

# CERTIFICATE OF APPROPRIATENESS

## ALTERATION & ADDITON CHECKLIST

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**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:** 605 WHITE ST.

### 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 checked="" type="checkbox"/> roof  |
| <input checked="" type="checkbox"/> foundation              | <input type="checkbox"/> awning or canopy |
| <input checked="" type="checkbox"/> wall siding or cladding | <input type="checkbox"/> commercial sign  |
| <input checked="" type="checkbox"/> windows or doors        | <input type="checkbox"/> ramp or lift     |
| <input checked="" 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 checked="" type="checkbox"/> current elevations (all sides)  |
| <input 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 type="checkbox"/> perspective and/or line of sight           |

# CERTIFICATE OF APPROPRIATENESS APPLICATION FORM



**PLANNING &  
DEVELOPMENT  
DEPARTMENT**

**PROPERTY**

Address 605 WHITE ST  
 Historic District / Landmark OLD SIXTH WARD HCAD # 0051980000015  
 Subdivision \_\_\_\_\_ Lot 5A-1 & 6A Block 415

**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 REGINA SWANSTROM  
 Company \_\_\_\_\_  
 Mailing Address 605 WHITE ST.  
HOUSTON, TX 77007  
 Phone \_\_\_\_\_  
 Email gmess@live.com  
 Signature Regina M Swanstrom  
 Date 4/27/15

**APPLICANT** (if other than owner)

Name LAURA MICHAELIDES  
 Company FOUR SQUARE DESIGN STUDIO  
 Mailing Address 1810 SUMMER ST  
HOUSTON, TX 77007  
 Phone 713-802-1699  
 Email laura@foursquaredesignstudio.com  
 Signature Laura Michaelides  
 Date 4/27/15

**ACKNOWLEDGEMENT OF RESPONSIBILITY**

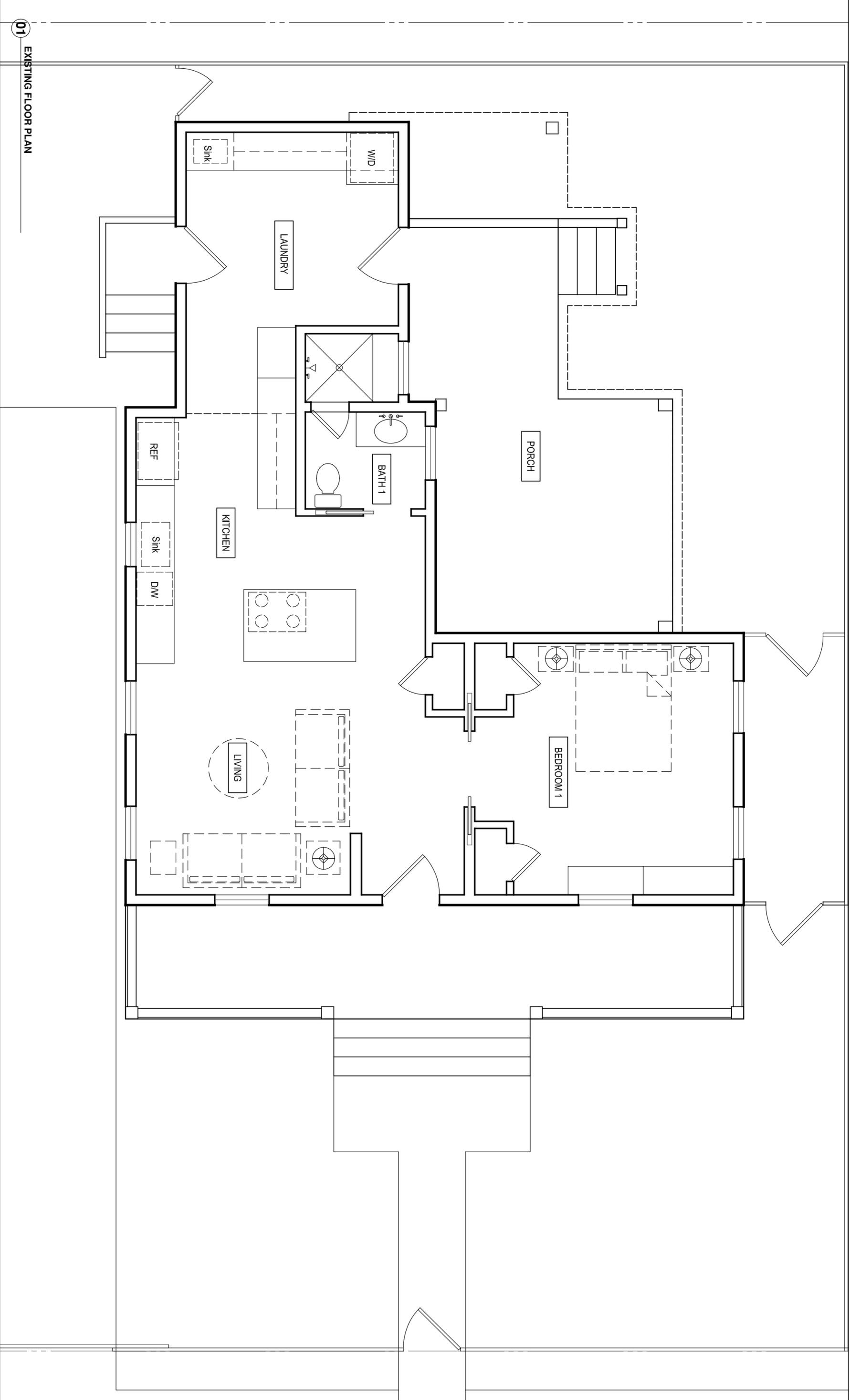
**Requirements:** A complete application includes all applicable information requested on checklists to provide a complete and accurate description of existing and proposed conditions. Preliminary review meeting or site visit with staff may be necessary to process the application. Owner contact information 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: \_\_\_/\_\_\_/\_\_\_



01 EXISTING FLOOR PLAN

DATE: 29 APR 2015

SCALE: 1/4"=1'-0"

DRAWN BY: SH

SWANSTROM RESIDENCE  
605 WHITE ST  
HOUSTON, TX 77007

Revisions:

EXISTING FLOOR PLAN

**NOT FOR CONSTRUCTION**

Four Square Design Studio LLC

1810 Summer Street  
Houston, TX 77007  
laura@foursquardesignstudio.com

713.802.1699

A0

DATE: 29 APR 2015  
SCALE: 3/16"=1'-0"  
DRAWN BY: SH

SWANSTROM RESIDENCE  
605 WHITE ST  
HOUSTON, TX 77007

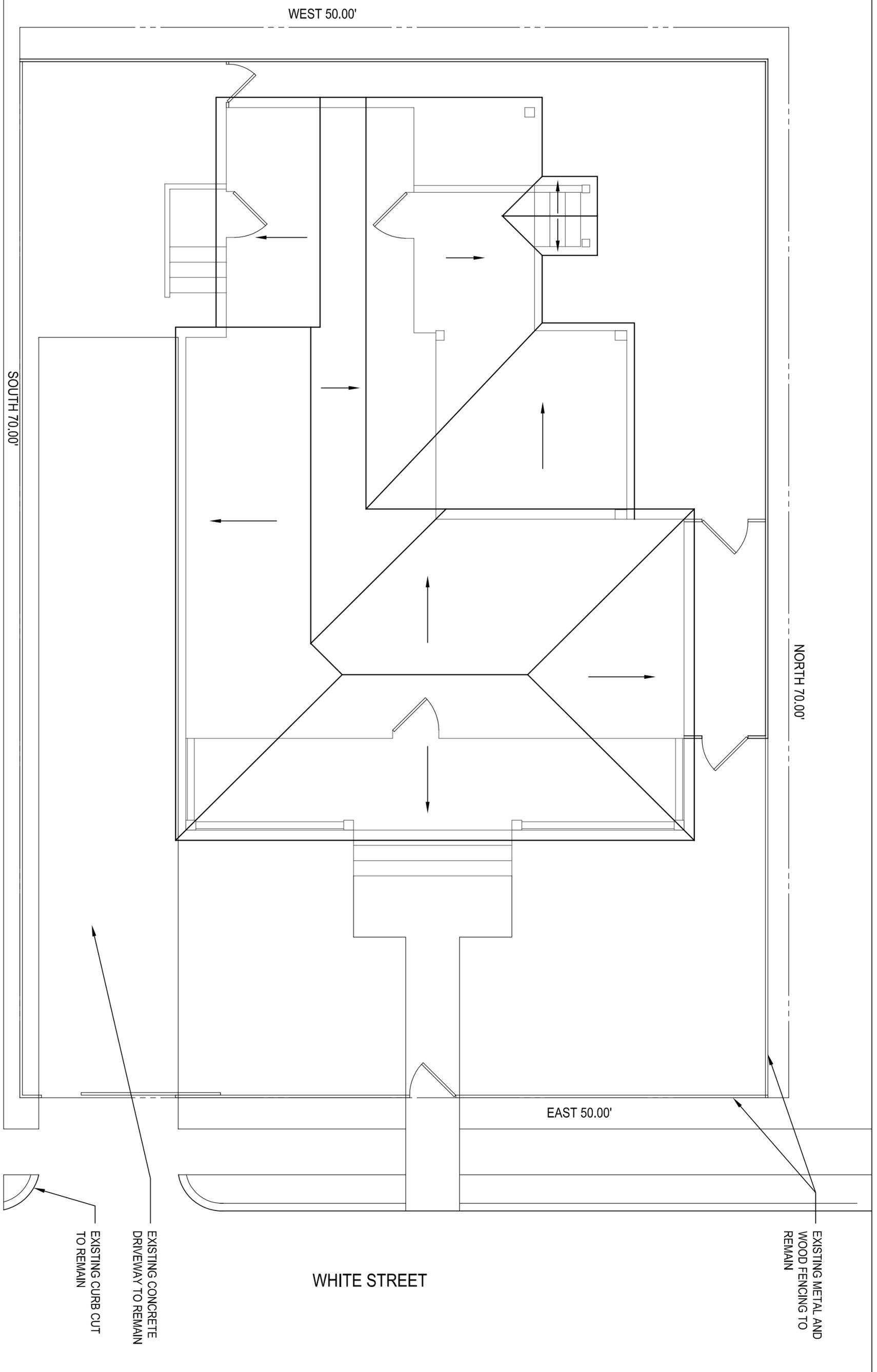
EXISTING SITE + ROOF  
PLAN

Revisions:  
**NOT FOR CONSTRUCTION**

Four Square Design Studio LLC  
1810 Summer Street  
Houston, TX 77007  
laura@foursquardesignstudio.com  
713.802.1699

**A1**

01 EXISTING SITE + ROOF PLAN



NORTH 70.00'

WEST 50.00'

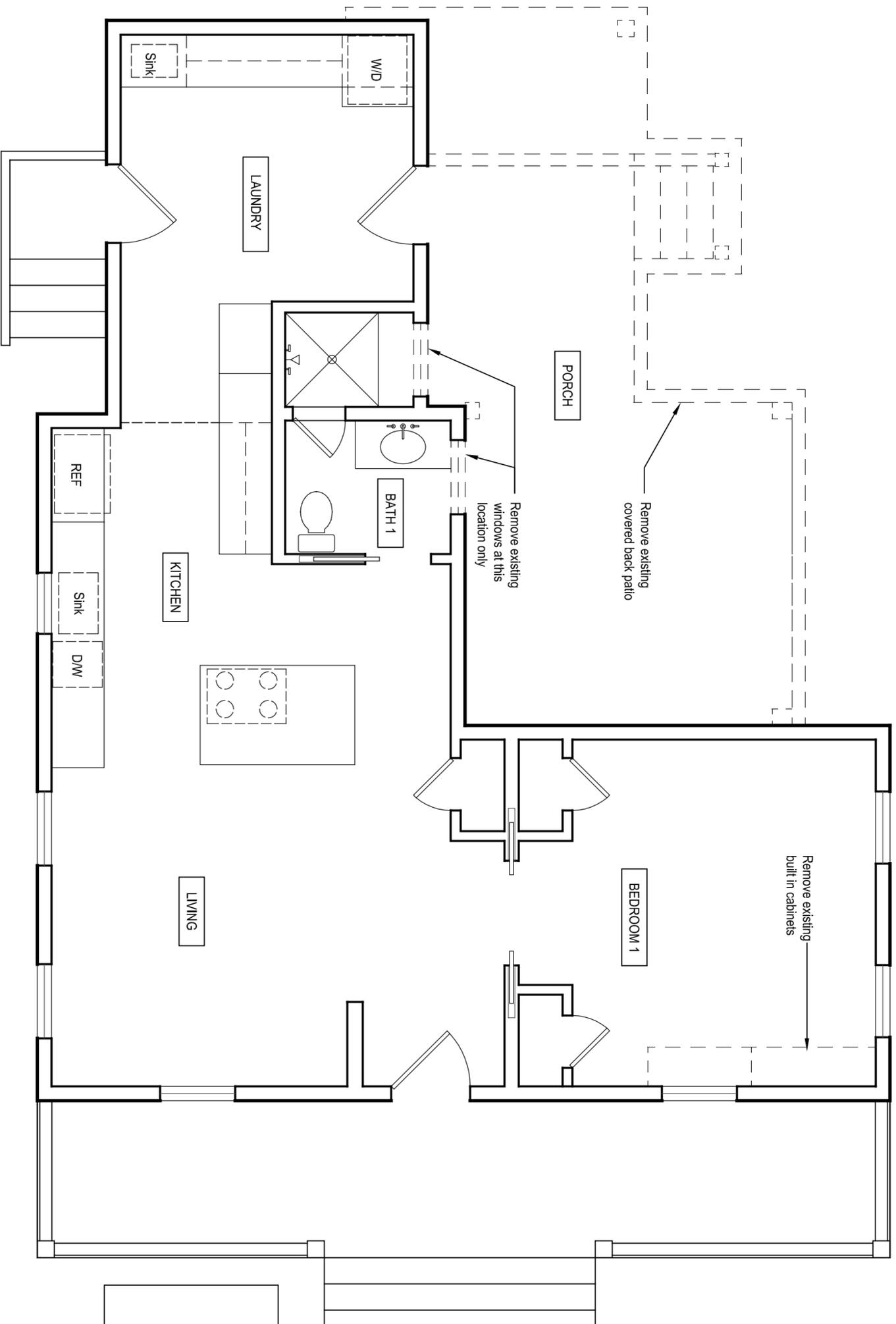
SOUTH 70.00'

EAST 50.00'

WHITE STREET

EXISTING METAL AND  
WOOD FENCING TO  
REMAIN

EXISTING CONCRETE  
DRIVEWAY TO REMAIN  
EXISTING CURB CUT  
TO REMAIN



DEMOLITION GENERAL NOTES:  
 1. PROTECT EXISTING WOOD FLOORS THROUGHOUT HOUSE DURING DEMOLITION  
 2. PROTECT EXISTING WINDOWS THROUGHOUT HOUSE DURING DEMOLITION

