

CERTIFICATE OF APPROPRIATENESS APPLICATION FORM



**PLANNING &
DEVELOPMENT
DEPARTMENT**

PROPERTY

Address 302 W 13th St
 Historic District / Landmark Houston Heights West HCAD# 020180000038
 Subdivision TRS 1B & 2B Block 184 Houston Heights 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 Megan Huber
 Company _____
 Mailing Address 302 W. 13th St.
Houston, TX 77008
 Phone 713-412-8122
 Email _____
 Signature [Signature]
 Date 3-31-2015

APPLICANT (if other than owner)

Name Adam Wells
 Company Ethos Design Group, LLC
 Mailing Address Po Box 70875
Houston TX 77270
 Phone 281-914-1741
 Email _____
 Signature [Signature]
 Date 3-31-2015

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: 302 W 13th St Houston, TX 77008

BUILDING TYPE

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



www.edghouston.com

Designer: Ethos Design Group, LLC
 Address: P.O. Box 70875
 Houston, TX 77270
 Phone: 281.914.1741
 Fax: 713.456.2882
 e-mail: [REDACTED]

Engineer: Unassigned
 Address:

Phone:
 e-mail:

Client: Anthony & Meg Adamson
 Address: 302 W 13th St
 Houston, TX 77008

Phone:
 Fax:
 e-mail:

Builder: Ethos Design Group, LLC
 Address: P.O. Box 70875
 Houston, TX 77270
 Phone: 281.914.1741
 Fax: 713.456.2882
 e-mail: [REDACTED]

No.	Description	Date
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- Plans drawn to IRC-2006 standards (at minimum).
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- Designed for City of Houston.

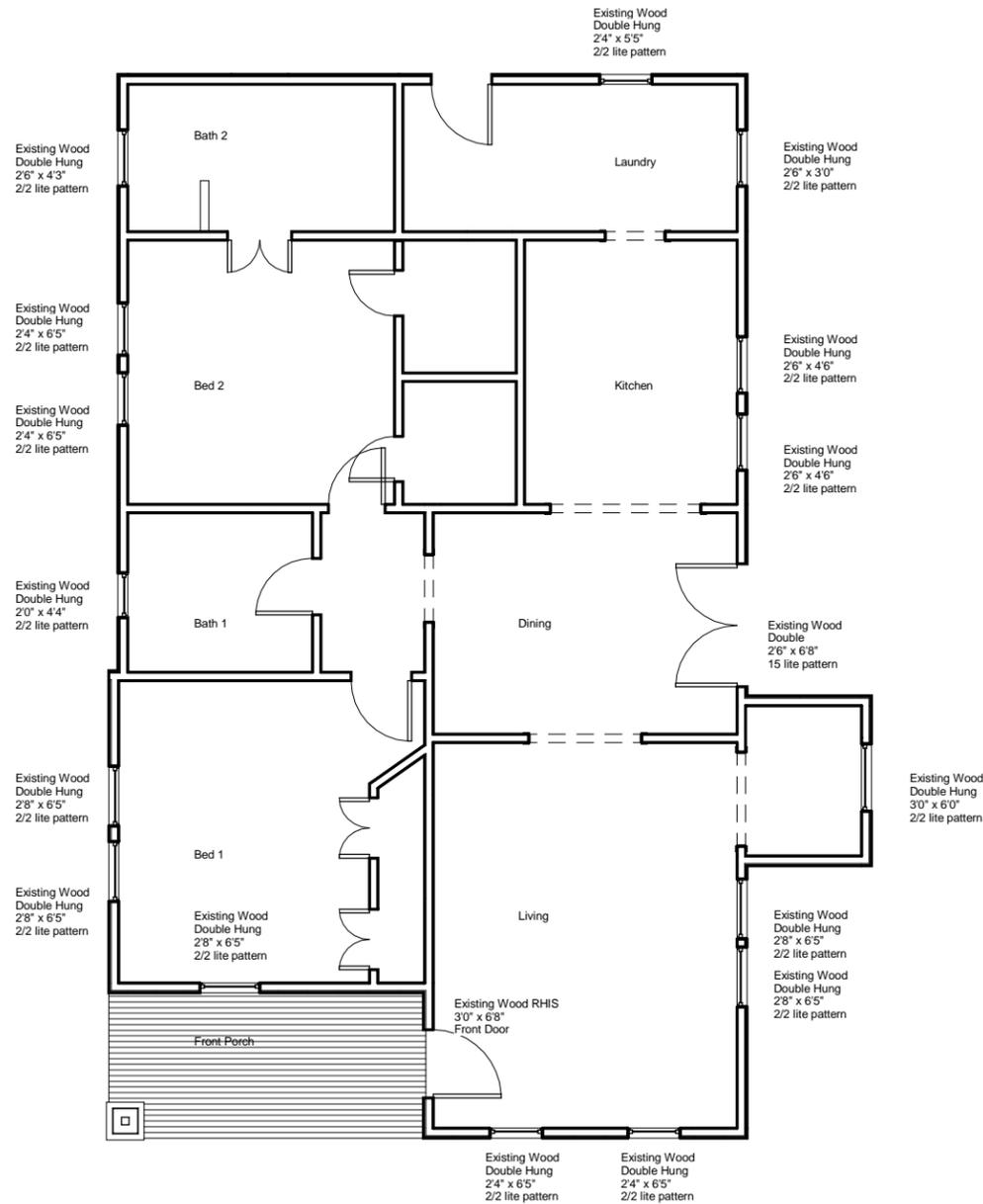
This plan set is an instrument of service and shall remain the property of the designer. Using these drawings on any other project or extension to this project is prohibited without the written consent of both the engineer of record and the designer. Ethos Design Group, LLC, acting as the designer, will neither be responsible nor liable for construction methods or materials, including safety programs regarding this project unless specifically hired as the general contractor.

