

CERTIFICATE OF APPROPRIATENESS APPLICATION FORM



**PLANNING &
DEVELOPMENT
DEPARTMENT**

PROPERTY

Address 2214 KANE STREET HOUSTON TX 77007
 Historic District / Landmark OLD SIXTH WARD HCAD # 00518000003
 Subdivision W. R. BAKER NSBB Lot 396 Block 3

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 CHARLES STANA
 Company _____
 Mailing Address 2214 KANE STREET
HOUSTON, TX 77007
 Phone 832-659-6297
 Email [REDACTED]
 Signature
 Date 8/29/16

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: ___/___/___

Scope of Proposed Work for 2214 Kane Street:

The residence at 2214 Kane Street, known as the Andrew and Josephine Kuhn House, was originally built as a Gulf Coast Cottage in 1883 and extensively remodeled/enlarged 10 years later into a sidehall Queen Anne Victorian with a wrap-around porch in a Steamboat Gothic style. It originally had a two room rear service wing which was removed when the house was relocated from its original site on Center Street to its current location in 1978. After the relocation, an one room rear wing was built to accommodate a new staircase to the recently-finished attic.

The applicant received a Certificate of Appropriateness in 2001 to demolish the rear wing to construct a larger one to accommodate additional living space. The 1970's era staircase was salvaged and incorporated into the new addition. A major flaw emerged from the new layout where the staircase ended at the top at the very spot where the door to the master bedroom sits. Several people have tripped down the stairs when attempting to exit the adjoining bedroom. Additionally, the stairs are rather steep with 10-inch risers.

The applicant recently married and since the co-applicant has peripheral blindness, the redesign of the stairs is now mandatory.

The applicants propose to construct a new stair addition to the rear wing to accommodate the reclaimed double-winder staircase that was salvaged from the circa 1882 Shudde House that stood on 901 Trinity Street until it was demolished in 2012. The addition will be 9 feet wide by 7 feet deep and its roof eave will be 21' 10" from ground level. It will be cantilevered over the driveway to allow vehicles to pass under it. It will feature 3 reclaimed 2/2 wood windows, also salvaged from the Shudde House. In keeping with the tradition of the Shudde House's original stair hall design, a reclaimed entry door will be installed under the second flight of stairs.

The proposed addition will allow the staircase to be installed entirely intact, with no modifications. It so happens that this house is one of only two houses in the Old Sixth Ward with the same ceiling clearance height as that of the Shudde House.

The exterior of the stair addition will be clad in beveled cypress siding to match the existing house and the roof will construct of corrugated metal panels to match the existing roof. The ridge will be of the same height as the house's.

This proposed project will allow the staircase to remain in the Old Sixth Ward as it has for the last 134 years. It is believed to be the only surviving Italianate style staircase in the city of Houston and still retains its original walnut newel post and balustrade. Its builder, James McGee, built few other houses in the Old Sixth Ward before moving on to build more elegant homes in Midtown and Montrose between 1889 and 1911.

