

HOUSTON ARCHAEOLOGICAL and HISTORICAL COMMISSION

Members

Ashley Jones, *Archaeologist*

Minnette Boesel, *Chair, Historian*

Urmila Srinivasan, *Architectural Historian*

Rhonda Sepulveda, *Cultural History Organization Representative*

David Bucek, *Architect*

Elizabeth Wiedower Jackson, *Commercial Business Representative*

John Cosgrove, *Real Estate Appraiser*

Stephen McNeil, *Remodeler/Builder*

Steven F. Curry, *Preservation Professional*

Ann Collum, *Citizen Representative*

Dominic Yap, *Citizen Representative*

Charles Stava, *Citizen Representative*

Ben Koush, *Citizen Representative*

Ex-Officio Members

Marta Crinejo, *Mayor's Liaison to HAHC*

Samantha Bruer, *Architectural Archivist, HMRC*

Executive Secretary

Margaret Wallace Brown, *Director, Planning & Development*

Agenda

Thursday, April 22, 2021, 2 pm

Join via installing the Microsoft Teams App, or

Web: <https://bit.ly/3gcbGyC>

Phone: 936-755-1521

Conference ID: 614 380 833#

Submit written comments 24 hours in advance to:

historicpreservation@houstontx.gov

Comments by phone to: 832-393-6556

[Download staff reports here](#)

Contact: Roman McAllen, Historic Preservation Officer
Roman.Mcallen@houstontx.gov

SPEAKER GUIDELINES

WELCOME to a meeting of the City's Planning and Development Department. Your input is valued. Commissioners act according to established standards; see rules or policies for details. Staff is available to help orient you on meeting procedures. For the City's I SPEAK language line, including traducción en español, call (832) 393-3000.

The public is encouraged to attend meetings and take an active interest in matters that come before the **Houston Archaeological and Historical Commission**. Anyone wishing to speak before the Commission may do so. The Commission has adopted the following procedural rules on public participation for virtual meetings:

1. Anyone wishing to speak before the Commission should sign up to speak via phone 832-393-6556 or email historicpreservation@houstontx.gov, 24 hours in advance preferred.
2. Please note what agenda item you wish to speak on, or if you wish to make a general public comment.
3. You may also sign up to speak in the chat feature of Microsoft Teams, and either ask to speak, or write your comments there, which will be read into the record by staff.
4. All comments submitted in writing or by phone will be included in the agenda or read into the record by staff.
5. Keep your phone or computer on "MUTE" unless identified by the Chair to speak. When your name is called, unmute your phone by pressing your mute button or *6, or unmute your computer. State your name, spell your last name, and make your comments. When you are finished speaking, please mute yourself.
6. If a speaker wishes to discuss any subject not otherwise on the agenda, time is allowed under "public comments," after all other agenda items have been heard.
7. Applicants for a Certificate of Appropriateness and historic designations will be allowed to speak first and are allowed **three minutes** for an opening presentation. The applicant is also permitted a two-minute rebuttal after all speakers have been heard. If there are no speakers other than the applicant, there is no rebuttal period.
8. All other speakers will be permitted **two minutes** to address the Commission.
9. No speaker is permitted to accumulate speaking time from another person.
10. Time devoted to answering any questions from the Commission is not charged against allotted speaking time. The Commission may extend any speaker's speaking time if it is the Commission's judgment that additional time is needed to sufficiently discuss an item.
11. The Commission reserves the right to limit speakers if it is the Commission's judgment that an issue has been sufficiently discussed and additional speakers are repetitive.
12. The Commission reserves the right to stop speakers who do not follow this established decorum.

Houston Archaeological and Historical Commission

AGENDA

Thursday, April 22, 2021, 2 pm

Due to health and safety concerns related to the COVID-19 coronavirus, the HAHC will conduct meetings by video conference for the duration of social distancing restrictions. The Commission will be participating by videoconference using Microsoft Teams in accordance with the provisions of Section 551.127 of the Texas Government Code that have not been suspended by order of the Governor. This platform will allow for a two-way video/audio communication with the members of the HAHC.

To join this Houston Archaeological and Historical Commission (HAHC) meeting, please use the following options:

- Join by installing the Microsoft Teams App; or
- Join via **Web Browser**: <https://bit.ly/3gcbGyC> or
- Join via Phone: 936-755-1521 Conference ID: 614 380 833#

[Download staff reports here.](#) The agenda packet may be updated prior to the meeting.