Adamson Addition Existing & Demo

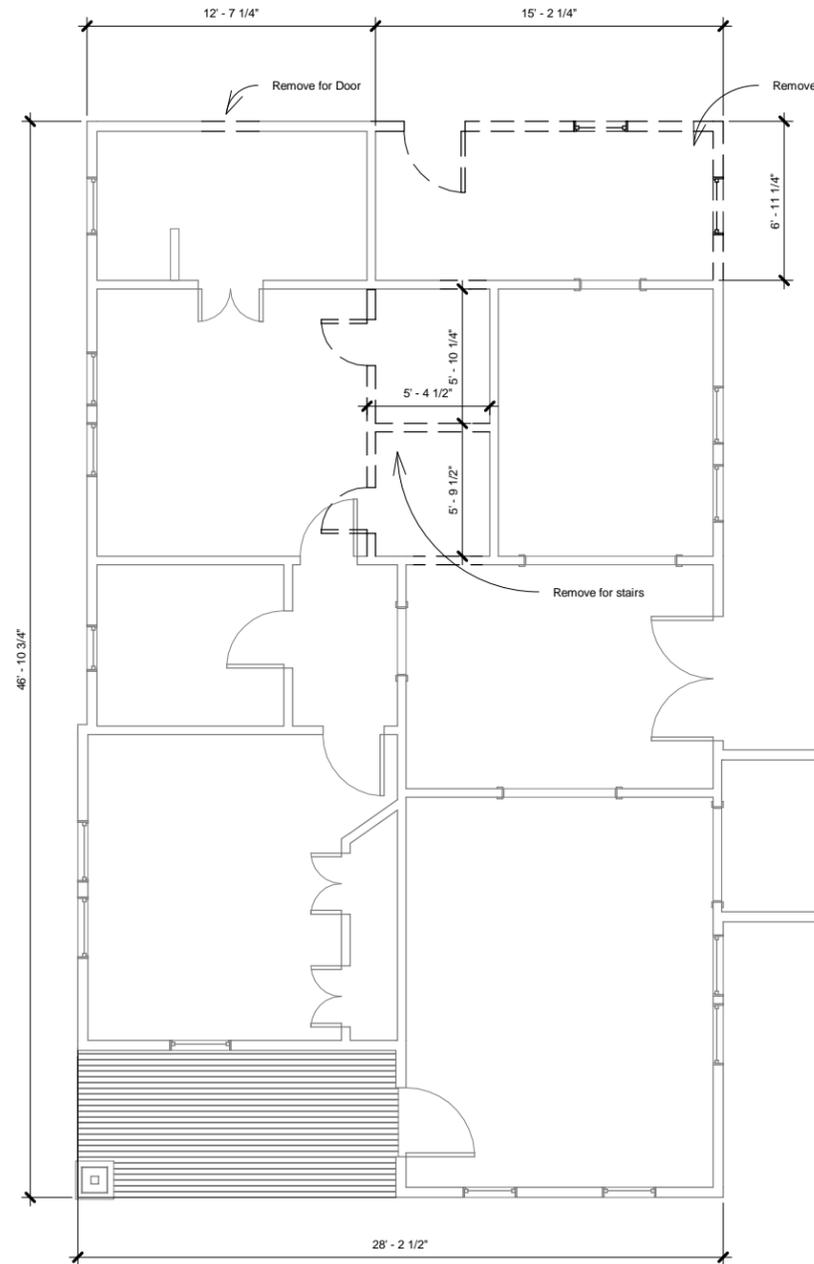
Project number	15-06
Date	03.23.215
Drawn by	awells
Checked by	awells

A-0.0

Scale 1/8" = 1'-0"
 Print 11x17 "Borderless" to scale drawings



1 1st Floor Existing
 1/8" = 1'-0"



2 1st Floor Demo
 1/8" = 1'-0"



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No.	Description	Date
1	Initial Draft	03.23.2015
2	Revision	03.24.2015
3	Revision 2	03.30.2015

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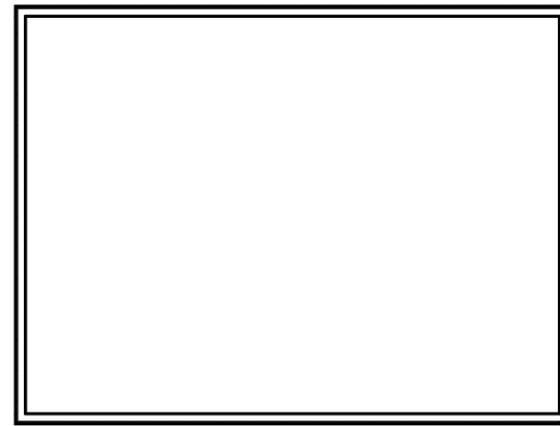
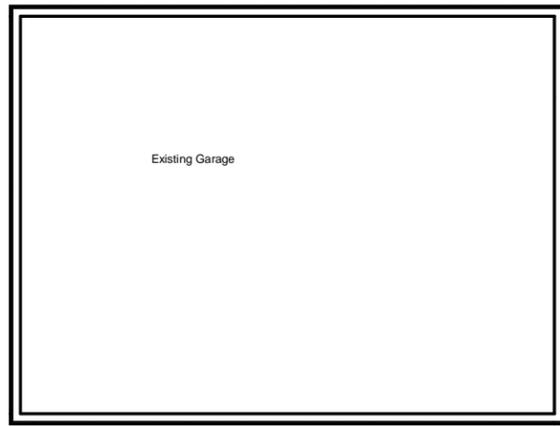
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Adamson Addition New Plans

