

APPLICATION FOR HERITAGE GRANTS FUNDING ASSISTANCE 2016

**Austin Convention and Visitors Bureau
Historic Landmark Commission**

Austin Convention and Visitors Bureau
Attn: Steve Genovesi, Senior Vice President, Sales
301 Congress Avenue, Suite 200
Austin, Texas 78701
Phone 512 583-7259 Email:sgenovesi@austintexas.org

Date: August 22, 2016

HISTORIC PROPERTY AND ADDRESS: 708-10 San Antonio, Austin, Texas 78701

APPLICANT'S NAME: Austin Woman's Club

NAME AND ADDRESS OF OWNER, IF DIFFERENT FROM APPLICANT: N/A

TAX I.D. NUMBER/TAX STATUS: 1-74—0493310/ 501c3

PERSON PRESENTING REQUEST/CONTACT PERSON: Dr. Marie Marschall Fuller, Chairman, Grants Committee

Address: 1707 Mill Springs Drive, Austin, Texas 78746 Telephone numbers: Home 512 328-3940 Mobile 512 632-6660 Email: mmftexas@gmail.com FAX number: 512 328-3940 (Telephone first.)
Austin Woman's Club FAX number: 512 472-6533

PROJECT NAME: Roof Restoration of North-Evans Chateau

DESCRIPTION OF PROJECT: See detailed information on the next page.

HISTORIC DESIGNATIONS OF THE PROPERTY:

State Historical Marker Texas Historical Marker (1962)
City of Austin Historical Marker (1974)
Texas Historic Landmark Texas Historical Commission Marker (1991)
Contributor to Bremond Block National Historic District
Located in an official Preserve America Community (2009)
Texas's Most Endangered Places List, Preservation Texas (2010)

AMOUNT OF FUNDING REQUESTED: \$30,000

AMOUNT OF MATCH OR VALUE OF IN-KIND MATCH: \$30,000 in AWC Treasury

DO LIENS EXIST AGAINST THE HISTORIC PROPERTY? NO

IF YES, DESCRIBE THE LIENS AND AMOUNTS: None

The historic Austin Woman's Club building has evolved over time and has a variety of roofs and roofing materials. These include:

- Two rectangular, standing seam metal roofs with a seamless 100% acrylic elastomeric membrane that was applied 15 to 20 years ago.
- One conical roof with painted, pressed metal shingles.
- Three flat seam metal cornice roofs.
- One cantilevered, flat seam metal porch roof.
- One single-ply roof with gravel ballast.
- One single-ply roof over the elevator penthouse.
- One rhomboid-shaped standing seam roof.

The rhomboid-shaped standing seam roof is actively leaking, and each of the other roofs is aged and has specific maintenance needs:

- The membrane on the standing seam roofs is deteriorating and is past its expected service life.
- Various metal shingles on the conical are displaced or have gaps that allow water to enter the structure.
- All of the flat seam roofs are actively rusting.
- The gravel on the single-ply roof is collecting silt that inhibits drainage. The roof appears to have a depression at its center that holds water. The roof does not have a code-required emergency overflow drain. This roof is the primary drainage path for water from adjacent roofs, so it is essential that it drain rapidly and thoroughly.
- There is an apparent edge flashing defect on the west side of the elevator penthouse roof that is causing staining on the wall below. It is not known if water is seeping into the structure at this location.

To address all of these issues, the proposed scope of work is as follows:

- All metal roofs will be thoroughly cleaned and properly prepared for installation of a new roof coating system. Work will include replacement of parapet wall and internal gutter coatings and sealing of the joints between the gutters and metal roofing.
- Displaced pressed metal shingles will be reset and the entire conical roof will be coated with a new roof coating system.
- The gravel ballasted single-ply roof will be replaced with a new properly contoured PVC roof system. New flashings will be installed and the existing drainage scupper will be enlarged and fitted with a new leader head to provide excess drainage capacity. If approved by the Austin Landmarks Commission, an emergency overflow will be installed.
- The single-ply roof and flashings over the elevator penthouse will be replaced.

At completion, all of the roofs will be leak-free and will continue to protect this historic building for many years.

Attachment I TOURISM JUSTIFICATION
Attachment II HISTORIC DOCUMENTATION
Attachment III CERTIFICATE OF APPROPRIATENESS FOR CITY DESIGNATED LANDMARKS AND LETTER OF APPROVAL FOR STATE DESIGNATED LANDMARKS
Attachment IV PROJECT BUDGET
Attachment V THREE COMPETITIVE BIDS
Attachment VI PROJECT SCHEDULE
Attachment VII PROOF OF OWNERSHIP/LEASE/AUTHORIZATION
Attachment VIII INSURANCE
Attachment IX PLANS AND SPECIFICATIONS OF PROPOSED WORK

Attachment I

TOURISM JUSTIFICATION 2016

Since 1962 the North-Evans Chateau has been graced with an official Texas Historical Marker medallion plate erected by the Texas Historical Survey Commission. In 1969 the building was listed in the National Register of Historic Buildings and was placed in the Bremond Block District. The building continues to be one of the most historically significant and architecturally interesting sites on the Bremond Block.

For eighty-seven years the Austin Woman's Club has maintained the North-Evans Chateau and has provided space for meetings, gathering and special events in a historical setting where citizens of Austin and visitors can enjoy Austin's rich cultural heritage.

Every Saturday the AWC participates in the Bremond Block Tours sponsored by the ACVB. Trained docents guide visitors through the historic building. The North-Evans Chateau is the **only** house in the extraordinary Bremond Block to open the inside of the building to tourists on the walking tours. The Chateau continues to be an active stop on the tour with shaded porches being a cool place for out of town tourists to cool off from Texas heat. Over 600 tourists from 7 countries have visited on Saturdays. At meetings, docents provide tours for presenters of programs and other guests. Records for 2015 indicate 100 guests were given tours. Additionally, 10 special tours included 400 guests. A Victorian Christmas Open House in December showcased the facility to 100 participants. Museum Day in September included 200 guests. A total of all types of tours indicates **1400** guests experienced a docent-led tour the past year. Staff members have also shown members of the public through the notable facility. Often tourists, intrigued by the interesting exterior, just drop in to visit the historic building. Please note that on the web-site www.austinwc.org there is a method for visitors to schedule tours of the facility

Each year the Austin Woman's Club hosts numerous events in the North-Evans Chateau. An estimated 10,041 people attended a club or other group activity in 2015 at the AWC. (See the attached spreadsheet on groups using the AWC facilities.) Weddings added another 3,310 guests from the nation and the world in 2015. Many bridal couples are using the historic facility as a destination wedding venue and bring their out of town friends and relatives into the community. A total of 13,351 visitors came from these sources. The records indicate that some 2,104 out-of-town guests booked lodging for the night. (See attached spreadsheet on AWC weddings of 2015). The total number of guests to the venue in 2015 is **14,751**.

In November of 2008, Channel 8 and KLRU TV named the North-Evans Chateau Bellevue an "Austintious landmark" and featured the building in a yearlong salute to things that make Austin special. This presentation is used in outreach efforts to groups. Please note that the historically significant venue is cited in numerous tour books including *Frommer's Texas*, and is recognized as "the Jewel of the Bremond Block." *Everyplace Has a Story*, a booklet published by the ACVB, features the North-Evans Chateau and describes it as a "prominent historic Austin location". During the past year, work continues with many groups that the facility.

Publicity includes advertisements in the Austin Wedding Guide, a large publication with wide distribution, and participation in the largest Bridal Extravaganza held in the Austin area with 2,000-3,000 attendees. A color booklet features information about the building to encourage people to use the venue for meetings, ceremonies, reception and corporate events. The venue has an online presence as well. Advertising was purchased in The Knot as well as The Wedding Wire. The venue has a 4.5 star rating out of 5 stars on Yelp and is also recognized in Trip Advisor.

As part of an ongoing educational program, the North-Evans Chateau has engaged with students at all levels. A booklet, Discovering the Treasurers of Chateau Bellevue and the teacher's guide called Windows is available to grade school children and their teachers. Work with the University of Texas Architectural studies program includes a two- year program with CAD (computer aided design) drawings. The Peterson Award is intended to increase awareness, knowledge, and appreciation of historic buildings throughout the United States. The national award given by the National Park Service was given to the students for their work on this historical building. Their work has been placed in the Library of Congress.

