

CERTIFICATE OF APPROPRIATENESS APPLICATION FORM



PLANNING &
DEVELOPMENT
DEPARTMENT

PROPERTY

Address 2015-B WEST GRAY STREET, HOUSTON, TEXAS 77019
Historic District / Landmark RIVER OAKS SHOPPING CENTER HCAD # 044-225-000-0001 And 044-225-000-0145
Subdivision _____ Lot _____ Block _____

DESIGNATION TYPE

- Landmark
 Protected Landmark
 Archaeological Site
 Contributing
 Noncontributing
 Vacant

PROPOSED ACTION

- Alteration or Addition
 Restoration
 New Construction
 Relocation
 Demolition
 Excavation

DOCUMENTS

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

OWNER

Name VICTORIA BROWN
Company WEINSTEIN REALTY
Mailing Address 2600 CITADEL PLAZA DRIVE
HOUSTON, TEXAS 77008
Phone 713-866-6906
Email _____
Signature [Signature]
Date NOVEMBER 23, 2015

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 ALTERATION & ADDITON CHECKLIST



PLANNING &
DEVELOPMENT
DEPARTMENT

Well in advance of the COA application deadline contact staff to discuss your project and, if necessary, to make an appointment to meet with staff for a project consultation.

Complete all applicable items and submit with the COA application form. Staff can assist you in determining what items are required for your scope of work. An incomplete application may cause delays in processing or may be deferred to the next agenda. Application materials must clearly represent current and proposed conditions. Refer to Houston Code of Ordinances, Ch. 33 VII, Sec. 33-241 for approval criteria for alteration, rehabilitation, restoration and additions.

PROPERTY ADDRESS: 2015-B West Garry Street, Houston, Texas 77019

BUILDING TYPE

- | | |
|---|--|
| <input type="checkbox"/> single-family residence | <input type="checkbox"/> garage |
| <input type="checkbox"/> multi-family residence | <input type="checkbox"/> carport |
| <input checked="" type="checkbox"/> commercial building | <input type="checkbox"/> accessory structure |
| <input type="checkbox"/> mixed use building | <input type="checkbox"/> other |
| <input type="checkbox"/> institutional building | |

ALTERATION TYPE

- | | |
|--|---|
| <input type="checkbox"/> addition | <input type="checkbox"/> roof |
| <input type="checkbox"/> foundation | <input type="checkbox"/> awning or canopy |
| <input type="checkbox"/> wall siding or cladding | <input checked="" type="checkbox"/> commercial sign |
| <input type="checkbox"/> windows or doors | <input type="checkbox"/> ramp or lift |
| <input type="checkbox"/> porch or balcony | <input type="checkbox"/> other |

WRITTEN DESCRIPTION

- property description, current conditions and any prior alterations or additions
- proposed work; plans to change any exterior features, and/or addition description
- current building material conditions and originality of any materials proposed to be repaired or replaced
- proposed new materials description; attach specification sheets if necessary

PHOTOGRAPHS label photos with description and location

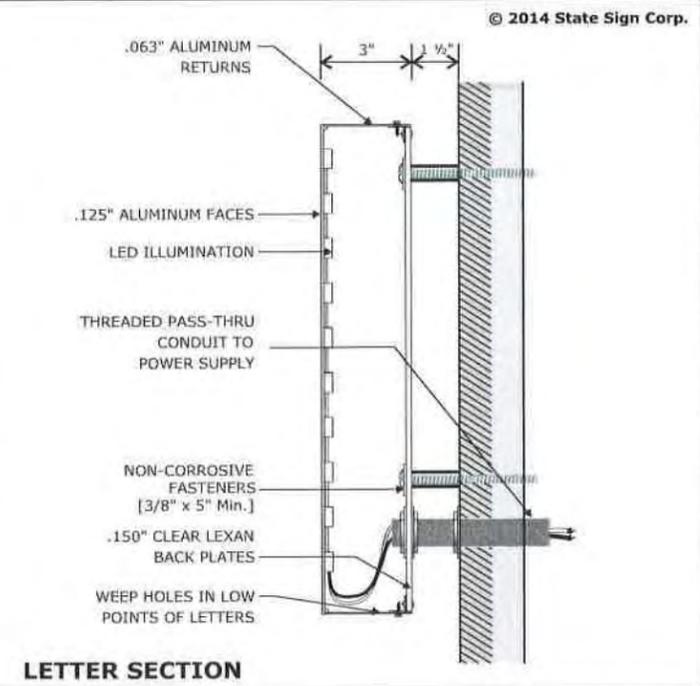
- elevations of all sides
- detail photos of exterior elements subject to proposed work
- historical photos as evidence for restoration work