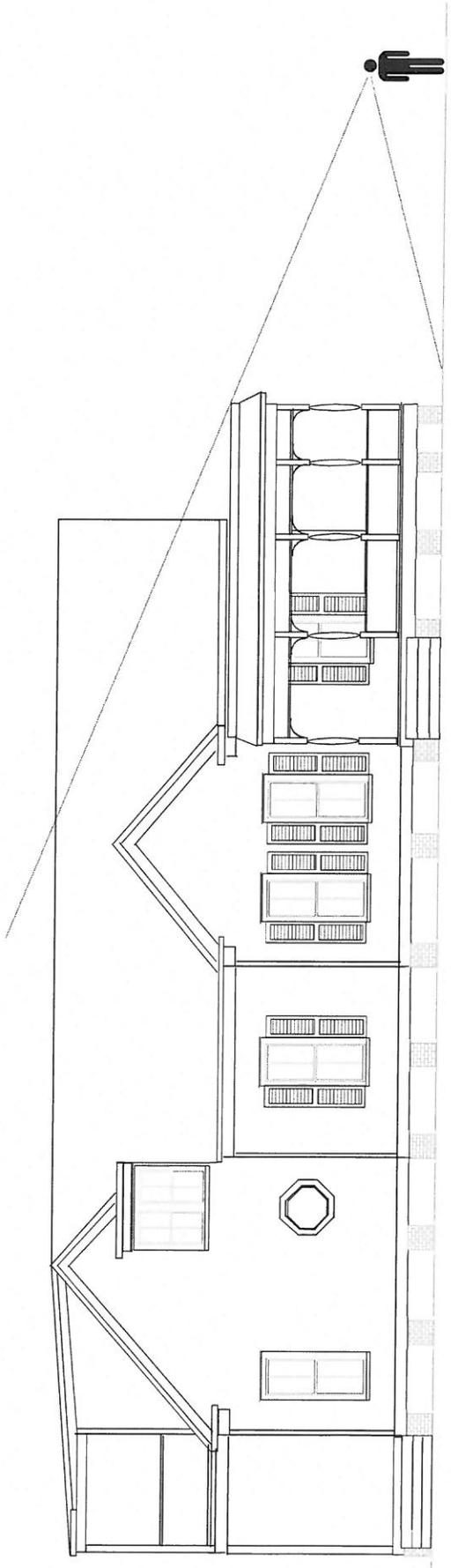




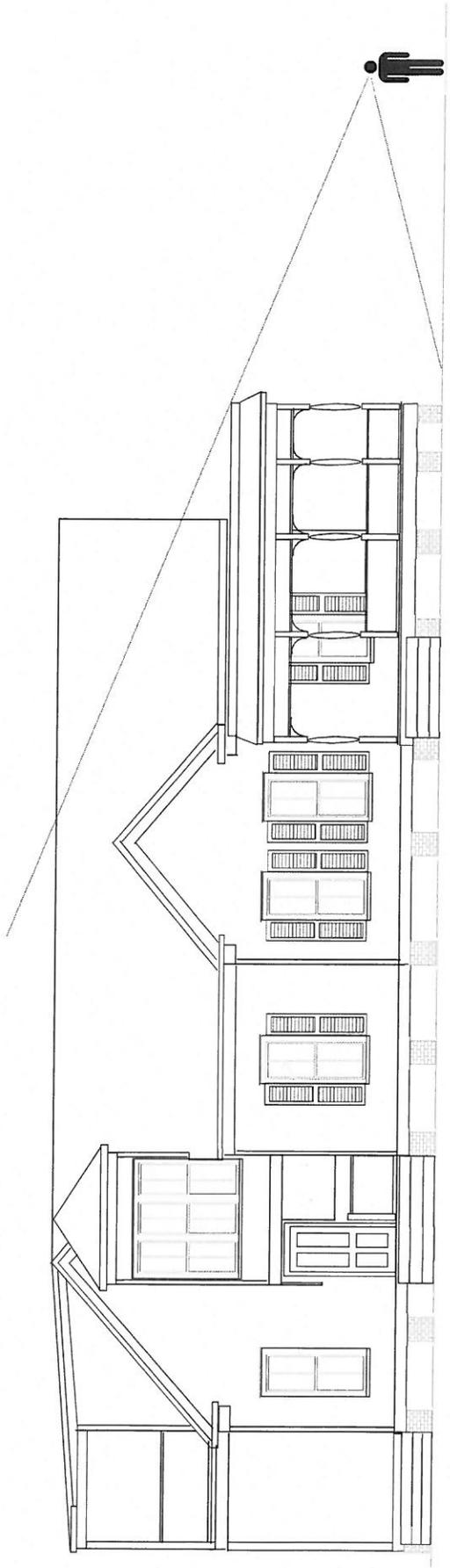
Garage - 124-4016-1-101