The central location and the flexible amenities of the North-Evans Chateau Bellevue, historic home of the non-profit Austin Woman's Club, make the historic home an attractive setting to host a variety of groups with diverse needs from a many different locales.

Austin Woman's Club Weddings of 2015

Event Date	Event Name	Guest Count	Local	Non local	Overnight	Points of Origin	Guest Diversity
1/4/2015	Imam-Rashid WR	160	30	130	130	New York; New Jersey	80% Indian
1/16/2015	Pray-Reneau WR	72	3	69	69	Jacksonville, FL; Fort Worth, TX; New Jersey	
1/18/2015	Malloy-Corriere WR	62	0	62	62	Las Vegas, NV; Tampa, FL	
2/7/2015	Lepshutz-Nageshi WR	110	10	100	100	Florida, California, New York, Virginia, Georgia	
2/28/2015	Banda-Allen WR	150	100	50	10	Buffalo, NY; Wimberley, TX; Liberty Hill, TX; Waco, TX; Round Rock, TX; San Marcos, TX; Seguin, TX	
3/22/2015	Lax-D'Ortona WR	80	40	40	40	Maine, Kansas, Dallas, TX; Houston, TX	25% Hispanic
4/4/2015	Griffin-Sherwood WR	120	20	100	100	San Francisco Bay Area; Arizona	
4/11/2015	Mawdsley-Decambre WR	120	30	90	90	Santa Fe, NM; Brownsville, TX; Corpus Christi, TX	
4/18/2015	Cabezas-Scott WR	96	75	21	15	San Antonio, TX	50% Hispanic
4/19/2015	Sanchez-Martinez WR	120	45	75	75	Rio Grande Valley, TX	75% Hispanic
4/24/2015	Longoria-McBride WR	130	50	80	60	San Antonio, TX; Baton Rouge, LA; Aspen CO; Wimberley, TX; San Marcos, TX; New Braunfels, TX; Houston, TX	
5/2/2015	Texin-Perez WR	125	0	125	125	DC, MA, NY; CA	25% Hispanic
5/9/2015	Grogan-Rosner WR	130	15	115	115	Massachusetts; New Orleans, LA; California	
5/16/2015	Evangelista-Malkiewicz WR	150	25	125	125	Boston, MA; Maryland; Pennsylvania; Germany	
5/30/2015	Schwieder-Thibodaux WR	150	50	100	100	Arkansas	
6/6/2015	Flanagan-Huston WR	130	30	100	100	Houston, TX; Tampa, FL; Malibu/LA, CA; Odessa, TX	
6/13/2015	Tankersley-Dogget WR	140	60	80	70	Dallas, TX; LA/SF, CA; Arizona, Arkansas, Mississippi	
6/20/2015	Harbert-Stump WR	100	40	60	60	Virginia; West Virginia; Maryland; Pennsylvania; North Carolina; Illinois; Alabama; California	
6/27/2015	Novak-Rego WR	120	30	90	75	California; Oregon; Maine; Arkansas; Australia; Dallas, TX; Houston, TX	
7/25/2015	Schuck-Gimbel WR	80	70	10	10	New Jersey; Florida	
9/5/2015	Sager-Baggerly WR	150	50	100	100	Montana; New Jersey; Maryland; Delaware; California; Nevada; Colorado; North Carolina; Washington	
9/26/2015	Dahm-Rush WR	150	30	120	120	Hawaii; California; Colorado; Florida; New York; Maryland; New England; All over Texas	
10/10/2015	Rowlinson-Hanal WR	100	60	40	30	Syracuse, NY; Boston, MA	30% Indian

Austin Woman's Club Weddings of 2015

Event Date	Event Name	Guest Count	Local	Non local	Overnight	Points of Origin	Guest Diversity
10/16/2015	Benavides-Encarnacion WR	115	80	35	25	Charlotte, NC; Orlando, FL; Miami, FL; New York; Boston, MA; Lubbock, TX	60% Hispanic
10/17/2015	Rodriguez-Shackelford WR	130	92	38	38	Canada; California; Australia; England; Mexico; Colorado; All over Texas; Georgia; Illinois	50% Hispanic
10/31/2015	Plunkett-McDonner WR	150	0	150	150	Louisiana; Georgia; Minnesota; Virginia; Pennsylvania; Oregon; Houston, TX; Dallas, TX	
11/7/2015	McKenzie-Hatwell WR	50	0	50	50	California; Mid-West (MN, IA, IL)	
12/12/2015	Gowen-Vaughn WR	120	60	60	60	Arizona; Virginia; Dallas, TX; Houston, TX; San Antonio, TX; California; Kansas	

Guests: 3,310

Local: 1,095

Non local: 2,215

Overnight: 2,104

Chateau Bellevue, Home of the Austin Woman's Club
Recurring Groups
January-December 2015

<u>GROUP</u>	<u># of Meetings/Year</u>	<u>Average Guest Count</u>	<u>Total Guests/Year</u>	<u>% Diverse</u>
Information Systems Audit Control Association	6	60	360	25%
Daughters of the American Revolution	8	50	400	
Commercial Real Estate Women	9	70	630	20%
Austin High Ladies Alumni	2	90	180	
Hyde Park Reader's Guild	1	50	50	
Daughters of the Republic of Texas	10	40	400	
FFF Bridge	12	32	384	
Colonial Dames	4	20	80	
Wednesday Morning Music Club	2	80	160	
Young Women's Alliance	10	60	600	25%
Executive Women in Texas Government	10	55	550	20%
Navy League	8	80	640	
Austin Woman's Club	49	60	2940	
Junior Austin Woman's Club	8	50	400	
Docents of the Governor's Mansion	2	40	80	
Magna Charta	1	15	15	
UT Faculty Wives	1	65	65	
English Speaking Union	4	80	320	

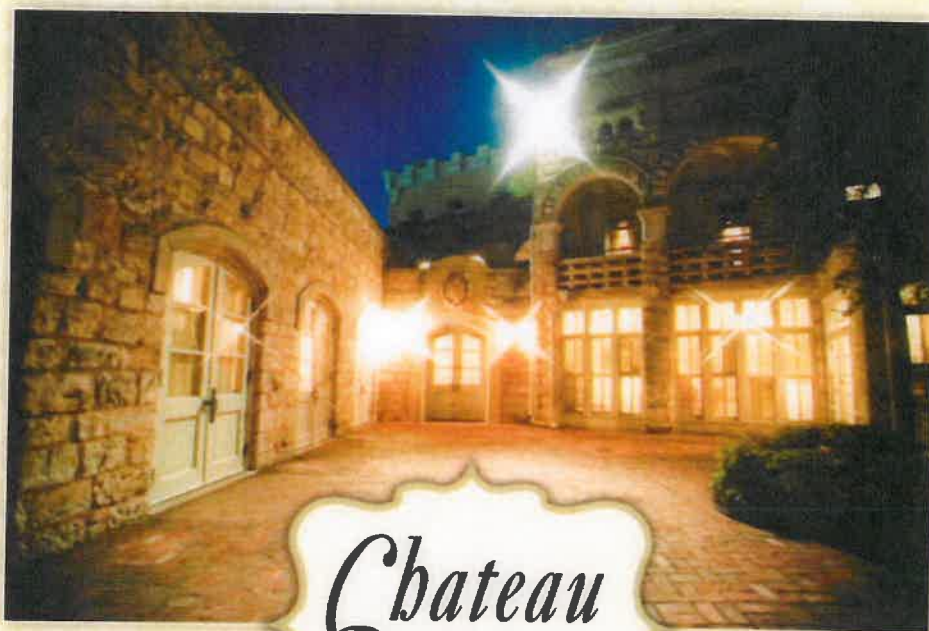
Chateau Bellevue, Home of the Austin Woman's Club
Recurring Groups
January-December 2015

University Ladies Club	1	60	60
Austin Junior Forum	1	80	80
National Charity League, Austin Chapter	1	150	150
American Association of University Women	1	50	50
Austin Woman's Federation	4	20	80
Austin Symphony	7	40	280
Capital Area Regents Council	10	25	250
Lloyd Lochridge Inn of Court	7	55	380
Make the Magic Foundation	1	150	150
Precision Camera Workshop	1	20	20
St. Cecilia Music Series	1	75	75
The Dance Club	1	130	130
Tuesday Book Club	1	50	50
Pathfinders Club	2	16	32