DRAWINGS scale like drawings the same; include all dimensions and drawing scale; label with cardinal directions

- | | |
|--|---|
| <input checked="" type="checkbox"/> current site plan | <input type="checkbox"/> demolition plan |
| <input type="checkbox"/> proposed site plan | <input type="checkbox"/> current roof plan |
| <input type="checkbox"/> current floor plans | <input type="checkbox"/> proposed roof plan |
| <input type="checkbox"/> proposed floor plans | <input type="checkbox"/> current elevations (all sides) |
| <input type="checkbox"/> current window and door schedule | <input type="checkbox"/> proposed elevations (all sides) |
| <input type="checkbox"/> proposed window and door schedule | <input type="checkbox"/> perspective and/or line of sight |

Written Description

Install a reverse illuminated aluminum channel letter fascia sign measuring 9'-10" wide and 2'-6" tall, and a non-illuminated .125" flat cut out aluminum letter fascia sign measuring 7½" tall. The illuminated fascia sign will be installed to the fascia with non-corrosive fasteners and covered with spacer sleeves painted the color of the fascia. The non-illuminated fascia sign will be stud mounted flush to wall. Install a new double face blade sign with white vinyl lettering. Install a white vinyl door decal measuring 1'-9 ¾" wide and 7 ¾" tall, for our new tenant, Lola Bella Boutique.



Scope of Work:
Manufacture and install new letters on storefront.

- REVERSE ILLUMINATED CHANNEL LETTERS**
- .125" Aluminum faces
 - 3" x .063" aluminum returns
 - 1 1/2" off of the wall
 - Spacer sleeves painted the color of the fascia
 - Illuminate with GE TetraMax White LEDs

- FCO LETTERS:**
- .125" aluminum letters
 - Stud mounted flush to wall

Colors:
■ SW 6993 'Black of Night' w/ satin finish

2/3 of sign band = max height
30" minimum sign height
70% of storefront length
1.5 ft² per linear foot



0'-0" Ground

Proposed • Scale 3/16" = 1'-0"

Reverse illuminated channel letters

Non-illuminated .125" flat cut out aluminum mounted flush to wall

A Building Letters
R0 Scale: 3/4" = 1'-0"

This sign is intended to be installed in accordance with the requirements of article 600 of the National Electric Code and/or other applicable local codes. This includes proper grounding and bonding of the sign. • If the sign shown has blank faces, This sign is intended to have advertising applied to the faces using 3M vinyl.

	Corporate Office 7630 Hansen Houston, TX 77061 713.943.1832 713.943.9771 [fax]	Branch Office P.O. Box 190 Orange, TX 77630 409.735.5553 409.735.9124 [fax]	This drawing is the property of State Sign Corp. and all rights to its use for reproduction are reserved by State Sign Corp. State Sign Corporation does NOT provide primary electrical to the sign location. RESPONSIBILITY OF OTHERS! Signs will be wired for 120 volt unless otherwise noted. www.statesign.com	<input type="checkbox"/> Permit (x2) <input type="checkbox"/> Shop File <input type="checkbox"/> Art Dept <input type="checkbox"/> Vinyl <input type="checkbox"/> Routing <input type="checkbox"/> Plex/Flex <input type="checkbox"/> Channel Ltr	<input type="checkbox"/> Cabinets <input type="checkbox"/> Neon <input type="checkbox"/> Paint Dept <input type="checkbox"/> Steel <input type="checkbox"/> Install File <input type="checkbox"/> Installation <input type="checkbox"/> Purchasing	Work Order n/a WO Date: n/a Designer: Edgar File: s:\... \2015-B W. Gray.cdr	Drawing No. 15.32200 Date: 11/03/15 Revised: n/a Sales Rep: Rani Huffaker	Job Location Lola Bella Boutique Street 2015-B W. Gray City, State Houston, TX 77019
	TSCL 18028 / MS7321 • Regulated by The Texas Dept. of Licensing & Regulation, PO Box 12157, Austin, TX 78711 800.803.9202 • www.license.state.tx.us/complaints							

