

CERTIFICATE OF APPROPRIATENESS

Application Date: April 15, 2024

Applicant: Sandy Vera, Huitt-Zollars architect for Valerie Tompson (City Church), owner.

Property: (Main building) 201 E 9th Street, Lot 8 & 9, Block 229, Houston Heights Subdivision. (Secondary Building) 211 E9th street lots 13-16 & tracts 10A, 11A & 12A. Situated on a 30,292 square foot corner lot.

At the rear of the property stands a 896 square foot, one-story wood frame single-family residence.

Significance: (Main building) 1959 Contributing Church at the corner of Harvard and E 9th Street. Contributing Neoclassical residence at the rear of the property was constructed circa 1940, located in the Houston Heights Historic District South. At the rear of the property there's a noncontributing wood frame single family residence.

Proposal: Alteration/ Addition

Building 1

- Windows- all existing windows are repair and reglaze as needed.

Sanctuary Addition – Windows are TRIFAB VG (Versa Glaze) Bronze Aluminized Finish to coordinate with existing windows.

Doors-Sanctuary Main Entry (West) – Non-Original /Non-Appropriate Aluminum Egress Door at main Entrance to be replaced with historically appropriate.

Aluminum (Kawneer) Doors.

South Wing (Day School) (East/South)– Non-Original Aluminum Store Front door to be replaced with StoreFront Aluminum Thermal Framing System (Kawneer TRIFAB VG (Versa Glaze)

- Replace Handrails with New Architecturally and Code Compliant

Building 2

- Windows- All existing windows are repair and reglaze as needed.

- Main Entry (South) – Non-Original /Non-Appropriate Aluminum Egress Door at main entrance to be replaced with historically appropriate Aluminum (Kawneer)

- Doors- Side Entry (West)– Non-Original Aluminum Store Front door to be replaced with storefront Aluminum Thermal Framing System (Kawneer TRIFAB VG (Versa Glaze)

- Replace Existing Metal Canopy with Architecturally Compliant Metal Canopy

Proposed New Materials

No New Materials are being introduced to the Material Palette Brick/ Aluminum Windows/ Metal (Aluminum) Roof/Metal (Aluminum) Fascia.

New Addition Building Materials

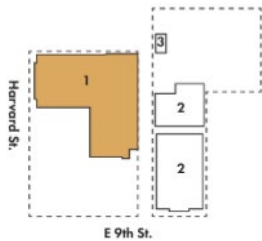
Complementary Brick Selection, Bronze Anodized Aluminum Window Selection, Metal Roof & Metal Fascia, painted Brown/Bronze to complement existing.

Public Comment: No comment received.

Civic Association: No comment received.

Recommendation: -

HAHC Action: -



APPROVAL CRITERIA

ALTERATIONS, REHABILITATIONS, RESTORATIONS AND ADDITIONS

Sec. 33-241: HAHC shall issue a certificate of appropriateness for the alteration, rehabilitation, restoration or addition of an exterior feature of (i) any landmark, (ii) protected landmark, (iii) any building, structure or object that is part of an archaeological site, or (iv) contributing building in a historic district upon finding that the application satisfies the following criteria, as applicable:

S D NA

S - satisfies D - does not satisfy NA - not applicable

- (1) The proposed activity must retain and preserve the historical character of the property;
(2) The proposed activity must contribute to the continued availability of the property for a contemporary use;
(3) The proposed activity must recognize the building, structure, object or site as a product of its own time and avoid alterations that seek to create an earlier or later appearance; Proposed
(4) The proposed activity must preserve the distinguishing qualities or character of the building, structure, object or site and its environment;
(5) The proposed activity must maintain or replicate distinctive stylistic exterior features or examples of skilled craftsmanship that characterize the building, structure, object or site;
(6) New materials to be used for any exterior feature excluding what is visible from public alleys must be visually compatible with, but not necessarily the same as, the materials being replaced in form, design, texture, dimension and scale;
(7) The proposed replacement of exterior features, if any, should be based on an accurate duplication of features, substantiated by available historical, physical or pictorial evidence, where that evidence is available, rather than on conjectural designs or the availability of different architectural elements from other structures;
(8) Proposed additions or alterations must be done in a manner that, if removed in the future, would leave unimpaired the essential form and integrity of the building, structure, object or site;
(9) The proposed design for any exterior alterations or addition must not destroy significant historical, architectural, archaeological or cultural material, including but not limited to siding, windows, doors and porch elements;
(10) The proposed alteration or addition must be compatible with the massing, size, scale material and character of the property and the context area; and
(11) The distance from the property line to the front and side walls, porches, and exterior features of any proposed addition or alteration must be compatible with the distance to the property line of similar elements of existing contributing structures in the context area.

HEIGHTS DESIGN GUIDELINES

- In accordance with Sec. 33-276, the proposed activity must comply with the City Council approved Design Guidelines.

