

CERTIFICATE OF APPROPRIATENESS APPLICATION FORM



PLANNING &
DEVELOPMENT
DEPARTMENT

PROPERTY

Address 424 Euclid
Historic District / Landmark Woodland Heights HCAD # 0372770000006
Subdivision Woodland Heights Lot 6 Block 12

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 Lucas Brown
Company L&B Limited
Mailing Address 713 Byrne

Phone 409-351-2287

Email [REDACTED]

Signature [Signature]

Date 11/23/15

APPLICANT (if other than owner)

Name Karen Brasier
Company Design 3 Studio
Mailing Address 3108 Houston Ave.

Phone 281 908 9188

Email [REDACTED]

Signature [Signature]

Date 11.25.15

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: ___ / ___ / ___

424 Euclid in Woodland Heights is a bungalow originally constructed in 1920 on a 50x100 interior lot. There have been previous modifications to the residence including a one story addition on the east side and the enclosure of the wrap around porch.

Proposed is to remove these additions, restore the original bungalow, and construct a 2 story addition with attached garage at the rear of the lot.

The addition will match the existing foundation height. Cladding will be hardi plank lap siding. All new windows will be Jeldwen wood 1/1 or equivalent. The roof of the addition hipped with two decorative gables.



Front (North) of existing house.



West side of existing house



Rear of existing house



East side of existing house – porch has been enclosed, note previous addition on this side.