Project number: 15-06
 Date: 03.23.2015
 Drawn by: awells
 Checked by: awells

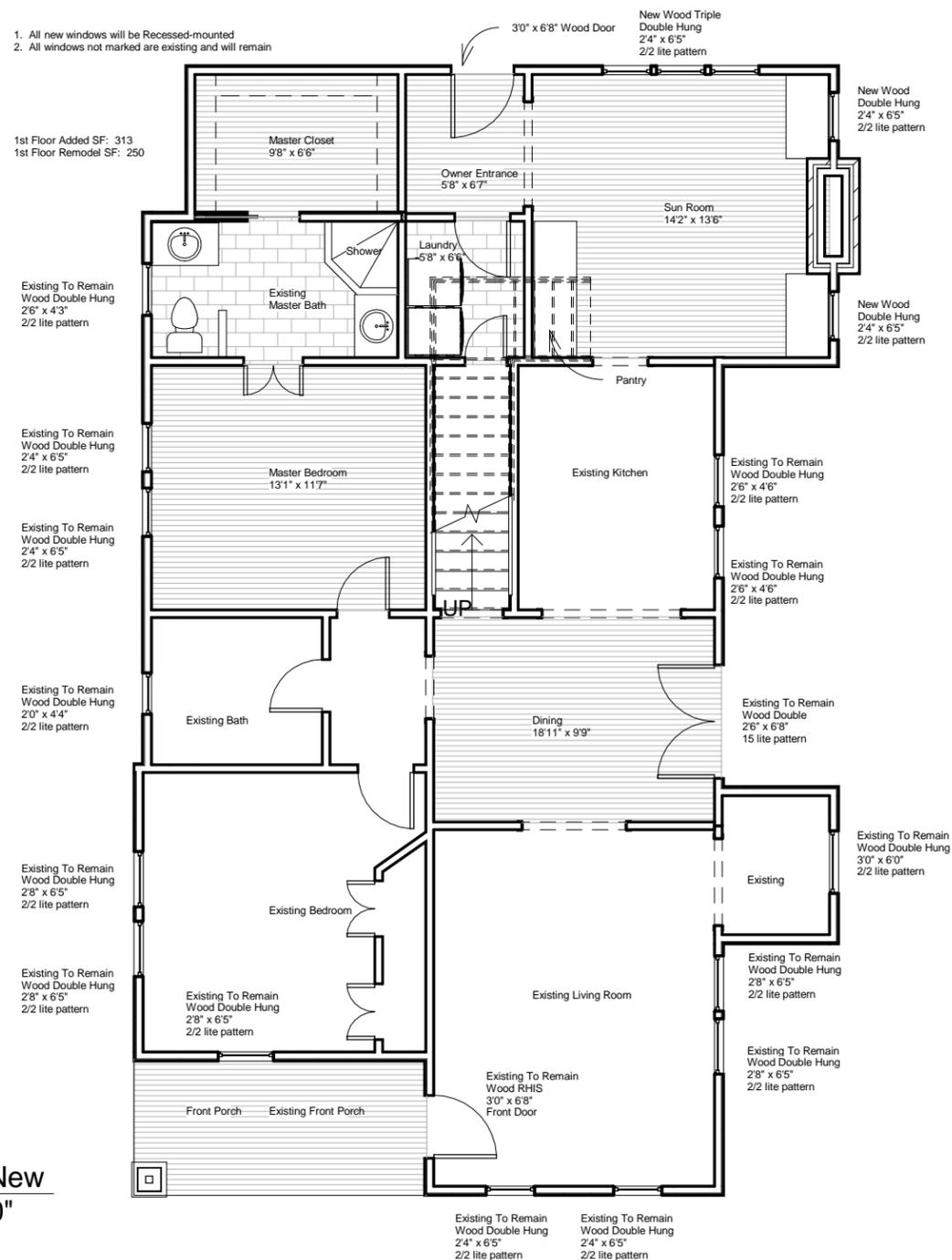
A-1.0

Scale: 1/8" = 1'-0"
 Print 11x17 "Borderless" to scale drawings



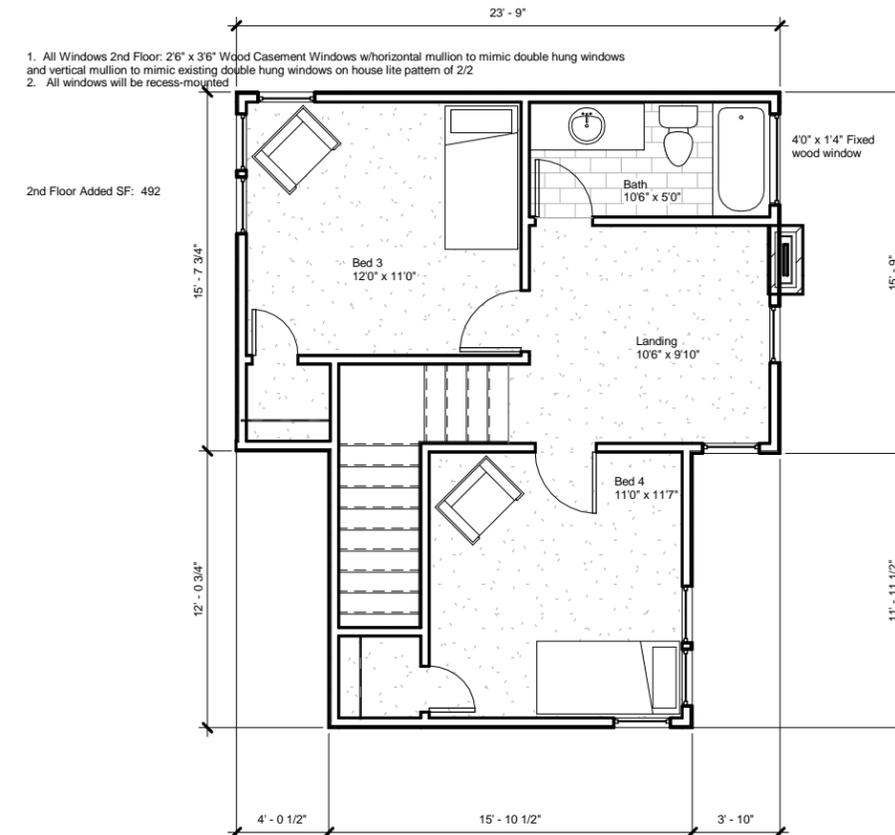
- All new windows will be Recessed-mounted
- All windows not marked are existing and will remain

1st Floor Added SF: 313
 1st Floor Remodel SF: 250



- All Windows 2nd Floor: 2'6" x 3'6" Wood Casement Windows w/horizontal mullion to mimic double hung windows and vertical mullion to mimic existing double hung windows on house lite pattern of 2/2