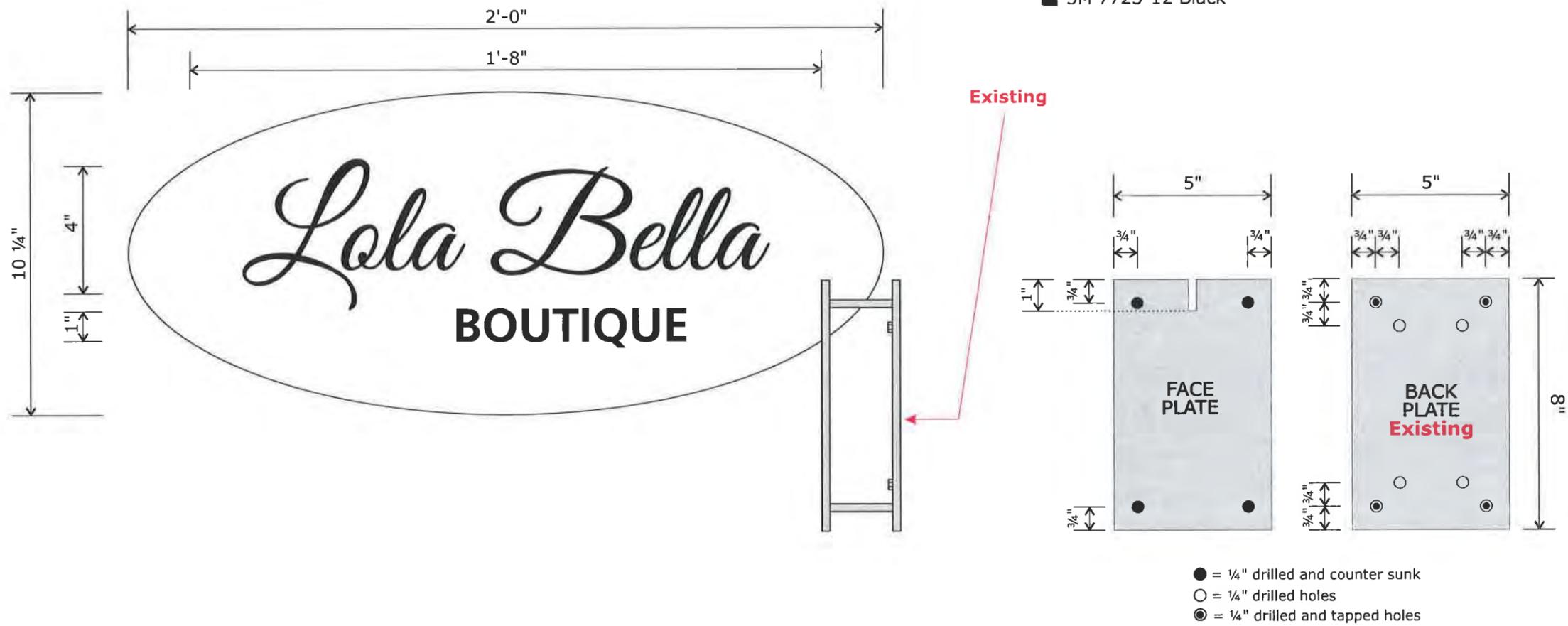
Scope of Work:

Provide and install one (1) new double face blade under canopy sign.

- New paint; new hardware and covers.
- Paint White satin finish
- Apply 3M vinyl copy as shown

Colors:

- Satin White
- 3M 7725-12 Black



B Undercanopy Sign - Vinyl Layout
RO Scale: 3" = 1'-0"

Zone 5

This sign is intended to be installed in accordance with the requirements of article 600 of the National Electric Code and/or other applicable local codes. This includes proper grounding and bonding of the sign. • If the sign shown has blank faces, This sign is intended to have advertising applied to the faces using 3M vinyl.

