

HISTORIC PRESERVATION APPEALS BOARD

Members

Truman Edminster, *Position One*

J.D. Bartell, Chair, *Position Two*

Douglas Elliot, *Position Three*

Vacant, *Position Four*

Tanya Debose, *Position Five*

Executive Secretary

Margaret Wallace Brown *Director, Planning & Development*

Agenda

Monday, September 13, 2021

9:00 a.m.

To join this Houston Preservation Appeals Board (HPAB) meeting please see the following options:

In-person meeting at: 900 Bagby Street, City Council Chamber, Public Level, Houston, Texas

Join Microsoft Teams Meeting via web at <https://bit.ly/38nTUDp>

Or by phone [+1 936-755-1521](tel:+19367551521) or 281-925-7241

Conference ID: 647 912 3#

Visit website [Historic Preservation Appeals Board \(HPAB\) \(houstontx.gov\)](http://Historic Preservation Appeals Board (HPAB) (houstontx.gov))

Download staff reports from Meeting Documents at www.houstontx.gov/planning/Commissions/HPAB

Submit written comments 24 hours in advance to historicpreservation@houstontx.gov or call 832-393-6556

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



SPEAKER GUIDELINES

WELCOME to a meeting of the City's Planning and Development Department. Your input is valued. Board members 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 Preservations Appeals Board (HPAB.)** Anyone wishing to speak before the Board may do so. The Board has adopted the following procedural rules on public participation.

1. Anyone wishing to speak before the Board should sign up to speak via phone 832-393-6556 or email historicpreservation@houstontx.gov, 24 hours in advance is preferred.
2. Please note what agenda item you wish to speak on, or if you wish to make a general public comment; and if you plan to attend either in person or virtually.
3. You may also sign up to speak in the chat feature of Microsoft Teams during the meeting, or if attending in person, by advising staff at the meeting.
4. All comments submitted in writing or by phone will be included in the agenda or read into the record by staff.
5. If you are attending virtually, 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. HPAB Appellants will be allowed to speak once and are allowed **five minutes** for an opening presentation.
8. All other speakers will be permitted **one minute** to address the Board.
9. No speaker is permitted to accumulate speaking time from another person.
10. Time devoted to answering any questions from the Board is not charged against allotted speaking time. The Board may extend any speaker's speaking time if it is the Board's judgment that additional time is needed to sufficiently discuss an item.
11. The Board reserves the right to limit speakers if it is the Board's judgement that an issue has been sufficiently discussed and additional speakers are repetitive.
12. The Board reserves the right to stop speakers who do not follow this established decorum.

Staff Use: Reference above and see a base at 020517 N:\PDDCET\CET_Boards\Support



Procedures for Appeals to the HPAB

The Historic Preservation Appeals Board (HPAB) may find in favor of the appellant only if it finds that the applicant has demonstrated it meets all appropriate criteria in accordance with Chapter 33 Section 33-253 of the City of Houston Code of Ordinances.

The HPAB has adopted the following procedural rules for hearing appeals from the HAHC:

1. Any supplemental materials that the appellant wishes the HPAB to consider must be submitted with the appeal request.
2. At the HPAB meeting, Planning Department staff will first summarize the project and provide the basis for the HAHC's decision.
3. The appellant will then have five minutes to present arguments for the granting of the appeal. The appellant may yield any amount of this time to other professionals retained by the appellant and directly associated with the project. Any other interested party may speak for one minute.
4. Comments should be limited to the ways in which the project meets the criteria.
5. The HPAB may ask questions at any time. Time devoted to answering any questions from the HPAB is not charged against allotted speaking time, nor is any time that may be used for translation, if needed. HPAB may vote to extend speaking time for any speaker.
6. The HPAB may amend the speaker rules at any time to ensure a timely and equitable appeal.

Historic Preservation Appeals Board

AGENDA

Monday, September 13, 2021

9:00 a.m.

After September 1, 2021, the Board will conduct meetings at the City Hall Annex in accordance with the provisions of Section 551.127 of the Texas Government Code. The Chair will be present in the room, though staff, board members, and the public may attend in person, or through a videoconference link using Microsoft Teams.