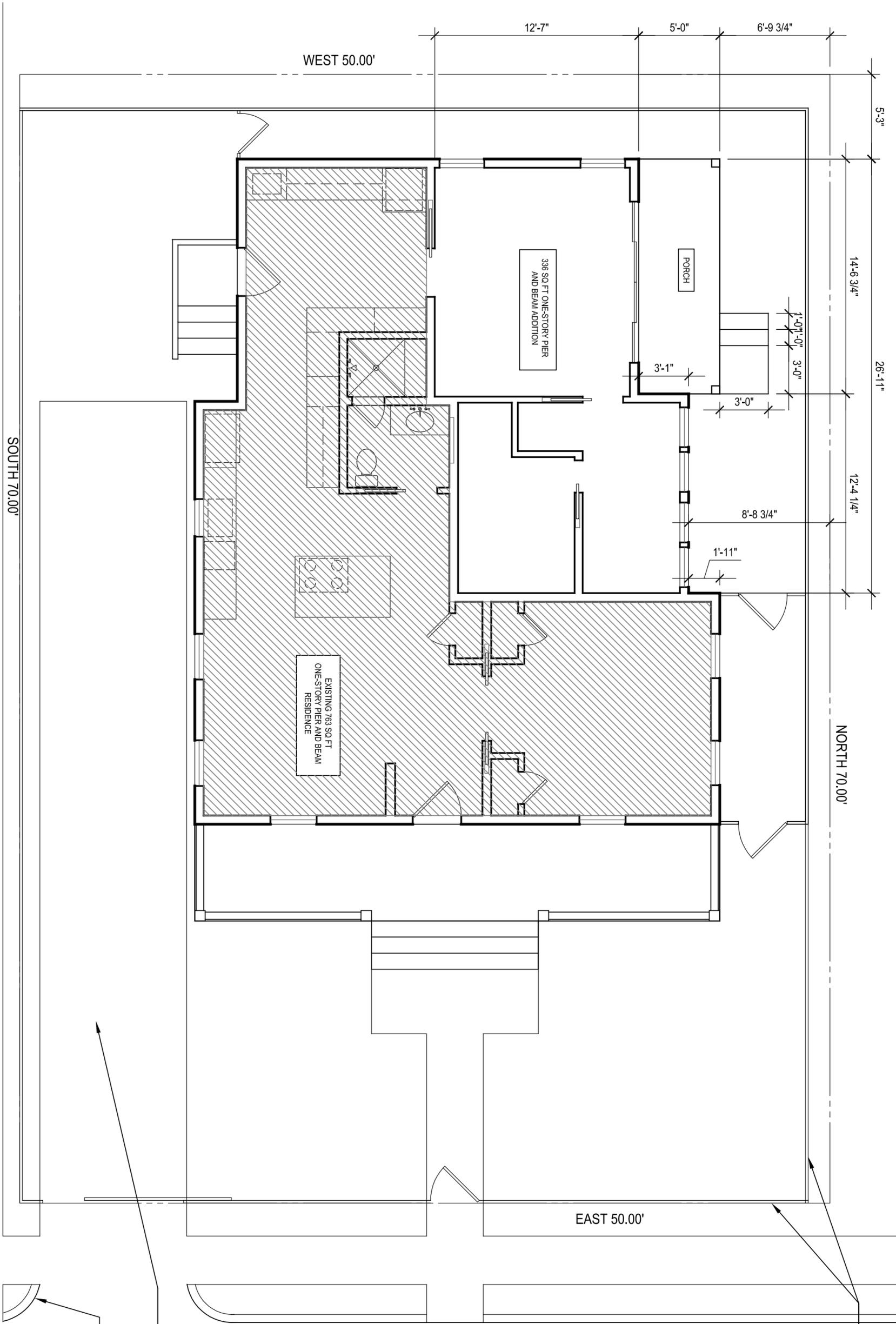
**01** DEMOLITION PLAN

DATE: 29 APR 2015  
 SCALE: 1/4"=1'-0"  
 DRAWN BY: SH

SWANSTROM RESIDENCE  
 605 WHITE ST  
 HOUSTON, TX 77007  
 DEMOLITION PLAN

Revisions:  
**ISSUE FOR CONSTRUCTION**

Four Square Design Studio LLC  
 1810 Summer Street  
 Houston, TX 77007  
 laura@foursquaredesignstudio.com  
 713.802.1699



01 PROPOSED SITE PLAN

DATE: 29 APR 2015  
 SCALE: 3/16"=1'-0"  
 DRAWN BY: SH

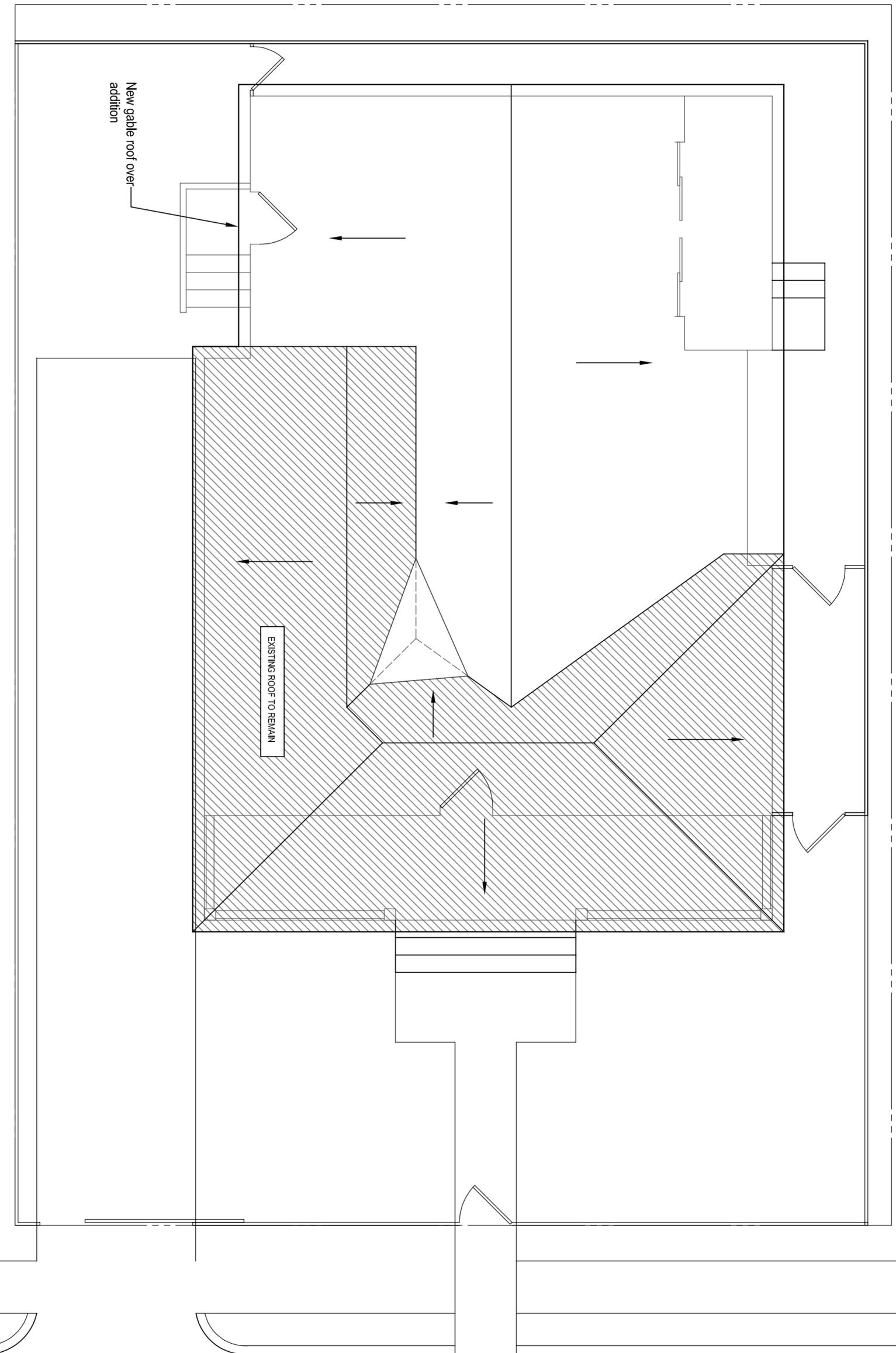
SWANSTROM RESIDENCE  
 605 WHITE ST  
 HOUSTON, TX 77007  
 PROPOSED SITE PLAN

Revisions:  
**NOT FOR CONSTRUCTION**

Four Square Design Studio LLC  
 1810 Summer Street  
 Houston, TX 77007  
 laura@foursquardesignstudio.com  
 713.802.1699

A3

01 PROPOSED ROOF PLAN



WHITE STREET  
(60' R.O.W.)