PROPERTY LOCATION

Houston Heights South



INVENTORY PHOTO



Figure 1- 201 E 9th Street- Church



Figure 2- 211 E 9th Street - Neoclassical

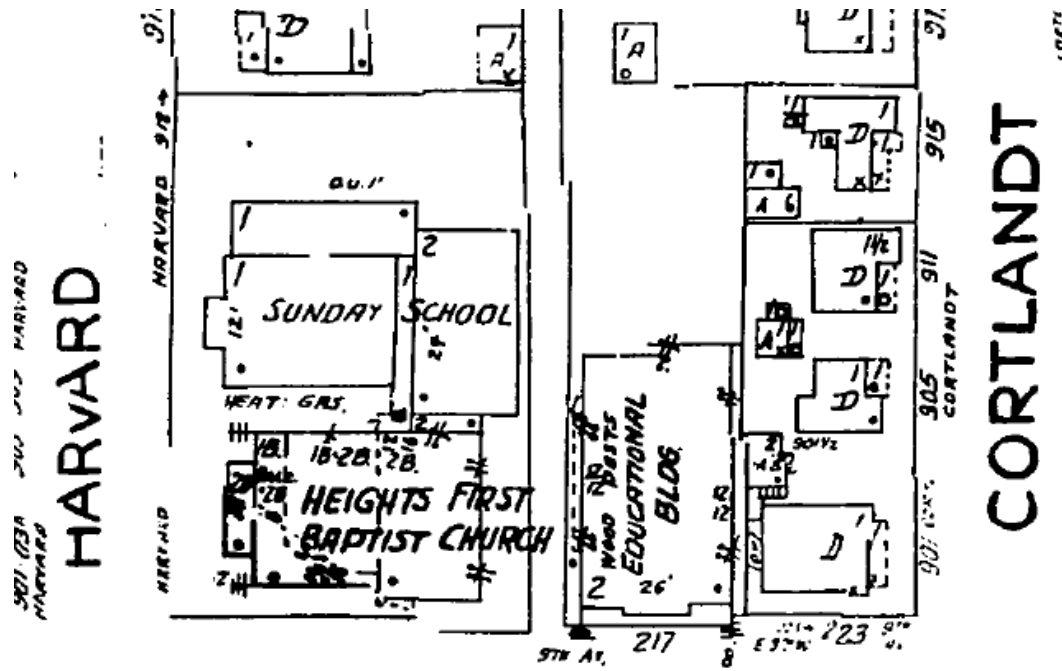
CURRENT PHOTO



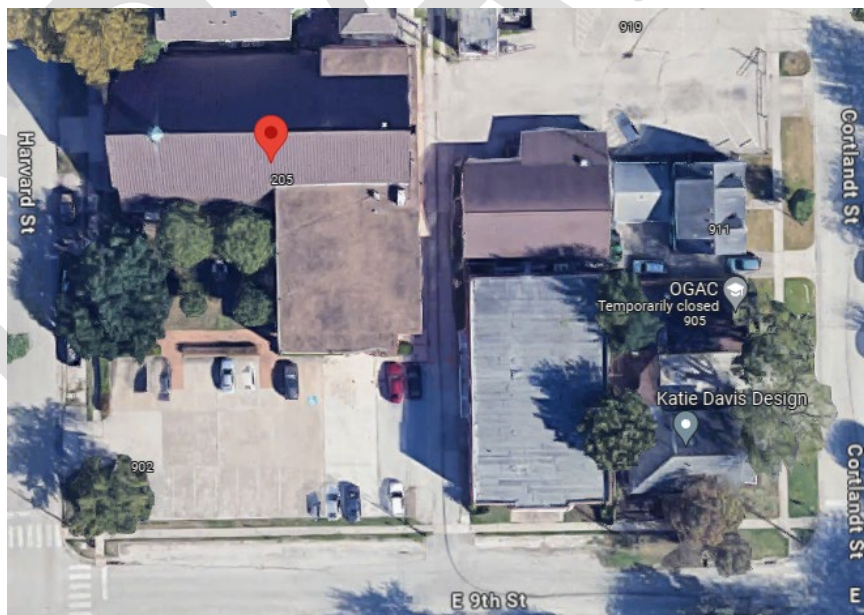
Figure 3- noncontributing structure to be demolished.



SANBORN MAPS: 1951



CURRENT AERIAL



TAX RECORDS

Diagram 1 (Top): A rectangular lot with dimensions 12 (top), 14 (left), 19 (bottom), and 22 (right). A dashed line indicates a sub-section with dimensions 14 (top) and 19 (left). To the right, a calculation shows: GAR 418, 148, 586.

Diagram 2 (Middle): A larger rectangular lot with dimensions 6 (top), 27 (top), 4 (left), 53 (left), 20 (left), 34 (bottom), 16 (bottom), 19 (bottom), 114 (bottom), 7 (bottom), 14 (bottom). To the right, a calculation shows: Res 56, 680, 132, 162, 1030.

Table of Appraisals:

Category	Value	Rate	Amount	Final Amount
EXISTING APPRAISALS, if any - 100% Value - without depreciation-			\$ -	
NEW APPRAISALS				
Res	1030	50%	4640	
OP	114	1.20	140	
			4780	
Less 60%			2870	
			1910	1910
GAR	586	1.30	760	
Less 80%			610	
			150	150
Appraiser's name & date			TOTAL VALUE \$ 2060	
AL LADEAU			FOR 19 69 40% \$ 820 = city	
JAN 23 1968			AREA REVALUATION FOR 539% 1090 = school	

Handwritten note at bottom: 20.20% = 410

CURRENT CONTEXT



(LEFT OF PROPERTY –HARVARD STREET)



RIGHT OF PROPOERTY– E9TH 7 CORTDLANDT ST.)

CONTEXT AREA
CONTEXT



901 Harvard – Contributing (same property as 107 E 9th St)



928 Cortlandt– Contributing



911 Harvard Street– Contributing



912 Cortlandt Street– Contributing

EXTERIOR ELEMENTS SUBJECT TO PROPOSED WORK

REPLACE DOORS WITH NEW ARCHITECTURALLY APPROPRIATE OPENINGS

REPLACE HANDRAILS WITH NEW ARCHITECTURALLY APPROPRIATE AND CODE COMPLIANT



BUILDING 1 - (WEST ELEVATION) REHABILITATION

REMOVE/REPLACE CANOPY

REPLACE EXISTING STOREFRONT WITH NEW ARCHITECTURALLY APPROPRIATE OPENINGS



BUILDING 2 - (WEST ELEVATION) REHABILITATION

REPLACE EXISTING DOOR WITH ARCHITECTURALLY APPROPRIATE NEW



BUILDING 2 - (SOUTH ELEVATION) REHABILITATION



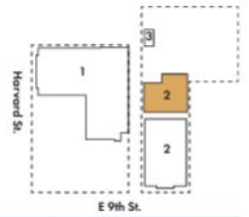
BUILDING 1A - NEW CONSTRUCTION
NEW 1,400 SF LOBBY AND RESTROOM ADDITION. ARCHITECTURALLY AND CONTEXTUALLY APPROPRIATE. SETBACK FROM MAIN BUILDING ELEVATION TO NOT CONFLICT WITH ROOF PITCH AND ALLOW FOR LANDSCAPE BUFFER AT STREET.

OVERALL SITE AERIAL, LOOKING EAST
201 E 9TH STREET HOUSTON, TEXAS 77007



BUILDING 2 - DEMOLITION

BUILDINGS 2&3 TO BE DEMOLISHED



Photographs - Building 2 Elevations (to be demolished)



North Elevation of Building 2 Addition



West Elevation of Building 2 Addition

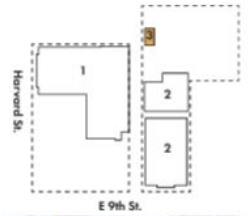


South Elevation of Building 2 Addition



East Elevation of Building 2 Addition





Photographs - Building 3 Elevations (to be demolished)