10%

TOTAL GUESTS/YEAR: 10,041

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Wedding Guide



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About Us

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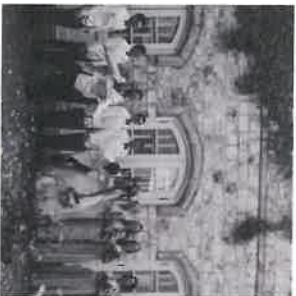
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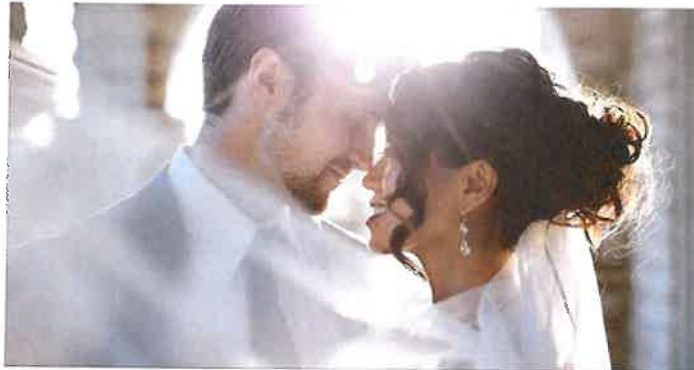
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Tamara Robertson Hipp updated her profile picture.
July 21 at 11:27pm ·

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Published by Chateau Bellevue · July 25 at 9:51am ·

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Chateau Bellevue-Austin with Jonathan Ivy Photography.

Published by Chateau Bellevue · July 22 at 10:31am ·

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Published by Chateau Bellevue · July 7 at 12:30pm ·

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Published by Chateau Bellevue · July 6 at 2:01pm ·

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Chateau Bellevue-Austin shared [Lindsey Thorne Photography's](#) photo.

Published by Chateau Bellevue · June 29 ·

Gorgeous!

**Lindsey Thorne Photography** with [Pamela Gregerson](#).

June 24 ·

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Pam is gorgeous in that famous Texas sunset glow and [Maggie Sottero Designs](#) gown! Can't wait to blog this beautiful [Chateau Bellevue-Austin](#) wedding.
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Chateau Bellevue

@ChateauAWC

Built in 1874, Chateau Bellevue is a fairy tale setting with French Romanesque arches and casual elegance creating old world charm and modern chic.

📍 Downtown Austin, TX

🌐 chateaubellevueaustin.org

📅 Joined March 2012

📷 Photos and videos



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Tweets & replies

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**Chateau Bellevue** @ChateauAWC · Jul 29

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**Chateau Bellevue** @ChateauAWC · Jul 28

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We now have a snapchat! Follow us to see what's going on at Chateau Bellevue! If you are a... [instagram.com/p/BILbyjqg8Jr/](https://www.instagram.com/p/BILbyjqg8Jr/)

**Chateau Bellevue** @ChateauAWC · Jul 22

Love this shot! #chateaubellevue #austinweddings
#austinweddingvenue #austinevents... [instagram.com/p/BIKz9JdgiQ_/](https://www.instagram.com/p/BIKz9JdgiQ_/)

**Chateau Bellevue** @ChateauAWC · Jul 22

Our beautiful hand-carved staircase frames this couple perfectly!
#chateaubellevue... [instagram.com/p/BILjVc4gtbT/](https://www.instagram.com/p/BILjVc4gtbT/)



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22

Chateau Bellevue

★★★★★ (30)

Austin, TX

Capacity: 101-150 | [WEBSITE](#) | [PHONE](#)[REQUEST QUOTE](#)

FAVORITE

[SHARE THIS VENDOR](#)

About this Vendor

Historic Venue in the Heart of Downtown Austin

Chateau Bellevue, built in 1874, is a fairy tale setting with French Romanesque arches, a blending of classic tradition with casual elegance, the embodiment of old world charm and modern chic and a gracious backdrop that personifies Austin's charming past in the center of downtown Austin.

Amenities + Details

Ready to plan a wedding that's totally you? Let's do this!

[SIGN UP](#)[THANKS, MAYBE LATER](#)

Amenities

- ✓ Bridal Suite
- ✓ Handicap Accessible
- ✓ Indoor
- ✓ Outdoor - Not Covered
- ✓ Reception Area

For more details about amenities, please message the Venue.

Price Range

\$\$ – Affordable

Guest Capacity

101-150

Settings

Ballroom, Estate, Historic Venue

Wedding Categories

Food + Catering, Rentals + Equipment, Service Staff

Awards



[^ LESS](#)

Real Weddings Gallery

See how other couples used this vendor in their own weddings.

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[WEBSITE](#) | [FACEBOOK](#) | [TWITTER](#)
[INSTAGRAM](#) | [PINTEREST](#)

Reviews



[WRITE A REVIEW](#)

A hidden gem

★★★★☆ Reviewed On 11/19/2015 Wesley S

My husband and I had seen this venue many times during our walks downtown and had even attended events at the Chateau, so it was a strong contender for our wedding. After meeting with other venues that are similarly priced, however, the Chateau definitely ended up a cut above... [Read More](#)

Gorgeous castle-like venue gives old world, intimate and romantic feel

★★★★☆ Reviewed On 8/25/2014 Christina D

We absolutely loved Chateau Bellevue. My fiance (now husband :)) immediately wanted to have our wedding there. The appeal for him was in the beautiful architecture and historical nature of the building. He wanted to get married in a place that had a history and story behind... [Read More](#)

Excellent Service - Beautiful Venue

★★★★☆ Reviewed On 3/07/2014 Heather E

Chateau Bellevue hosted our wedding ceremony and reception in early March of 2014. We were extremely happy with the pre-wedding communication, flexibility, helpfulness, and knowledge of Mandy, the events coordinator, and Jeff, the head Chef. Although our ceremony was supposed to... [Read More](#)

★★★★☆ Reviewed On 7/08/2016 Chantal P

The place was amazing! Mandy was always helpful, attentive & accommodating, just like the rest of their staff. Everyone loved their food, which was really delicious. Their pricing was also super affordable considering what you get for it. Truly the best choice in venue we... [Read More](#)

★★★★☆ Reviewed On 6/12/2016 BLANK

We absolutely loved having our wedding at Chateau Bellevue. It was the perfect size for our smallish wedding. Our 100 guests absolutely loved the venue and the food! Working with Mandy made our wedding run smoothly. Even when the elevator unexpectedly broke the day before,... [Read More](#)

★★★★☆ Reviewed On 5/29/2016 Julie C

We had a wedding reception at the Chateau Bellevue in May and we couldn't be happier with the venue. Most of our guests had never been there before and were amazed at how beautiful it was, especially the outdoor area. The food was great and the bartenders made the cocktail... [Read More](#)

Wedding Venues in Austin , TX >



Chateau Bellevue Favorite

★★★★★ 29 Reviews

Austin, TX

📞 512.379.5958 [Visit Website](#) [Message Vendor](#)

[Profile](#)[Reviews](#) **29**[Photos](#) **20**[Pricing & FAQ](#)[Map](#)

★★★★★

4.9

out of 5.0

29 Reviews

🏆 Quality of Service

4.9

🗨️ Responsiveness

4.9

📁 Professionalism

5.0

\$ Value

4.8

📅 Flexibility

4.9



Andrea

2 Reviews

📅 09/13/2014

★★★★★ 5.0

This is by far the most beautiful venue in Austin; and the best value! The event manager Mandy is one of the nicest people I've worked with; she really cared about making our wedding perfect! On our wedding day we had inclement weather and Mandy and the venue executed our plan b seamlessly! Our guests still rave over our wedding and I highly recommend this venue!

Services Used: **Catering, Ceremony & Reception Venue**

Did you find this review helpful?

Yes

[Read More Reviews >](#)

LOCATION

708 San Antonio Street, Austin, TX 78701

SHARE

Your Moment in History

Chateau Bellevue is a fairy tale setting with French Romanesque arches, a blending of classic tradition with casual elegance, the embodiment of old world charm and modern chic, a gracious backdrop that personifies Austin's charming past in the center of all the excitement that is downtown Austin's present.