- All windows will be recess-mounted

2nd Floor Added SF: 492



1 1st Floor New
 1/8" = 1'-0"

2 2nd Floor
 1/8" = 1'-0"



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 Address:

Phone:
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Client: Anthony & Meg Adamson
 Address: 302 W 13th St
 Houston, TX 77008

Phone:
 Fax:
 e-mail: [REDACTED]

Builder: Ethos Design Group, LLC
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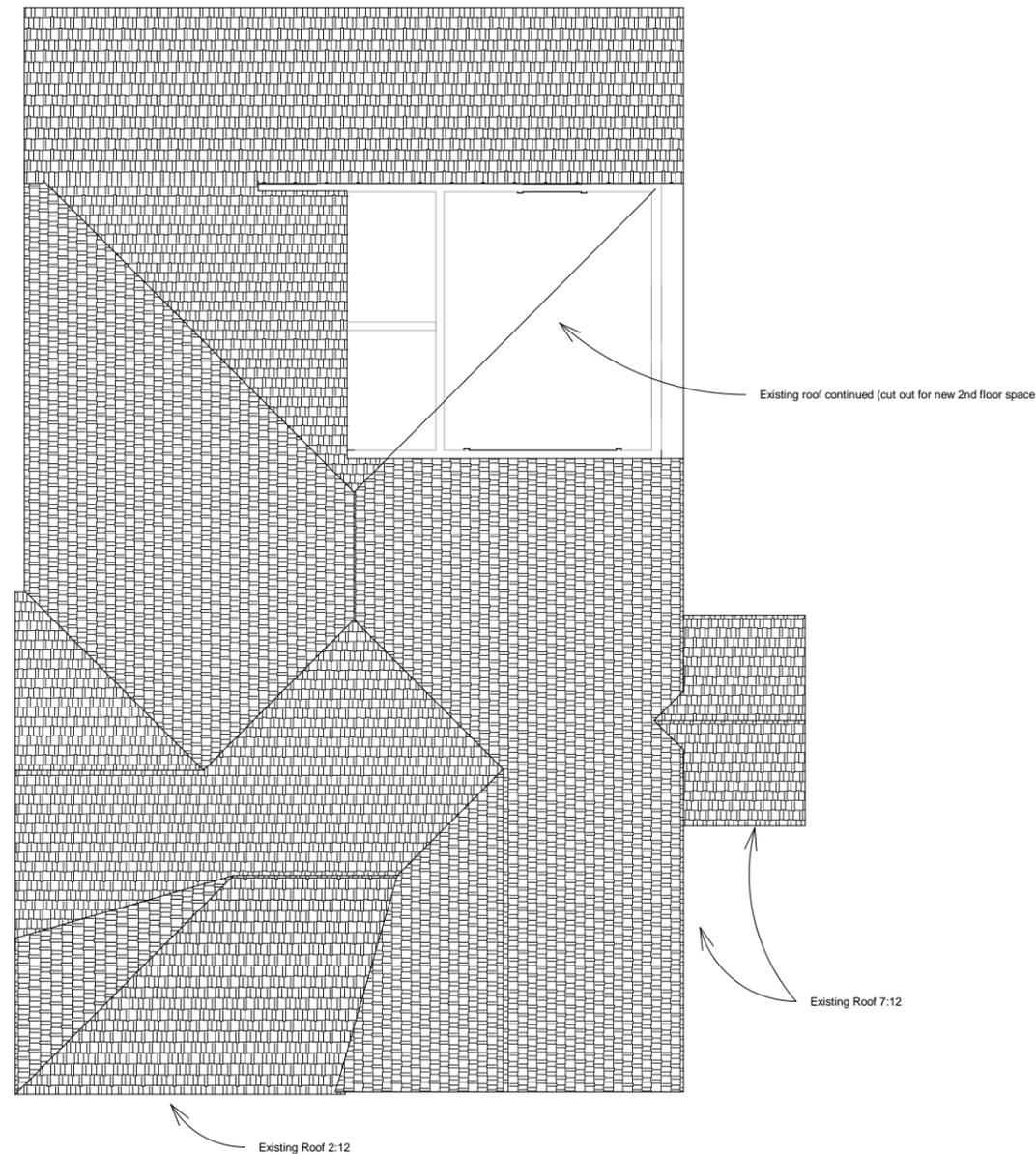
Adamson Addition Roof Plans

