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Historic and Design Review Commission
1901 S Alamo St
San Antonio, Texas 78204

Re: Case #2016-3394: 426 Adams St. – *King William Historic District*
Driveway Installation – Certificate of Appropriateness

Dear HDRC Commissioners,

The King William Association Architectural Advisory Committee met to review the project. Although the AAC concurs with the OHP staff recommendation of conditional approval, we are disappointed in the review and approval process.

The drawings submitted with the application for a certificate of appropriateness last May (case 2015-214) were the exact same sketchy drawings submitted earlier for conceptual approval with no site plan or landscape plan. The AAC could not recommend approval for lack of information. However, the HDRC elected to approve the request for final approval without a site plan of this new structure noting in meeting minutes that the applicant stipulated that the proposed driveway would be constructed of decomposed granite. At some later date, the OHP staff granted administrative approval to change the driveway material to concrete. Although concrete is an acceptable material and is common in King William, this change was granted without HDRC or KWA notification.

The application indicated a residence of 2,777 sf, however the final constructed area is 4,253 sf which is 53% larger than that presented in the HDRC application. See notes in the permit application #2060068.

A new residence in our historic neighbor is somewhat rare but always important.....too important to let the approval process be so lax as it was in this case.

Best Regards,

Mickey Conrad, AIA
Chair, Architectural Advisory Committee

Harry Shafer
President, KWA Board of Directors