124-4016-1-101



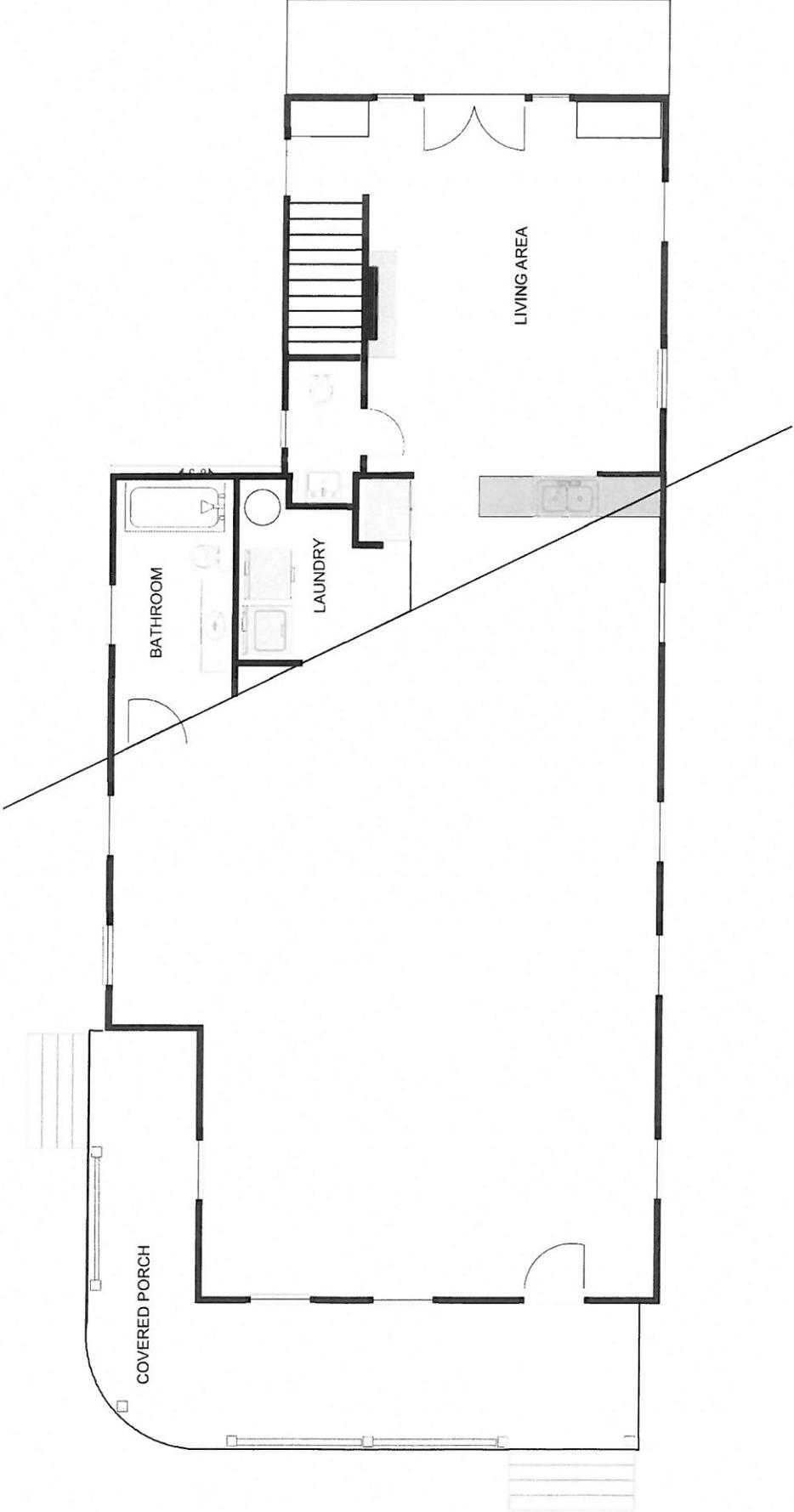




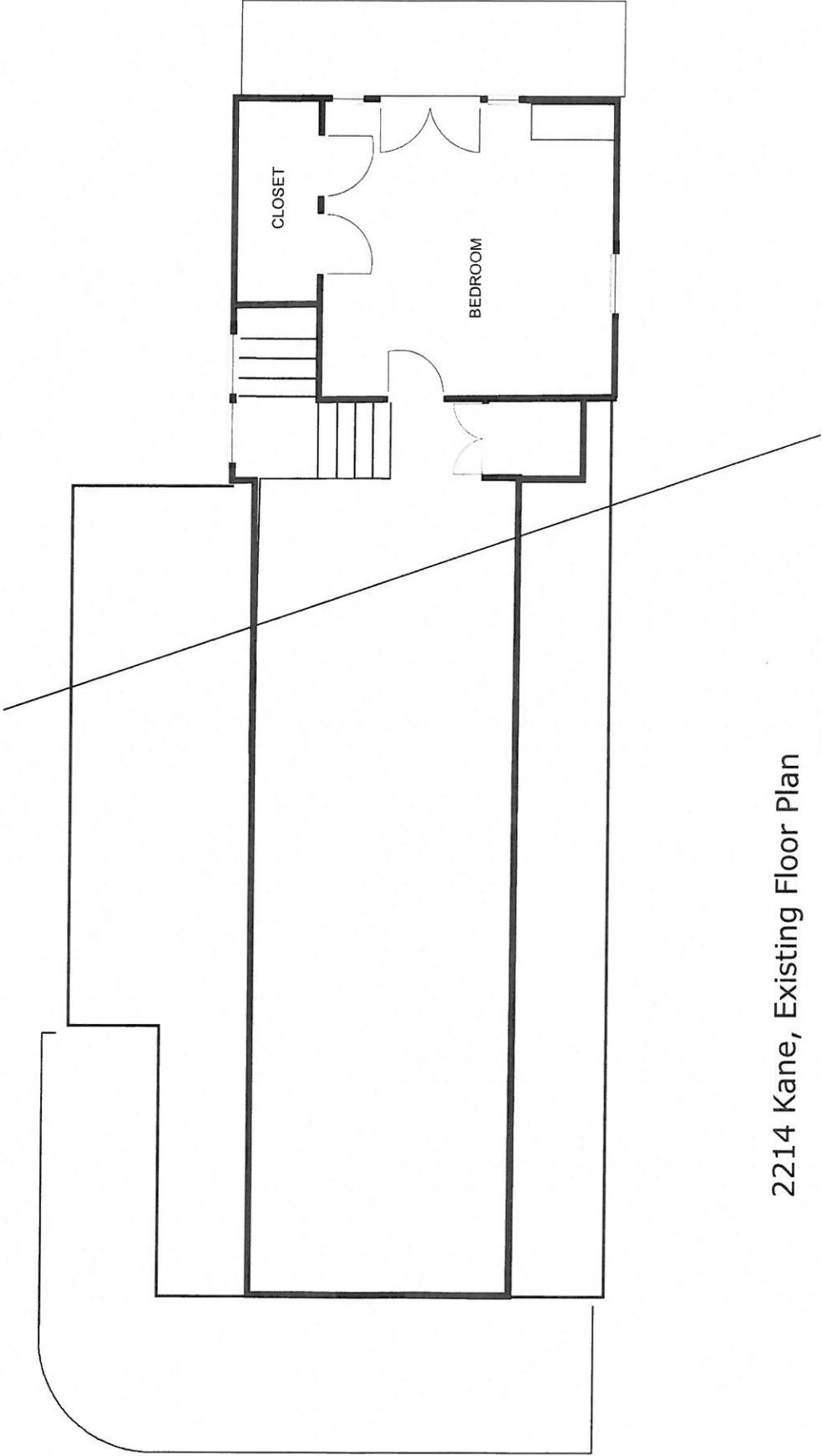