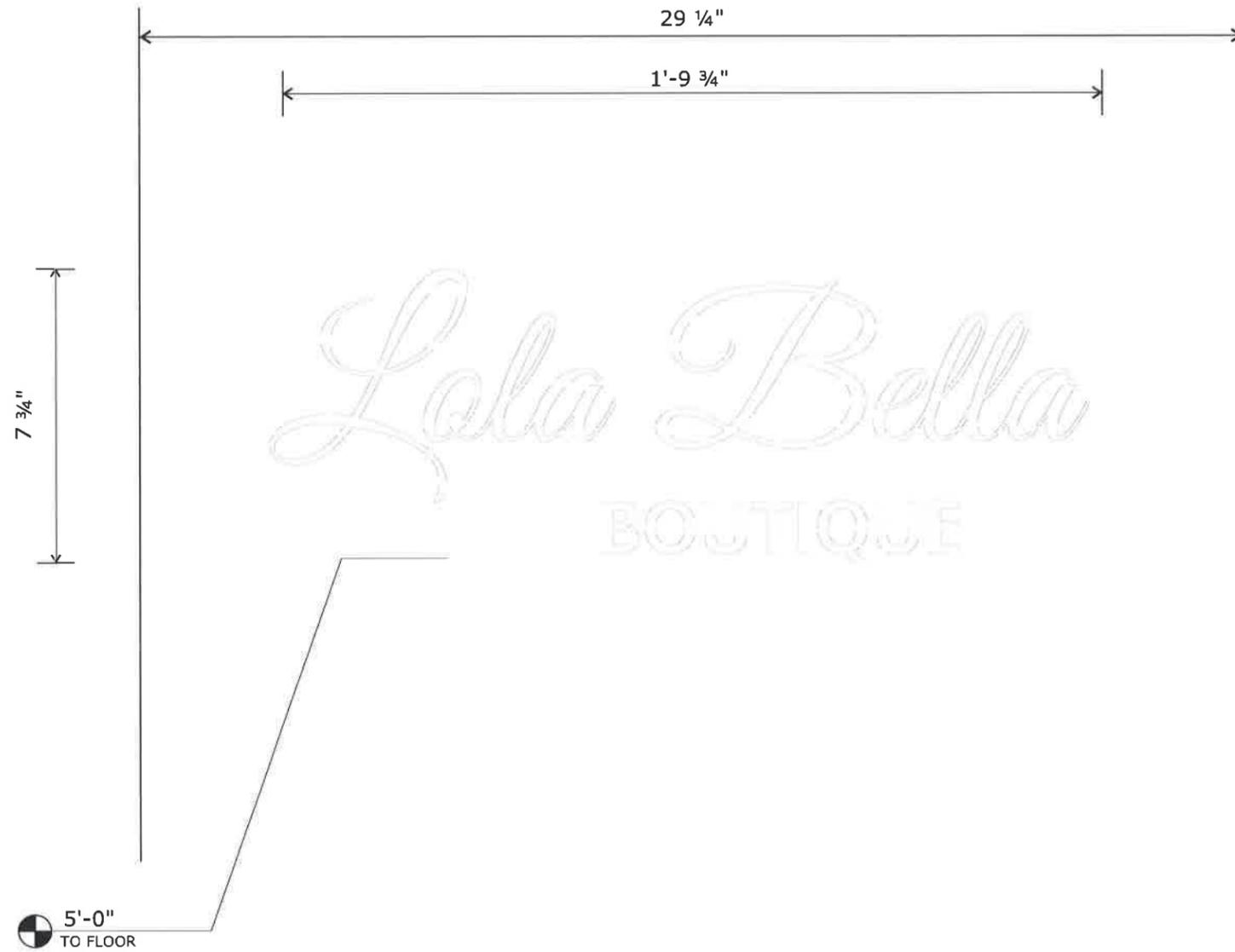
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Scope of Work:

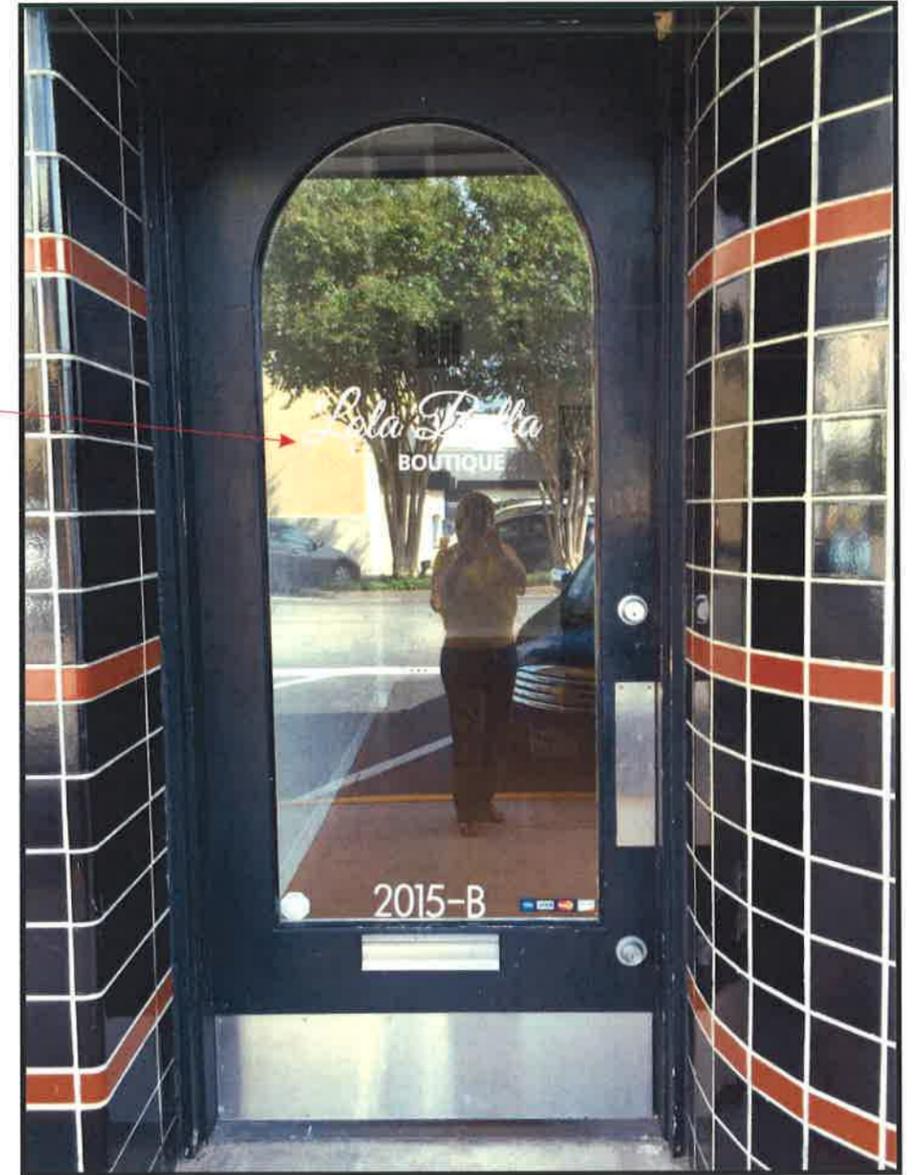
Provide and install vinyl on glass entrance door.

Color:

3M 7725-22 matte white vinyl



New Vinyl on Entrance Door



Proposed • Scale 3/4" = 1'-0"

C Door Vinyl Copy
R0 Scale: 3" = 1'-0"

Zone 5



Corporate Office
7630 Hansen
Houston, TX 77061
713.943.1832
713.943.9771 [fax]

Branch Office
P.O. Box 190
Orange, TX 77630
409.735.5553
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State Sign Corporation does **NOT** provide primary electrical to the sign location. **RESPONSIBILITY OF OTHERS!**
Signs will be wired for 120 volt unless otherwise noted.
www.statesign.com