Call to Order
 Report from the Chair
 Report from Director
 Report from Mayor's Liaison
 Approval of March 25, 2021 HAHC Meeting Minutes

- A. Consideration of and possible action on a **Protected Landmark Designation** Application for the Brent House at 7977 Tate Street, Houston, Texas 77028.
- B. Consideration of and possible action on a **Protected Landmark Designation** Application for Mr. and Mrs. Alfred E. Riedl House at 3428 Piping Rock Lane, Houston, Texas 77027.
- C. **CONSENT ITEMS** - The following items are proposed for action per staff comments and may be adopted in one motion:

#	Address	Application Type	Historic District
1	1808 Kane St	New Construction – Garage or Carport	Old Sixth Ward
2	2215 Decatur St	Alteration – Windows	Old Sixth Ward/Franck Tutweiler House
3	1139 W Gardner St	Alteration – Addition	Norhill
4	808 Hawthorne St	Alteration - Addition, Doors, Windows, Porch or Balcony, Roof	Audubon Place
5	808 Hawthorne St	Demolition - Garage or Carport	Audubon Place
6	7927 Glenvista St	Alteration – Siding or Trim, Doors, Windows	Glenbrook Valley
7	531 Columbia St	Alteration - Addition, Siding or Trim, Doors, Windows, Porch or Balcony, Roof	Houston Heights South
8	205 W 16th St	Alteration - Addition, Siding or Trim, Doors, Windows, Porch or Balcony, Roof	Houston Heights West
9	816 Sabine St	Alteration – Doors, Other	Old Sixth Ward

- D. Comments from the Public
 E. Comments from the HAHC
 F. Comments from Staff
 G. Adjournment

Minutes of the Houston Archaeological and Historical Commission

(A recording of the full proceedings is on file in the Planning and Development Department)

March 25, 2021

Telephonic/Videoconference Meeting held via Microsoft Teams <https://bit.ly/3tpmA7m>

2:00 p.m.

CALL TO ORDER

Chair Minnette Bickel Boesel called the meeting to order at 2:04 p.m. with a roll call vote and a quorum present.

Minnette Bickel Boesel, Chair

David Bucek, Vice Chair

Arrived at 3:02 p.m. during item F-5

Steven Curry

Ann Collum

Absent

John Cosgrove

Ashley Elizabeth Jones

Ben Koush

Stephen McNiel

Arrived at 2:18 p.m. after the Chair's Report

Rhonda Sepulveda

Urmila Srinivasan

Charles Stava

Beth Wiedower Jackson

Dominic Yap

EXOFFICIO MEMBERS

Samantha Bruer, Architectural Archivist, Houston Metropolitan Research Center

Marta Crinejo, Mayor's Liaison

Executive Secretary

Margaret Wallace Brown, Director, Planning and Development

The Chair requested a change in the order of reports due to connectivity issues.

DIRECTOR'S REPORT

Margaret Wallace Brown commented about 2020, Appeals Board activities, the staff addition of Madeleine Mayhan and the departure of Caitlin Mee, and related items. She also commented for Mayor's Liaison Marta Crinejo that Commissioners Koush, Jones, Srinivasan, Bucek, and Cosgrove were reappointed to two-year terms in March. She approved 8 administrative Certificates of Appropriateness (COA's), which are in addition to the items being considered today.

MAYOR'S LIAISON REPORT

NONE

CHAIR'S REPORT

Minnette Boesel reported on various Preservation activities, including that Preservation Houston Good Brick awards are being presented tonight at a drive-in theatre, the Mayor's office support of efforts to facilitate resolution on the current lease of the River Oaks Theatre, the Astrodome Conservancy Fun Run on April 2 – 11, and details of the city-owned Cohn Home, which is a City Protected Landmark.

APPROVAL OF THE JANUARY 28, 2021 HOUSTON ARCHAEOLOGICAL AND HISTORICAL COMMISSION (HAHC) MEETING MINUTES

Commission action: Approved the January 28, 2021 Houston Archaeological and Historical Commission (HAHC) meeting minutes.

Motion: **Curry**

Second: **Jones**

Vote: **Carried**

Abstaining: **Yap**

A. PUBLIC HEARING AND CONSIDERATION OF AND POSSIBLE ACTION ON A PROTECTED LANDMARK DESIGNATION APPLICATION FOR THE BRENT HOUSE AT 7977 TATE STREET, HOUSTON, TEXAS 77028

No action was taken on this item today.

B. PUBLIC HEARING AND CONSIDERATION OF AND POSSIBLE ACTION ON A PROTECTED LANDMARK DESIGNATION APPLICATION FOR THE MARTHA SCHUHMACHER PERLITZ HOUSE AT 503 AVONDALE STREET, HOUSTON, TEXAS 77006.

The Chair opened and closed the public hearing.

Motion was made by Commissioner Yap, seconded by Commissioner Cosgrove, that the Houston Archaeological and Historical Commission recommend to City Council the Protected Landmark Designation application for the Martha Schuhmacher Perlitz House at 503 Avondale Street, Houston, Texas 77006. Motion carried with Commissioner Stava recusing.

C. PUBLIC HEARING AND CONSIDERATION OF AND POSSIBLE ACTION ON A PROTECTED LANDMARK DESIGNATION APPLICATION FOR THE LOUIS WHITE GROCERY BUILDING AT 4101 LYONS AVENUE, HOUSTON, TEXAS 77020.

