

# CERTIFICATE OF APPROPRIATENESS APPLICATION FORM



PLANNING &  
DEVELOPMENT  
DEPARTMENT

## PROPERTY

Address 909 Texas Avenue Houston, Texas

Historic District / Landmark \_\_\_\_\_

HCAD # \_\_\_\_\_

Subdivision \_\_\_\_\_

Lot \_\_\_\_\_

Block \_\_\_\_\_

## DESIGNATION TYPE

- Landmark                       Contributing  
 Protected Landmark         Noncontributing  
 Archaeological Site         Vacant

## PROPOSED ACTION

- Alteration or Addition       Relocation  
 Restoration                     Demolition  
 New Construction             Excavation

## DOCUMENTS

- Application checklist for each proposed action and all applicable documentation listed within are attached

## OWNER

Name Joe Arentz

Company CH Realty / MF Houston Rice VI LP

Mailing Address 750 Bering Suite 300  
Houston, TX 77057

Phone 713-479-8890

Email \_\_\_\_\_

Signature Joe Arentz agent for owner

Date 11/21/2014

## APPLICANT (if other than owner)

Name \_\_\_\_\_

Company \_\_\_\_\_

Mailing Address \_\_\_\_\_

Phone \_\_\_\_\_

Email \_\_\_\_\_

Signature \_\_\_\_\_

Date \_\_\_\_\_

## ACKNOWLEDGEMENT OF RESPONSIBILITY

**Requirements:** A complete application includes all applicable information requested on checklists to provide a complete and accurate description of existing and proposed conditions. Preliminary review meeting or site visit with staff may be necessary to process the application. Owner contact information and signature is required. Late or incomplete applications will not be considered.

**Deed Restrictions:** You have verified that the work does not violate applicable deed restrictions.

**Public Records:** If attached materials are protected by copyright law, you grant the City of Houston, its officers, agencies, departments, and employees, non-exclusive rights to reproduce, distribute and publish copyrighted materials before the Houston Archaeological and Historical Commission, the Planning Commission, City Council, and other City of Houston commissions, agencies, and departments, on a City of Houston website, or other public forum for the purposes of application for a Certificate of Appropriateness or building permit, and other educational and not for profit purposes. You hereby represent that you possess the requisite permission or rights being conveyed here to the City.

**Compliance:** If granted, you agree to comply with all conditions of the COA. Revisions to approved work require staff review and may require a new application and HAHC approval. Failure to comply with the COA may result in project delays, fines or other penalties.

Planner: \_\_\_\_\_

Application received: \_\_\_ / \_\_\_ / \_\_\_ Application complete: \_\_\_ / \_\_\_ / \_\_\_

# CERTIFICATE OF APPROPRIATENESS APPLICATION INSTRUCTIONS



PLANNING &  
DEVELOPMENT  
DEPARTMENT

Well in advance of the COA application deadline contact staff to discuss your project, application requirements, and, if necessary, to make an appointment to meet with staff for a project consultation. Visit the Historic Preservation Web Manual for historic district profiles, project guidance and forms.  
[www.houstontx.gov/HistoricPreservationManual](http://www.houstontx.gov/HistoricPreservationManual)

Historic Preservation Office

713.837.7963

historicpreservation@houstontx.gov

## SUBMISSION INSTRUCTIONS

To submit application to Planning Department:

- email documents to [historicpreservation@houstontx.gov](mailto:historicpreservation@houstontx.gov) (attachments must be less than 10MB)
- send a Dropbox shared folder invitation to [historicpreservation@houstontx.gov](mailto:historicpreservation@houstontx.gov), or
- contact staff to set up an appointment to drop off a disc or flash drive.

## MEETING SCHEDULE

- Applications are due **22 calendar days** in advance of the HAHC meeting by **12 PM (noon)** on the deadline date. Exception: revisions to items deferred or denied at the previous HAHC meeting are due 15 days in advance of the scheduled meeting.
- Application deadlines are firm. All materials must be submitted by the deadline to be considered at the following HAHC meeting. Designs must be final at time of application; revisions will not be accepted after the deadline.
- HAHC will not accept new material or redesigns presented at the HAHC meeting. Deferral until the following month's meeting may be necessary in such cases to allow for adequate review by staff and commissioners.
- HAHC monthly meetings are held at 3:00 PM at City Hall Annex, 900 Bagby Street, City Council Chambers, Public Level.

2014 Meeting Dates (Thursdays unless noted otherwise)	COA Application Deadlines	Demolition / Relocation Posted Sign Deadlines
October 23	October 1	October 13
November 20	October 29	November 10
December 17 (Wednesday)	November 25	December 7

## DEFINITIONS

**Addition:** any expansion to an existing building, structure or object.

**Alteration:** any change to the exterior of a building or structure, including adding, moving, removing or replacing an exterior feature.

**Demolition:** an act or process that destroys in whole, or a majority of, any building, structure, object or site.

**Excavation:** to expose, uncover, or remove by digging, cutting or hollowing out.

**Exterior Feature:** an element of the architectural character and the general arrangement of the external portion of a building, structure or object, including building materials.