Square footage:
Existing to remain: 950
New addition: 1,887
Total: 3,640

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CONTRACTOR:
L&B LIMITED

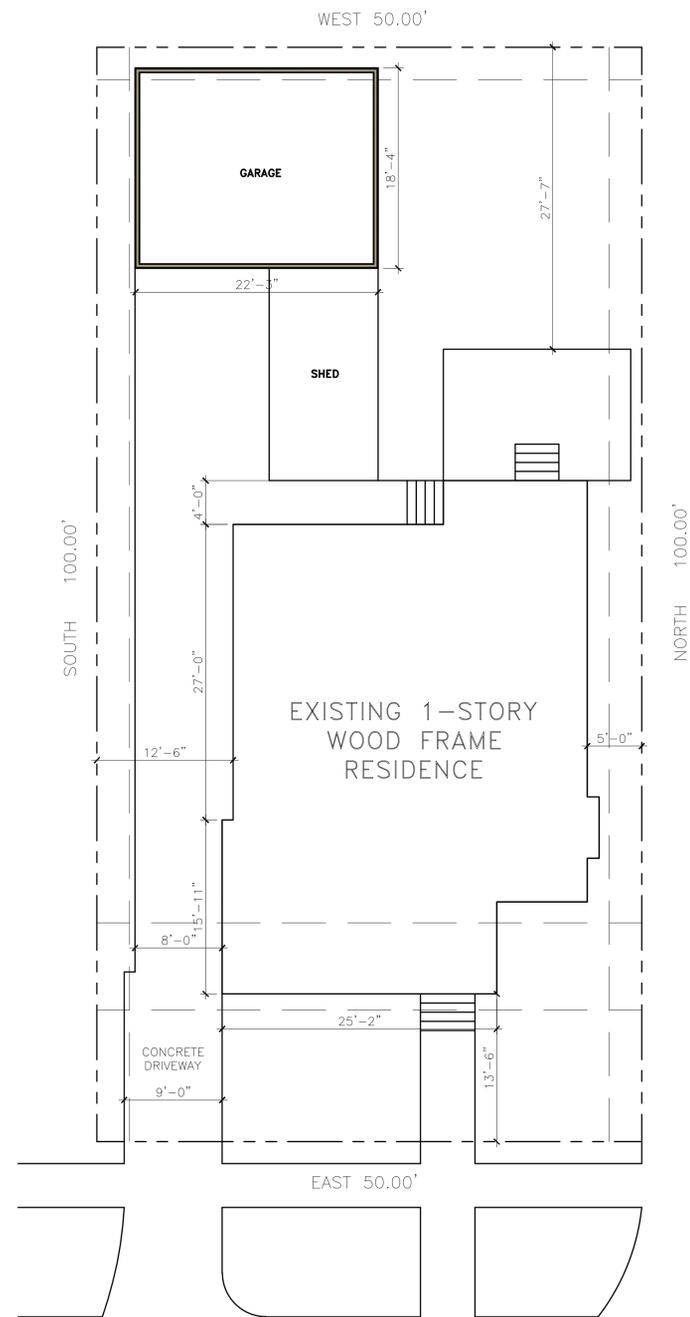
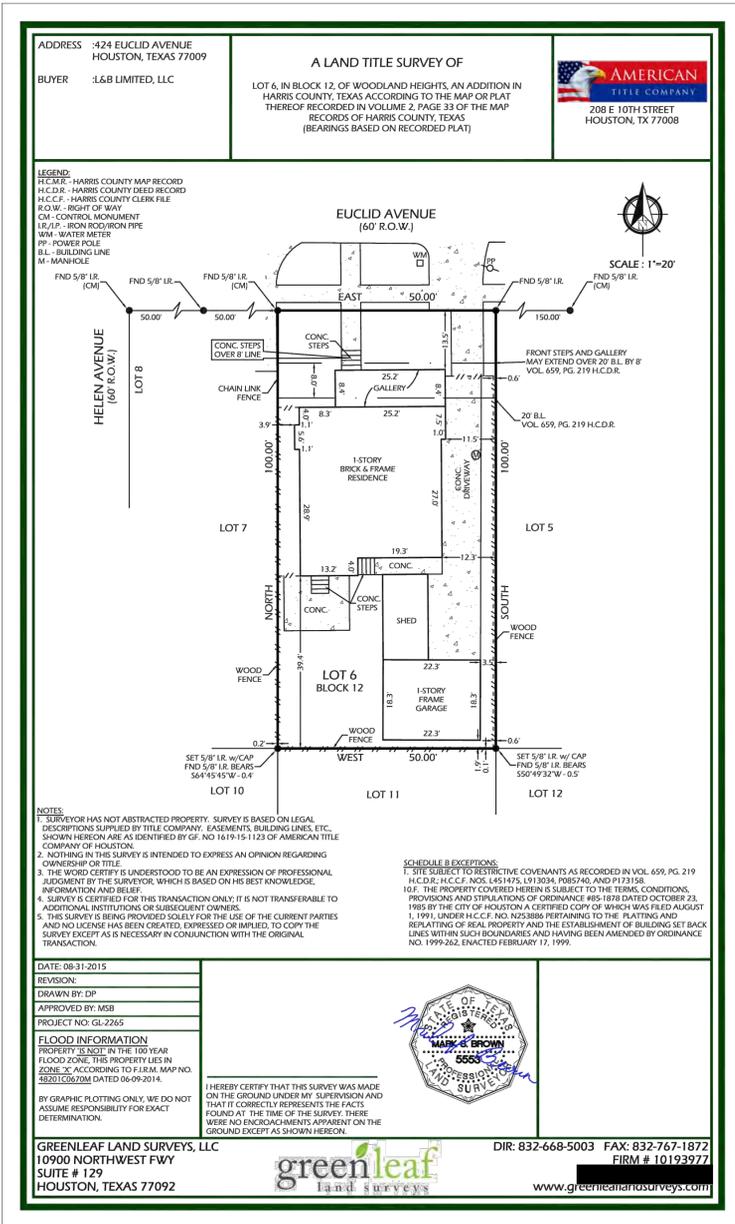
424 EUCLID
Houston, TX
SITE PLAN

Issue/Revision:
11.24.15 HAHC REVIEW

Drawing Description:

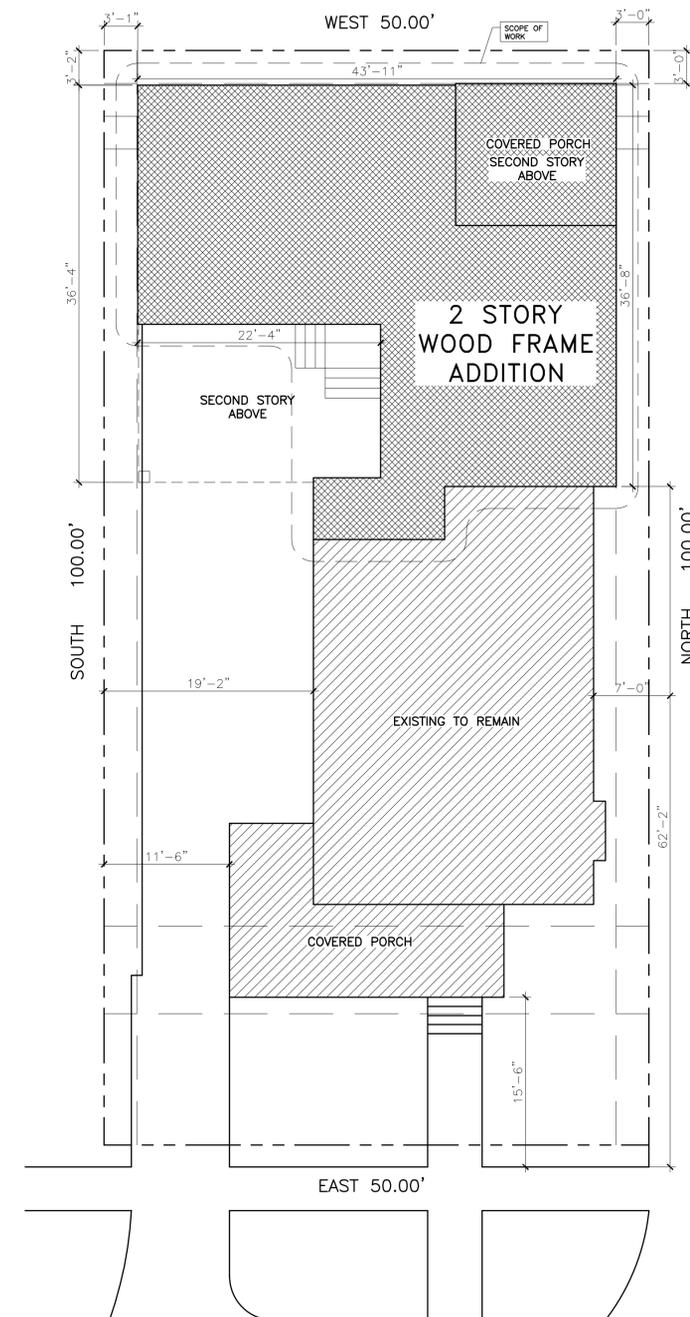
SITE PLAN

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Nov 24, 2015 - 11:44am

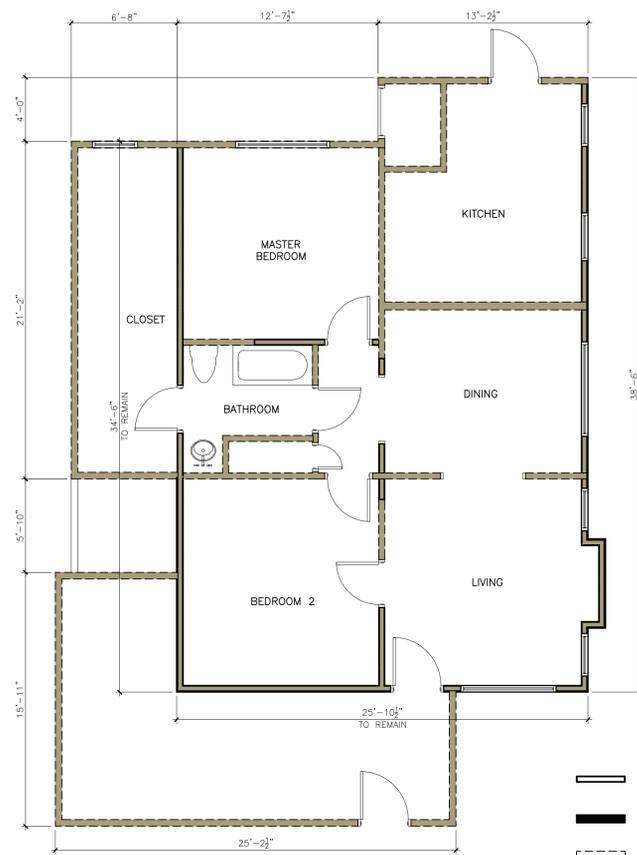
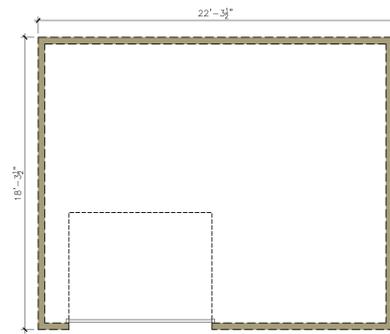


SITE NOTES

- All drawings presented here reference the IRC 2006 Building Codes, w/ City of Houston amendments.
- Owner shall approve location of house on lot and to verify all utility locations, all easements, building, block face and setback lines PRIOR to construction.
- Plumber shall connect into existing sanitary sewer. Piping to be sch. 40 P.V.C. (or equal).
- All drainage and runoff shall be collected on site to an underground system or directed on the surface to the street. Drainage and runoff are not allowed to be directed onto adjacent properties. Drain piping shall be sch. 40 P.V.C. (or equal) when area drains are used.