North Elevation of Building 3



West Elevation of Building 3



South Elevation of Building 3



East Elevation of Building 3



3D RENDERING – FRONT FACING HARVARD

Aerial View - Existing



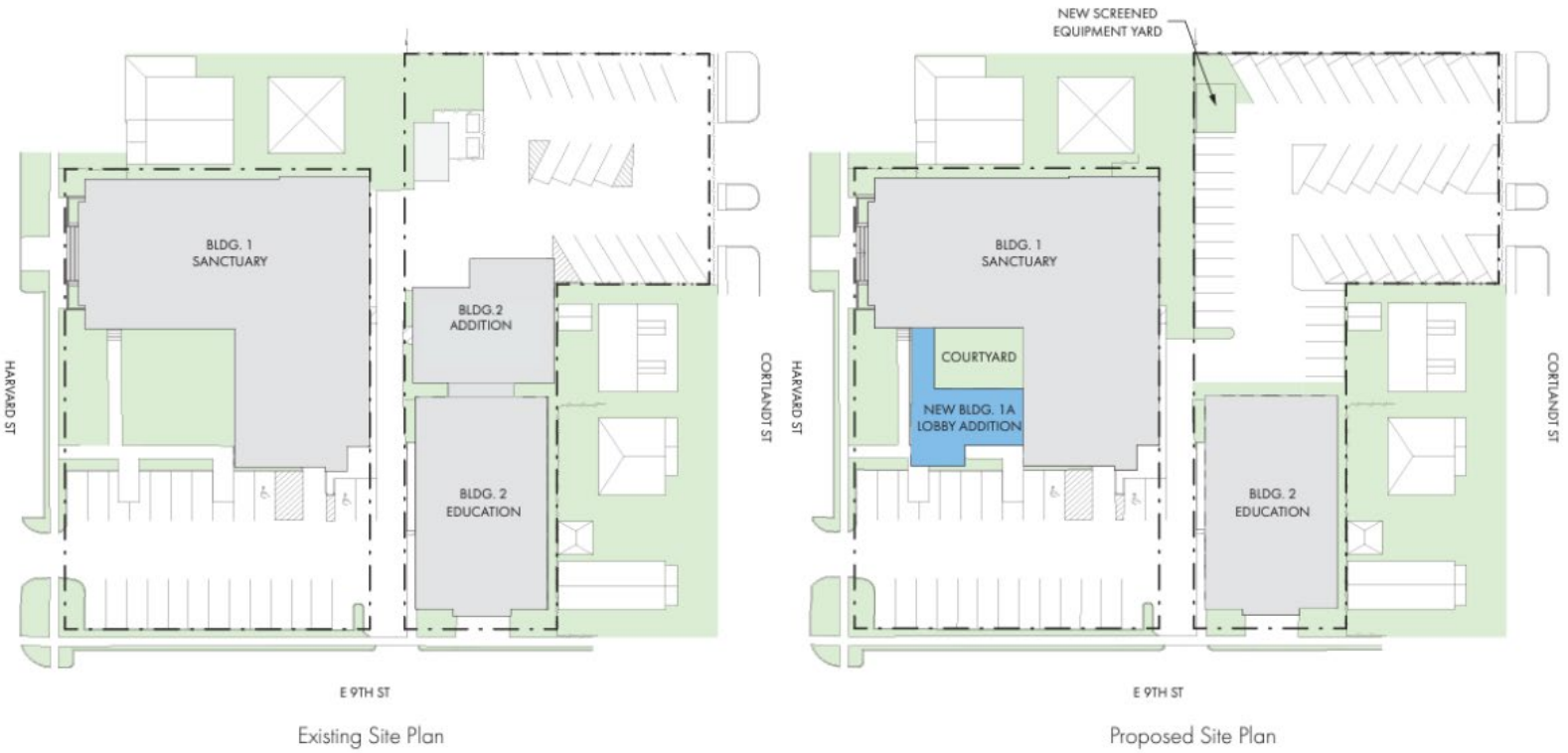
Aerial View - Proposed





SITE PLAN

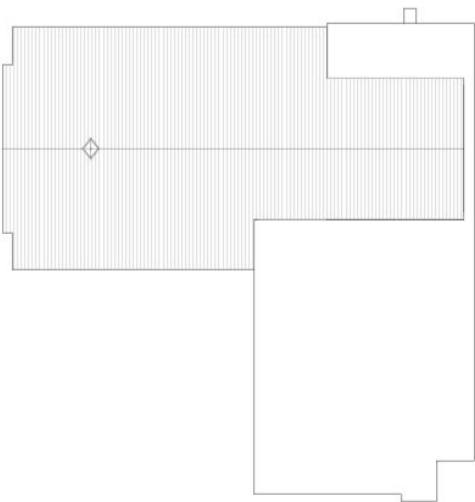
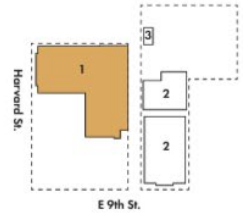
Site Plans - Existing vs Proposed