To join this Houston Preservation Appeals Board (HPAB) meeting please see the following options:

In-person meeting at: 900 Bagby Street, City Council Chamber, Public Level, Houston, Texas

Join Microsoft Teams Meeting via web at <https://bit.ly/38nTUDp>

Or by phone [+1 936-755-1521](tel:+19367551521) or 281-925-7241

Conference ID: 647 912 3#

Visit website [Historic Preservation Appeals Board \(HPAB\) \(houstontx.gov\)](http://www.houstontx.gov/HPAB)

Download staff reports from [Meeting Documents at www.houstontx.gov/planning/Commissions/HPAB](http://www.houstontx.gov/planning/Commissions/HPAB)

Call to Order

Chair's Report

Director's Report

Approval of the June 21, 2021 Historic Preservation Appeals Board Minutes

- I. Election of Vice Chair
- II. Consideration of and possible action on an appeal of the decision of the Houston Archaeological and Historical Commission on July 29, 2021 for a Certificate of Appropriateness for 7806 Santa Elena St in Glenbrook Valley Historic District.
- III. Consideration of and possible action on an appeal of the decision of the Houston Archaeological and Historical Commission on July 29, 2021 for a Certificate of Appropriateness for 215 Bayland Ave in Woodland Heights Historic District.
- IV. Public Comment
- V. Adjournment

Minutes of the Houston Historic Preservation Appeals Board (HPAB)

June 21, 2021

Telephonic/Videoconference Meeting held via Microsoft Teams <https://bit.ly/3x3jWpP>
9:00 a.m.

CALL TO ORDER

Acting Chair Douglas Elliott called the meeting to order at 9:00 a.m. with a roll call vote and a quorum present.

J.D. Bartell, Chair Absent
Tanya Debose
Truman Edminster Absent
Douglas Elliott

EXOFFICIO MEMBERS

Samantha Bruer, Archivist, Houston Metropolitan Research Center
Michael Kramer, Assistant Director, Planning and Development

Executive Secretary

Margaret Wallace Brown, Director, Planning and Development

CHAIR'S REPORT

NONE

DIRECTORS REPORT

The Director's Report was given by Margaret Wallace Brown, Director, Planning and Development

APPROVAL OF THE MAY 10, 2021 HISTORIC PRESERVATION APPEALS BOARD MEETING MINUTES

Motion was made by Board Member Debose, seconded by Board Member Elliott, to approve the May 10, 2021 Historic Preservation Appeals Board Minutes. Motion carried unanimously.

I. CONSIDERATION OF AND POSSIBLE ACTION ON AN APPEAL OF THE DECISION OF THE HOUSTON ARCHAEOLOGICAL AND HISTORICAL COMMISSION ON MAY 20, 2021 FOR A CERTIFICATE OF APPROPRIATENESS FOR 8435 GLENCREST ST. IN GLENBROOK VALLEY HISTORIC DISTRICT.

Staff recommendation: None. Presentation was given by Amanda Coleman.

Board action: Overturn the decision of the Houston Archeological and Historical Commission (HAHC) for a Certificate of Appropriateness for 8435 Glencrest St. in Glenbrook Valley Historic District; with the current doors and windows to remain, and for the applicant to work with staff to reinstall a column.

Motion: **Debose** Second: **Elliott** Vote: **Unanimous** Abstaining: **None**

Speakers: Nereyda Villanueva, applicant/owner – supportive.

II. PUBLIC COMMENT

Board Member Debose commented on the City-wide and Freedman's Heritage Districts, the Historical Preservation Ordinance, and Glenbrook Valley education.

III. ADJOURNMENT

There being no further business brought before the Board, Acting Chair Douglas Elliott adjourned the meeting at 9:36 a.m. Motion was made by Board Member Debose and seconded by Board Member Elliott. Motion carried unanimously.

Douglas Elliott
Acting Chair

Margaret Wallace Brown
Executive Secretary