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EXISTING FLOOR PLAN

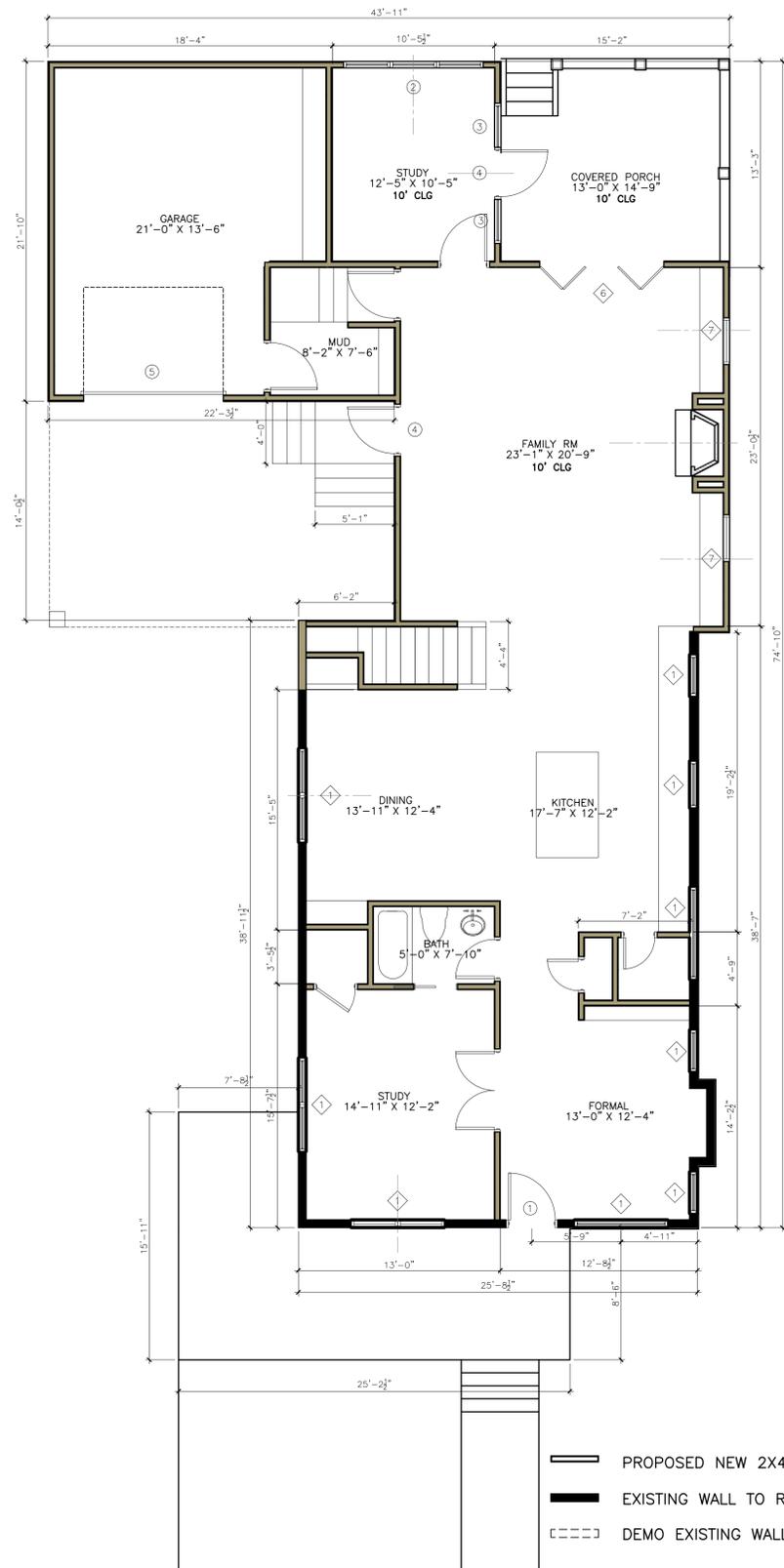
Issue/Revision:	
11.24.15	HAHC REVIEW

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