DATE: 29 APR 2015  
SCALE: 3/16"=1'-0"  
DRAWN BY: SH

SWANSTROM RESIDENCE  
605 WHITE ST  
HOUSTON, TX 77007

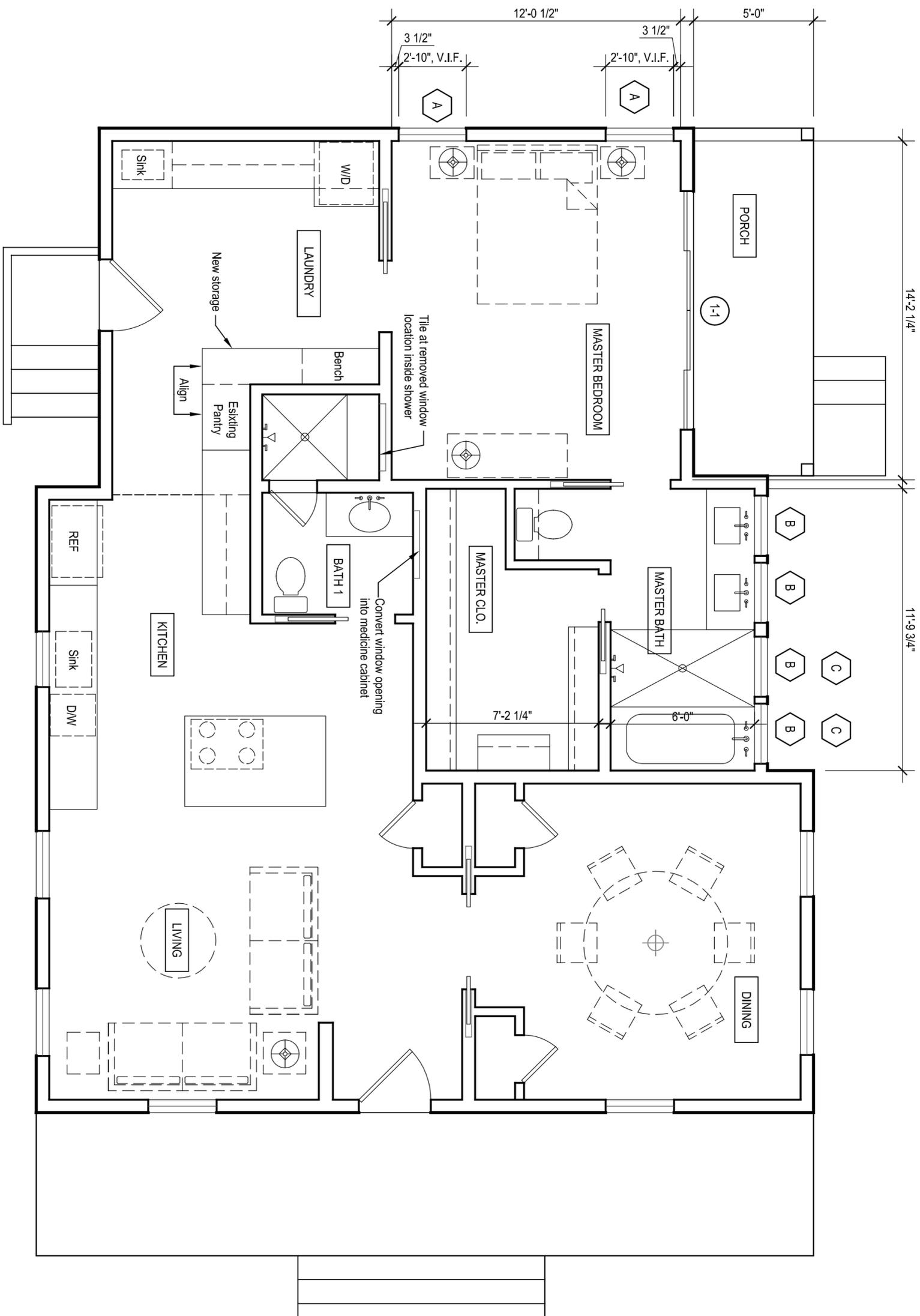
PROPOSED ROOF PLAN

Revisions:

**NOT FOR CONSTRUCTION**

Four Square Design Studio LLC  
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Houston, TX 77007  
laura@foursquardesignstudio.com  
713.802.1699

A4



**01** PROPOSED FLOOR PLAN

DATE: 29 APR 2015  
 SCALE: 1/4"=1'-0"  
 DRAWN BY: SH

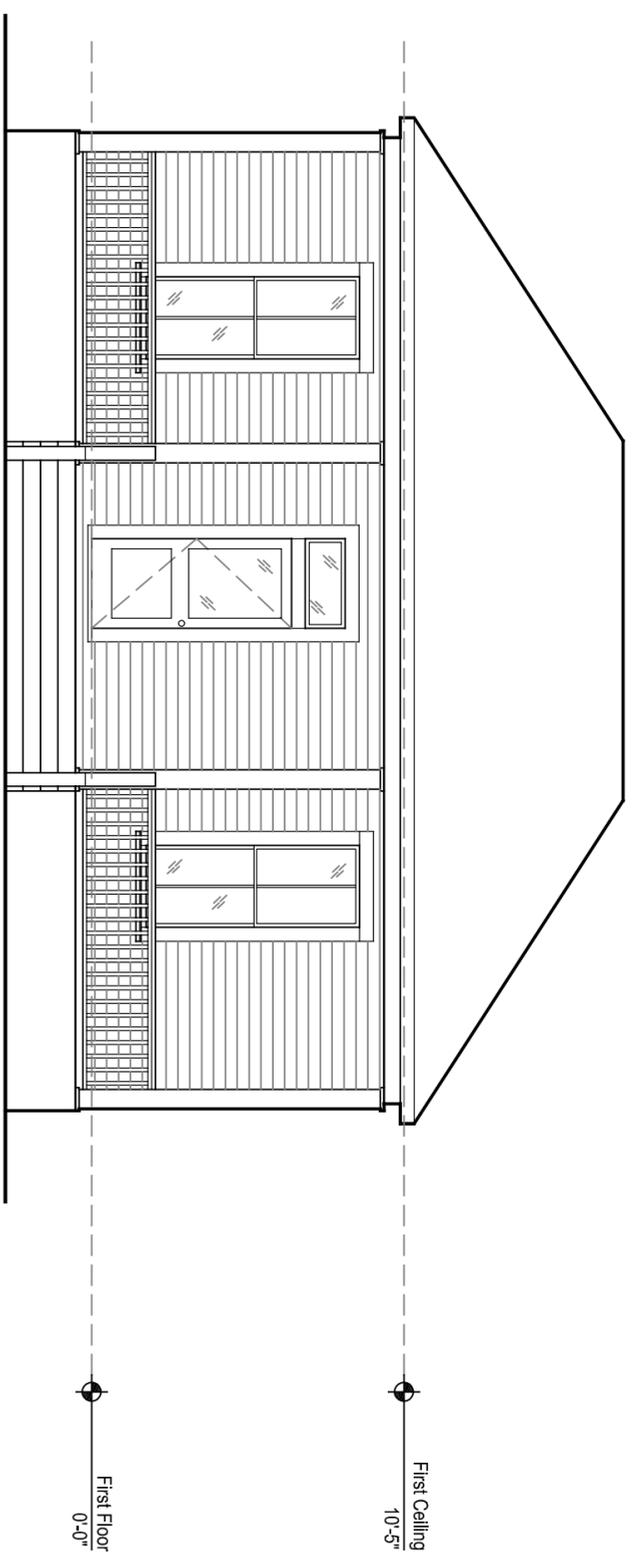
SWANSTROM RESIDENCE  
 605 WHITE ST  
 HOUSTON, TX 77007

**PROPOSED FLOOR PLAN**

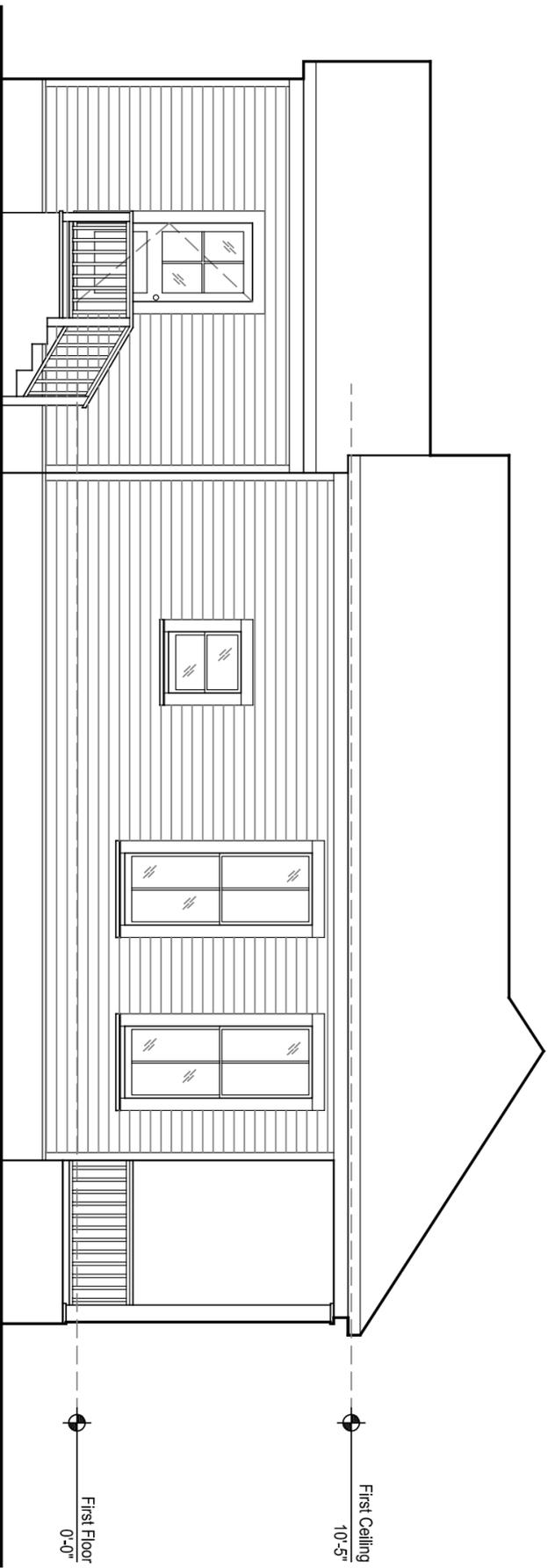
Revisions:

**NOT FOR CONSTRUCTION**

**Four Square Design Studio LLC**  
 1810 Summer Street  
 Houston, TX 77007  
 laura@foursquardesignstudio.com  
 713.802.1699