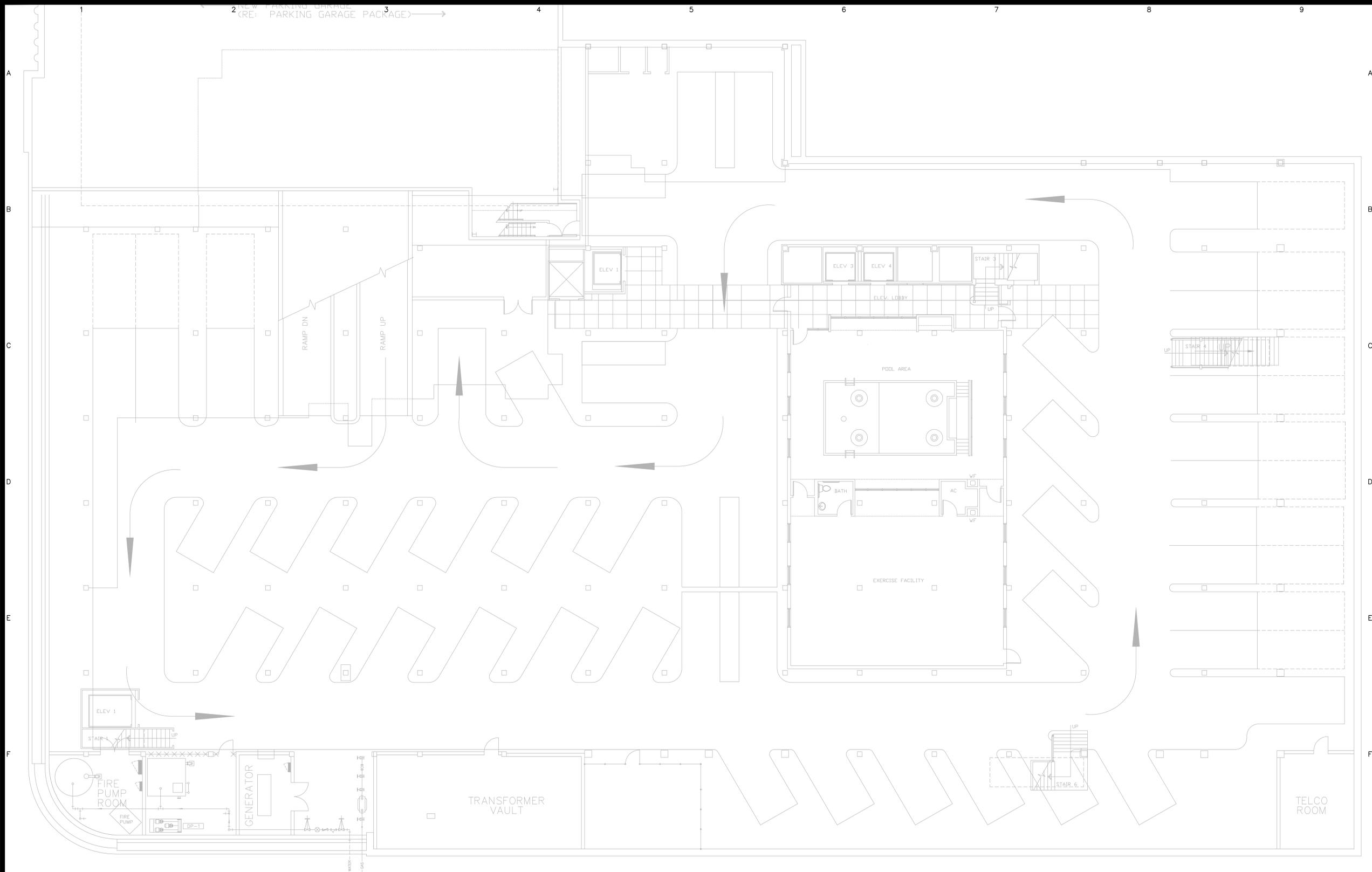
**Mandatory Repair:** a repair of a building or structure that is necessary to comply with Article IX, Ch. 10, Houston Code of Ordinances, as evidenced by an order of the hearing official or the building and standards commission or by a citation.

**New Construction:** the erection of a new building, structure, or object, on a lot, site, or other property.

**Relocation:** any change in the location of a building, structure, or object.

**Restoration:** accurately recovering the form and detail of a building, structure, object, or site and its setting as it appeared at a particular period of time by means of the removal of later work, or by the replacement of missing earlier work, or both.

*THE RICE*  
 HOUSTON, TEXAS



**4** PROTO-BESEMMENT FLOOR PLAN  
 SCALE=1/8"=1'-0"  
 GENERAL NOTES

KEYED NOTES

ISSUE NO. DESCRIPTION ISSUE DATE

PROFESSIONAL SEALS



DRAWN BY: XXX CHECKED BY: XXX

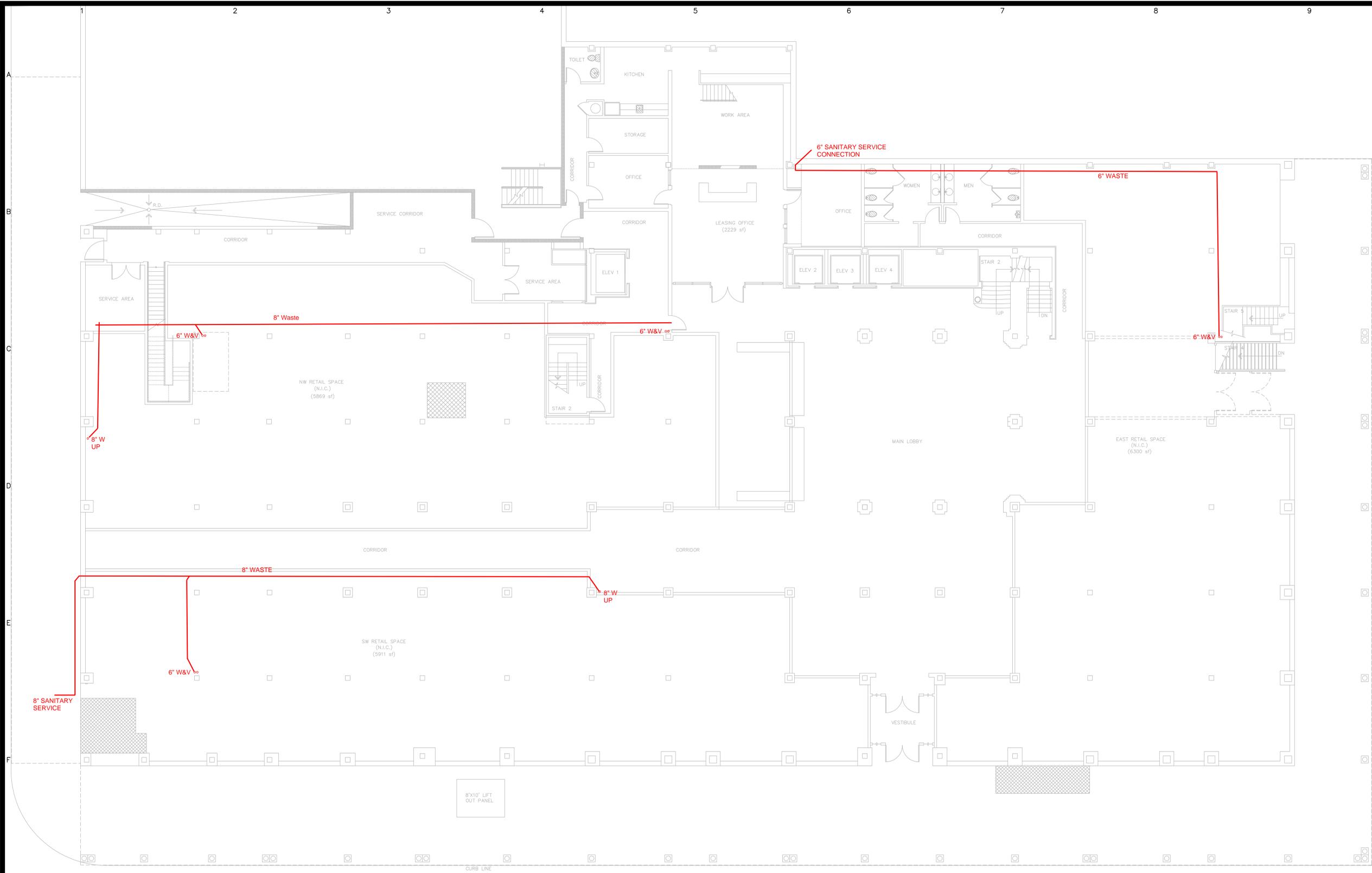
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DATE 20 JUNE 2014