Existing West Elevation for 2214 Kane



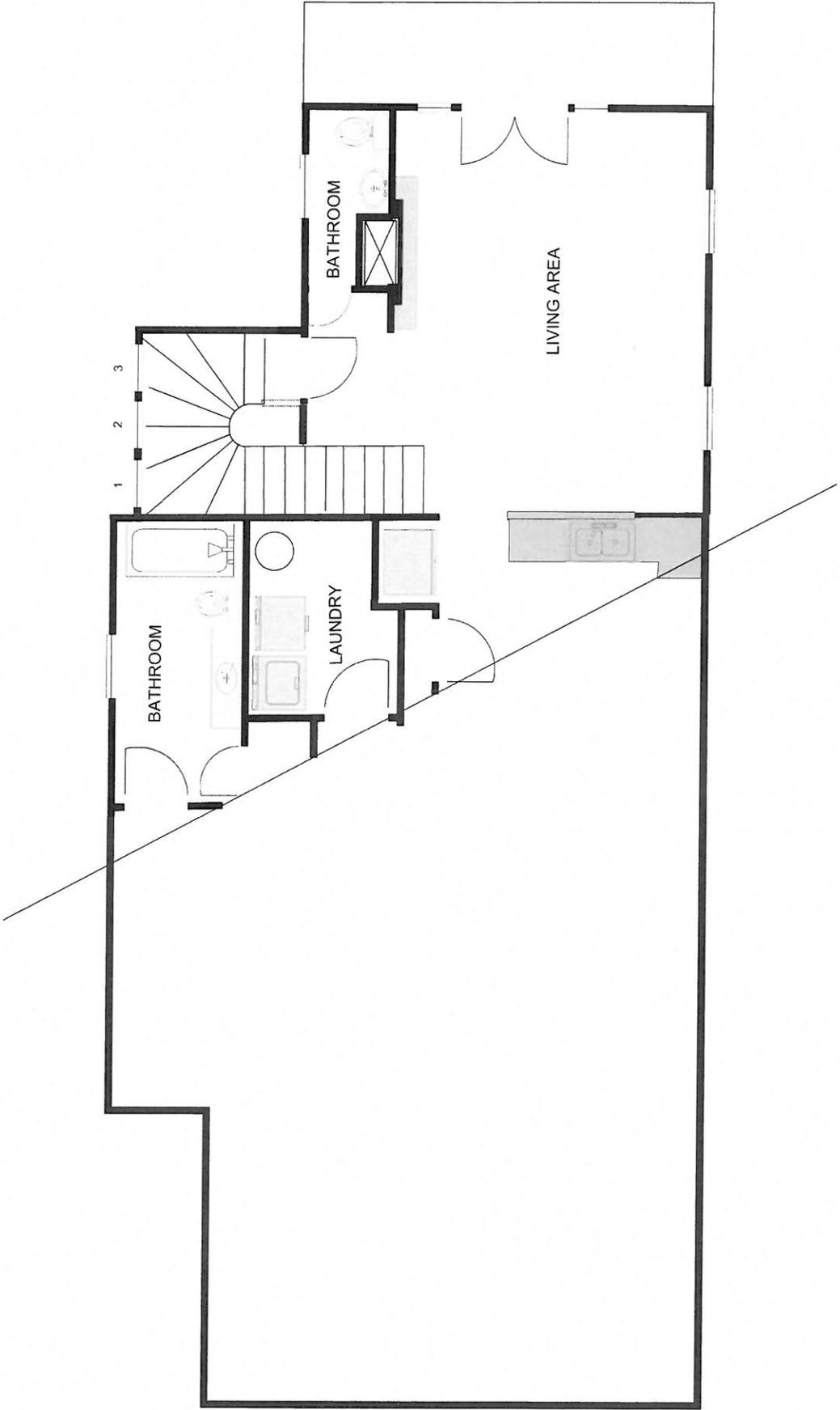
Proposed West Elevation for 2214 Kane



