CERTIFICATE OF APPROPRIATENESS
APPLICATION FORM

PLANNING & DEVELOPMENT DEPARTMENT

PROPERTY

Address: 500 Fannin, Ground Floor

Historic District / Landmark: HCAD # 1361610000002

Subdivision: SSBB Tracts 4A, 5A Lot: Block: 56

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:

Company: Episcopal Health Foundation

Mailing Address: 500 Fannin St., Suite 300
Houston, Texas 77002

Phone: 713-225-0900

Email:

Signature:

Date: April 29, 2015

APPLICANT (if other than owner)

Name: Bob Fretz

Company: Fretz Construction Company

Mailing Address: 500 Fannin St., Suite 200
Houston, Texas 77002

Phone: 713-641-6777

Email: [redacted]

Signature:

Date: April 29, 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:* ___/___/___

Fretz Construction
SINCE 1923

500 FANNIN ST.
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HOUSTON, TEXAS 77002
P 713.641.6777
F 713.641.4676
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500 FANNIN BUILDING
Main Entry Doors Modifications

Request for Certificate of Appropriateness

The 500 Fannin Building was designed in 1931 by William Ward Watkin, and was the longtime home of the Wilson Printing and Stationery Company. In 1979, the building was vacated, and remained unoccupied until 2011, when the building was restored by 500 Fannin, LLC. with Ziegler Cooper Architects.

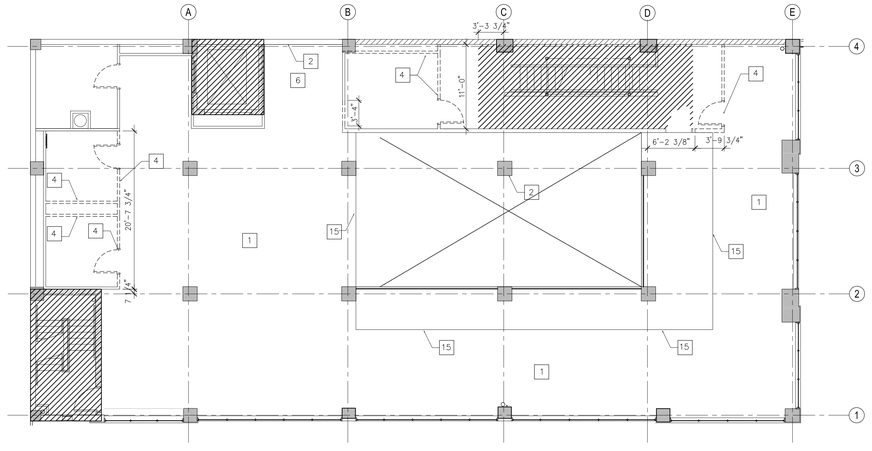
The Hines Center for Spirituality, part of Christ Church Cathedral, will occupy the ground floor and mezzanine of the 500 Fannin Building. As part of their build-out, they wish to retain the original main entry door locations on Prairie and on Fannin. The openings' width will remain exactly as the original design, but the overall depth of the opening will be reduced. The changes being proposed are necessary to increase the available space inside the Hines Center.

Attached are floor plans and elevation drawings prepared by Ziegler Cooper Architects which show the two entrance modifications. The existing openings will appear as they had originally in the Prairie and Fannin sides of the building's facade, with the overall depth of the openings being slightly revised to accommodate the current needs of the occupant.