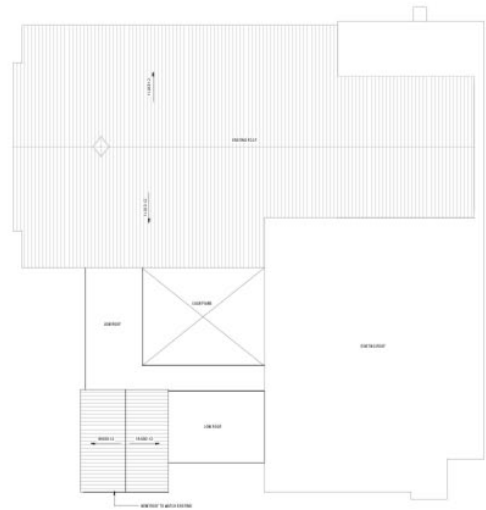


**BUILDING 1
ROOF PLAN**

Roof Plans - Building 1 - Existing vs Proposed



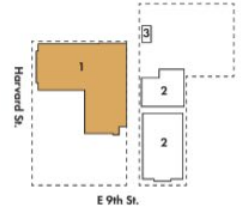
Existing Roof Plan



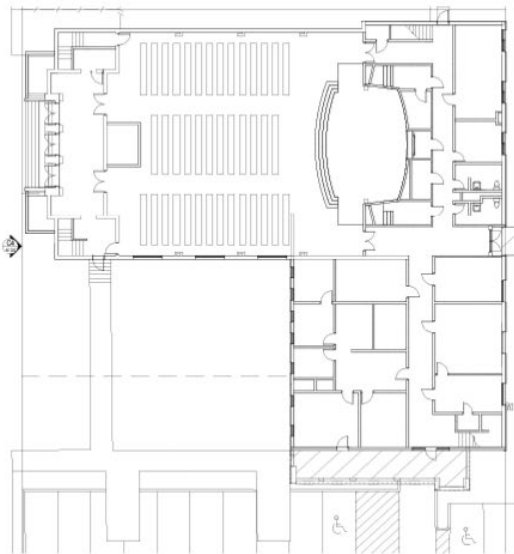
Proposed Roof Plan



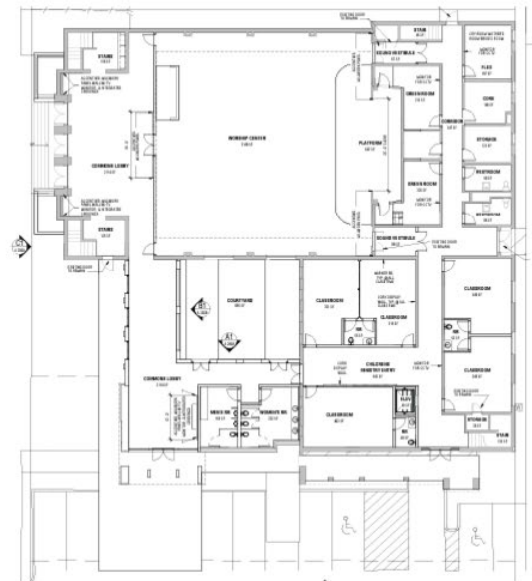
BUILDING 1 FIRST FLOOR PLAN



Floor Plans - Building 1 - Level 1 - Existing vs Proposed



Existing Floor Plan - Level 1



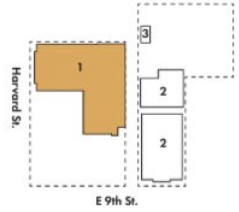
Proposed Floor Plan - Level 1





SECOND FLOOR PLAN

Floor Plans - Building 1 - Level 2 - Existing vs Proposed



Existing Floor Plan - Level 2

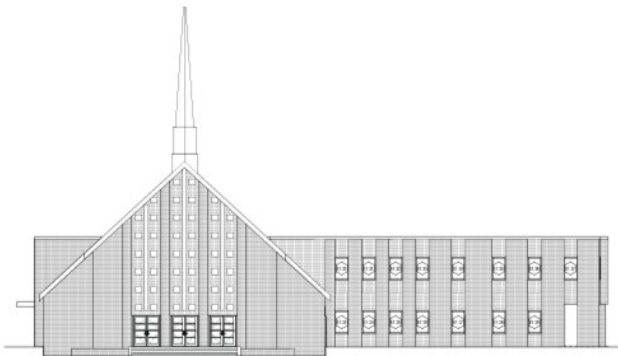
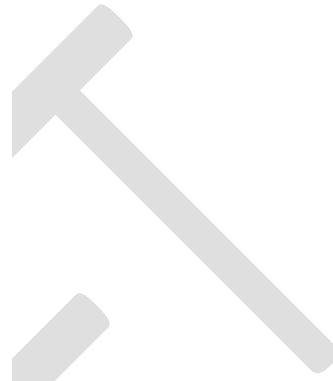


Proposed Floor Plan - Level 2

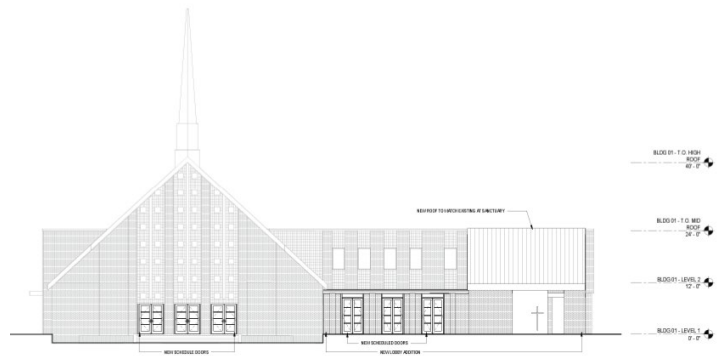


WEST ELEVATION – FRONT FACING HARVARD

Elevations - Building 1 - Existing vs Proposed - West



Existing Elevation

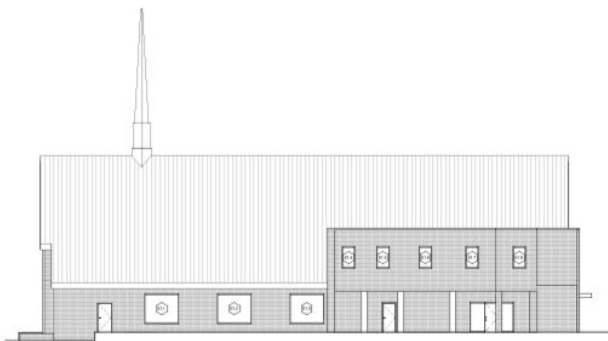


Proposed Elevation

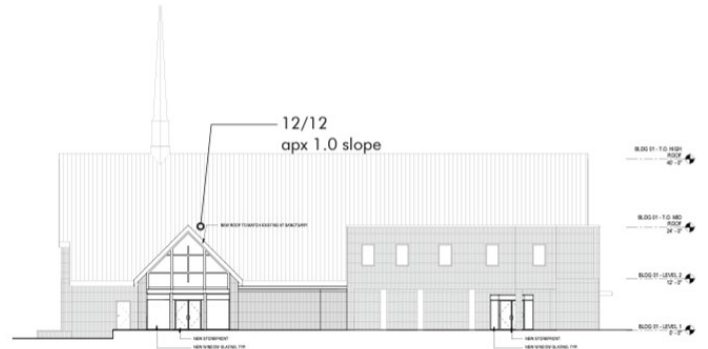


SOUTH SIDE ELEVATION (FACES E 9TH STREET)

Elevations - Building 2 - Existing vs Proposed - South



Existing Elevation

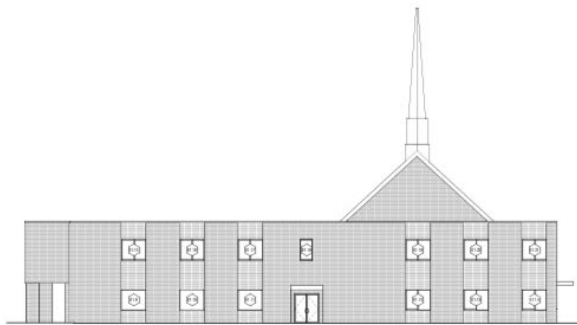


Proposed Elevation

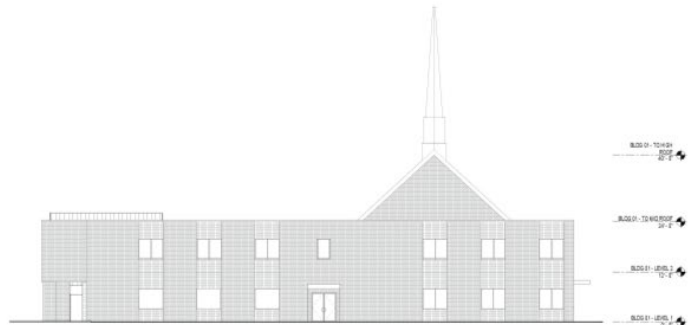


EAST SIDE ELEVATION

Elevations - Building 1 - Existing vs Proposed - East



Existing Elevation



Proposed Elevation

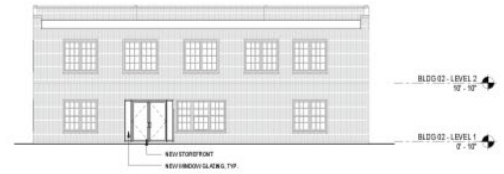


NORTH ELEVATION

Elevations - Building 1 - Existing vs Proposed - North



Existing Elevation



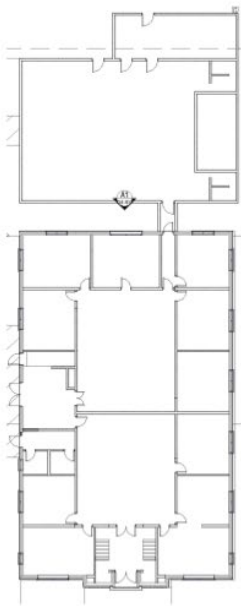
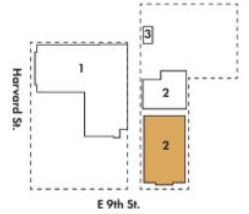
Proposed Elevation