We have a variety of unique

[Contact this Vendor](#)

Your First Name

Your Last Name

Your Email

Wedding Date

☐ Send me info via email

Write your message...

[Request Pricing](#)

Awards

29 Reviews



... read more

Details

Categories: Ceremony & Reception Venue

Event Types: Anniversaries, Baby Showers, Bar / Bat Mitzvahs, Birthdays, Bridal Showers, Corporate Events, Eco-Friendly / Green Weddings, Engagement Parties, Graduations, Holiday Parties, LGBTQ Weddings / Ceremonies, Memorials, Quinceaneras, Sweet 16s



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PROS I KNOW (24)



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Chateau Bellevue is a wedding venue from Austin, TX. We service weddings throughout the local area, including Dallas, Houston, and San Antonio. Chateau Bellevue is a professional wedding venue that has been part of the Austin, TX wedding industry for over 20 years. We specialize in weddings and other events.

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VENDORS BY CATEGORY

Wedding Venues	Wedding Planners	Wedding Caterers	Wedding Bands	Ceremony Music	Wedding Jewel
Wedding Photographers	Wedding Hairstyles	Wedding Officiants	Wedding Cakes	Rehearsal Dinner	Name Change
Wedding DJs	Wedding Videographers	Wedding Rentals	Wedding Limos	Wedding Decor	Wedding Favor:
Wedding Registry	Wedding Florists	Wedding Dresses	Wedding Invitations	Wedding Travel	Wedding Hotel

VENDORS BY CITY

Atlanta GA	Chicago IL	Houston TX	Miami FL	Philadelphia PA	Seattle WA
Baltimore MD	Dallas TX	Las Vegas NV	New York NY	Phoenix AZ	Tampa FL
Boston MA	Denver CO	Los Angeles CA	Orlando FL	San Francisco CA	Washington DC

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Chateau Bellevue

Your Moment in History

708 San Antonio Street, Austin, TX 78701

512-472-1336

Let this vendor know that you found them on the WeddingWire Network

 [Check Availability \(\)](#)

 [Website](#)

(<http://www.chateaubellevueaustin.org/>)

4.9  29 Reviews | [Write a Review \(\)](#)

Profile

Reviews

Portfolio

FAQs

Map

Chateau Bellevue is a fairy tale setting with French Romanesque arches, a blending of classic tradition with casual elegance, the embodiment of old world charm and modern chic, a gracious backdrop that personifies Austin's charming past in the center of all the excitement that is downtown Austin's present.

We have a variety of unique spaces for rehearsal dinners or wedding receptions, starting with the romantic Courtyard surrounded by shady porches perfect for your ceremony or cocktail reception. The beautiful Chateau ballroom is highlighted by antique wrought iron chandeliers, and is the perfect place for your guests to see the newlywed's arrival sweeping down the stately staircase. Our superb cuisine, professional staff and attention to detail allows you the priceless peace of mind to relax and enjoy yourself and your guests on your special day.

For more information, please contact us at:

P: 512-472-1336

Email: events@austinwc.org

Website: www.chateaubellevueaustin.org

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Subscribe



Filter Vendor

Change Location

Search by Category

Search by Name

Suggest a Vendor (/advertise/)

Discovering the Treasures of

Chateau Bellevue



Visitor's Name _____



Photograph by Mary Paige Huey

Stained glass window, front entrance hallway

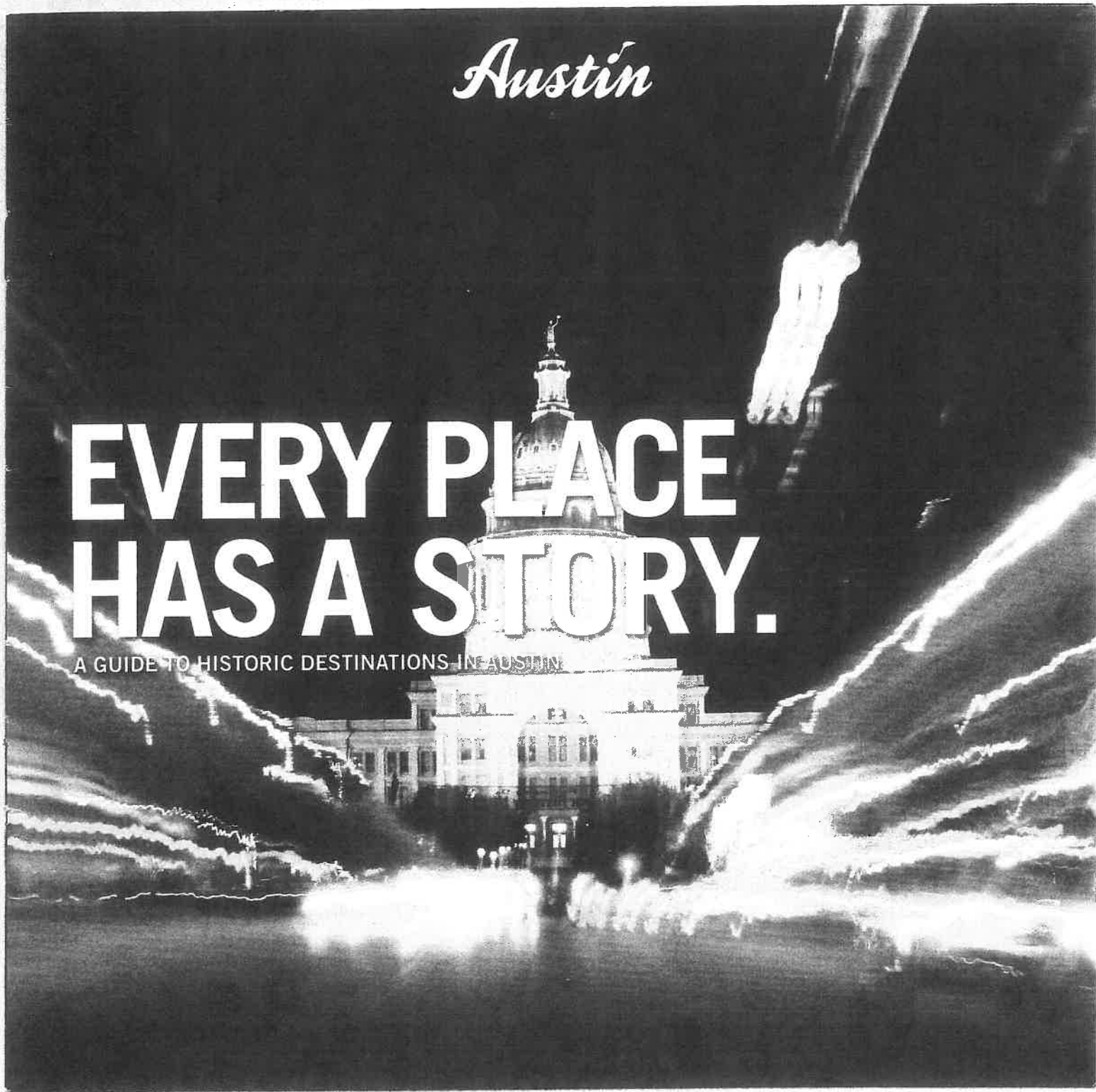
WINDOWS

A Guide to
Discovering
the Treasures
of
Chateau
Bellevue

Austin

EVERY PLACE HAS A STORY.