Project number	15-06
Date	03.23.215
Drawn by	awells
Checked by	awells

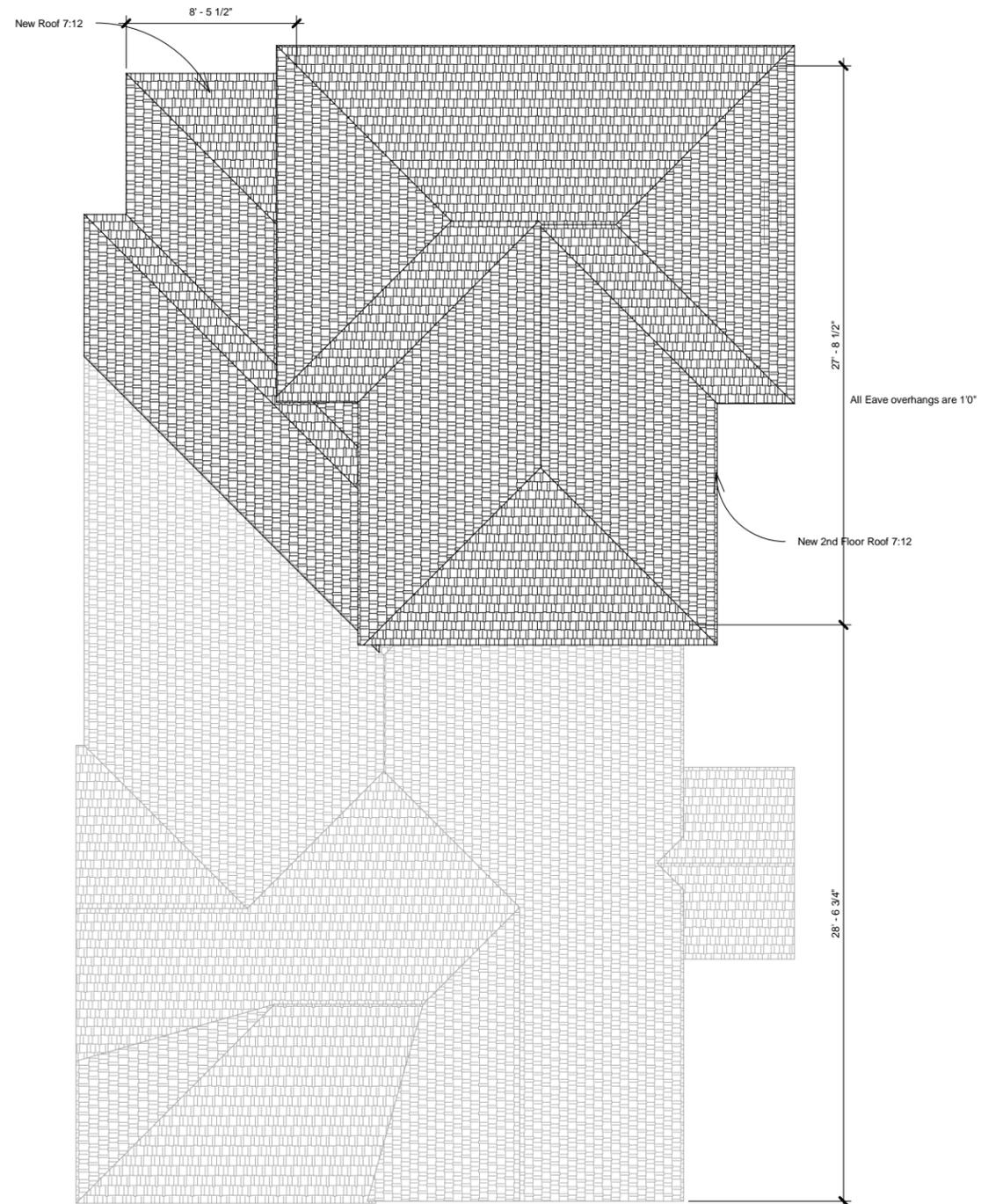
A-1.1

Scale 1/8" = 1'-0"
 Print 11x17 "Borderless" to scale drawings

All Eave Overhang of Existing are 1'0" to be demo'd 5:12



1 Roof Plan Current
 1/8" = 1'-0"



2 Roof Plan Proposed
 1/8" = 1'-0"



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Houston, TX 77270
Phone: 281.914.1741
Fax: 713.456.2882
e-mail: [redacted]

Engineer: Unassigned
Address:

Phone:
e-mail:

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Houston, TX 77008

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Adamson Addition Exterior Elevations

Project number 15-06
Date 03.23.215
Drawn by awells
Checked by awells

A-2.0

Scale 1/8" = 1'-0"
Print 11x17 "Borderless" to scale drawings

Roof Peak
24' - 4 1/4"

2nd Floor Ceiling
19' - 0"

2nd Floor
11' - 0"

1st Floor Ceiling
10' - 0"

1st Floor
0' - 0"

Grade
-2' - 0"