BUILDING 2 FIRST FLOOR PLAN

Floor Plans - Building 2 - Level 1 - Existing vs Proposed



Existing Floor Plan - Level 1

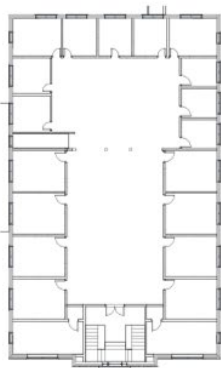
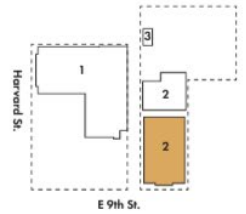


Proposed Floor Plan - Level 1



**BUILDING 2
SECOND FLOOR PLAN**

Floor Plans - Building 2 - Level 2 - Existing vs Proposed



Existing Floor Plan - Level 2

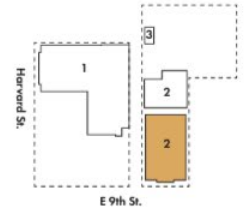


Proposed Floor Plan - Level 2

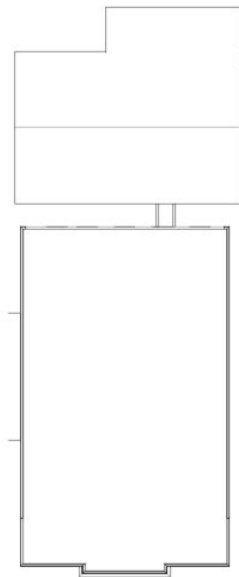




**BUILDING 2
ROOF PLAN**



Roof Plans - Building 2 - Existing vs Proposed



Existing Roof Plan



Proposed Roof Plan



BUILDING 2
SOUTH ELEVATION (FACING E 9TH STREET)

Elevations - Building 1 - Existing vs Proposed - South



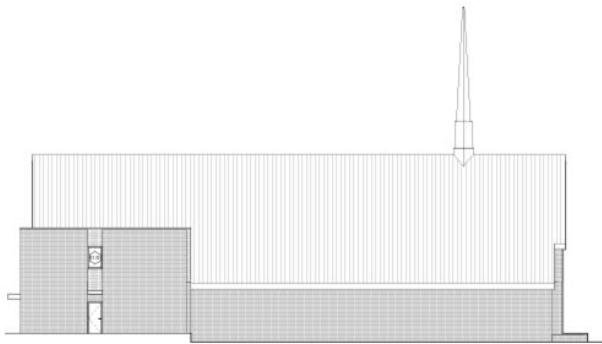
Existing Elevation



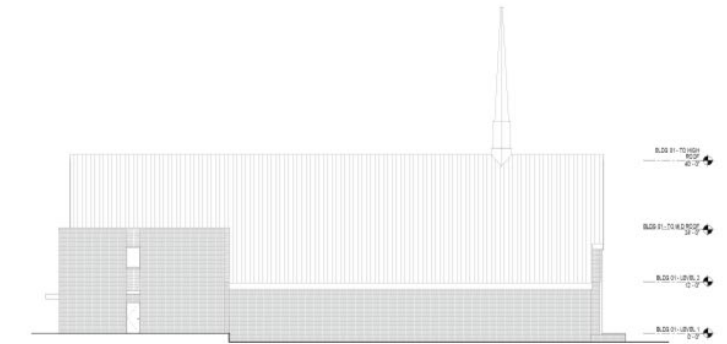
Proposed Elevation

NORTH ELEVATION

Elevations - Building 2 - Existing vs Proposed - North



Existing Elevation

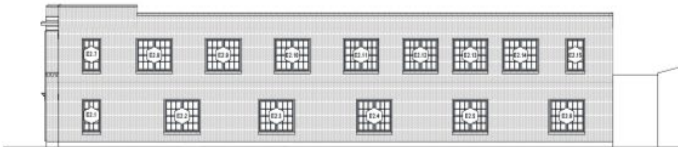


Proposed Elevation

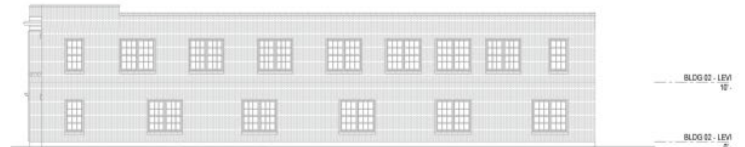


EAST ELEVATION

Elevations - Building 2 - Existing vs Proposed - East



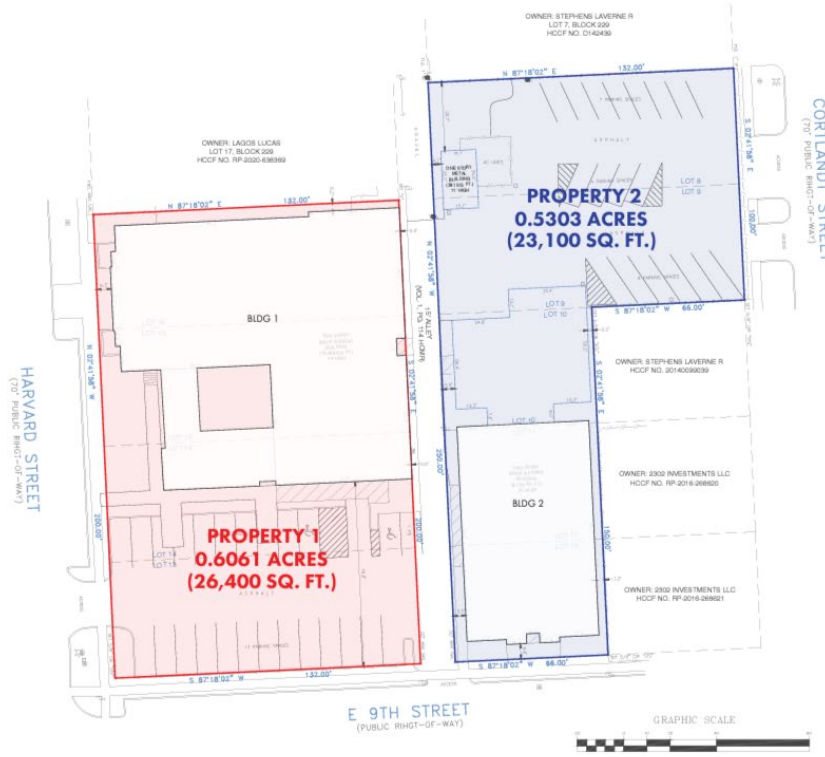
Existing Elevation



Proposed Elevation

FAR & LOT COVERAGE CALCULATIONS

FAR Calculations - PROPOSED - Scenario A - Two Properties (Per Survey)