DRAWING NUMBER

X2.00

**THE RICE**  
 HOUSTON, TEXAS



**4** PROTO- LEVEL 1 FLOOR PLAN  
 SCALE=1/8" = 1'-0"

GENERAL NOTES

KEYED NOTES

ISSUE NO. DESCRIPTION ISSUE DATE

PROFESSIONAL SEALS



DRAWN BY: XXX CHECKED BY: XXX

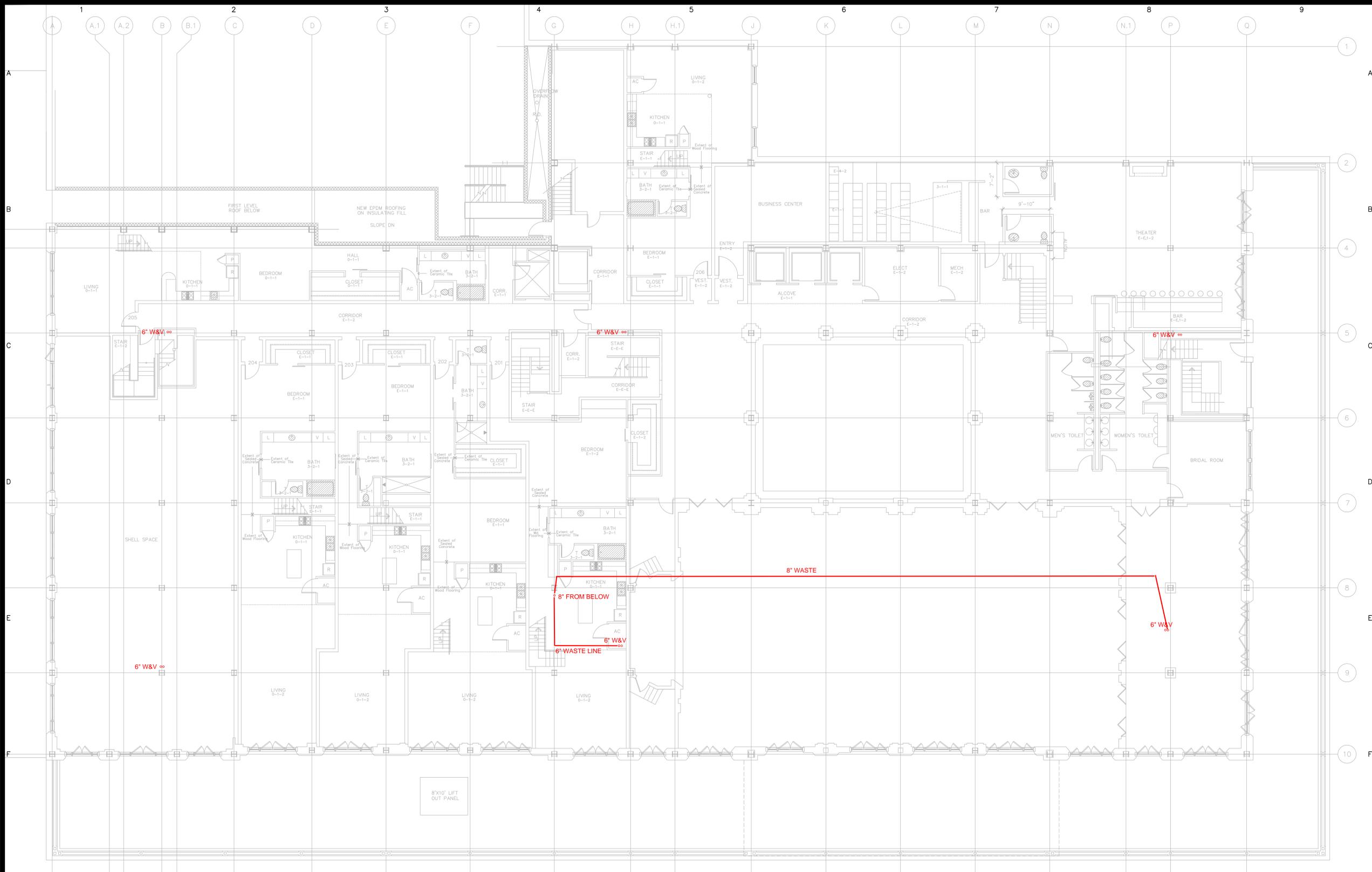
JOB NO. 496210 JOB ABBREV.