A GUIDE TO HISTORIC DESTINATIONS IN AUSTIN



5 DOWNTOWN WEST

BREMOND BLOCK

Marriages joined the families of successful merchants John Robinson and John Bremond, and a family compound was created here. The oldest house was built by Abner Cook in 1855. Architect George Fiegl's Victorian styling predominated from 1873 to 1887. *Privately owned buildings, viewable from the street. Boundary: Guadalupe, San Antonio, West Seventh and West Eighth Streets.*

NORTH-EVANS CHATEAU BELLEVUE

Ira Evans was a prominent banker, legislator and advocate for freed slaves. Upon purchasing this 1874 Victorian Romanesque castle in 1892, he hired architect Alfred Giles to improve the house, resulting in its dramatic appearance today. It has been the home of the Austin Woman's Club since 1929. *708 San Antonio St. 512-472-1336. Weddings, events, tours. austinwoc.org.*

HEMAN MARION SWEATT COURTHOUSE

Cordova shell limestone with fossil imprints was used by Page Brothers Architects for Travis County's 1931 courthouse. In 1946,

Heman Marion Sweatt, backed by the NAACP, sued the University of Texas for admittance to its law school. The case, argued here by Thurgood Marshall, moved the U.S. toward equality in education. *1000 Guadalupe St. traviscountyhistory.org.*

AUSTIN HISTORY CENTER

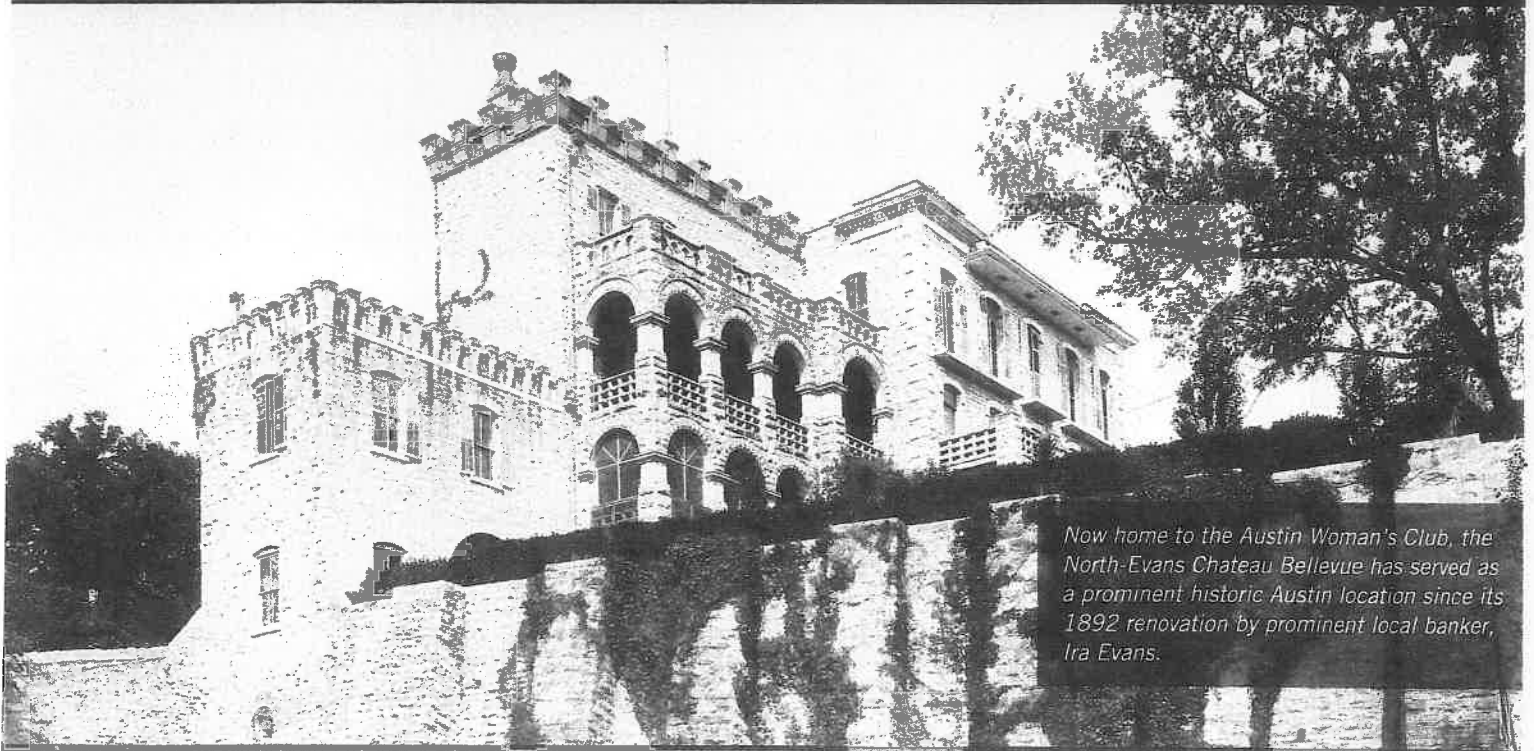
This 1933 Italian Renaissance building, once Austin's main library, was designed by Hugo Kuehne, first dean of the UT School of Architecture. Frescoes, ironwork and wood carvings were done by Austin's finest craftsmen. Interesting exhibits and events recapture Austin's past. *810 Guadalupe St. 512-974-7480. austinhistorycenter.org.*

JUDGE'S HILL NEIGHBORHOOD

Prominent Austin families lived on this high ground northwest of Capitol Hill, in homes dating from the 1850s to the 1900s. *Approximate boundary: West 14th Street to MLK, Jr. Boulevard; Rio Grande Street to Shoal Creek. Private properties; view from street. The Caswell House hosts weddings, events and tours. 1404 West Ave.*

HISTORIC OPEN SPACES

Republic Square and Wooldridge Park have been designated open spaces since Austin was founded in 1839. *Guadalupe Street, at West Fourth Street and West Ninth Street.*



Now home to the Austin Woman's Club, the North-Evans Chateau Bellevue has served as a prominent historic Austin location since its 1892 renovation by prominent local banker, Ira Evans.

Attachment II
HISTORIC DOCUMENTATION 2016

NORTH-EVANS CHATEAU

The North-Evans Chateau, called Bellevue Place, was built by Catherine and Harvey North in 1874. In 1892 Major Ira Evans bought the chateau and made the home a showplace, with the guidance of the internationally famous Sir Alfred Giles as architect. In 1929 the mansion was purchased by a group which became known as the Austin Woman's Club. **The Texas Historical Commission was established in this building while Evans was the owner!**

The Norths originally came from a suburb of Paris, and Harvey North had been a merchant in New Orleans before he came to Austin. Their Austin home was a French Romanesque Chateau. Just two years after the mansion was built, North's real estate empire hit hard times. He died in 1881, necessitating the sale of the chateau in 1884. The widowed Catherine North sold Bellevue Place to the owner and editor of the Daily Democrat-Statesman William and his wife Augusta Gaines. They paid only half of what the mansion had cost to build, but a sharp decline in their finances returned ownership back to Catherine North in just two years.

In 1892 the greatly-admired architect Sir Alfred Giles was called to turn Bellevue Place into a castle-appearing home when Congressional Medal of Honor recipient Major Ira Evans purchased the chateau. Born in 1844 Evans was distinguished as the youngest speaker of the Texas House of Representatives in 1870. Then he began a business career where he was active in railroads, land, banking etc. Believing in education for newly freed slaves, he used his money and influence to establish what became Huston-Tillotson College. He was co-founder of the Austin National Bank and a member of many military, historical, scientific, political, and religious organizations. Besides the Texas Historical Commission, many other civic and social groups had their beginnings here.

The original Bellevue Place was three-stories with a two-story west wing extending below the cliff to the bank of Little Shoal creek. When Ira and Francese Hobart Evans bought the house, Alfred Giles remodeled both the interior and exterior of the chateau. Part of the original west wing was torn down and the rock used for an addition to the third floor, a rock wall, and stately porches on the south. Crenellations fortified the rooftops. The inside was much as it is seen today.

Today the house is extremely well-preserved and exhibited to the public by the non-profit Austin Woman's Club. The interior includes:

- * Many fireplaces of marble, carved wood, and European tile
- * Delicate hand-carved cherry wood grills
- * Paneled Texas-pine wainscoting

- * Drawing rooms furnished with antique Louis XV and XVI period furniture
- * Persian rugs
- * Ornate stained-glass windows
- * Original crystal chandeliers and light fixtures
- * Massive hand-carved doors
- * Parquetry floors

To protect and preserve the magnificent building in their trust, members of the non-profit Austin Woman's Club are guided by their mission statement:

The mission of the Austin Woman's Club is to preserve the historical and architectural heritage of the North-Evans Chateau and to serve the public through community service, including educational, civic and social activities.

Members have a deep commitment to that goal. In the past year members have spent over 4200 hours as reported in August 2016, and the reporting is not complete at this time. With the in-kind value of volunteer work set at \$23.56 per hour, this group has contributed over \$98,952 serving their mission.

(The following pages will present various views and information about the North-Evans Chateau.)