01 EXISTING EAST ELEVATION



02 EXISTING SOUTH ELEVATION

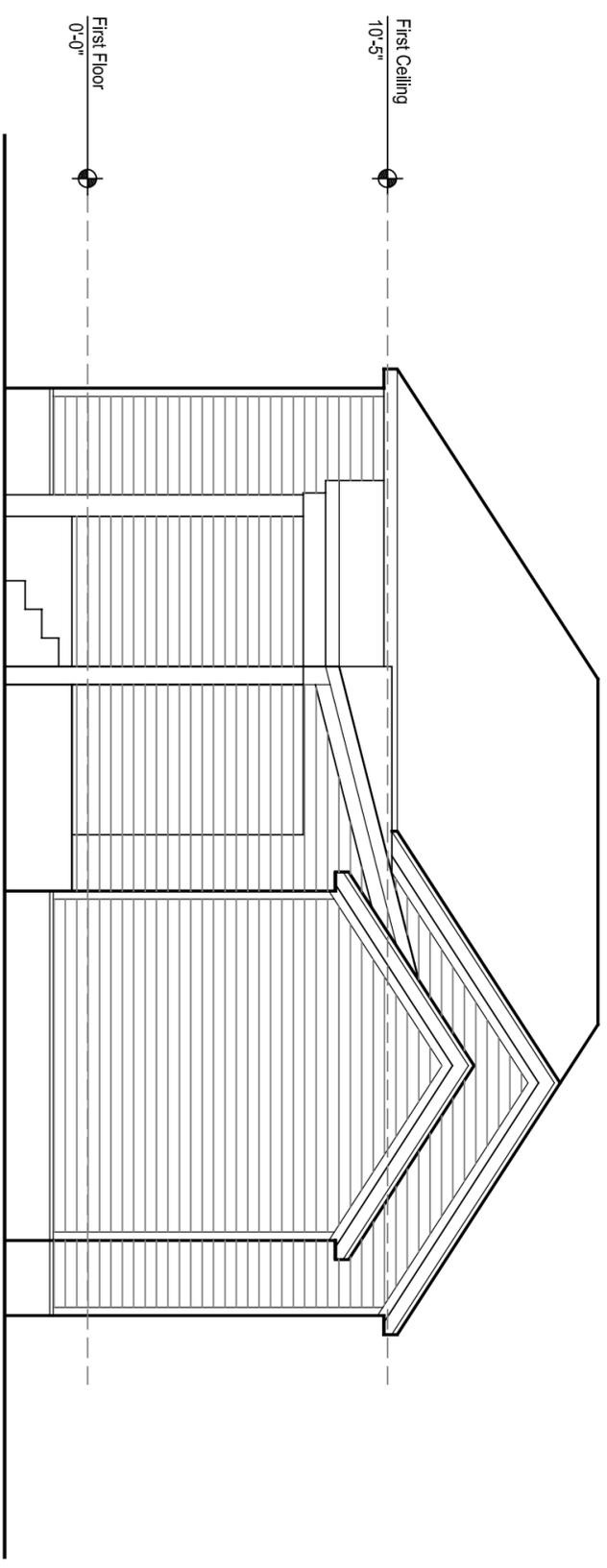
DATE: 29 APR 2015  
 SCALE: 3/16"=1'-0"  
 DRAWN BY: SH

SWANSTROM RESIDENCE  
 605 WHITE ST  
 HOUSTON, TX 77007

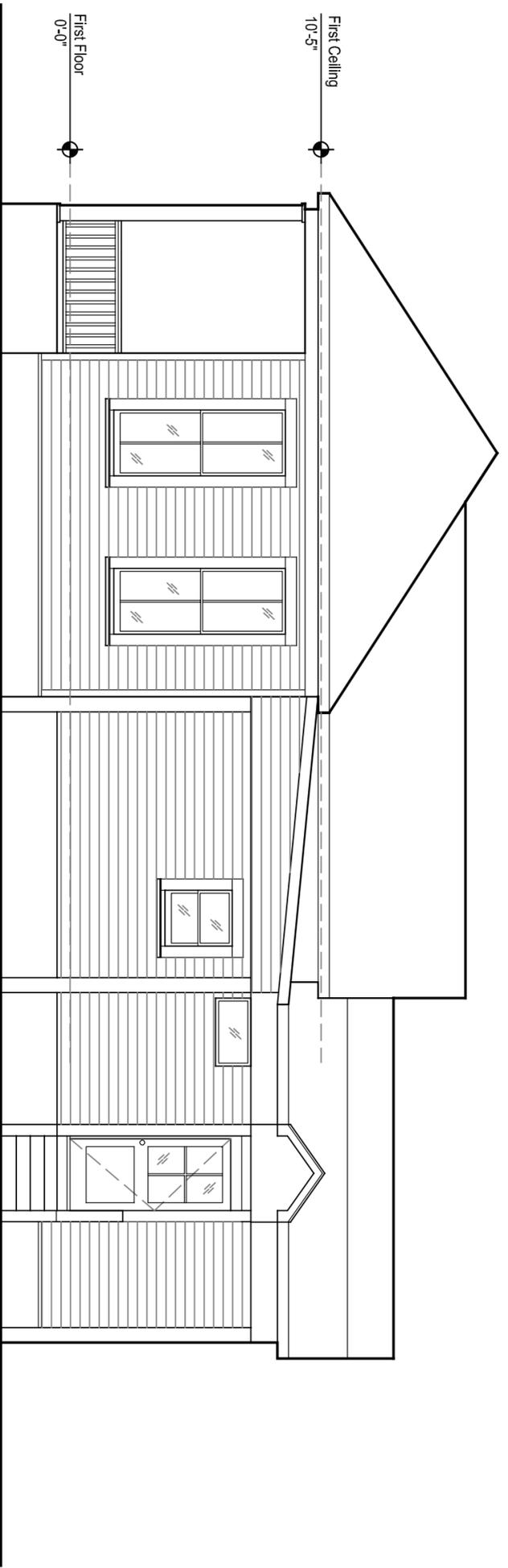
Revisions:

**NOT FOR CONSTRUCTION**

Four Square Design Studio LLC  
 1810 Summer Street  
 Houston, TX 77007  
 laura@foursquardesignstudio.com  
 713.802.1699



01 EXISTING WEST ELEVATION



02 EXISTING NORTH ELEVATION

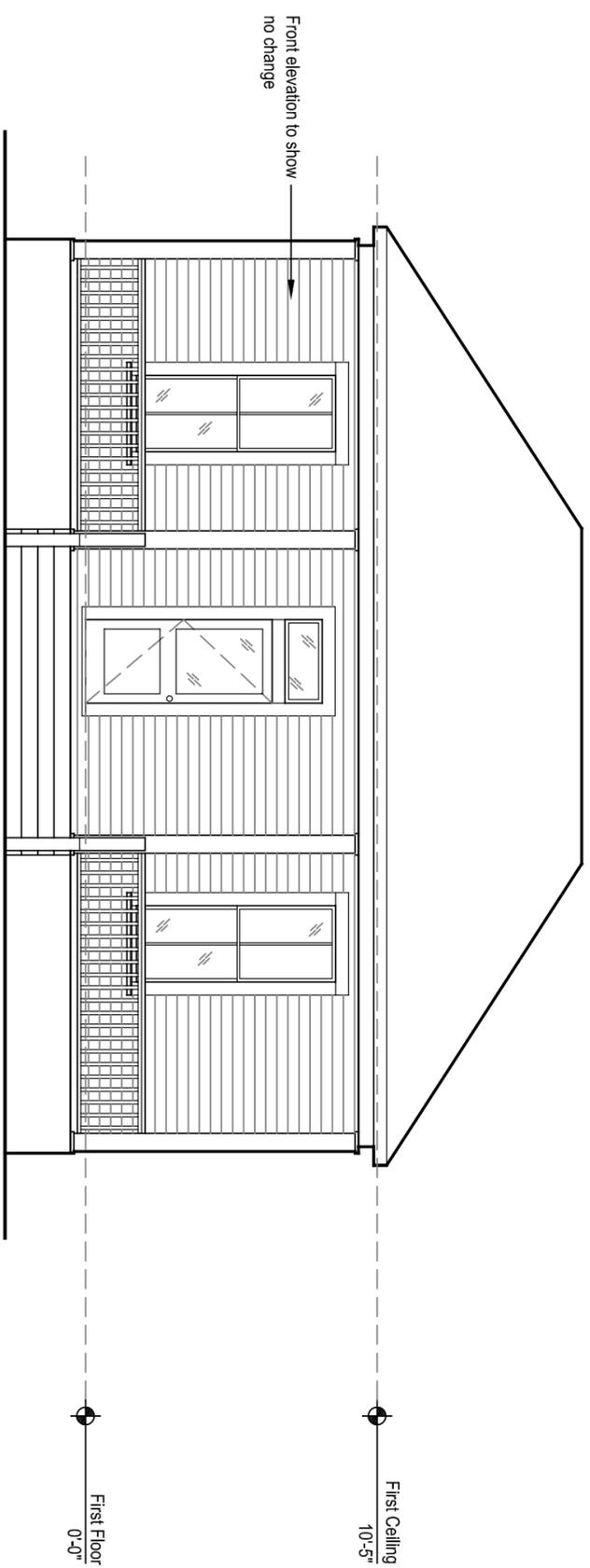
DATE: 29 APR 2015  
 SCALE: 3/16"=1'-0"  
 DRAWN BY: SH