DATE 20 JUNE 2014

DRAWING NUMBER

X2.01

**THE RICE**  
 HOUSTON, TEXAS



**4** PROTO- LEVEL 2nd FLOOR PLAN LEVEL 1  
 SCALE=1/8"=1'-0"  
 GENERAL NOTES

KEYED NOTES

ISSUE NO. DESCRIPTION ISSUE DATE

PROFESSIONAL SEALS



DRAWN BY: XXX CHECKED BY: XXX

JOB NO. 496210 JOB ABBREV.

DATE 20 JUNE 2014

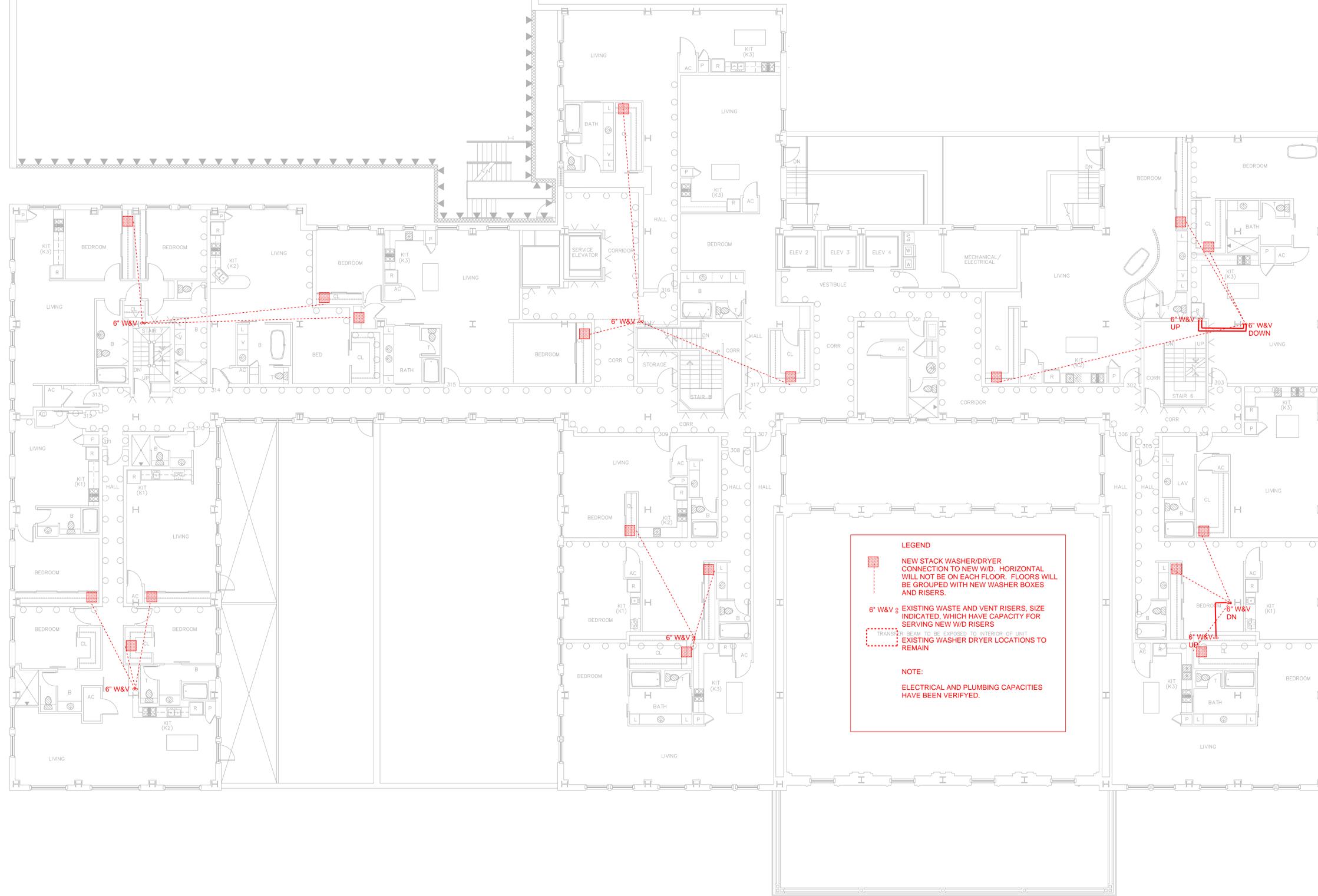
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 User: Jorge  
 Date/Time: Thursday, June 19, 2014 10:09:04 AM



**THE RICE**  
 HOUSTON, TEXAS



**LEGEND**

- NEW STACK WASHER/DRYER CONNECTION TO NEW W/D. HORIZONTAL WILL NOT BE ON EACH FLOOR. FLOORS WILL BE GROUPED WITH NEW WASHER BOXES AND RISERS.
- 6" W&V  $\frac{3}{4}$  EXISTING WASTE AND VENT RISERS. SIZE INDICATED, WHICH HAVE CAPACITY FOR SERVING NEW W/D RISERS
- TRANSFER BEAM TO BE EXPOSED TO INTERIOR OF UNIT
- EXISTING WASHER DRYER LOCATIONS TO REMAIN

**NOTE:**

ELECTRICAL AND PLUMBING CAPACITIES HAVE BEEN VERIFIED.