Proposed (Scenario A):

Property 1

Total Buildable Land Area = 26,400 SF

Building 1
 Level 1 Floor Area = 12,584 SF
 Level 2 Floor Area = 7,488 SF

Gross Floor Area of Building = 20,072 SF

Floor Area Ratio = 20,072 SF / 26,400 SF = **0.76**
 Lot Coverage = 12,584 SF / 26,400 = **0.48**

Property 2

Total Buildable Land Area = 23,100 SF

Building 2
 Level 1 Floor Area = 5,319 SF
 Level 2 Floor Area = 5,319 SF

Gross Floor Area of Building = 10,638 SF

Floor Area Ratio = 10,638 SF / 23,100 SF = **0.46**
 Lot Coverage = 5,319 SF / 23,100 = **0.23**

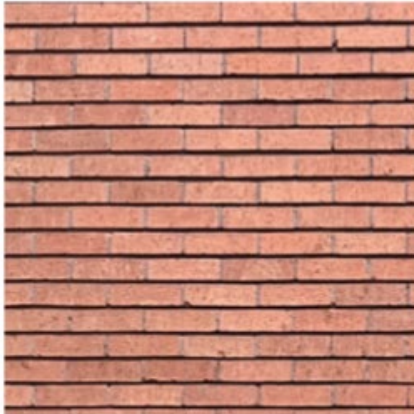
Lot Coverage + Floor to Area Ratio Calculations - Summary

	Scenario A (Property Limits as shown on Survey)					
	Property 1			Property 2		
Total Buildable Land Area (SF)	26,400			23,100		
	Existing	Proposed	Delta	Existing	Proposed	Delta
Level 1 (SF)	10,968	12,584	1,616	8,535	5,319	-3,216
Level 2 (SF)	7,488	7,488	0	5,319	5,319	0
Gross Floor Area of Building (SF)	18,456	20,072	1,616	13,854	10,638	-3,216
Floor Area Ratio	0.70	0.76	0.06	0.60	0.46	-0.14
Lot Coverage Ratio	0.42	0.48	0.06	0.37	0.23	-0.14

BRICK COMPARISON

Existing Brick Types: Standard Brick

Note: Color Variation is also a product of the time the brick was photographed.