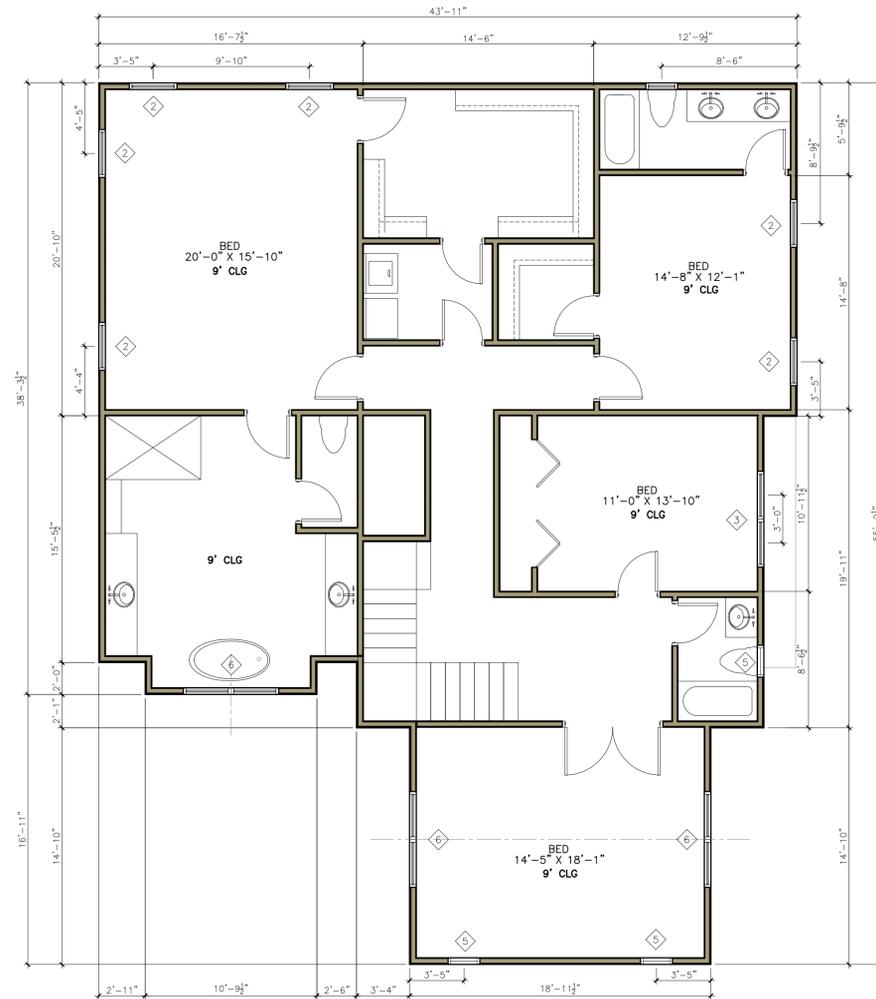
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— PROPOSED NEW 2X4 WALL
— EXISTING WALL TO REMAIN
- - - DEMO EXISTING WALL