4

PROTO- LEVEL 3rd FLOOR PLAN  
 SCALE=1/8" = 1'-0"

GENERAL NOTES

KEYED NOTES

ISSUE NO. DESCRIPTION ISSUE DATE  
 PROFESSIONAL SEALS

DRAWN BY: XXX CHECKED BY: XXX  
 JOB NO. 496210 JOB ABBREV.  
 DATE 20 JUNE 2014  
 DRAWING NUMBER

X2.03





*THE RICE*  
 HOUSTON, TEXAS



**LEGEND**

- NEW STACK WASHER/DRYER CONNECTION TO NEW W/D. HORIZONTAL WILL NOT BE ON EACH FLOOR. FLOORS WILL BE GROUPED WITH NEW WASHER BOXES AND RISERS.
- 6" W&V: EXISTING WASTE AND VENT RISERS, SIZE INDICATED, WHICH HAVE CAPACITY FOR SERVING NEW W/D RISERS
- EXISTING WASHER DRYER LOCATIONS TO REMAIN

**NOTE:**  
 ELECTRICAL AND PLUMBING CAPACITIES HAVE BEEN VERIFIED.

4

PROTO- LEVEL 11th THRU 16th FLOOR PLAN  
 SCALE=1/8"=1'-0"

GENERAL NOTES

KEYED NOTES

ISSUE NO. DESCRIPTION ISSUE DATE

PROFESSIONAL SEALS

DRAWN BY: XXX CHECKED BY: XXX

JOB NO. 496210 JOB ABBREV.

DATE 20 JUNE 2014

DRAWING NUMBER

X2.11

**THE RICE**  
 HOUSTON, TEXAS



**LEGEND**

- NEW STACK WASHER/DRYER CONNECTION TO NEW W/D - HORIZONTAL WILL NOT BE ON EACH FLOOR. FLOORS WILL BE GROUPED WITH NEW WASHER BOXES AND RISERS.
- 

**NOTE:**  
 ELECTRICAL AND PLUMBING CAPACITIES HAVE BEEN VERIFIED.

4

PROTO- LEVEL 17th FLOOR PLAN LEVEL 1  
 SCALE=1/8" = 1'-0"

GENERAL NOTES

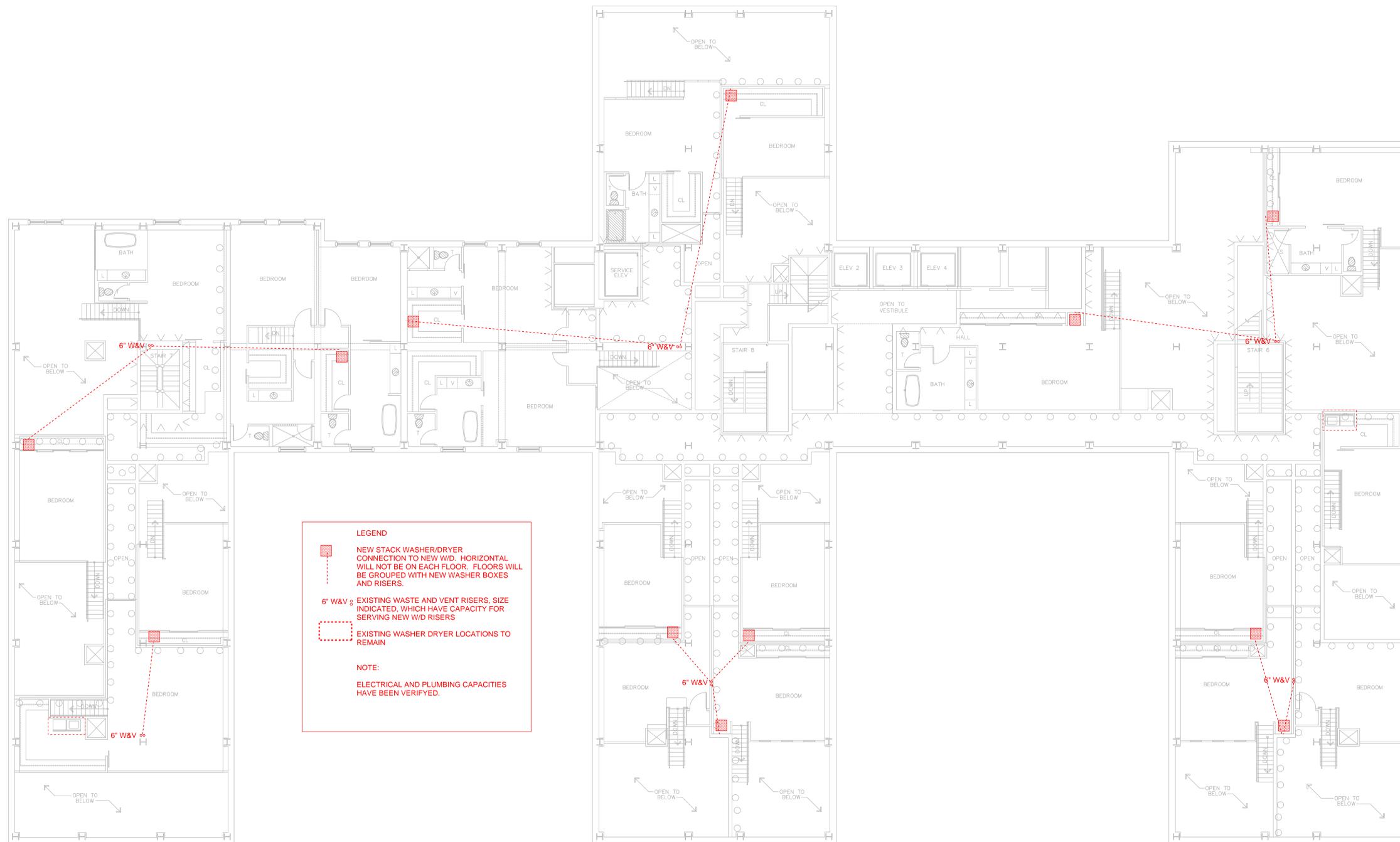
KEYED NOTES

ISSUE NO. DESCRIPTION ISSUE DATE  
 PROFESSIONAL SEALS

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 JOB NO. 496210 JOB ABBREV.  
 DATE 20 JUNE 2014  
 DRAWING NUMBER

X2.17A

**THE RICE**  
 HOUSTON, TEXAS



**LEGEND**

NEW STACK WASHER/DRYER CONNECTION TO NEW W/D. HORIZONTAL WILL NOT BE ON EACH FLOOR. FLOORS WILL BE GROUPED WITH NEW WASHER BOXES AND RISERS.