- Permit (x2)
- Shop File
- Art Dept
- Vinyl
- Routing
- Plex/Flex
- Channel Ltr
- Cabinets
- Neon
- Paint Dept
- Steel
- Install File
- Installation
- Purchasing

Work Order n/a
WO Date: n/a Designer: Edgar
File: s:\...\2015-B W. Gray.cdr

Drawing No. 15.32200
Date: 11/03/15 Revised: n/a
Sales Rep: Rani Huffaker

Job Location Lola Bella Boutique
Street 2015-B W. Gray
City, State Houston, TX 77019

RIVER OAKS SHOPPING CENTER

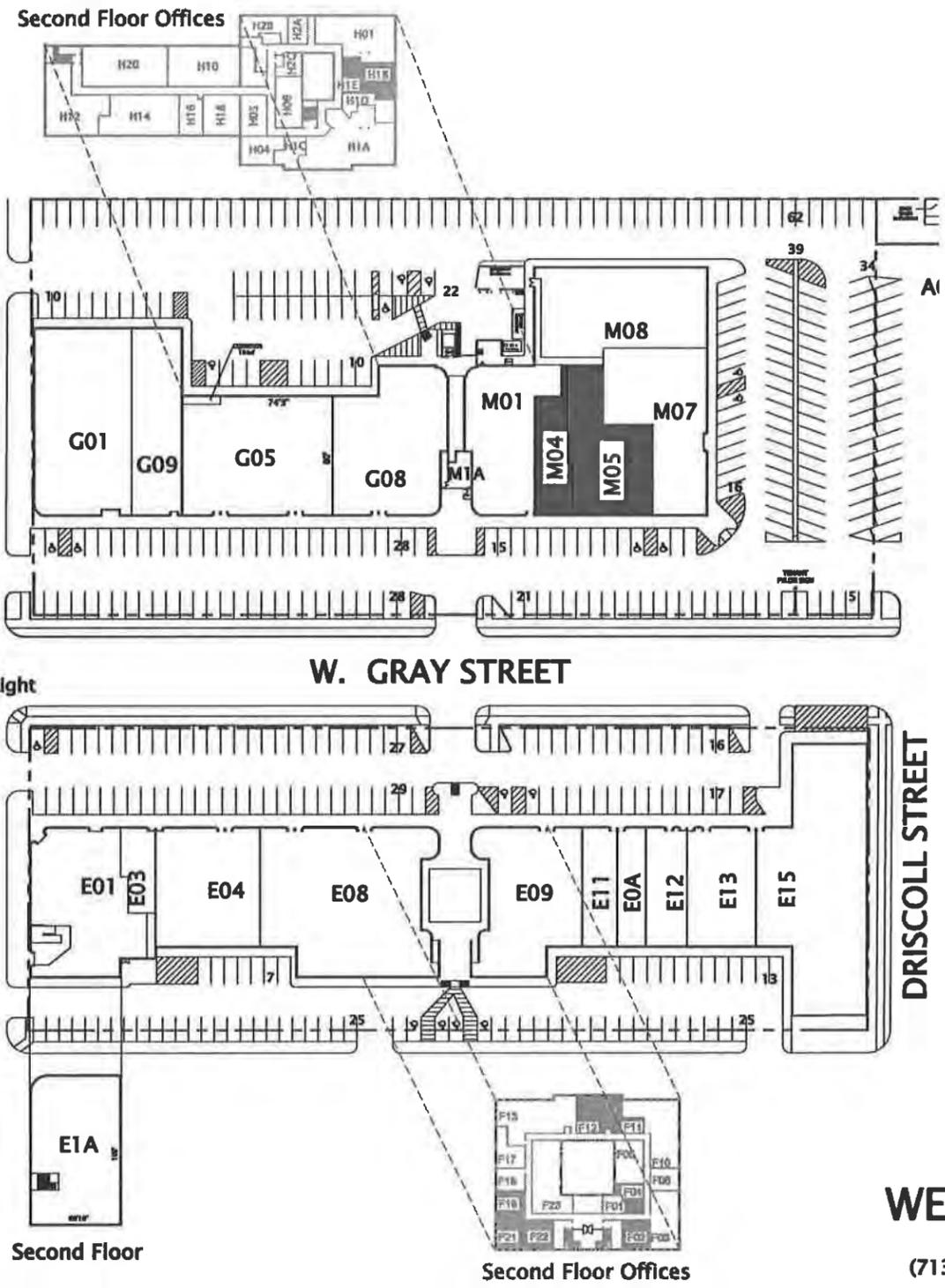
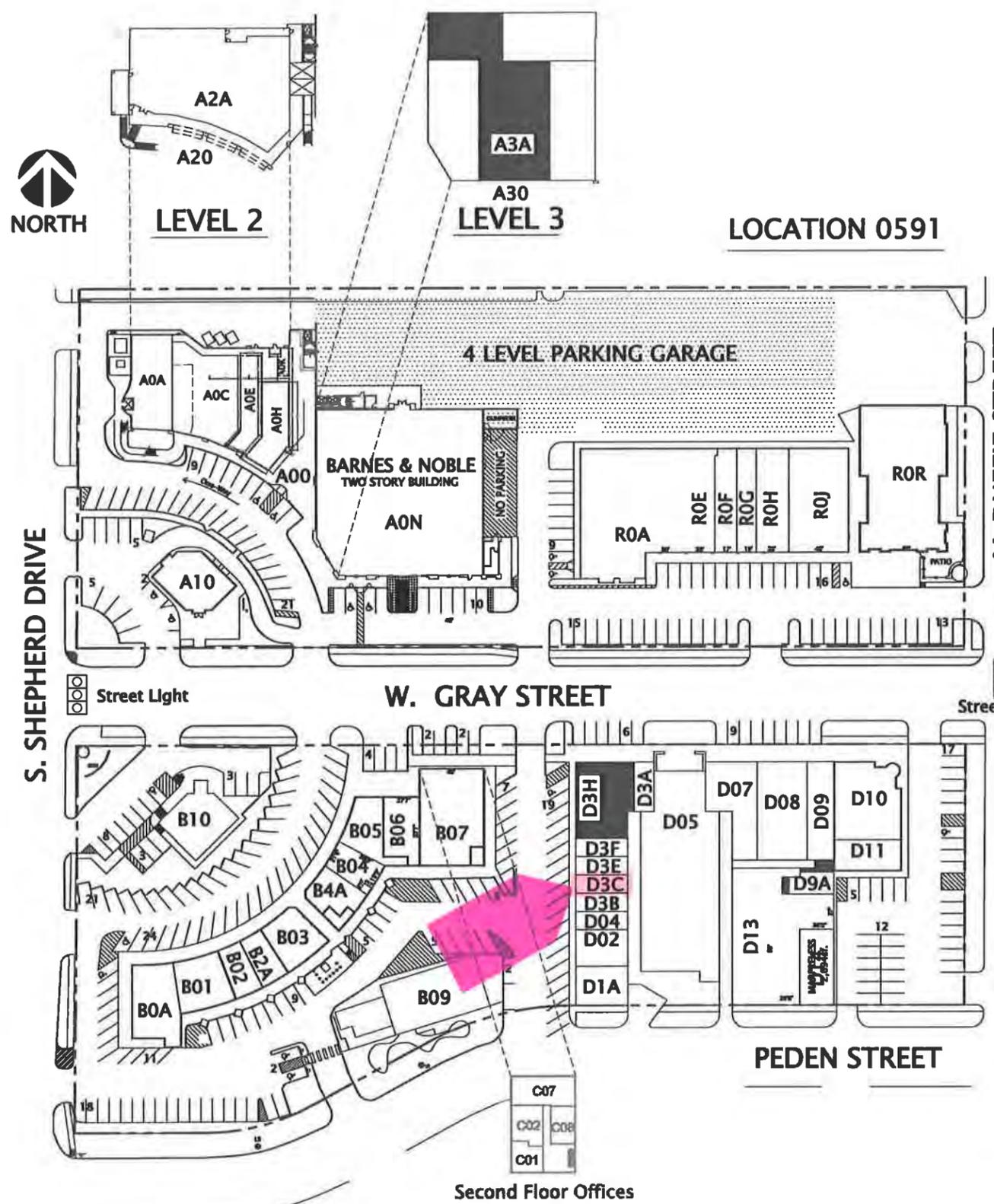
W. Gray Street & S. Shepherd Drive
Houston, Texas 77019