— PROPOSED NEW 2X4 WALL
— EXISTING WALL TO REMAIN
- - - DEMO EXISTING WALL

Window Schedule

1. Existing to remain.
2. 3'x5' 1/1 wood double hung
3. (2) 3'x5' wood double hung
4. 3'x2' fixed tempered vinyl
5. 2'x2' fixed wood
6. (2) 2'x2'6" fixed wood

Door Schedule

1. Existing to remain
2. (3) 3'x8' fixed doors, 1 lite
3. 3'x8' fixed doors, 1 lite
4. 3'x8' operable door 1 lite
5. 10' garage door

424 EUCLID
Houston, TX

PROPOSED FLOOR PLAN

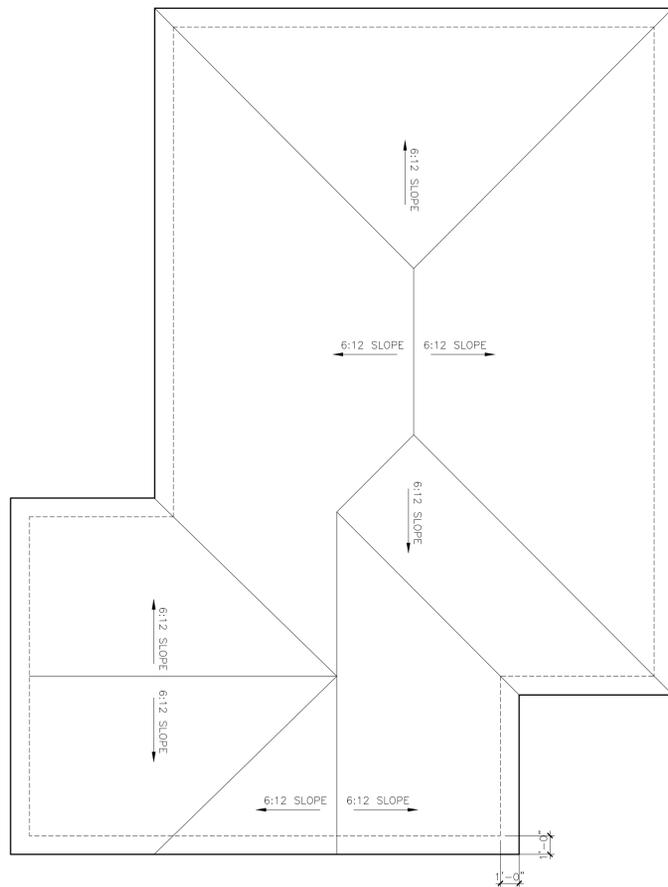
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11.24.15 HAHC REVIEW