6" W&V  $\phi$  EXISTING WASTE AND VENT RISERS. SIZE INDICATED, WHICH HAVE CAPACITY FOR SERVING NEW W/D RISERS

EXISTING WASHER DRYER LOCATIONS TO REMAIN

**NOTE:**

ELECTRICAL AND PLUMBING CAPACITIES HAVE BEEN VERIFIED.

4 PROTO- LEVEL 17th FLOOR PLAN LEVEL 2  
 SCALE=1/8"=1'-0"

GENERAL NOTES

KEYED NOTES

ISSUE NO. DESCRIPTION ISSUE DATE  
 PROFESSIONAL SEALS

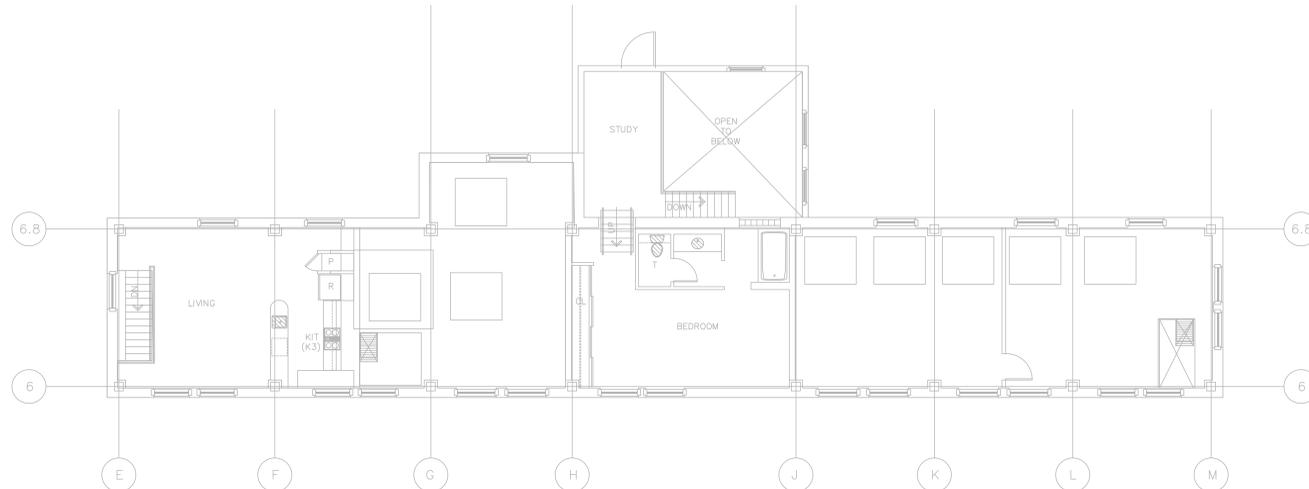
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 DATE 20 JUNE 2014  
 DRAWING NUMBER

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 Date/Time: Thursday, June 19, 2014 10:09:04 AM







*THE RICE*  
 HOUSTON, TEXAS

ISSUE NO.	DESCRIPTION	ISSUE DATE

4 PROTO- LEVEL 19th FLOOR PLAN LEVEL  
 SCALE=1/8"=1'-0"  
 GENERAL NOTES

KEYED NOTES

PROFESSIONAL SEALS

DRAWN BY: XXX CHECKED BY: XXX  
 JOB NO. 496210 JOB ABBREV.  
 DATE 20 JUNE 2014

DRAWING NUMBER

X2.19

## Revised Lobby Entrance

The green screens at the lobby entrance have been revised to lower height boxwood hedges to allow for pedestrian visibility to neighboring restaurant seating and signage.