SITE SUMMARY

Building Area 248,222sf

Location 0591

A0A	Busy Body	2,368 SI
A0C	Casa de Novia/Atrium	3,460 SI
A0E	V's Barber Shop	1,257 SI
A0H	C2 Education Center	1,440 SI
A0N	Barnes & Noble	33,179 SI
A10	Starbucks	1,957 SI
A2A	Américas (2nd. Floor)	9,078 SI
A3A	Available (55' x 122'6")	6,734 SI
B0A	La Madeleine	2,213 SI
B01	Hemline	1,475 SI
B02	Steven Cash Diamonds	790 SI
B03	Natural Pawz	1,362 SI
B04	Macaron by Patisse	912 SI
B05	Starbucks	1,500 SI
B06	Em & Lee	1,340 SI
B07	Bevello	3,545 SI
B09	Fuzzy's Taco Shop	3,000 SI
B10	Cadence Bank	2,500 SI
B2A	Sunglass Hut	800 SI
B4A	Marble Slab Creamery	1,048 SI
D02	International Derma Spa	1,120 SI
D04	Salt Studio Boutique	560 SI
D05	River Oaks Theater	9,310 SI
D07	Ryde	2,272 SI
D08	Epicure Bakery	2,904 SI
D09	Jann Wisdom Designs	1,523 SI
D10	Steinway Piano Gallery	3,017 SI
D11	Naltique	1,238 SI
D13	Texas Gallery	5,955 SI
D14	Marfrees	2,694 SI
D1A	Chandall Needlework	1,063 SI
D3A	Araya Artisan Chocolate	580 SI
D3B	KB Kasuals	560 SI
D3C	Lola Bella	560 SI
D3E	Annie Allbritton	560 SI
D3F	Vikari Paris	560 SI
D3H	Available (44' x 58'6")	2,569 SI
D9A	Available (22'8" x 26')	589 SI
E0A	The Mad Potter	1,520 SI
E01	California Pizza Kitchen	5,756 SI
E03	Allen Edmonds	1,220 SI
E04	Ann Taylor	5,520 SI
E08	GAP	10,885 SI
E09	Mutual of Omaha Bank	6,198 SI
E11	Nina McLamore	1,840 SI
E12	J. McLaughlin	2,179 SI
E13	White House Black Market	3,549 SI
E15	Luke's Locker	10,835 SI
E1A	Evolve Fitness Studio	6,532 SI
G01	Sur La Table	8,125 SI
G05	Jos. A. Bank Clothiers	7,691 SI
G08	Events	6,410 SI
G09	J. Jill	4,375 SI
M01	Brasserie 19	4,675 SI
M04	Available (25' x 80')	2,003 SI
M05	Available (51'3" x 80')	4,100 SI
M07	Cafe Ginger	5,779 SI
M08	Local Pour	6,158 SI
M1A	Storage	360 SI
R0A	Talbots, Talbots Petite, Talbots Shoes	7,183 SI
R0E	Full Blown Blow Dry Bar	2,057 SI
R0F	Paula Fridkin Designs	1,350 SI
R0G	Brooke Feather	1,200 SI
R0H	Gymboree	2,000 SI
R0J	Chico's	3,650 SI
ROR	La Griglia Restaurant	7,480 SI



This site plan is presented solely for the purpose of identifying the approximate location and size of the building presently contemplated by the owner. Building sizes, site dimensions, access and parking areas, existing tenant locations and identities are subject to changes without notice and at the owners discretion. Unit numbers as indicated are not necessarily the actual suite numbers and are intended for use as a reference only.

Land Area: 610,711 sf./14.02 Acres
 Building Area: 248,222 sf.
 Parking: 1,121 Spaces @ 4.51 /1000sf.

Scale: 1" = 50'
 Rev.: 11-11-2015

WEINGARTEN REALTY
 HOUSTON, TEXAS
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