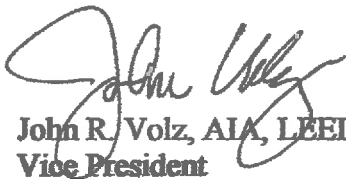
May 22, 2015

To Whom It May Concern:

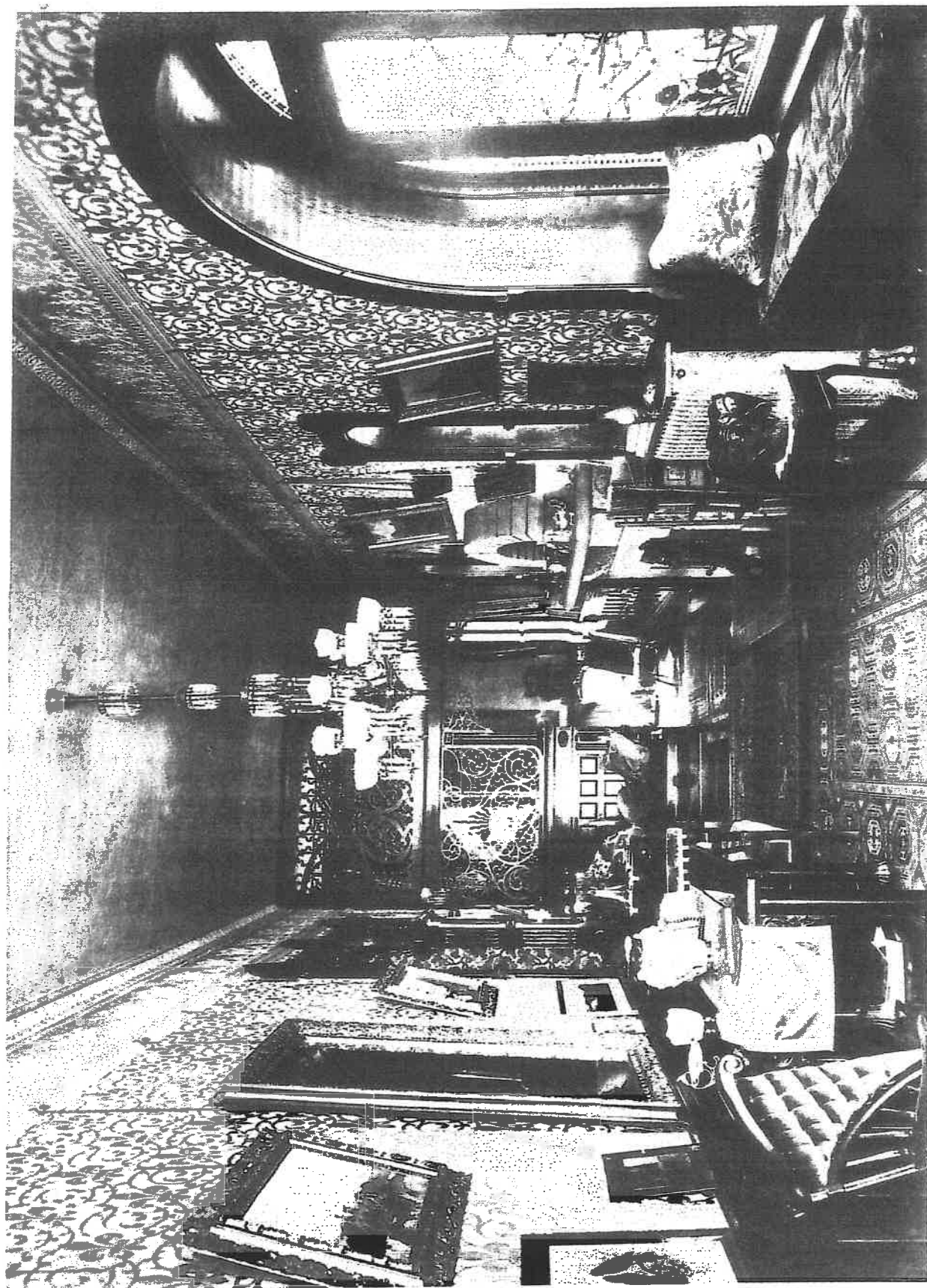
On Friday, April 11, 2015, I had the honor to co-lead the Austin History Center/Historic Downtown Corridor tour during the annual meeting of the Society of Architectural Historians. This tour was the first to be completely sold, and 25 architectural historians from around the world participated.

Among the buildings on this tour was Chateau Bellevue, home of the Austin Woman's Club. After walking through Chateau Bellevue, several of the historians emphatically told me that the interiors of the Chateau, and specifically, the Eastlake pocket doors, were the finest that they had seen while in Texas. These comments are a testament to the architectural quality and significance of Chateau Bellevue. Please do what you can to support its preservation.

Sincerely,

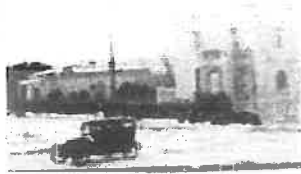


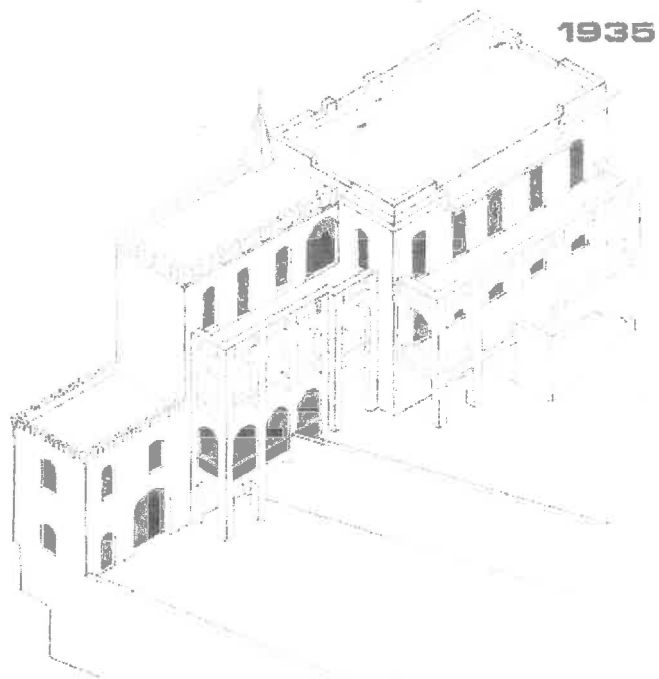
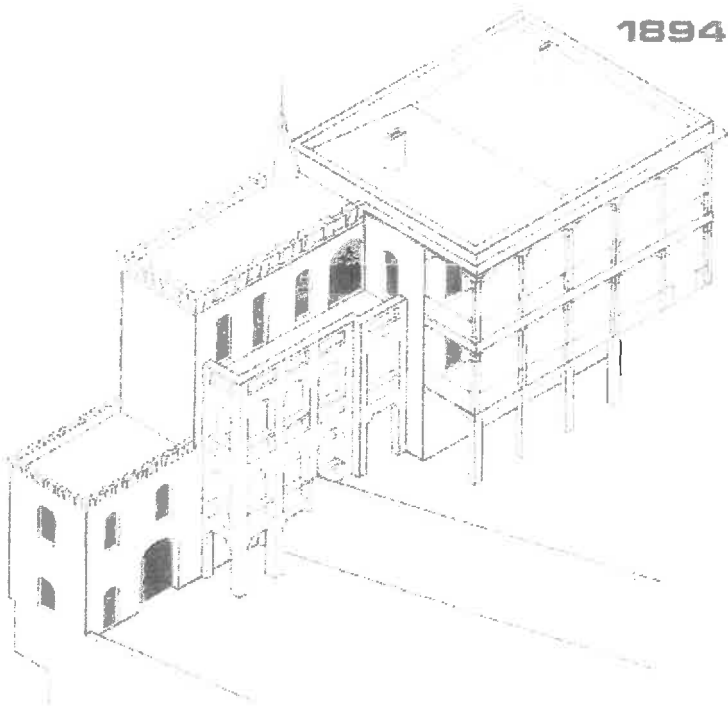
**John R. Volz, AIA, LEED AP
Vice President**



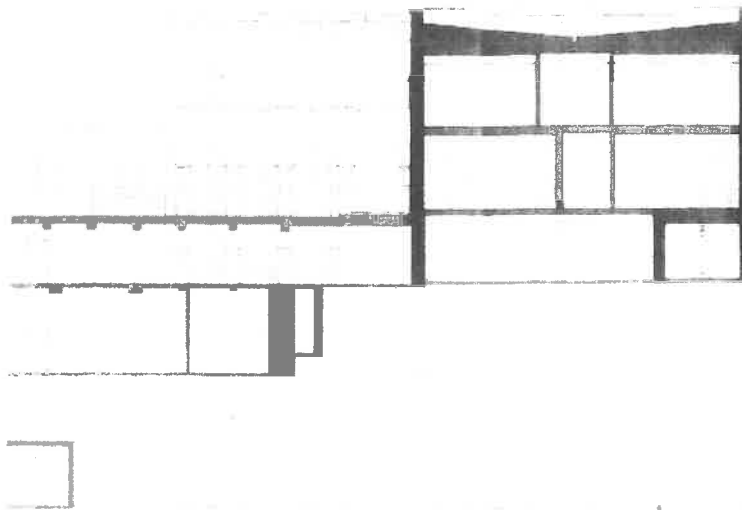
Ira Hobart Evans house, ca. 1910 (H. Leslie Evans and Institute of Texan Cultures, San Antonio).