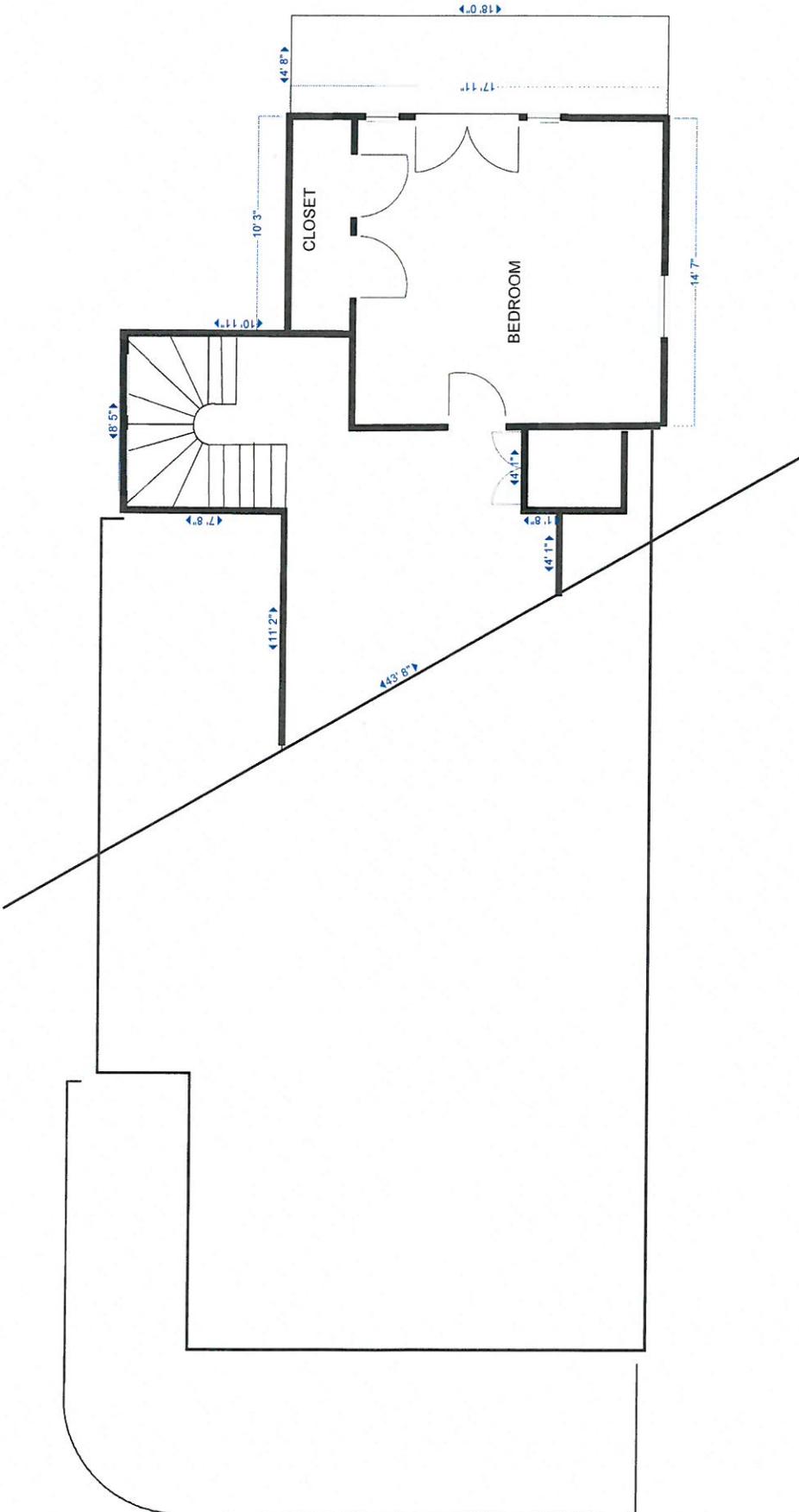
2214 Kane, Existing Floor Plan



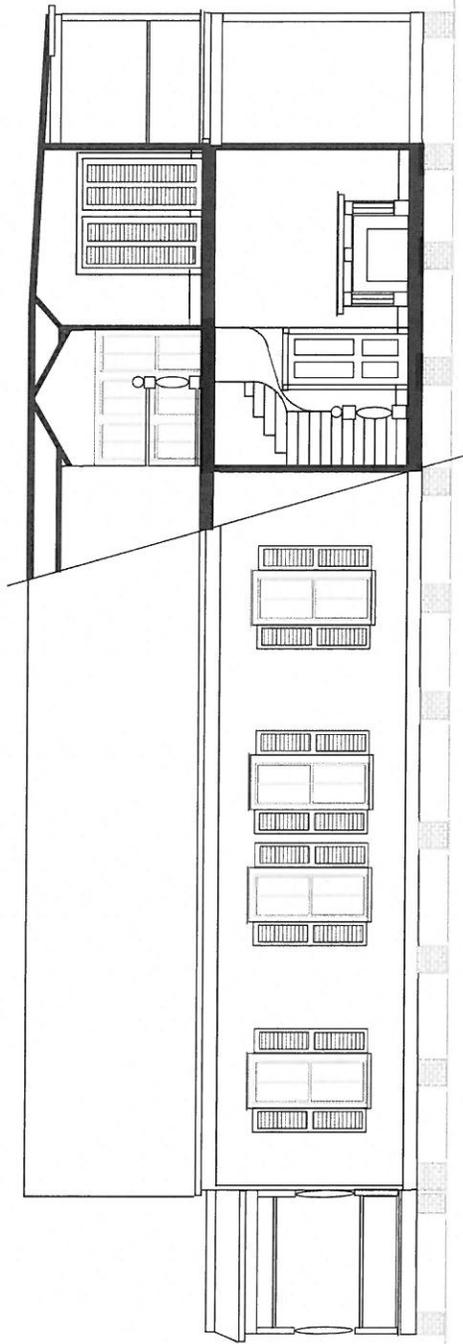