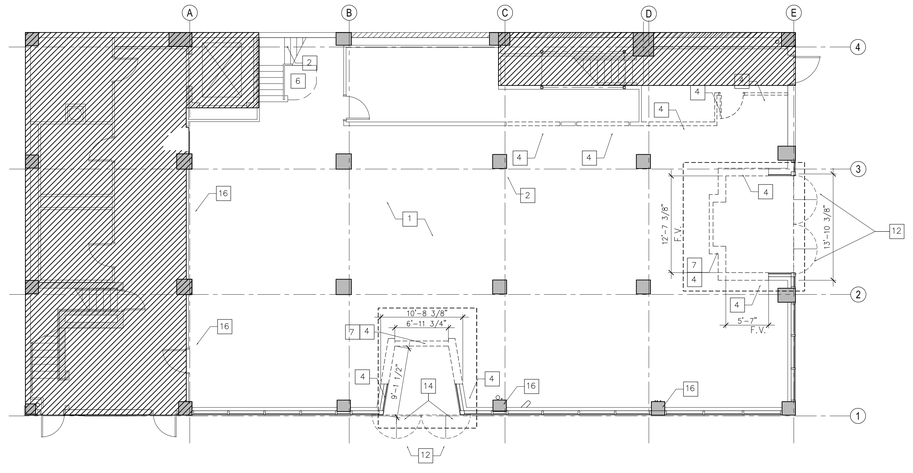
April 29, 2015

☐ KEYED NOTES- DEMO PLAN

1	CLEAN FLOOR ENTIRELY. REMOVE ANY DAMAGED AND SPAWLED SECTIONS, REMOVE ANY ATTACHED EQUIPMENT, BRACKETS, ETC. PREP FOR PATCHING.
2	CLEAN WALLS AND COLUMNS ENTIRELY, REMOVE ANY ATTACHED EQUIPMENT, ETC. PREP ALL DAMAGED AREAS FOR PATCHING. TYP.
3	CLEAN CEILING ENTIRELY. REMOVE ANY DAMAGED AND SPAWLED SECTIONS, REMOVE ANY ATTACHED EQUIPMENT, BRACKETS, ETC. PREP FOR PATCHING.
4	REMOVE ALL TILE, FRAMING, LOWER WALL INFILL, ETC. AND DEMOLISH EXISTING CAST IN PLACE CONCRETE.
5	ELECTRICAL, PLUMBING AND FIRE SPRINKLER SYSTEM SUBS ARE TO REMOVE THEIR RESPECTIVE ASSEMBLIES AND DISTRIBUTION SYSTEMS IN PREPARATION FOR NEW SYSTEMS. COORDINATE ALL WORK, AS NECESSARY, WITH THE C.O.H.
6	CLEAN AND PRESERVE CONCRETE STAIR STRUCTURE AND HISTORIC METAL RAILING
7	REMOVE OLD DOOR & PREP FOR NEW DOOR.
8	CLEAN & PREP FLOOR FOR NEW INFILL STRUCTURE
9	REMOVE WINDOWS/DOOR FRAMES, ANCHORS, IN AREA INDICATED. INSTALL TEMPORARY PLYWOOD CLOSURE AT ALL OPENINGS UNTILL WINDOWS ARE INSTALLED.
10	CLEAN ALL EXISTING PAINT, APPENDAGES, ETC. FROM FACE OF EXISTING FACADE. FILL ALL VOIDS & FRACTURES WITH SPECIFIED PATCH MATERIAL IN PREPARATION FOR NEW WATER PROOFING & PAINT.
11	REMOVE ANY GROUT BUILD UP @ SILLS. TAKE BACK TO EXISTING CAST IN PLACE CONCRETE FORM. FILL ALL VOIDS WITH SPECIFIED PATCH MATERIAL
12	REMOVE GATES, AND OFFER TO CLIENT FOR THEIR USE OR STORAGE. PREPARE WALL TO RECEIVE NEW GATE.
13	CLEAN TERRAZZO FLOOR
14	REMOVE BLACK GRANITE CLADDING WITHOUT DESTROYING IT. PRESERVE PANELS FOR REUSE – AND PREP WALL FOR TO RECEIVE PANELS IN REGULAR RUNNING BOND PATTERN.
15	REMOVE CABLE-STRUNG BALUSTRADE AND ALL SUPPORTS. DO NOT REMOVE STRUCTURAL TIE-RODS
16	DEMOLISH EXPOSED PIPES, CONDUIT & AFTER CONFIRMING THEY CAN BE RELOCATED



MEZZANINE DEMOLITION PLAN 1
1/8" = 1'-0"



LEVEL 1 DEMOLITION PLAN 1
1/8" = 1'-0"