After



Before



Leather Wrapped Pulls



Boxwood Hedge Screens  
Asiatic Jasmine or Fig Ivy



Wood Slat Bench



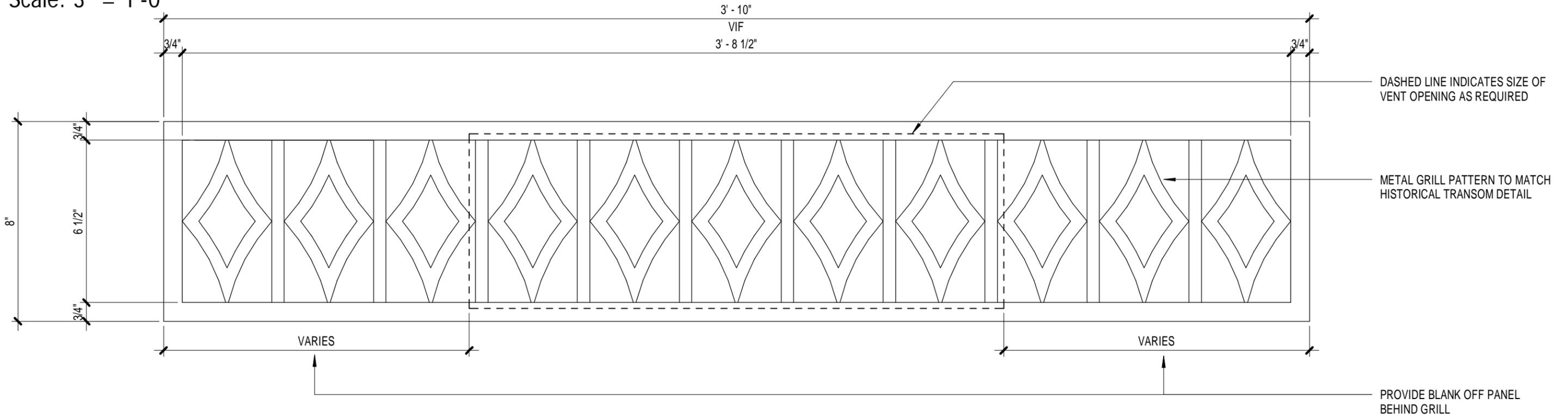
Kenya Black Marble



Carrara Marble

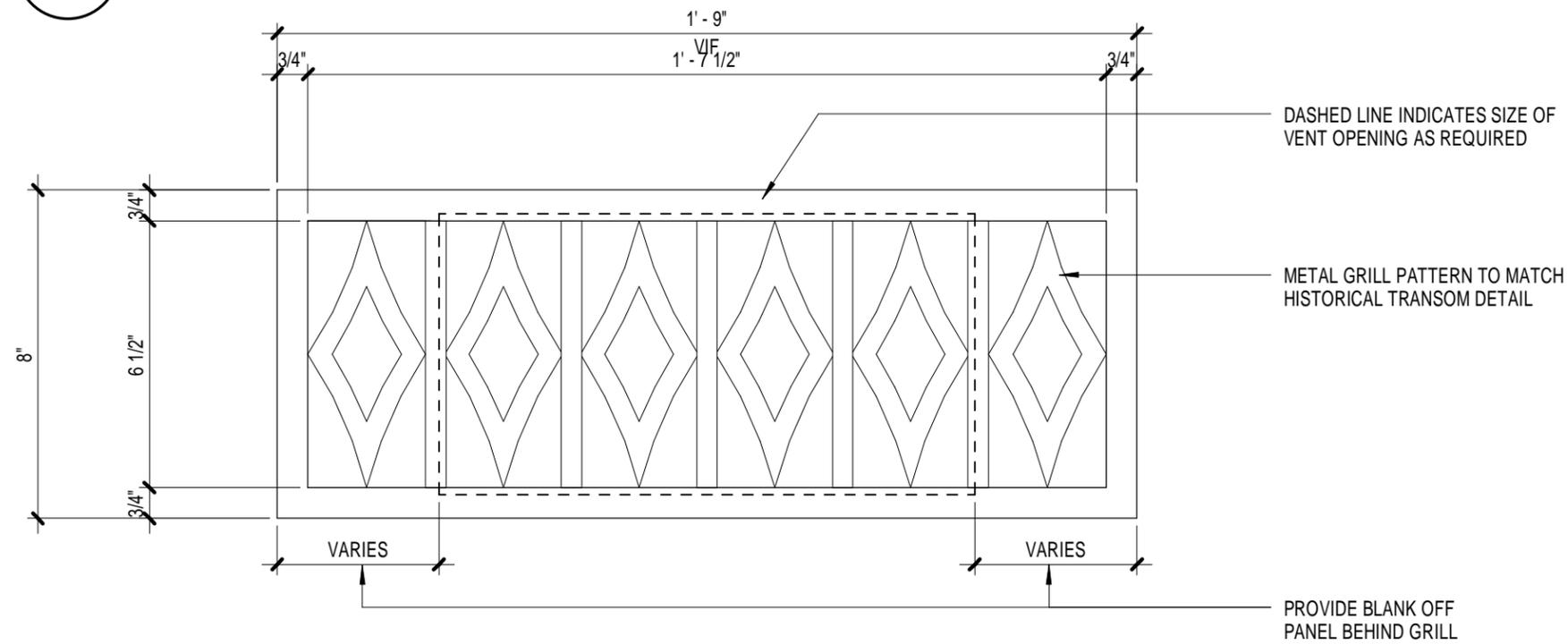
# DRYER VENT DETAIL

Scale: 3" = 1'-0"



## 1 3'-10" WINDOW WIDTH

SCALE: 3" = 1'-0"