The Chair opened and closed the public hearing.

Motion was made by Commissioner Sepulveda, seconded by Commissioner Stava, that the Houston Archaeological and Historical Commission recommend to City Council the Protected Landmark Designation application for the Louis White Grocery Building at 4101 Lyons Avenue, Houston, Texas 77020. Motion carried unanimously.

D. PUBLIC HEARING AND CONSIDERATION OF AND POSSIBLE ACTION ON A LANDMARK DESIGNATION APPLICATION FOR THE WILLIAM H. CURTIN HOUSE AT 2504 DEL MONTE DRIVE, HOUSTON, TEXAS 77019.

The Chair opened and closed the public hearing.

Motion was made by Commissioner Cosgrove, seconded by Commissioner Jones, that the Houston Archaeological and Historical Commission recommend to City Council the Landmark Designation application for the William H. Curtin House at 2504 Del Monte Drive, Houston, Texas 77019. Motion carried unanimously.

E. CONSIDERATION OF AND POSSIBLE ACTION ON A REFERRAL TO TEXAS HISTORICAL COMMISSION FOR A LISTING ON THE NATIONAL REGISTER OF HISTORIC PLACES FOR HOLLYFIELD LAUNDRY AND CLEANERS AT 1731 WESTHEIMER ROAD, HOUSTON, TEXAS 77098.

On behalf of the Houston Archaeological and Historical Commission, a letter will be sent to the Texas Historical Commission to approve the listing on the National Register of Historic Places for Hollyfield Laundry and Cleaners at 1731 Westheimer Road, Houston, Texas 77098.

F. CONSIDERATION OF AND POSSIBLE ACTION ON CERTIFICATE OF APPROPRIATENESS APPLICATIONS FOR CONSENT AGENDA

Motion was made by Commissioner Srinivasan, seconded by Commissioner Jones, to consider items **F-1, F-3, F-4, F-6, F-7 and F-8** together. Motion carried unanimously.

- F-1. 1209 Columbia St – Alteration - Addition, Foundation, Siding or Trim, Windows, Roof, Porch or Balcony – Houston Heights East – Approve**
- F-3. 740 Cortlandt St – Alteration - Addition, Foundation, Siding or Trim, Doors, Windows, Roof, Porch or Balcony – Houston Heights South – Approve with conditions**
- F-4. 1535 Rutland St – Alteration - Siding, Gable vent – Houston Heights West – Denial and issue a Certificate of Remediation.**
- F-6. 1121 Key St – Demolition - Garage or Carport – Norhill – Approve**
- F-7. 7897 Broadview Dr – Alteration - Door – Glenbrook Valley – Approve**
- F-8. 919 W Melwood St – Alteration - Siding, Doors – Norhill – Approve**

Motion was made by Commissioner Srinivasan, seconded by Commissioner Sepulveda, to accept staff recommendations for items **F-1, F-3, F-4, F-6, F-7 and F-8**. Motion carried unanimously.

F-2. 826 Cortlandt St – New Construction - Single Family Residential – Houston Heights South

Speakers: Dana Morgan, owner, Alec Ridgway, applicant – supportive.

No action was taken at this time.

F-5. 603 Colquitt St – Alteration - Windows – First Montrose Commons

Motion by Commissioner McNiel, seconded by Commissioner Stava, to approve the Certificate of Appropriateness for item F-5, with the condition that the applicant work with staff to find a repair option and if the cost of the repair exceeds price of replacement, the applicant or owner may coordinate with staff about replacing existing windows. Motion carried unanimously.

Speaker: Sally Vaughn, owner/applicant – supportive; Stephen Longmire – opposed.

The Commission returned to item F-2.

F-2. 826 Cortlandt St – New Construction - Single Family Residential – Houston Heights South

Motion by Commissioner Srinivasan, seconded by Commissioner Cosgrove, to approve the Certificate of Appropriateness for item F-2, with the condition that the second porch has rail being 36” maximum in height and open balustrades. Motion carried unanimously.

**G. COMMENTS FROM THE PUBLIC
NONE**

H. REPORT FROM THE HISTORIC PRESERVATION OFFICER

Roman McAllen reported on the Conservation District Task Force of Livable Places, revisions to City’s Historic Preservation website and forms, the new pre-review process, a possible opportunity with Riceville Cemetery, progress by the Windows subcommittee, and possible future Preservation initiatives.

I. COMMENTS FROM THE HAHC

Chair Boesel recognized outgoing staff member Caitlin Mee for her service. Commissioner Yap asked if the Cohn house could be relocated to a vacant City lot in High First Ward, and related comments were made by Margaret Wallace Brown and Marta Crinejo.

**J. COMMENTS FROM STAFF
NONE**

K. ADJOURNMENT

There being no further business brought before the Commission, Chair Minnette Bickel Boesel adjourned the meeting at 3:30 p.m.

Minnette Bickel Boesel
Chair

Margaret Wallace Brown
Executive Secretary