SWANSTROM RESIDENCE  
 605 WHITE ST  
 HOUSTON, TX 77007

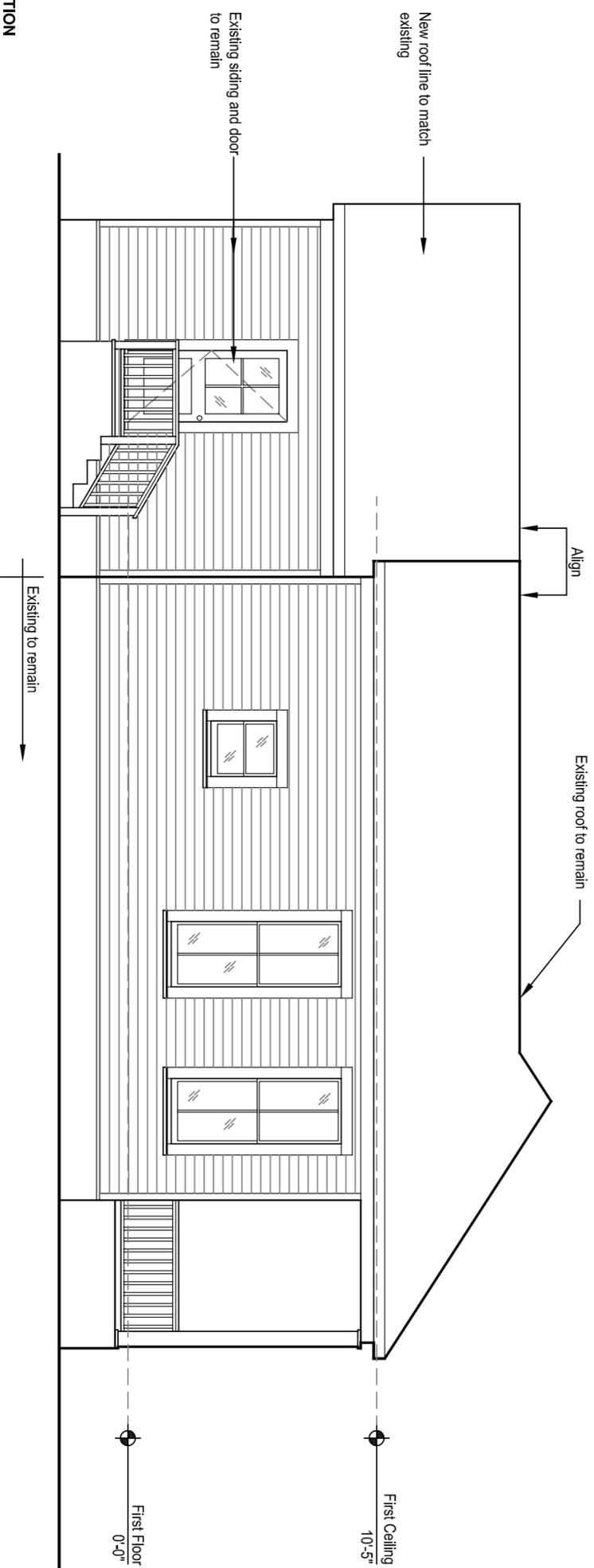
Revisions:

**NOT FOR CONSTRUCTION**

Four Square Design Studio LLC  
 1810 Summer Street  
 Houston, TX 77007  
 laura@foursquaredesignstudio.com  
 713.802.1699



01 PROPOSED EAST ELEVATION



02 PROPOSED SOUTH ELEVATION

DATE: 29 APR 2015  
SCALE: 3/16"=1'-0"  
DRAWN BY: SH

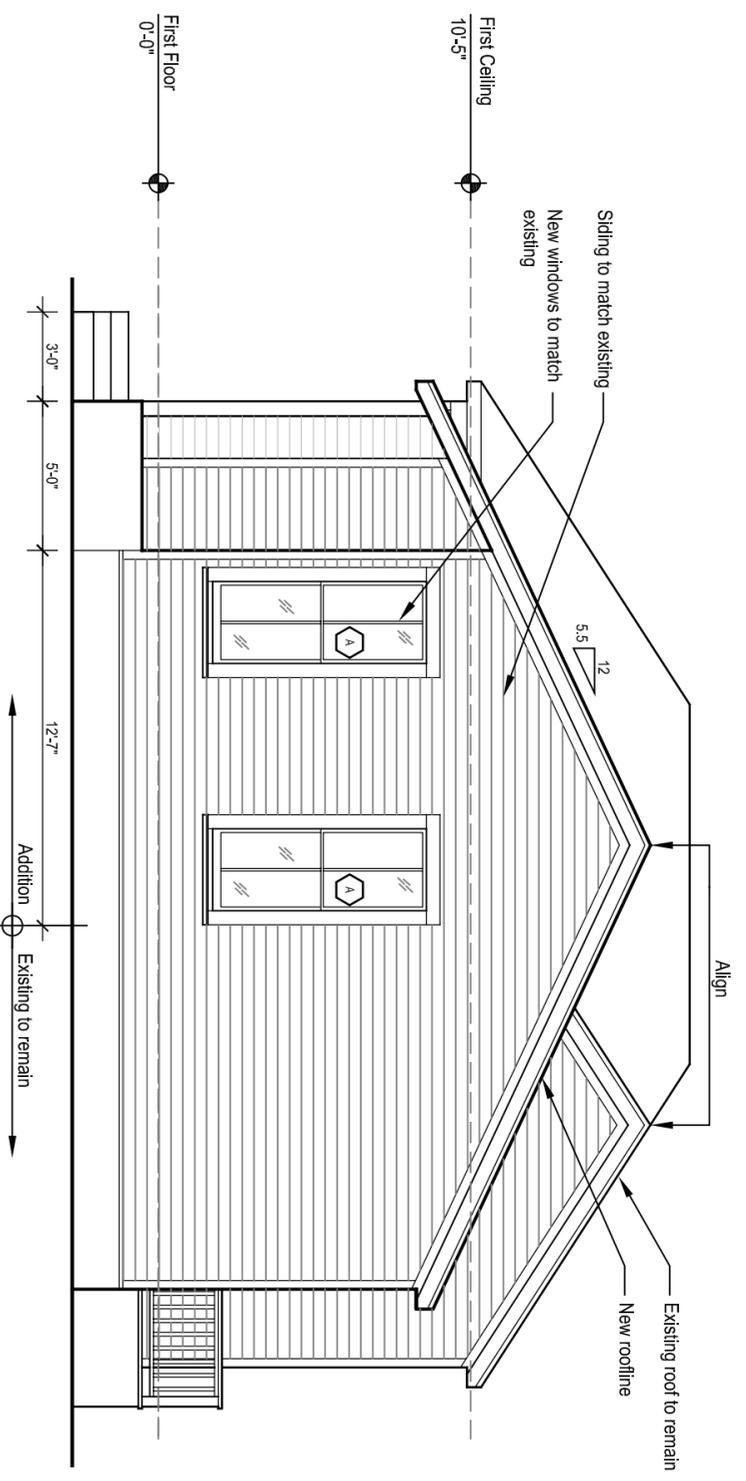
SWANSTROM RESIDENCE  
605 WHITE ST  
HOUSTON, TX 77007

Revisions:

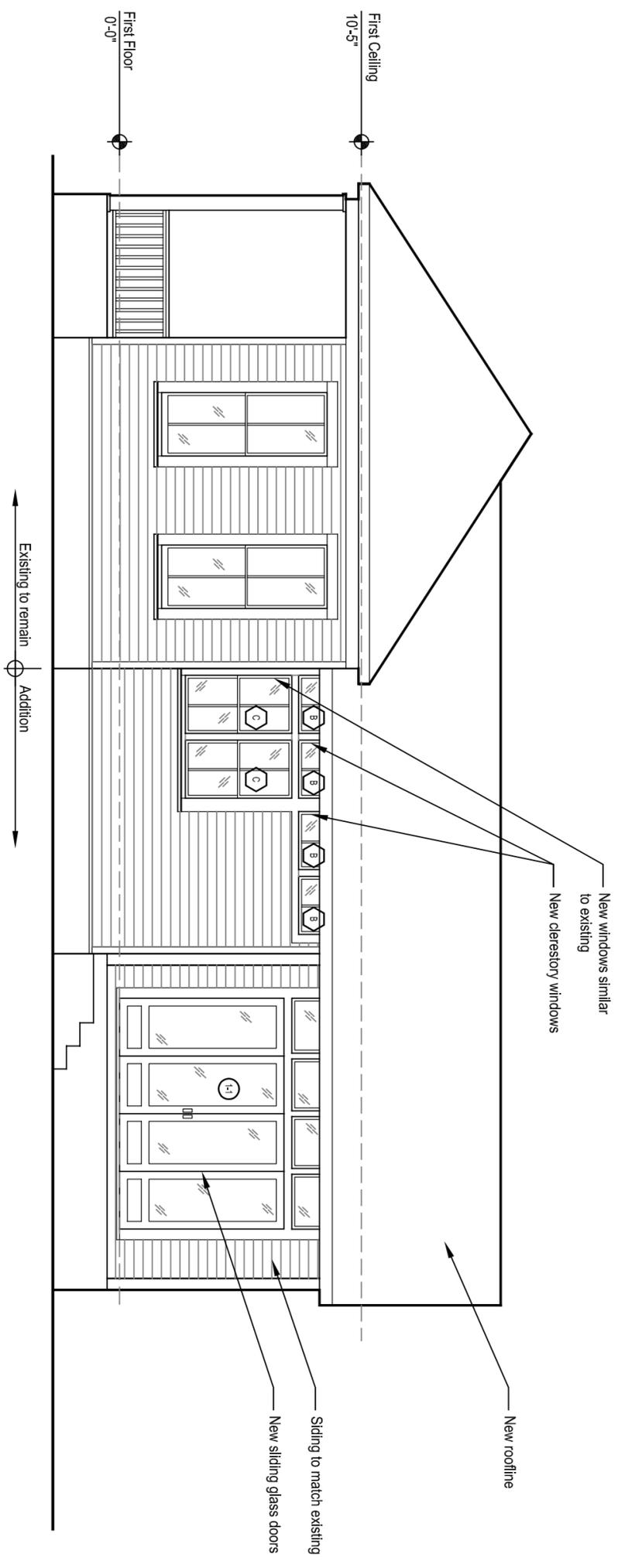
**NOT FOR CONSTRUCTION**  
ELEVATIONS

Four Square Design Studio LLC  
1810 Summer Street  
Houston, TX 77007  
laura@foursquardesignstudio.com  
713.802.1699

**01** PROPOSED WEST ELEVATION



**02** PROPOSED NORTH ELEVATION



DATE: 29 APR 2015  
 SCALE: 3/16"=1'-0"  
 DRAWN BY: SH

SWANSTROM RESIDENCE  
 605 WHITE ST  
 HOUSTON, TX 77007

PROPOSED EXTERIOR ELEVATIONS

Revisions:  
**NOT FOR CONSTRUCTION**

Four Square Design Studio LLC  
 1810 Summer Street  
 Houston, TX 77007  
 laura@foursquaredesignstudio.com  
 713.802.1699

## DOOR SCHEDULE

Swanstrom Residence: 605 White St, Houston, TX 77007

April 29, 2015

- Notes:
1. Exterior doors to be all wood with insulated glazing
  2. Rough opening to be determined per manufacturer
  3. Verify all dimensions with designer prior to placing door order

SYMBOL	LOCATION	TYPE	WIDTH	HEIGHT	HARDWARE	NOTES
1-1	Master Bedroom	Exterior Sliding	10' 0'; (4) 2' 6" doors	7' 0"	Exterior lock set	(2) sliding and (2) fixed new painted wood doors with tempered glass panel; 1' 6" high transom above