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PROPOSED FLOOR PLAN

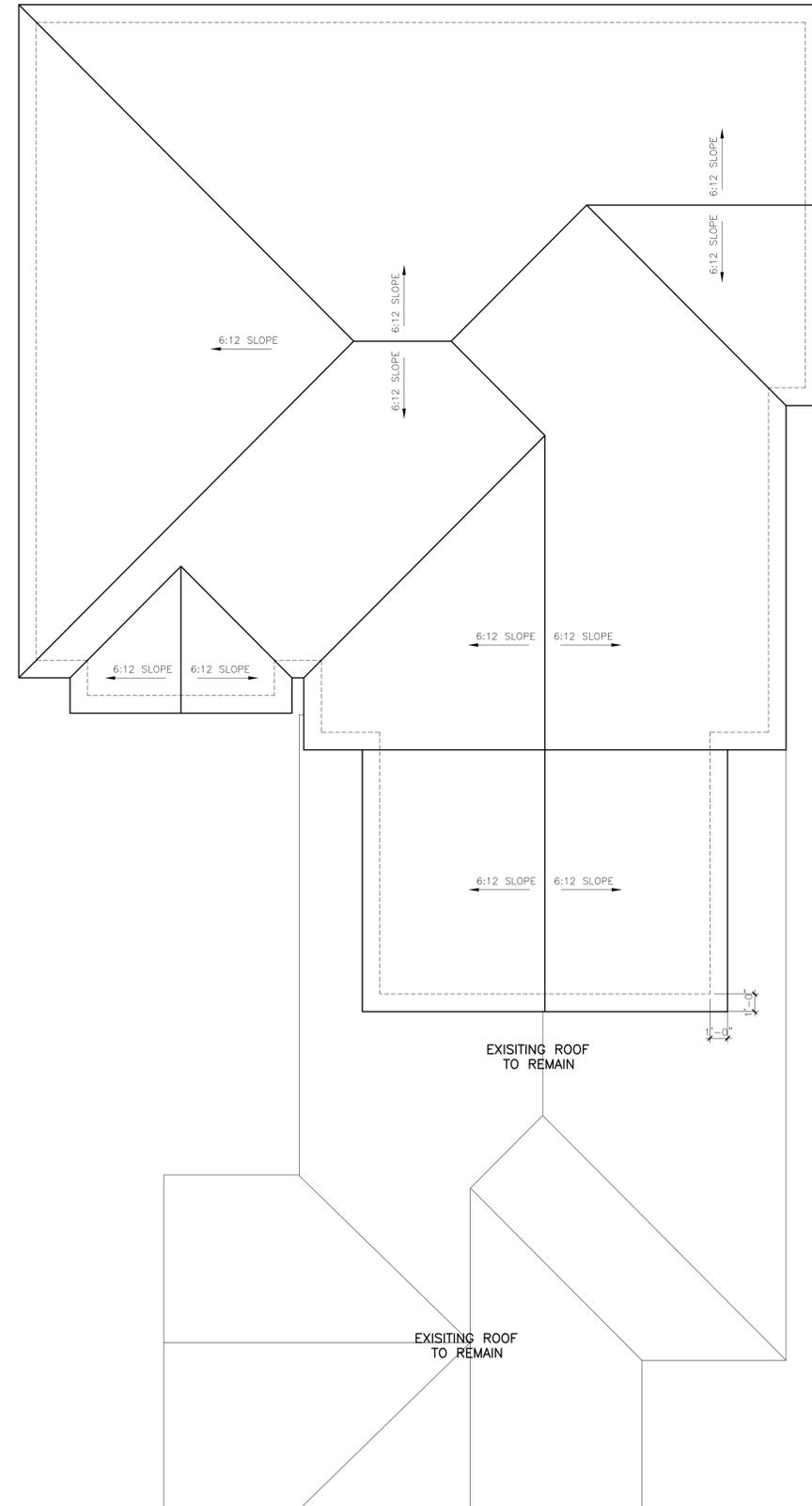
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Proj. Mgr.: KB **A 1.1**
Date: Nov 24, 2015 - 11:44am