SOME EARLIER PHOTOS OF NORTH-EVANS CHATEAU





MAJOR LEVELS
AUSTIN WOMAN'S CLUB



SECOND

S

FIRST

F

CHATEAU

C

WHITE HALL

A

GROUND

G



CIRCA
1895



Mrs. Sam J. Smith
Founding President



Mrs. Miriam A. Ferguson
Governor of Texas 1925-1927



Mrs. Percy V. Pennybacker



Mrs. Zachary T. Scott

AUSTIN WOMAN'S CLUB

The Austin Woman's Club (AWC) was founded in 1929. That same year, with a \$6000 down payment and the endorsement of the American History Club, AWC purchased the North-Evans House from the Evans Estate for \$36,000.

The founding members joined with twelve other women's groups (including the Settlement Club, the Readers Guild, the Jewish Council of Women and the Violet Crown Garden Club) to secure a place for women to gather, learn and network. One hundred and sixty-two women were charter members, with family names prominently associated with Austin in the 1920s—including Governor Miriam A. Ferguson, Mrs. Percy V. Pennybacker, Mrs. Walter Bremond, Mrs. John D. Howson, Miss Lilia Casis, Mrs. J. E. Pearce and Mrs. Z. T. Scott.

In 1939 a Junior Austin Woman's Club was organized so that daughters and granddaughters of members could prepare for future membership in the senior club. In 1986, membership rules were revised to include daughters-in-law and granddaughters-in-law and other outstanding young women of Austin.

The Club has hosted numerous and noted authors, musicians, architects, poets, artists, historians, and civic leaders as part of its active programming—50 meetings each year.

Attachment III

**CERTIFICATE OF APPROPRIATENESS FOR CITY DESIGNATED LANDMARKS AND LETTER OF APPROVAL FOR
STATE DESIGNATED LANDMARKS 2016**

Since this is emergency repair and restoration, no certificates are needed at this time.

Attachment IV

PROJECT BUDGET 2016

The project budget to restore the North-Evans Chateau roof to a safe condition will consist of contributions from the Austin Woman's Club budget and savings, in addition to money received from the grant. Since this emergency is not in the regular AWC budget, some funds from savings must be used. Age of the North-Evans Chateau is becoming a challenge. The enormous scope of the restoration may necessitate doing repairs in stages.

AWC Finance Committee Proposed Budget 2016-2017		
INCOME		COMMENTS
Dues	75,000	
Dining Room/Outside Special Events	230,000	includes AWC Thursday lunches
Weddings	330,500	
Carriage House Rental	1,100	for one month (July)
Nighttime Parking Lot	19,000	
Club Activities/social	14,375	
Boutique	500	
Interest Income	300	
Fundraising Events	15,000	includes 5,000 donation from chairs
Piano	6,466	
Emergency Contingency Fund	250	25.00 per person late fees
Restoration	100,000	
Donations	3,000	
Donations Restoration	5,000	
Donations to Staff	5,000	
Miscellaneous	5,000	
TOTAL INCOME	819,491	
EXPENSES		
Building	80,000	includes 42,000 for Gene Heard's salary
Restoration	100,000	
Special Projects	30,000	SLRP determines needs
Fine Arts Committee	3,000	
House, General	30,000	
House other items	10,000	
Food Purchases	180,000	includes AWC Thursday lunches
Laundry and Linen	20,000	
Payroll	280,500	
Taxes, Payroll	22,440	
Temporary Services	40,000	
Donations to Staff	5,000	
Insurance	56,000	
Professional Fees	15,000	
Piano	150	tune the piano
Grants	300	
Grounds	8,000	landscaping, upkeep
Supplies, Office, Printing	4,000	
Credit Card Fees	7,000	

Taxes, Property	0	
Telephone/Utilities/Recycling	48,000	
Communications	2,647	yearbook, newsletters, mail permit & postage
Advertising/Public Relations	15,000	publications, bridal open house, web site
Archives	1,000	
Fund-raising Special Events	4,250	expenses
Special Events with JAWC	500	joint efforts between AWC and JAWC
Tours & Docents	150	
Club Activities/Social	11,955	past pres. Lunch, wine dinners, holiday
Strategic and Long Range Planning Com.	500	
Membership committee	150	
TOTAL EXPENSES	975,542	

Attachment V
THREE COMPETITIVE BIDS 2016

The Austin Women's Club has obtained three bids for repairing and reroofing Chateau Bellevue's aging roofs. The rains that we have had this year have taken a heavy toll on these roofs. Architect John Volz has assisted us in obtaining these bids.

Unfortunately, the scope of the work defined by the bids is not certain and, as a result, the three bids require some refinement so that the tasks for which the bids are made are comparable. Because of scheduling difficulties with the bidders and time constraints in submitting this proposal, the necessary refinements have not yet been obtained. The three bids obtained to date, are as follows:

1. Sanders Roofing & Exteriors, LLC.....\$42,450.00
2. Kidd Roofing 1212 East Anderson Lane, Austin.....\$48,373.0
3. L.D. Tebben Co., Inc., 4315 Terry-O Ln, Austin.....\$134,094.00

Copies of each of the bids are attached.

For purposes of the grant process, the Club's historical architect suggests using the medium bid, and adding 15% to cover professional fees and construction overages. Accordingly, we propose using the sum of \$55,629 as an anticipated cost, pending further refinement. Because of the needed bid refinements, we have not been able to obtain a bidder's timeline. Obviously, however, since we are approaching the rainy season urgency is required.

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04/20/16

Austin Woman's Club
708 San Antonio Street
Austin, TX 78701



RE: 708 San Antonio Street
Austin, TX 78701

Approx. 72.00 SQ

KARNAK 502 SYSTEM & TPO

We hereby submit our bid to furnish the labor, specified materials, and equipment to install roof on the below-mentioned building as follows:

1. Power Wash, Prep, and Clean approximately 72.00 SQ of existing metal roof in preparation for Karnak 502RC-W Elasto-Kote System per manufacturer specifications
2. Install Karnak 502RC-W Elasto-Kote System approximately 55.00 SQ per manufacturer specifications
3. Install 60 ML TPO on approximately 11.00 SQ on existing flat roof per manufacturer specifications
4. Install 60 ML TPO on existing gutter system per manufacturer specifications
5. Enlarge 3 existing Scuppers and Leader Heads
6. Haul off all debris from worksite
7. Does not include work on the Steeple (See Below for Optional Price)
8. Attached is a brief description of the Karnak 502 System

Owner to provide the following:

Full access to property during production

Please designate an area in close proximity (must be heavy equipment accessible)

NOTES:

- > Sanders Roofing & Exteriors, LLC cannot be held responsible for existing mold conditions caused by wet materials or leaks.
- > Blanketing of electrical lines by others, if needed.
- > All utilities lines must be serviced by others if needed.
- > Not responsible for roof top antenna or satellite movement and replacement.
- > No damaged deck replacement included.
- > All mechanical equipment serviced by others, if needed.
- > Engineer's written report stating the structure can withhold the additional weight is not included, if required.
- > Regional codes may affect final cost. Agreed upon before work commences.