2214 Kane, Existing Floor Plan



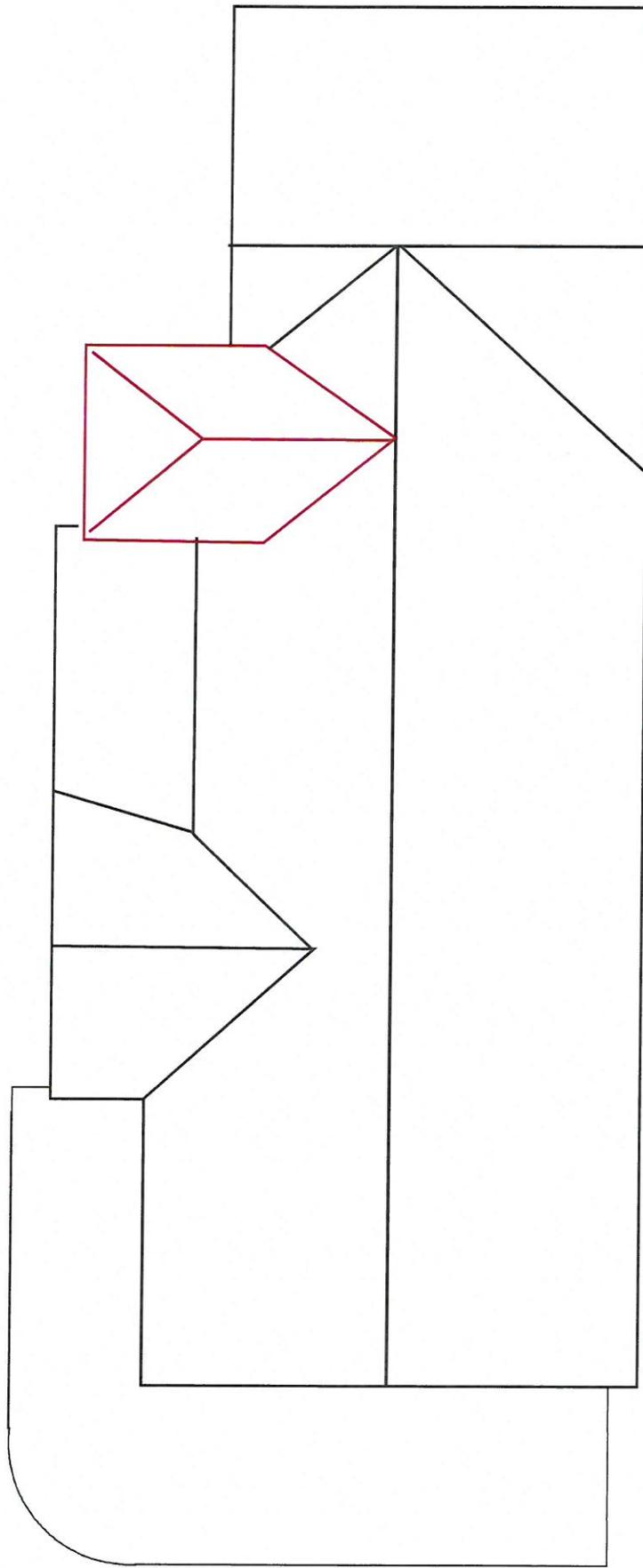
2214 Kane, Proposed Floor Plan



2214 Kane, Proposed Second Floor Plan



Proposed West Elevation for 2214 Kane



2214 Kane, Proposed Roof Plan