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01 EXISTING ROOF PLAN

1/4" = 1'-0"



01 PROPOSED ROOF PLAN

1/4" = 1'-0"

424 EUCLID
Houston, TX

ROOF PLAN

Issue/Revision:
11.24.15 HAHC REVIEW

Drawing Description:

ROOF PLAN

Dwg. Name:	Layer mgr: XX	Sheet No.:
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Proj. Mgr.: KB	Date:	

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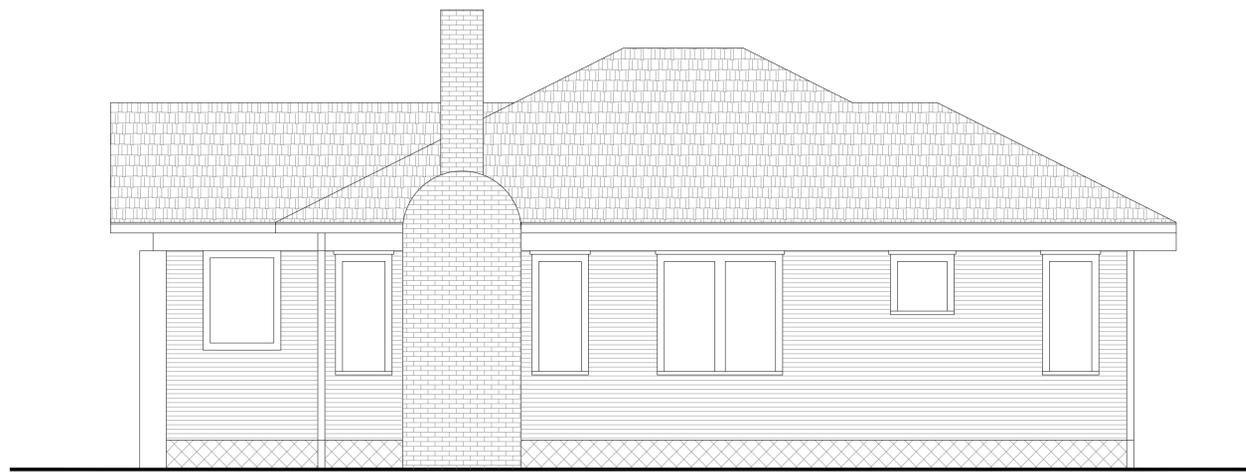
01 NORTH (FRONT) EXISTING ELEVATION

1/4" = 1'-0"



04 LEFT ELEVATION

1/4" = 1'-0"



04 RIGHT SIDE ELEVATION

1/4" = 1'-0"



04 SOUTH (BACK) EXISTING ELEVATION

1/4" = 1'-0"

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Houston, TX

EXISTING ELEVATIONS

Issue/Revision:
11.24.15 HAHG REVIEW

Drawing Description:

ELEVATIONS

Dwg. Name:	Layer mgr: XX	Sheet No.:
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Proj. Mgr.: KB	Date:	Nov 23, 2015 - 10:15pm

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01 PROPOSED FRONT (NORTH) ELEVATION

1/4" = 1'-0"



02 PROPOSED RIGHT (WEST)

1/4" = 1'-0"

424 EUCLID
Houston, TX

PROPOSED ELEVATIONS

Issue/Revision:
11.24.15 HAHC REVIEW

Drawing Description:

ELEVATIONS

Dwg. Name:	Layer mgr: XX	Sheet No.:
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Proj. Mgr.: KB	Date:	Nov 24, 2015 - 1124am

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01 BACK (SOUTH) ELEVATION

1/4" = 1'-0"



04 LEFT SIDE (EAST) ELEVATION

1/4" = 1'-0"

424 EUCLID
Houston, TX

PROPOSED ELEVATIONS

Issue/Revision:
11.24.15 HAHC REVIEW

Drawing Description:

ELEVATIONS

Dwg. Name:	Layer mgr: XX	Sheet No.:
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