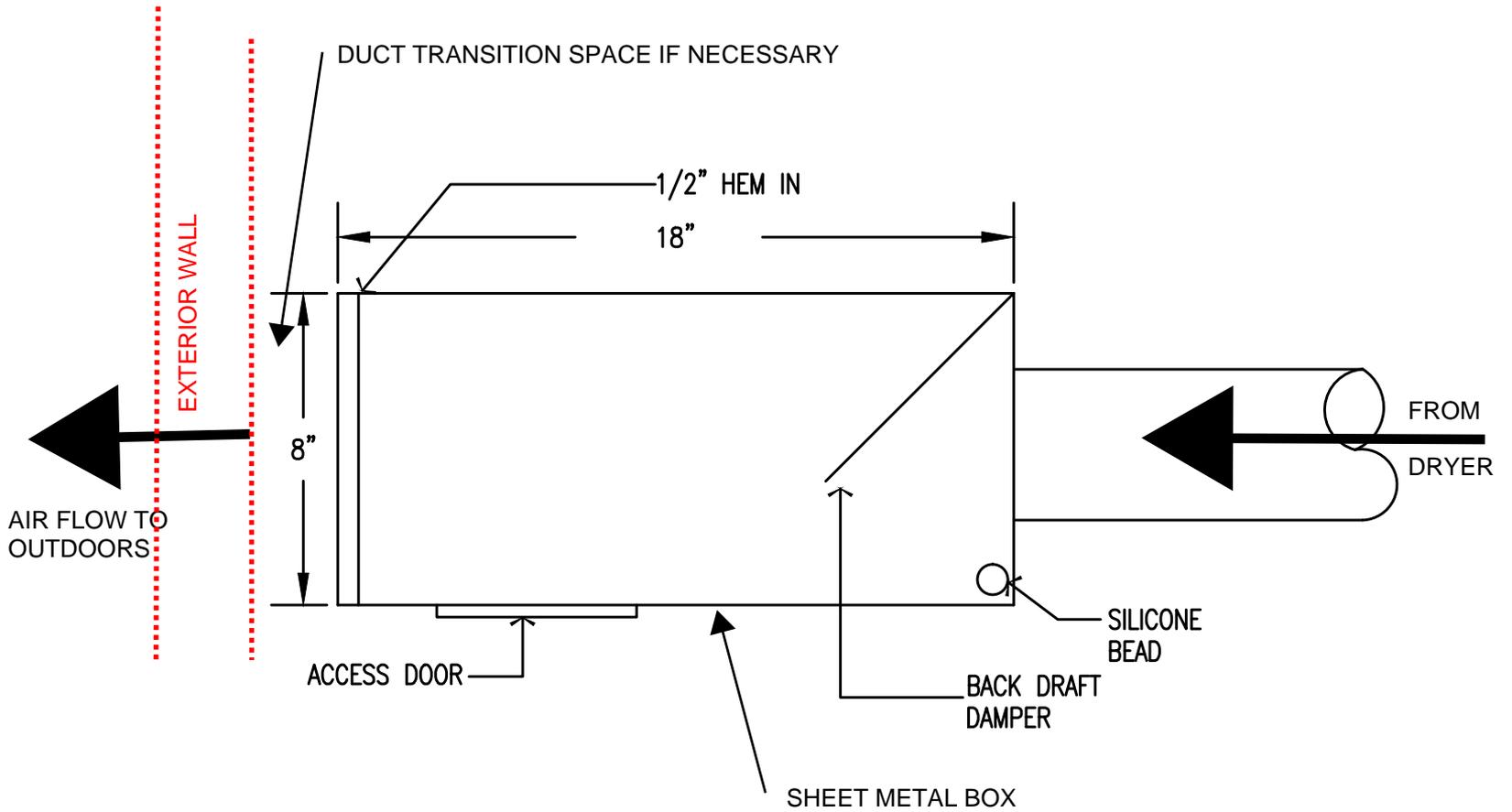
## 2 1'-9" WINDOW WIDTH

SCALE: 3" = 1'-0"



## 3 EXISTING WINDOW TRANSOM

SCALE: NTS



# 1 DRYER EXHAUST DETAIL

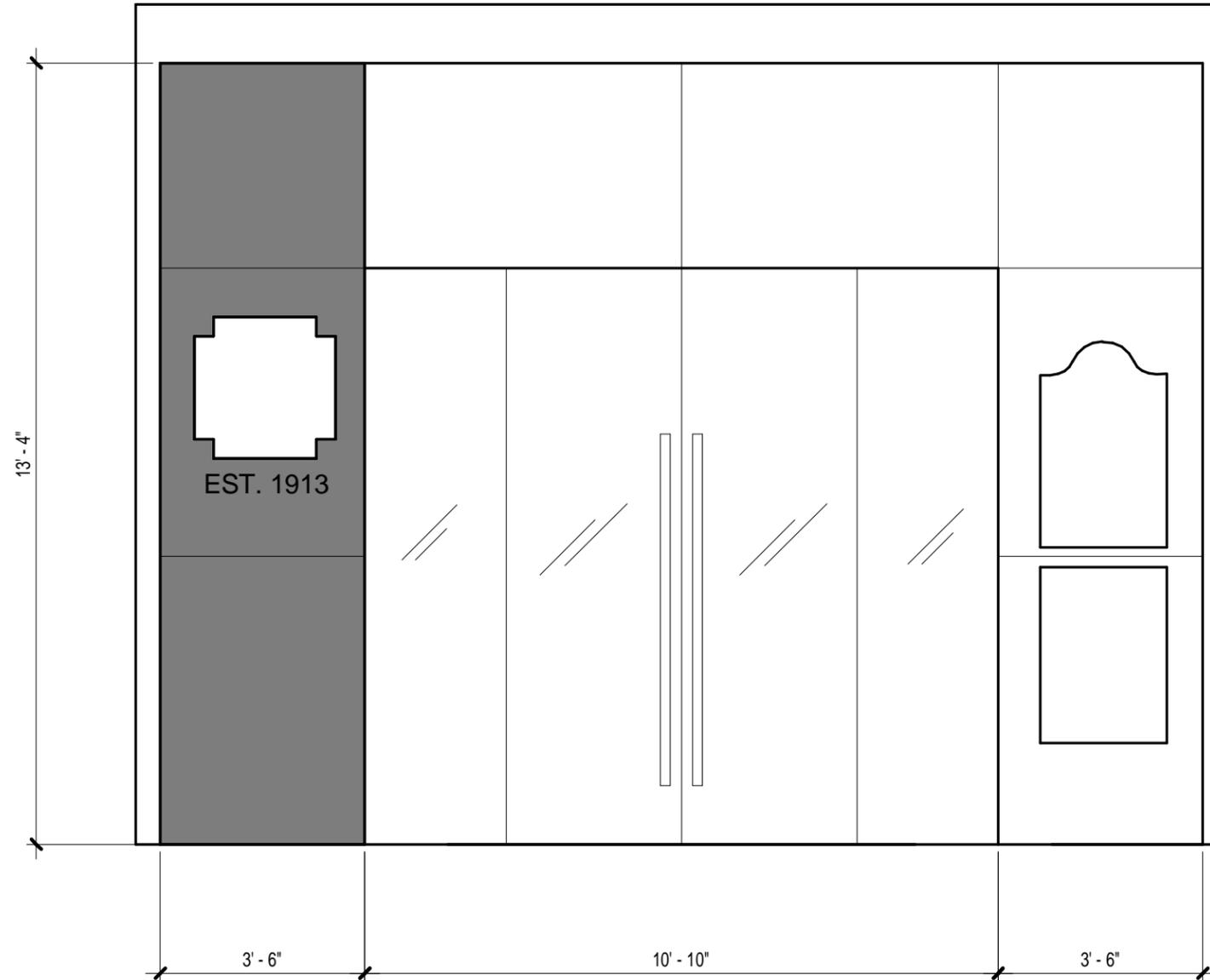
NOT TO SCALE



TOILET EXHAUST; DRYER BOX COMBINATION. RICE WILL HAVE DRYER ONLY BOXES.

# ENTRY PORTAL

## OPTION 3



### **Option 3 - Maintain Door Opening, Expand Stone**

- Maintain dimensions of existing door opening. Replace with new frameless glass system.
- Expand stone to cover surrounding painted material



LOCATION OF GRATE





GRILLE OVER SMALL WINDOWS WE CAN USE FOR DRYER VENTS



NO GRILLE OVER SMALL WINDOWS