1 East Current
1/8" = 1'-0"



2 East Proposed
1/8" = 1'-0"



3 West Current
1/8" = 1'-0"



4 West Proposed
1/8" = 1'-0"



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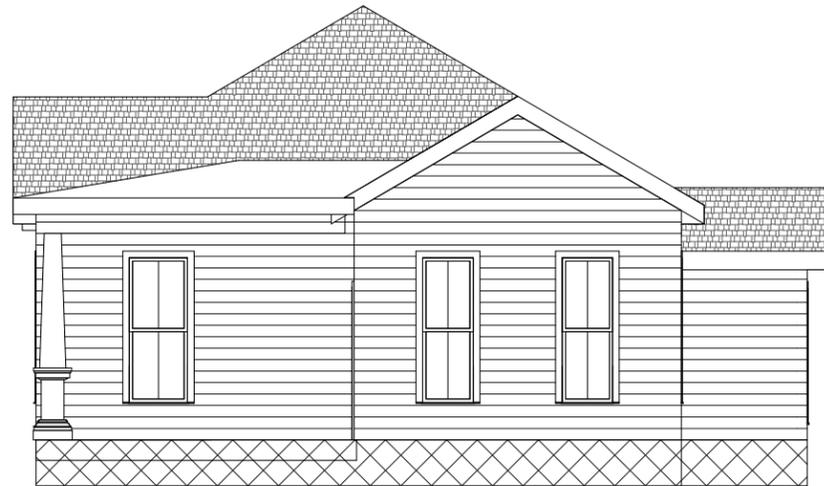
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Adamson Addition Exterior Elevations

Project number	15-06
Date	03.23.215
Drawn by	awells
Checked by	awells

A-2.1

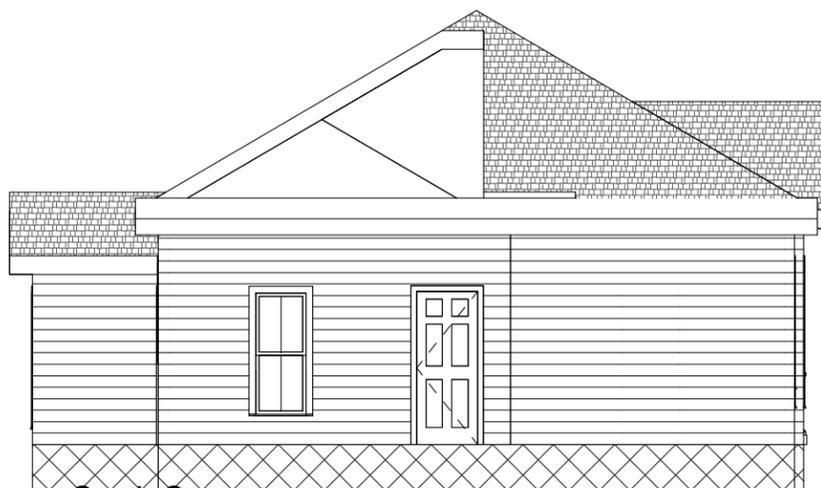
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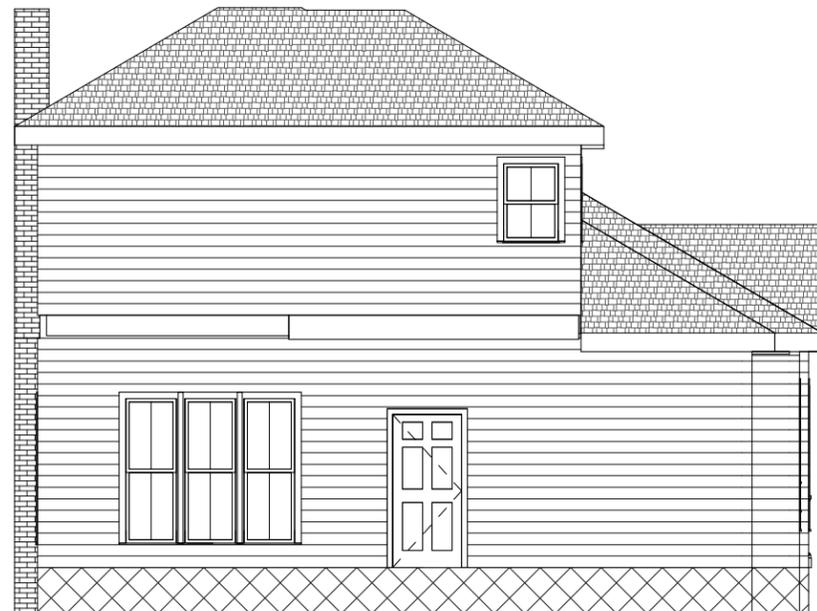
1 North Current
 1/8" = 1'-0"



2 North Proposed
 1/8" = 1'-0"



3 South Current
 1/8" = 1'-0"



4 South Proposed
 1/8" = 1'-0"



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Engineer: Unassigned
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Phone: [REDACTED]
 e-mail: [REDACTED]

