve and forward the application to City Council.
 Commission action: Approved and forwarded the application to City Council.
 Speaker(s): None

Motion: Wiedower Jackson Vote: Unanimous
 Second: Cosgrove Abstaining: None

B. CONSIDERATION OF AND POSSIBLE ACTION ON CERTIFICATE OF APPROPRIATENESS APPLICATIONS FOR CONSENT AGENDA:

No.	Address	Application Type	Historic District	Staff Recommendation
1	3400 White Oak Dr	Alteration – Storefront	Houston Heights South	Denial/COR
2	131 North St aka 3107 Eunice St.	Alteration – Addition, Openings	Germantown	Approve with conditions
3	425 Columbia St.	New Construction – Single Family Residential	Houston Heights South	Approve with conditions
4	915 Columbia St.	Alteration – Addition	Houston Heights South	Defer per applicant
5	1031 E 16 th St.	Demolition – Garage	Norhill	Approval
6	1031 E 16 th St.	New Construction – Garage	Norhill	Approval
7	1031 E 16 th St.	Alteration – Addition	Norhill	Approval
8	502 Hawthorne St.	Alteration – Siding	Westmoreland	Denial/COR
9	8331 Glencrest St.	Alteration – Windows	Glenbrook Valley	Defer per staff
10	8327 Glenloch St.	Alteration – Windows	Glenbrook Valley	Defer per applicant
11	1136 Key St.	Alteration – Addition	Norhill	Approval
12	815 Hawthorne	Alteration – Rear Porch Canopy/Awning	Audubon Place	Denial/COR
13	14 Shadow Lawn St.	Alteration – Addition	Shadow Lawn	Approval
14	428 Arlington St.	Alteration – Addition	Houston Heights South	Approval
15	1806 Decatur St.	Alteration – Addition	Old Sixth Ward	Approve with conditions
16	612 Woodland St.	Alteration – Addition	Woodland Heights	Approval
17	202 Stratford St.	New Construction – Garage	Avondale East	Approve with conditions

Staff recommendation: Approve recommendations for **Items B 1, 4, 5, 6, 7, 9, 10, 12, 14, 16 and 17.**

Commission action: Accepted recommendations for **Items B 1, 4, 5, 6, 7, 9, 10, 12, 14, 16 and 17** Certificates of Appropriateness (COA) and Certificates of Remediation (COR).

Motion: Cosgrove Vote: Unanimous
 Second: Stava Abstaining: None

B2. 131 NORTH STREET AKA 3107 EUNICE STREET

Staff recommendation: Approve with conditions to retain the door and small window in the middle of both side elevations.

Commission action: Approved per staff recommendation.

Speaker(s): Christina Perpich, applicant

Motion: Wiedower Jackson

Vote: Unanimous

Second: Blakely

Abstaining: None

B3. 425 COLUMBIA STREET

Staff recommendation: Approve with conditions to remove section of proposed porch that wraps around to the side (North) elevation so that the front porch is no wider than the front wall.

Commission action: Approved per staff recommendation, with the additional condition that the windows are to be one over one in the front, and the side gables of the porch are horizontal siding instead of vertical siding.

Speaker(s): Tracy Boulware, applicant

Motion: Koush

Vote: Unanimous

Second: McNiel

Abstaining: None

B8. 502 HAWTHORNE STREET

Staff recommendation: Denial of COA and Issuance of COR with the conditions per staff report including, Hardie plank to be removed from porch and east elevation of the home and be repaired and replaced as needed with wood siding; Siding to be back primed and cut ends to be primed; an 1/8 critical gap/extension gap must be between the siding and insulation to allow the wood siding to dry.

Commission action: Approved staff recommendation as presented with the additional condition that staff identify the size of the siding and make sure the applicant matches the existing siding.

Speaker(s): Francis Sweeney, applicant

Motion: Wiedower Jackson

Vote: Unanimous

Second: Stava

Abstaining: None

B11. 1136 KEY STREET

Staff recommendation: Approve.

Commission action: Approved staff recommendation with the conditions of; the floor plate be lowered to 9 feet from 10 feet, and the garage be simplified, as approved by staff. The garage should be simplified not to replicate the front façade of the house. The redesign of the garage is to be approved by staff.

Speaker(s): Rod Frugo, applicant, Virginia Kelsey, Amanda Renolds - opposed

Motion: Wiedower Jackson

Vote: Unanimous

Second: Koush

Abstaining: None

B13. 14 SHADOW LAWN STREET

Staff recommendation: Approve.

Commission action: Deferred, per applicant’s request.

Speaker(s): Dillon Kyle, Kiza Forgie, Philip Ewald, Rod de Llano, Henrietta Alexander, Alexander Webb, Jay Hurt, Roy Smith, Larry Bell – opposed

Motion: McNiel

Vote: Unanimous

Second: Wiedower Jackson

Abstaining: None

B15. 1806 DECATUR STREET

Staff recommendation: Approve with conditions that the owner and agent work with staff to develop a better window solution.

Commission action: Approved per staff recommendation.

Speaker(s): David Jefferis, applicant

Motion: McNiel

Vote: Unanimous

Second: Blakely

Abstaining: None

C. COMMENTS FROM THE PUBLIC – None

D. COMMENTS FROM THE HAHC – None

E. HISTORIC PRESERVATION OFFICER’S REPORT –

Roman McAllen reminded that CAMP is July 19 beginning at 8 am, he mentioned a window provider in Beaumont that has mill finish windows.

F. ADJOURNMENT

There being no further business brought before the Commission, Chair David Bucek adjourned the meeting at **5:29 PM**.

David Bucek, Chair

Jennifer Ostlind, Secretary