PLAN NORTH

TRUE NORTH

ZIEGLER COOPER
700 Louisiana Street, Suite 350
Houston, Texas 77002
713.374.0000
www.zieglercooper.com

ISSUES

NO	DATE	DESCRIPTION
1	29 APR 2015	ISSUE FOR REVIEW

REVISIONS

NO	DATE	DESCRIPTION

THE JOHN E. HINES CENTER FOR SPIRITUALITY AND PRAYER

SHEET TITLE

DEMOLITION PLAN

SHEET SCALE

A20.1

ZCA PROJECT # 1088501

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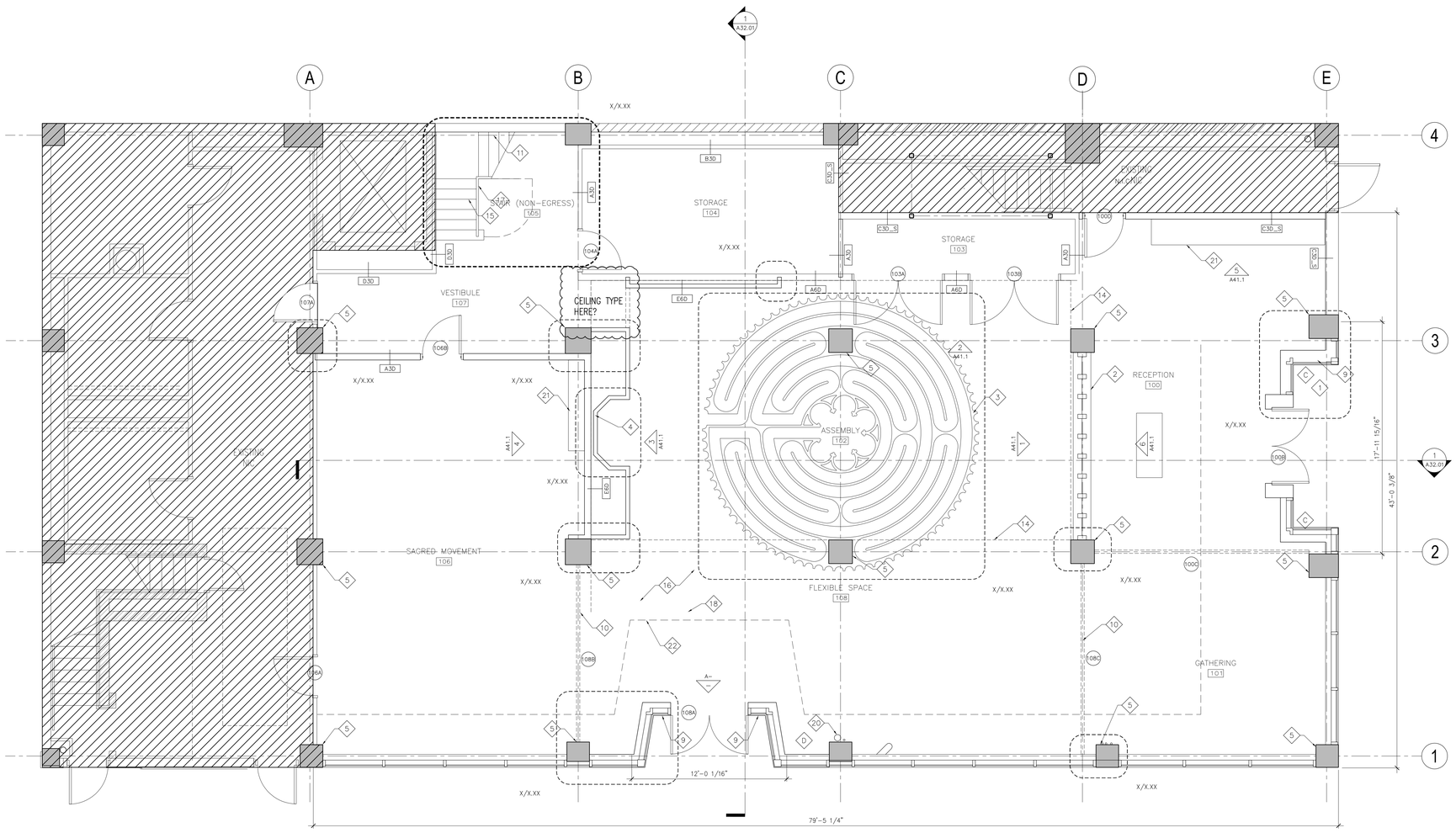
KEYED NOTES A2.1.1 TO A2.1.4	
1	ACCESSIBLE ENTRANCE W/ SIGNAGE
2	FIXED, GLASS AND WOOD ROOM SCREEN
3	LABYRINTH, RE: SPECS
4	WOOD-BACKED, BRICK NICHE
5	CONCRETE COLUMNS TO BE SAND-BLASTED AND LEFT UNFINISHED, TYP.
6	CONTINUOUS STEEL VERTICAL PICKET RAIL RE: DETAILS
7	AREA OF NEW MEZZANINE FLOOR INFILL
8	WALL TERMINATES AT WINDOW MULLION
9	INFILL EXTERIOR WALL WITH BLACK GRANITE SALVAGED FROM DEMOLISHED AREA
10	ROOM DIVIDER, RAYDOOR, DESIGN TBD
11	BRICK VENEER ONTO WEST STAIR WALL. T.O.LEVEL 1 TO B.O.LEVEL 3
12	LINE OF FURR DOWN RE: RCP
13	LINE OF NEW INFILL CONCRETE
14	LINE OF MEZZANINE ABOVE
15	EXISTING CONCRETE STAIR
16	RESTORE AND EXTEND EXISTING TERRAZZO FLOOR
17	REFURBISH EXISTING STAIR AND RAIL.
18	CLEAN & REPAIR EXISTING FLOOR, NO FINISH, TYP.
19	SAW CUT CONC SLAB FOR CHASE
20	STANDPIPE (EXISTING)
21	BUILT-IN CASEWORK RE: ELEVATIONS
22	LINE OF NEW TERRAZO INFILL