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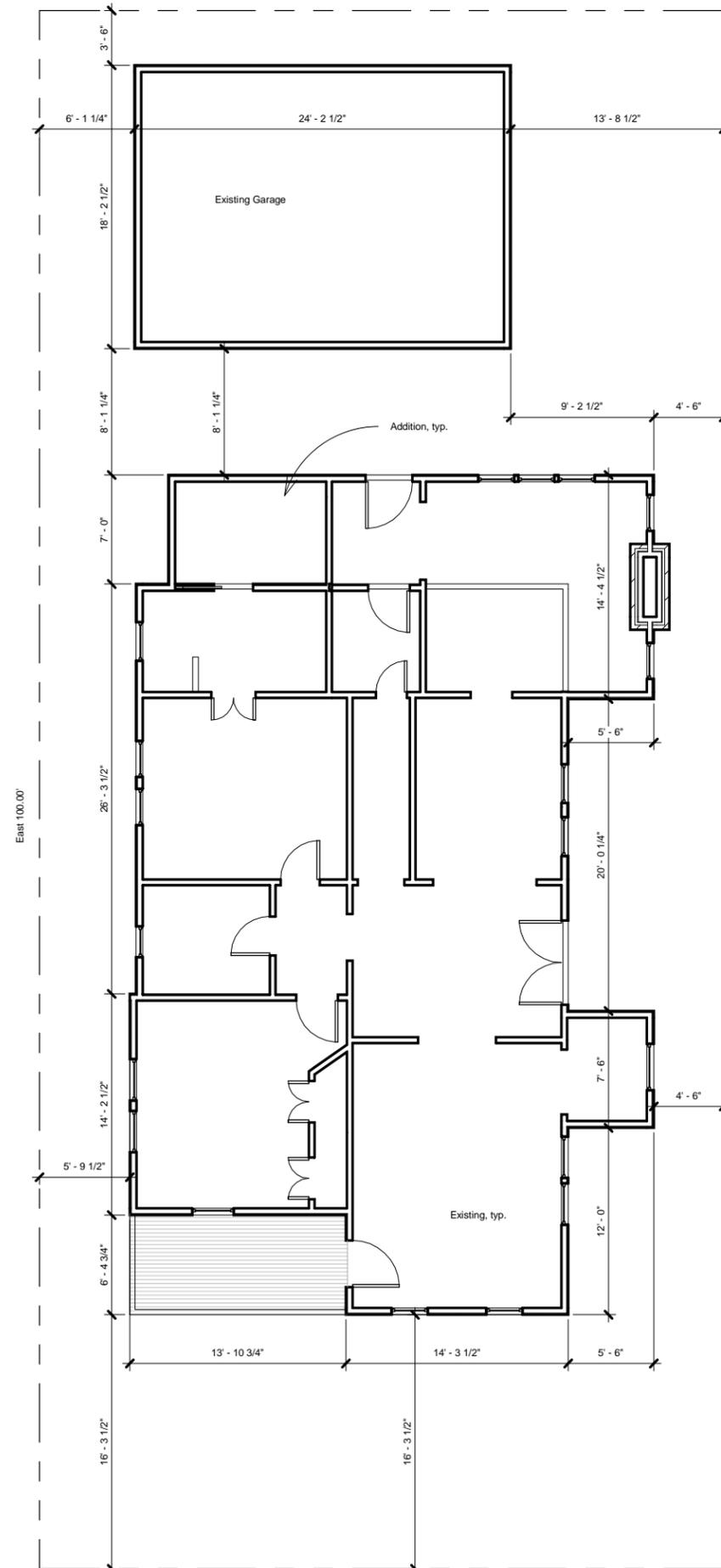
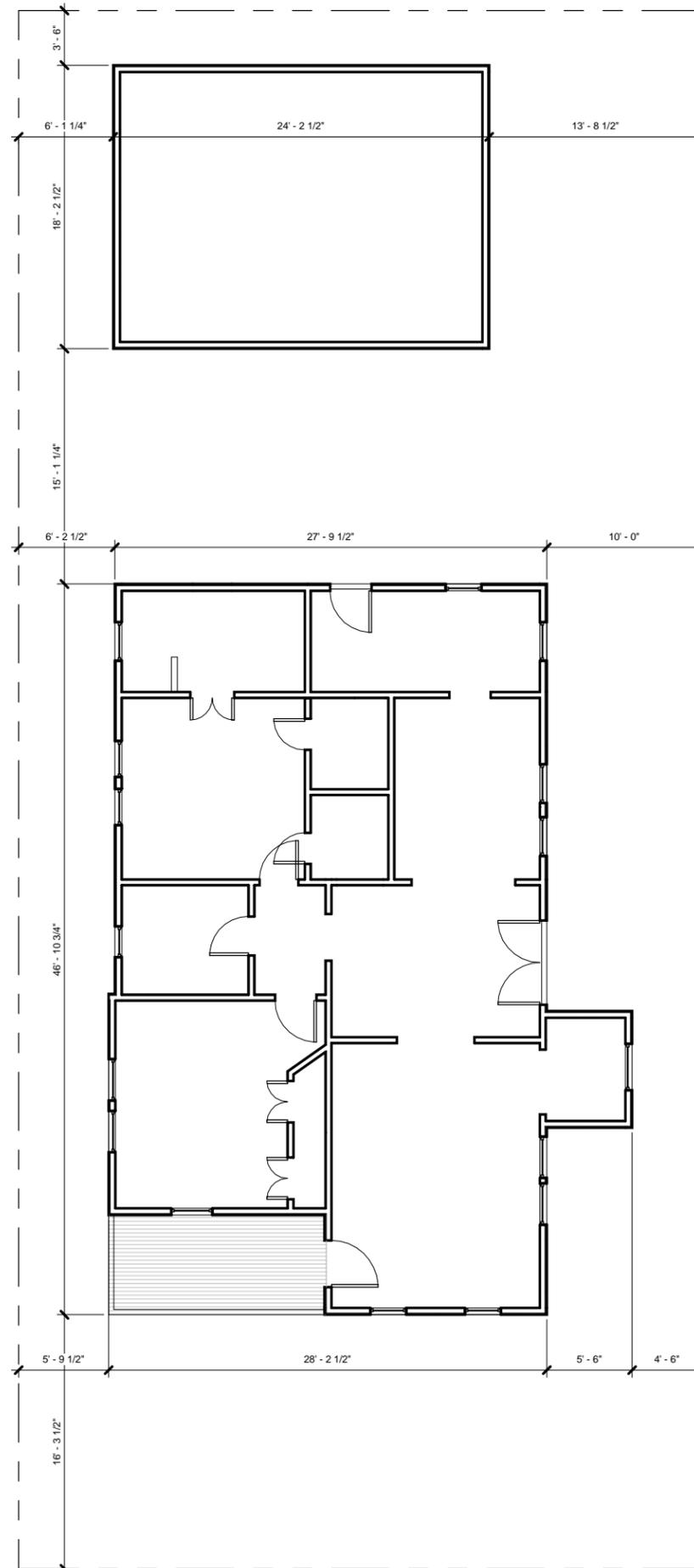
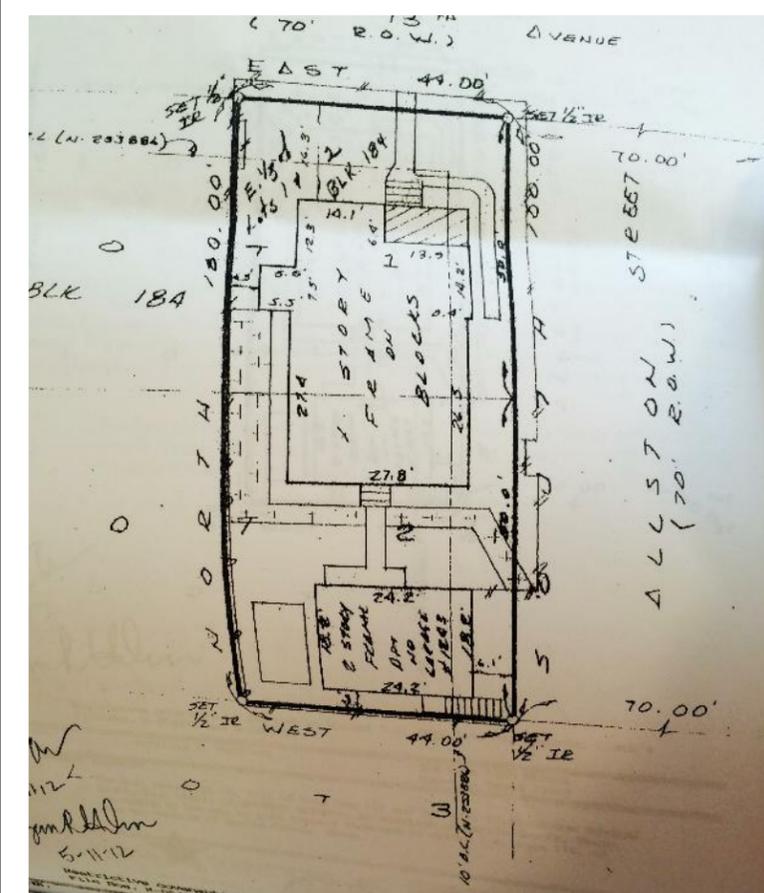
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Adamson Addition Site Plans