Building 1_ Sanctuary, West Facade
Preferred Match



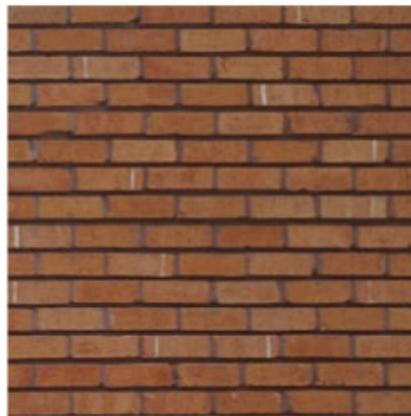
Building 1_ Day School, South Facade



Building 2_ Education Building, South Facade



Building 1_ Sanctuary, North Facade

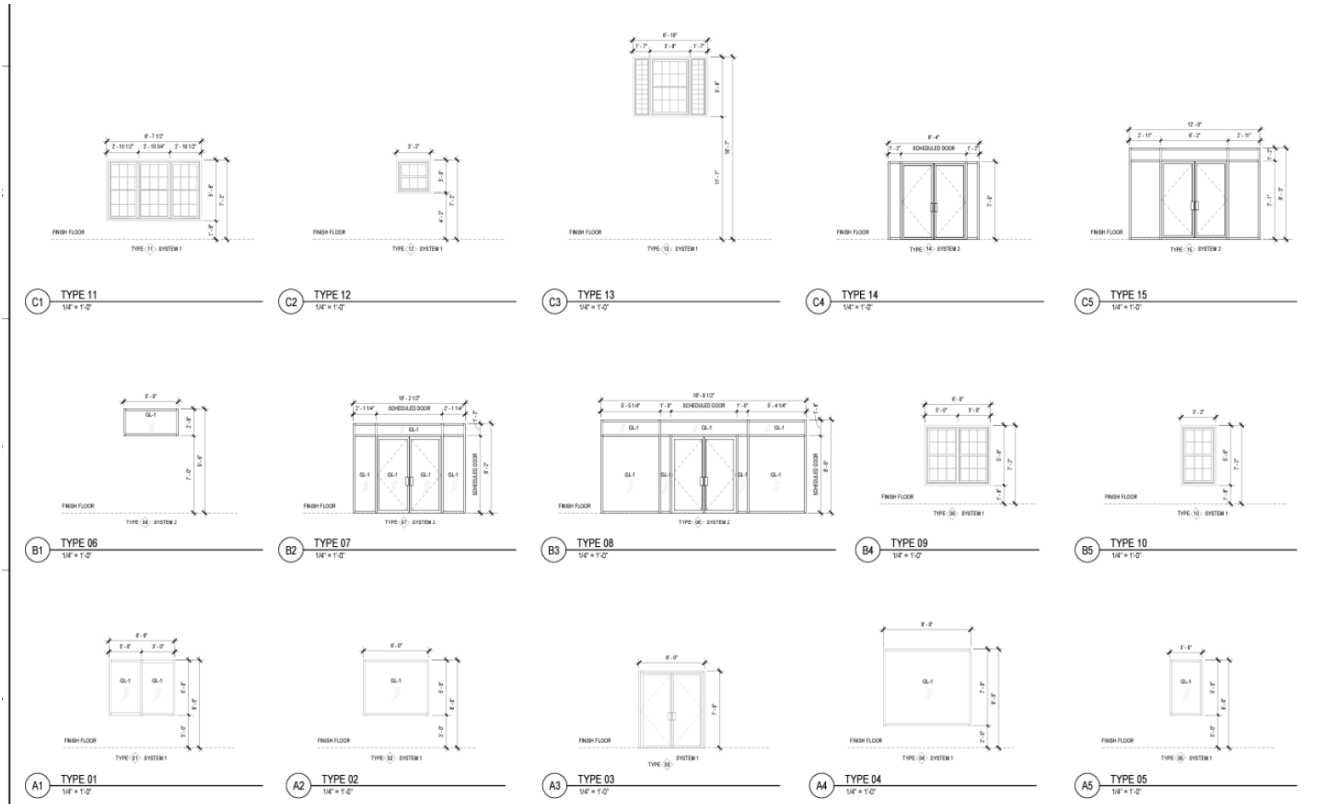


Building 1_ Sanctuary, North Facade



Building 1_ Day School, East Facade

WINDOW SCHEDULE & DETAILS



DRAFT

DOOR SCHEDULE

DOOR SCHEDULE																
LEVEL	MARK	ROOM NAME	SIZE			DOOR				FRAME				FIRE RTG	HW SET	COMMENTS
			WIDTH	HEIGHT	THK	MATL	ELEV	FINISH	GLZ	MATL	ELEV	FINISH	GLZ			
BLDG02 - LEVEL 1	323	FLEX SPACE	2'-6"	6'-8"	1 3/4"											
BLDG02 - LEVEL 1	324	FLEX SPACE	2'-6"	6'-8"	1 3/4"											EXISTING DOOR. DEMOLISH DOOR AND FRAME
BLDG01 - LEVEL 2	324	CLASSROOM	6'-0"	12'-0"	1/2"											EXISTING DOOR. DEMOLISH DOOR AND FRAME
BLDG01 - LEVEL 2	326	CLASSROOM	6'-0"	12'-0"	1/2"											
BLDG01 - LEVEL 1	329	SOUND VESTIBULE	5'-2"	6'-8"	1 3/4"											
BLDG01 - LEVEL 1	331	SOUND VESTIBULE	5'-2"	6'-8"	1 3/4"											EXISTING DOOR TO REMAIN
BLDG02 - LEVEL 2	334	OFFICE	3'-0"	6'-8"	1 3/4"											EXISTING DOOR TO REMAIN
BLDG01 - LEVEL 2	335	CLASSROOM	6'-0"	12'-0"	1/2"											
BLDG02 - LEVEL 2	336	CONFERENCE ROOM	3'-0"	6'-8"	1 3/4"											
BLDG02 - LEVEL 2	338	CONFERENCE ROOM	3'-0"	6'-8"	1 3/4"											
BLDG01 - LEVEL 1	339	CLASSROOM	6'-0"	10'-0"	1/2"											
BLDG01 - LEVEL 1	350	CLASSROOM	6'-0"	10'-0"	1/2"											
BLDG01 - LEVEL 1	351	CHILDRENS MINISTRY ENTRY	5'-2"	6'-8"	1 3/4"											
BLDG02 - LEVEL 2	352	Room	3'-0"	6'-8"	1 3/4"											
BLDG01 - LEVEL 1	353	CHILDRENS MINISTRY ENTRY	5'-2"	6'-8"	1 3/4"											
BLDG02 - LEVEL 1	356	SERVING AREA	3'-0"	6'-8"	1 3/4"											
BLDG02 - LEVEL 1	357	PREP ROOM	3'-0"	6'-8"	1 3/4"											NEW DOOR
BLDG02 - LEVEL 2	362	Room	3'-0"	6'-8"	1 3/4"											NEW DOOR
BLDG02 - LEVEL 2	363	Room	3'-0"	6'-8"	1 3/4"											
BLDG02 - LEVEL 2	364	MEP STORAGE	3'-0"	6'-8"	1 3/4"											
BLDG02 - LEVEL 2	365	Room	3'-0"	6'-8"	1 3/4"											
BLDG02 - LEVEL 1	366	FLEX SPACE	2'-6"	6'-8"	1 3/4"											EXISTING DOOR. DEMOLISH DOOR AND FRAME
BLDG01 - LEVEL 1	368	GREEN ROOM	3'-0"	6'-8"	1 3/4"											
BLDG02 - LEVEL 1	369	PLATFORM	3'-0"	6'-8"	1 3/4"											
BLDG01 - LEVEL 1	370	RESTROOM	3'-0"	6'-8"	1 3/4"											
BLDG01 - LEVEL 1	371	RESTROOM	3'-0"	6'-8"	1 3/4"											
BLDG02 - LEVEL 2	372	Room	3'-0"	6'-8"	1 3/4"											
BLDG02 - LEVEL 1	373	SERVING AREA	3'-0"	6'-8"	1 3/4"											NEW DOOR
BLDG02 - LEVEL 1	377	FLEX SPACE	3'-0"	6'-8"	1 3/4"											NEW DOOR
BLDG01 - LEVEL 1	381	CORRIDOR	5'-2"	6'-8"	1 3/4"											
BLDG02 - LEVEL 2	383	BREAKOUT SPACE	6'-0"	6'-0"	1/2"											
BLDG02 - LEVEL 2	384	Room	6'-0"	6'-8"	1 3/4"											
BLDG02 - LEVEL 2	385	FLEX SPACE	6'-0"	6'-8"	1 3/4"											
BLDG02 - LEVEL 2	386	BREAKOUT SPACE	6'-0"	6'-8"	1 3/4"											
BLDG02 - LEVEL 2	387	BREAKOUT SPACE	6'-0"	6'-8"	1 3/4"											
BLDG02 - LEVEL 2	388	HUDDLE ROOM	3'-0"	6'-8"	1 3/4"											
BLDG01 - LEVEL 2	389	CLASSROOM	3'-0"	6'-8"	1 3/4"											
BLDG01 - LEVEL 2	391	CLASSROOM	3'-0"	6'-8"	1 3/4"											
BLDG01 - LEVEL 2	392	RESTROOM	3'-0"	6'-8"	1 3/4"											
BLDG01 - LEVEL 2	393	RESTROOM	3'-0"	6'-8"	1 3/4"											
BLDG01 - LEVEL 2	394	CLASSROOM	3'-0"	6'-8"	1 3/4"											
BLDG01 - LEVEL 2	395	CLASSROOM	3'-0"	6'-8"	1 3/4"											
BLDG01 - LEVEL 1	397	MEN'S RR	3'-0"	6'-8"	1 3/4"											
BLDG01 - LEVEL 1	398	WOMEN'S RR	3'-0"	6'-8"	1 3/4"											
BLDG01 - LEVEL 1	399	CLASSROOM	3'-0"	6'-8"	1 3/4"											
BLDG01 - LEVEL 1	400	CLASSROOM	3'-0"	6'-8"	1 3/4"											
BLDG01 - LEVEL 1	401	CLASSROOM	3'-0"	6'-8"	1 3/4"											
BLDG01 - LEVEL 1	402	CLASSROOM	3'-0"	6'-8"	1 3/4"											
BLDG01 - LEVEL 1	403	STORAGE	3'-0"	6'-8"	1 3/4"											
BLDG01 - LEVEL 1	404	CORE	3'-0"	6'-8"	1 3/4"											
BLDG01 - LEVEL 1	405	FLEX	3'-0"	6'-8"	1 3/4"											
BLDG01 - LEVEL 1	406	GREEN ROOM	3'-0"	6'-8"	1 3/4"											
BLDG01 - LEVEL 1	407	GREEN ROOM	3'-0"	6'-8"	1 3/4"											
BLDG01 - LEVEL 1	408	CORRIDOR	3'-0"	6'-8"	1 3/4"											
BLDG01 - LEVEL 1	409	COMMONS LOBBY	4'-4"	6'-0"	1 3/8"											
BLDG01 - LEVEL 1	412	CLASSROOM	3'-0"	6'-8"	1 3/4"											
BLDG01 - LEVEL 1	413	CLASSROOM	3'-0"	6'-8"	1 3/4"											
BLDG01 - LEVEL 1	414	CLASSROOM	3'-0"	6'-8"	1 3/4"											
BLDG01 - LEVEL 1	415	CLASSROOM	3'-0"	6'-8"	1 3/4"											
BLDG01 - LEVEL 1	416	CLASSROOM	3'-0"	6'-8"	1 3/4"											
BLDG01 - LEVEL 1	418		3'-0"	7'-0"	1 3/4"											EXISTING DOOR TO REMAIN
BLDG01 - LEVEL 1	419	CHILDRENS MINISTRY ENTRY	5'-10"	6'-11"		ALUM										NEW STOREFRONT
BLDG01 - LEVEL 2	424	CLASSROOM	3'-0"	6'-8"	1 3/4"											
BLDG01 - LEVEL 1	424		7'-10"	6'-9"	3"		CW									CURTAIN WALL PANEL
BLDG01 - LEVEL 2	426	CLASSROOM	3'-0"	6'-8"	1 3/4"											
BLDG01 - LEVEL 1	428	COMMONS LOBBY	4'-4"	6'-0"	1 3/8"											
BLDG02 - LEVEL 1	430	STAIR	5'-0"	6'-11"	1 3/8"											NEW DOOR TO MATCH ORIGINAL
BLDG02 - LEVEL 1	432		6'-0"	6'-10"		ALUM										NEW STOREFRONT
BLDG02 - LEVEL 2	434	MEP STORAGE	2'-0"	6'-8"	1 3/4"											
BLDG02 - LEVEL 2	435	RR	2'-0"	6'-8"	1 3/4"											
BLDG01 - LEVEL 1	510A		2'-11"	6'-9"			CW									CURTAIN WALL PANEL