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

PLAN NORTH

TRUE NORTH

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ISSUES

NO	DATE	DESCRIPTION
1	15 APR 2015	ISSUE FOR PERMIT

REVISIONS

NO	DATE	DESCRIPTION

THE JOHN E. HINES CENTER FOR SPIRITUALITY AND PRAYER

SHEET TITLE
FIRST FLOOR PLAN

SHEET SCALE

A21.1

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ISSUES

NO	DATE	DESCRIPTION
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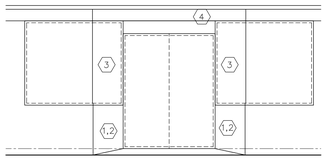
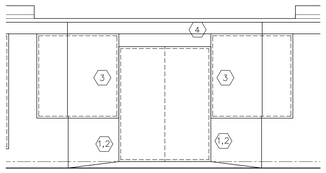
REVISIONS

NO	DATE	DESCRIPTION

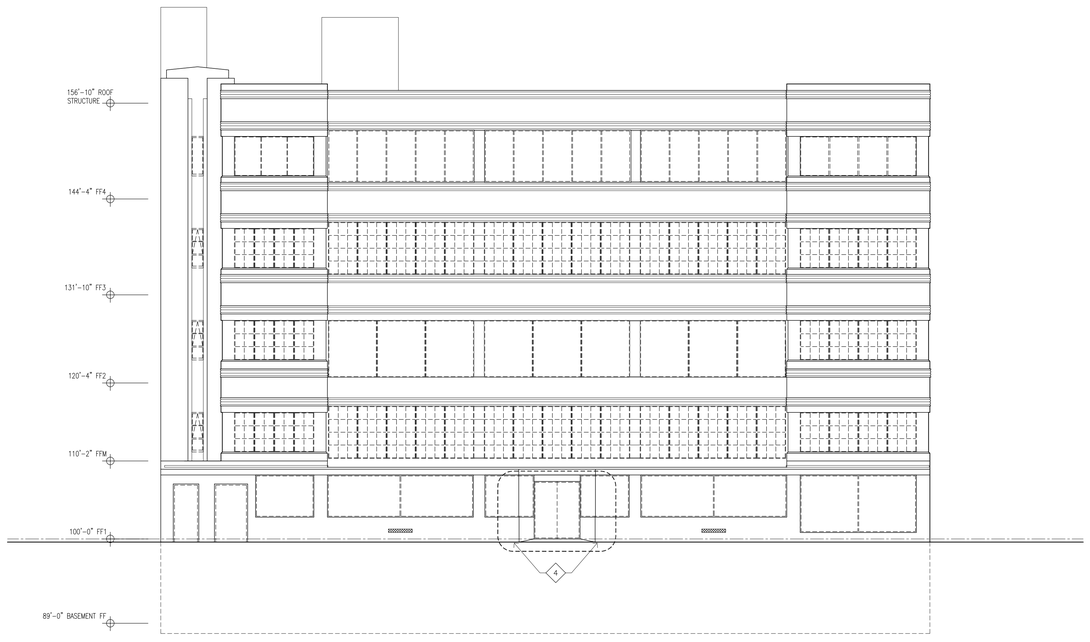


4 E. ENTRY ELEVATION
SCALE 1/4"=1'-0"

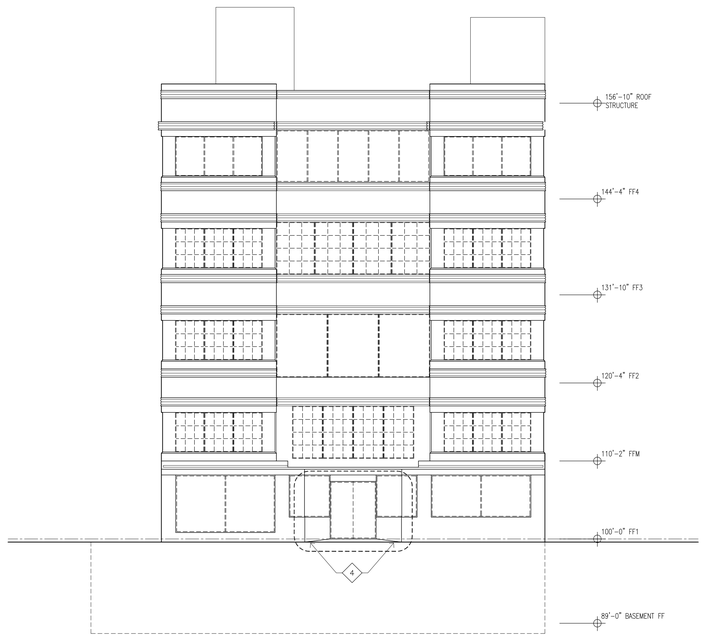


3 N. ENTRY ELEVATION
SCALE 1/4"=1'-0"

☐ KEYED NOTES- DEMO PLAN	
1	WALL LENGTH TO BE REDUCED AS SHOWN IN PLAN.
2	REMOVE BLACK GRANITE CLADDING WITHOUT DESTROYING IT. PRESERVE PANELS FOR REUSE – AND PREP WALL TO RECEIVE PANELS IN REGULAR RUNNING BOND PATTERN.
3	LENGHT OF STOREFRONT WINDOWS TO BE REDUCED, PER PLAN
4	REMOVE NON-HISTORIC GATES ADDED IN 2013, AND OFFER TO CLIENT FOR THEIR USE OR STORAGE. PREPARE SOFFIT FOR OVERHEAD COILING DOOR.



2 EAST ELEVATION



1 NORTH ELEVATION

SCALE 1/8"=1'-0" U.N.O.

ORIGINAL FACADE PERMITTED UNDER 11048660

THE JOHN E. HINES CENTER FOR SPIRITUALITY AND PRAYER

SHEET TITLE
ELEVATIONS

SHEET SCALE

A30.1

ZCA PROJECT # 1088501

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