Project number	15-06
Date	03.23.215
Drawn by	awells
Checked by	awells

C-0.0

Scale 1" = 10'-0"
 Print 11x17 "Borderless" to scale drawings



2 Existing Site
1" = 10'-0"

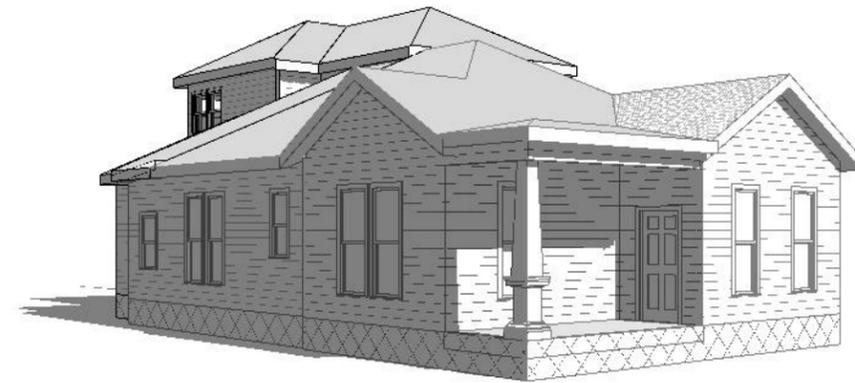
1 Site
1" = 10'-0"

O W N E R R e s i d e n c e

Meg & Anthony Adamson
302 W 13th Street
Houston, TX 77008-6818

PROJECT INFO (SF):

Existing: 1,294
1st Floor Addition: 313
2nd Floor Addition: 492
Total: 2,099



1 Street View



www.edghouston.com

Designer: Ethos Design Group, LLC
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Adamson
Addition
Cover & Index

Project number 15-06
Date 03.23.215
Drawn by awells
Checked by awells

Cover

Scale
Print 11x17 "Borderless" to scale drawings

Sheet Index

- A-0.0 Existing & Demo
- A-1.0 New Plans
- A-1.1 Roof Plans
- A-2.0 Exterior Elevations
- A-2.1 Exterior Elevations
- C-0.0 Site Plans

302 W 13th