PROJECT DETAILS

Property Description

Formerly Houston Heights First Baptist Church
201 East 9th Street
Houston, Texas 77007-1601
Property Tax ID Number : 0202250000033
Block Number: 229
Lot/ Track Number: 13,14,15,16, Tracks 10A, 11A 12A

201 East 9th Street
Lots 8,9 (Surface Lot and Mechanical Shed)*
* 211 East 9th Street - Contradictory address w/ HCAD/Survey/Exhibit B)
**Incorrectly inventoried and addressed on the "EXHIBIT B INVENTORY OF HOUSTON HEIGHTS HISTORIC DISTRICT SOUTH" as the Lots for Building 1 Location.

Building Areas (Square Footages):
Lot Size: 49,500 SF

	Existing	Increase	Removal
First Floor :	18,888	1,439	0
Second Floor :	11,795	0	2,690

Current Conditions

A Church Campus Comprised of 2 Main buildings (1) Sanctuary and DaySchool and (2) Education Building and Fellowship hall Addition and (3) 2 Surface parking lots circulated. There is also a past useful life mechanical shed on site. The Campus spans 6 lots 3 tracks and public use alley.

Prior Alterations or Additions

The buildings at 201 E 9th Street have undergone a number of changes over the years. Building 1, the main Sanctuary building was built in circa 1958-1959 to replace a previous Sanctuary (circa 1904) building that was lost to fire. Based on aerial images, it is believed that Building 2 (The Education Building) was built prior to 1940 and is the only remaining original building on the site. Building 3(The Annex), is a one-story wood frame and vinyl-sided addition and is the fellowship hall space, believed to have been built in circa 1955. (1953 Aerial & 1958 Survey Provided).

Building 1 (Sanctuary) - The Windows on the North Façade were removed and infilled with brick. The South Façade has had significant repairs to the brick apparent because of the elimination of a brick pattern on the south façade. The stained-glass windows on the west façade of the sanctuary were painted.

Building 2 (Education Building), along the north façade has been expanded in order to create a fellowship hall. Vinyl Side/Aluminum Window Wood Frame Structure). The west façade has a metal canopy that is non original, Storefront Doors that are non-original, and metal egress door that is non-original. Burglar Bars have also been added. The East Façade is overgrown and visually/physically obscured. The South façade, and Main entrance has non original double metal egress doors, precast lintels above windows have been painted.

Building 1, Mid Century, 1959
201 East 9th Street Lot 14,15,16

Building 1 is in fair to poor condition. It has an aging roof and multiple roofing materials, aged and insufficient mechanical and electrical systems. Window sealant has reached end of useful life and significant glazing and masonry damage will need to be repaired.

Building 2, Neo-Classical, 1940
201 East 9th Street #2
Tracks 10A, 11A 12A

Building 2 was built prior to 1940 and is the only remaining original building on the site.

Building 2 is in fair to poor condition. Similar to Building 1, it has an aging roof and aged mechanical and electrical systems. Exterior sealant has reached end of useful life, glazing and masonry repairs are needed. There is currently an awning on the west side elevation that is not original to the building. Current doors are also not original to the building and are in poor condition.

Building 2 Addition, 1955*

201 East 9th Street #2
*Not inventoried on the "EXHIBIT B INVENTORY OF HOUSTON HEIGHTS HISTORIC DISTRICT SOUTH"

Building 2 Addition, a one-story wood frame and vinyl-sided fellowship hall space, is believed to have been built in circa 1955.

Building 2 Addition is in poor condition, it is single-story wood frame construction with vinyl-siding and aluminum windows that are in poor condition. The roof is well beyond its useful life.

Surface Lot & Mechanical Shed
Tracks 8,9

Current Building Material Conditions

The buildings at 201 E 9th Street have undergone a number of changes over the years. Building 1, the main Sanctuary building was built in circa 1958-1959 to replace a previous Sanctuary (circa 1904) building that was lost to fire. Based on aerial images, it is believed that Building 2 (The Education Building) was built prior to 1940 and is the only remaining original building on the site. Building 3(The Annex), is a one-story wood frame and vinyl-sided addition and is the fellowship hall space, believed to have been built in circa 1955. (1953 Aerial & 1958 Survey Provided).

Building 1 (Sanctuary) - The Windows on the North Façade were removed and infilled with brick. The South Façade has had significant repairs to the brick apparent because of the elimination of a brick pattern on the south façade. The stained-glass windows on the west façade of the sanctuary were painted. The Southeast Corner Entries have non-original Store Front Aluminum Door Assemblies.

Building 2 (Education Building), along the north façade has been expanded in order to create a fellowship hall. Vinyl Side/Aluminum Window Wood Frame Structure). The west façade has a metal canopy that is non original, Storefront Doors that are non-original, and metal egress door that is non-original. The East Façade is overgrown and visually/physically obscured. The South façade, and Main entrance has non original double metal egress doors, precast lintels above windows have been painted. Electrical conduit gutters and burglar bars have been attached to various areas of the building. The North Addition has been modified, extent unknown due to the annex.