605 WHITE ST – EAST AND SOUTH ELEVATIONS



605 WHITE ST – EAST AND SOUTH ELEVATIONS



605 WHITE ST – EAST AND SOUTH ELEVATIONS



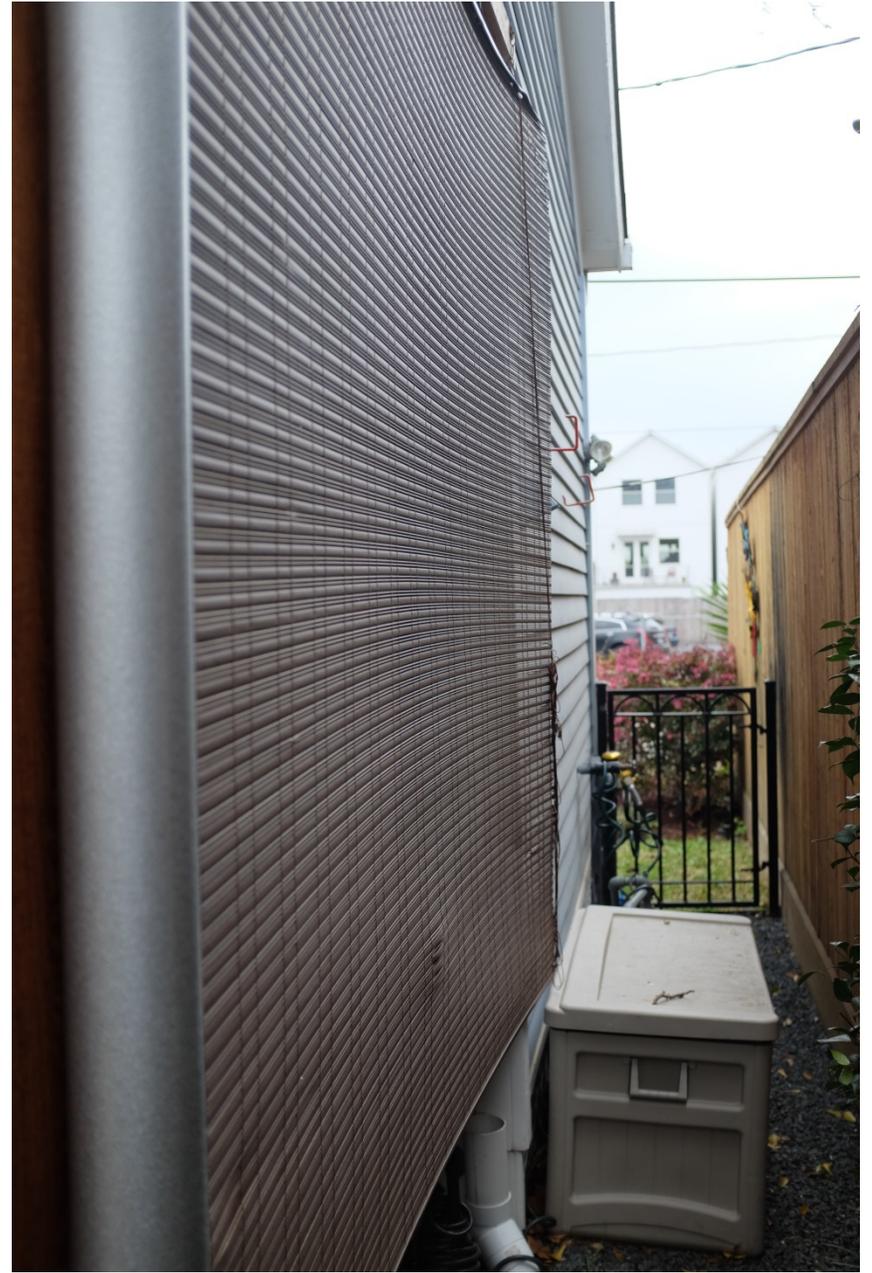
605 WHITE ST – SOUTH ELEVATION



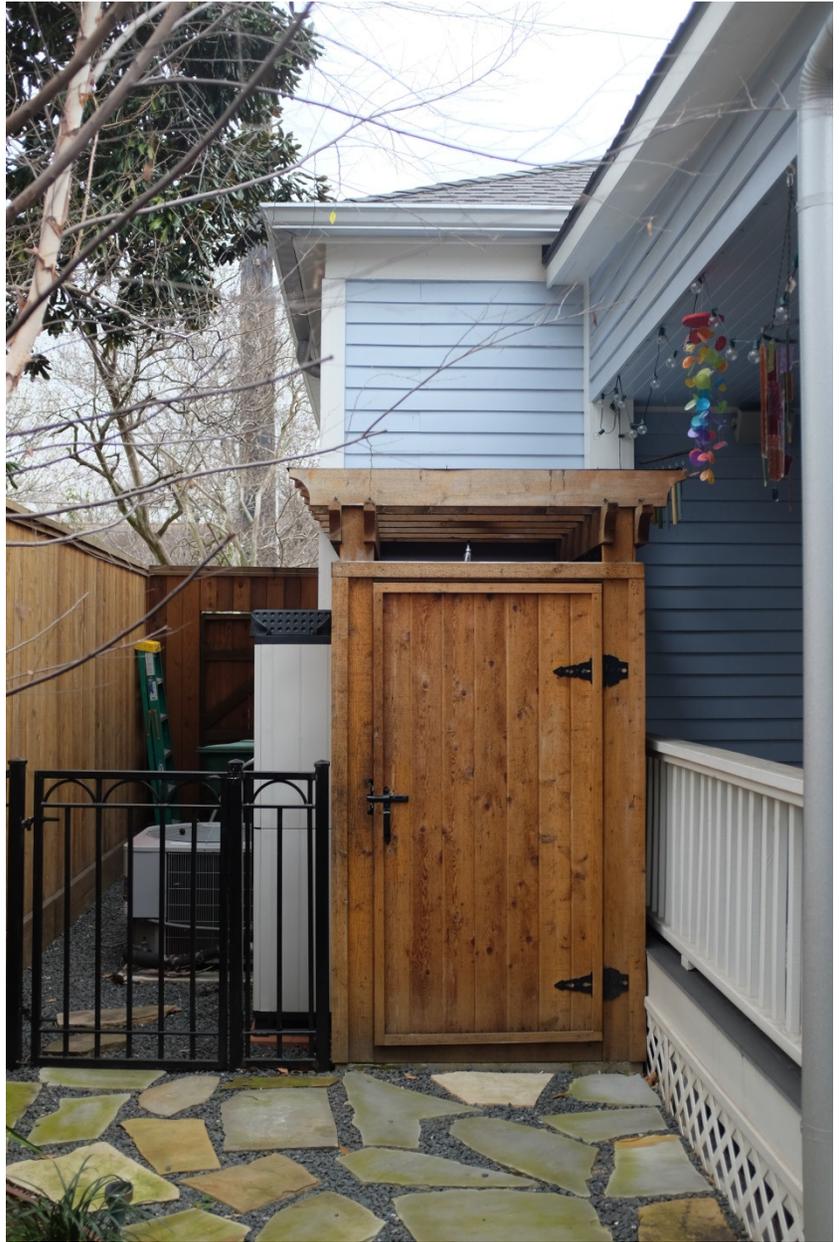
605 WHITE ST – SOUTH ELEVATION



605 WHITE ST – SOUTH AND WEST ELEVATIONS



605 WHITE ST – WEST ELEVATION



605 WHITE ST – NORTH ELEVATION

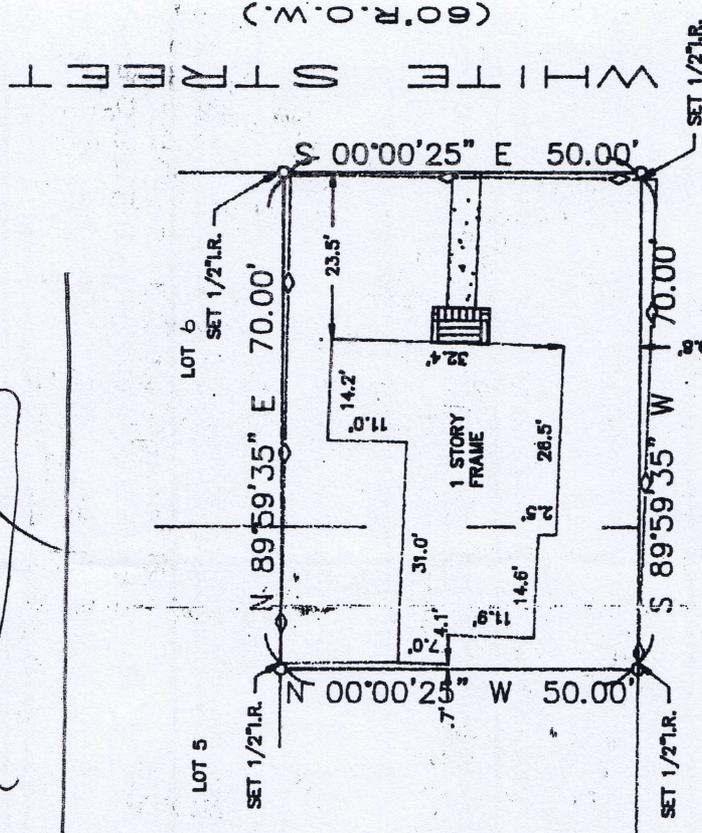


605 WHITE ST – NORTH AND EAST ELEVATION

WILLIAM A. GAY

605 WHITE STREET  
HOUSTON, TEXAS 77007

X *[Handwritten signature]*



AS TO THE MAP OF THE CITY OF HOUSTON DATED 01-01-1989 APPROVED BY CITY COUNCIL 08-04-1989

The above tract of land is not located in a flood prone area as to the National Flood Insurance Program, Community-Panel No. 480201C-0285G ZONE X. 8-28-90  
The Surveyor makes no guarantee that the property will or will not flood.



C.N. FAUQUIER Registered Professional Land Surveyor No. 4372  
I, C. N. Fauquier, Registered Professional Land Surveyor, No. 4372, certify that the above is a true and correct actual survey made on the ground under my supervision.

AS PER ANY AND ALL ZONING ORDINANCE

G.F. NO. 921930718/jf

REVISION 7-1-92

SUBMISSION: W. R. BAKER ADDITION N. S. B. B. SECTION: N/A

SURVEY: J. AUSTIN

ABSTRACT NO: 1

SCALE: 1" = 20' LOT: SOUTH 1/2 LOT 6 & EAST 20' BLOCK: 415 OF SOUTH 2 LOT 5

U.S. SURVEYING COMPANY  
A Professional Land Surveying Company  
525 North Belt East, Suite 485 Houston, Texas 77060  
(713) 445-9216 Fax: (713) 445-5332

REF. V.N/A P.N/A M.R. DATE: 6-29-92

COUNTY: HARRIS STATE: TEXAS

JOB NO. 14-210

DRAWN BY: CNF

## WINDOW SCHEDULE

Swanstrom Residence: 605 White St, Houston, TX 77007

April 29, 2015

- Notes:
1. All dimensions are from inside face of window trim to inside face of window trim.
  2. Rough opening to be determined per manufacturer
  3. Verify all dimensions with designer prior to placing window order

SYMBOL	LOCATION	TYPE	QUANTITY	WIDTH	HEIGHT	Top of sill, A.F.F.	NOTES
A	Master Bedroom	Double Hung	2	2'-10"	7' 1-1/2"	1' 9-5/8"	Match existing - V.I.F.; Jeld-Wen Tradition Plus All Wood Double Hung Units
B	Master Bathroom	Fixed	4	2' 6-1/8"	1' 6"	7' 8-1/2"	Jeld-Wen Premium Vinyl Fixed Units
C	Master Bathroom	Double Hung	2	2' 6-1/8"	4' 7"	2' 10"	Jeld-Wen Premium Vinyl Double Hung Units

## **Swanstrom Residence**

605 White Street  
Houston, TX 77007

### **Written Description**

According to HCAD, the residence at 605 White St sits on a 3,500 square foot property. It is located at the northwest corner of White and State Streets in the Old Sixth Ward. The house is listed as having a total living area of 877 square feet and sits on the north side of the property, with a driveway to the south. There is a non-original back porch at the northwest corner of the house.

In plan, the house is an "L", with a one volume facing White Street, and the other wing of the "L" facing towards State Street.

HCAD indicates that the house was built in 1883, and the stylistic features of the house support this date. 605 White is a single story, wood framed, lapped siding house with 2 over 2 vertically oriented windows, and a front porch that runs the entire front of the house and is supported by square posts. There is very little decorative trim, and there is minimal roof overhang with enclosed eaves.

### **Renovation History**

Both exterior and interior inspections of the house reveal one, if not two previous renovation to this house. HCAD indicates that it was remodeled in 2012. It is possible that the addition on the back of the house was added at an earlier date, but this is conjecture.

A reading of the existing plan suggests that the original house had a center hall, with one room on the north side of the house, and likely two rooms flanking the south side. The previous work opened up the center hall to the house's south side, added a bathroom and converted what may have been an earlier addition into a laundry area and mud room. A side porch was also added at this time.

An exterior inspection of the house shows that the exterior is mostly original, with the exception of the rear addition, mentioned above. The fenestration at the kitchen area was likely altered at this point as well, when a window was introduced, which is smaller than the standard size.

### **Proposed Work**

Our client asked us to help her make this house more livable while not altering the original character of the exterior. Our approach has been to incorporate a 336 square foot master suite and a 72 square foot back porch in the northwest corner of the property where the non-original covered porch is currently located. In doing so, every effort has been made to maintain the original appearance of the house. Our introductions have been made to the non-visible (northwest) corner of the house.

There is a gable roof over the laundry area that will be removed, as well as the shed roof over the porch. The new master suite and laundry area roof will be a gable that ties into the existing hip roofline that runs along the front of the house. The peak of the new roofline will match the peak of the existing roof.

The new windows in the addition will match the original windows in material (painted wood), size, style (two over two) and function (double hung) in the master bedroom. The new bathroom double hung windows will be similar to the existing, only smaller in scale and with a higher sill. The clerestory windows in the master bathroom will align with the double hung windows below them.

In addition, we added 4 sliding glass doors (2 fixed, 2 operable) in the master bedroom to provide access to the back porch and more light in the room. These new painted wood doors will have a transom above that matches the existing doors in the house.

The siding for the addition will match the existing materials.

The east and south facades of the house which face White and State Streets will be untouched and will maintain their original appearance.

**We request approval of a Certificate of Appropriateness because:**

We feel that the work we are proposing will maintain the original appearance of 605 White St. Its' original details will remain intact and the work being proposed is not visible from the street. At the same time, this project will enhance the livability of the house for its owner, providing much needed private living space.