We shall perform the aforementioned for the sum of:

Thirty - Nine Thousand Two Hundred Fifty Dollars

\$39,250.00

Optional Price added for Steeple Included

\$ 3200.00

Payment to be as follows: Owner agrees that all payments required under this contract shall be due and payable within ten (10) days of date of invoice whether billing is for job preparation, materials stored, work completed each month or final payment request. Owner agrees that Contractor may charge interest at the annual rate of (18%), unless a lesser percentage is required by law. If payments are not made when due, interest, costs incidental to collection and attorney fees (if an attorney is retained for collection) shall be added to the unpaid balance. Contractor reserves the right, without penalty from Owner, to stop work on the project if Owner does not make payments to the Contractor when due. Owner hereby releases Contractor of notice requirements for lien rights in the event payments are not made when due as outlined in this paragraph. This proposal may be withdrawn by us if not accepted within 14 days. This proposal is based on the work being started within thirty (30) days from the date of this proposal. **50% down and 50% due upon completion.**

ACCEPTANCE OF PROPOSAL:

By: _____

Date: _____

SANDERS ROOFING & EXTERIORS, LLC

Craig Keefer

(512) 775-6503

214 Northaven St
San Antonio, TX 7822

Phone: (512) 775-6503
Fax: (210) 276-0205

Craig@sandersroofs.com

KIDD ROOFING

Since 1982

Residential & Commercial Roofing Professionals

1212 East Anderson Lane, Austin, Texas 78752

Telephone: (512) 671-7791 Fax: (512) 671-8707

Project Info:

Date: 6/2/16

Job Name: Chateau Bellevue

Address: 708 San Antonio St.
Austin, TX.

Roof Coating- Ballroom

- Wash roof to prep for coating
- Seal seams and penetrations with GAF liquid tape
- Apply XR-2000 Primer 1 coat
- Apply GAF Roofmate Roof Coating 2 coats

Roof Coating- Main Roof

- Wash roof to prep for coating
- Apply GAF Roofmate Roof Coating 2 coats

Ballroom Bid : \$17,792.00

Main Roof Bid : \$10,147.00

Clarification/Exclusions:

- 1) DR Kidd is a State of Texas certified HUB & WBE Company.
- 2) DR Kidd Company standard insurance.
- 3) Excludes MEP work, and communications devices.
- 4) Excludes flashing not associated with DR Kidd work.
- 5) Excludes attic ventilation and any other flashing not described above.
- 6) Excludes painting, repairs, or protection to other trades work, stucco, masonry, wood, metal abutments to the roof.
- 7) Excludes soldering, welding, light gauge framing, unless noted in the scope.
- 8) Excludes landscape protection or repair.
- 9) Excludes decking, roof supports/trusses or buildups.
- 10) Excludes interior repairs due to shifting and general movement during construction.
- 11) Excludes broken windows and trim, unless directly caused by construction of new roof, removal of old roof.

KIDD ROOFING

Since 1982

Residential & Commercial Roofing Professionals

1212 East Anderson Lane, Austin, Texas 78752

Telephone: (512) 671-7791 Fax: (512) 671-8707

Project Info:

Date: 6/21/16

Job Name: Chateau Bellevue

Address: 708 San Antonio St.
Austin, TX.

Re-roof Connector Roof

- Remove rock and existing roof and haul off waste
- Install Tapered Insulation System
- Install 60 mill GAF TPO Roof Membrane (Choice of White, Tan, or Grey)
- Replace Headwall Flashings
- Replace and Re direct Downspouts to Scupper
- Maintain watertight condition during roof replacement

Connector Roof Bid..... : \$20,434.00

Clarification/Exclusions:

- 1) DR Kidd is a State of Texas certified HUB & WBE Company.
- 2) DR Kidd Company standard insurance.
- 3) Excludes MEP work, and communications devices.
- 4) Excludes flashing not associated with DR Kidd work.
- 5) Excludes attic ventilation and any other flashing not described above.
- 6) Excludes painting, repairs, or protection to other trades work, stucco, masonry, wood, metal abutments to the roof.
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L.D. Tebben Co., Inc Commercial Roofing & Sheet Metal

4315 Terry-O Ln., Austin, TX 78745, Office: 512-416-1476 Fax: 512-416-0583

July 1, 2016

BY: LD TEBBEN

Attention: John Volz

RE: Chateau Bellevue

We propose to provide materials and labor to complete the following project located in Austin, Texas:

Metal Roofs with Coating (Approx. 12,500 SQFT):

1. Prep Existing Roof for Coating.
2. Install New Coating System over existing field coating.
3. Perimeter walls of coating to be removed and reinstall with new.
4. Interior gutter coating to be removed and reinstalled with new.
5. Provide Owner with a 2 Year Limited Contractor's Warranty issued by L.D. Tebben

Metal Roof Coatings: \$ 51,511.00

4 Off set Roofs on Upper area: \$ 14,152.00

Steeple Roof: \$ 18,931.00

Total Price per Proposal: \$ 84,594.00 (Tax NOT Included)

Flat Single Ply Roof System with Gravel (Approx. 600 SQFT):

1. Remove existing Gravel and Roof System.
2. Install New 80 MIL PVC Roof System.
3. New Roof System TO BE "Like and Similar" to Existing.
4. Enlarge Existing Scupper
 - a. Install new Leader Head to accommodate new scupper
5. Provide all new 24Ga. Kynar sheet metal around perimeter of new Roof System
6. Provide Owner with a 2 Year Limited Contractor's Warranty issued by L.D. Tebben.
7. Provide 20 Year NDL warranty. (If Possible with existing conditions)

Price per Proposal: \$ 27,550.00 (Tax NOT Included)

Flat Single Ply Roof System Over Elevator Penthouse (Approx. 600 SQFT):

1. Remove existing Roof System.
2. Install New 80 MIL PVC Roof System.
3. New Roof System TO BE "Like and Similar" to Existing.

L.D. Tebben Co., Inc Commercial Roofing & Sheet Metal

4315 Terry-O Ln., Austin, TX 78745, Office: 512-416-1476 Fax: 512-416-0583

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 - a. Install new Leader Head to accommodate new scupper
5. Provide all new 24Ga Kynar sheet metal around perimeter of new Roof System
6. Provide Owner with a 2 Year Limited Contractor's Warranty issued by L.D. Tebben.
7. Provide 20 Year NDL warranty. (If Possible with existing conditions)

Price per Proposal: \$ 21,950.00 (Tax NOT Included)

Notes and Exclusions:

1. This proposal is good for 120 days.
2. Cost for Adding new OverFlow Scupper \$2,500.00
3. Price DOES NOT include taxes.
4. Price Does Not include any Asbestos testing or removal
5. Price DOES NOT include Metal replacement.
6. Price based on current Davis Bacon Wage Scale
7. Surety Company is CNA Surety
8. Bonding is NOT included. If bonding is required please add 1.5% to bid.
9. We specifically exclude all work associated with MEP, Structural, and Interior Protection.
10. Proposal is based on Owner providing adequate and safe access to the building.
11. Period of performance 60 Days.

Respectfully Submitted,

Cory Fleitz

Cory Fleitz

LD Tebben

L.D. Tebben Co., Inc Commercial Roofing & Sheet Metal

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L.D. Tebben Co., Inc Commercial Roofing & Sheet Metal

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Respectfully Submitted,

Cory Fleitz

Cory Fleitz

LD Tebben

Attachment VI
PROJECT SCHEDULE 2016

Attachment VI
SCHEDULE 2016

Start of Project—

Within a few weeks of this time when the restoration bids are clarified, probably the middle of September

Then a supplementary schedule will be provided with more specific times of starting and completion.

Attachment VII

PROOF OF OWNERSHIP/LEASE/AUTHORIZATION 2016

ATTACHMENT 7: PROOF OF OWNERSHIP

THE STATE OF TEXAS, [
COUNTY OF TRAVIS.]

WHEREAS, by deed dated November 5, 1929, W. Leslie Evans and Wilber H. Young, Individually and as Independent Executors of the Estate of Francese A.H. Evans, Deceased, Hobart Y. Evans, and Francis H. Evans, conveyed to Austin Woman's Club, a part of Block No. Seventy-nine (79) in the City of Austin, in Travis County, Texas, fully described in said deed, which is duly recorded in the Deed Records of Travis County, Texas, in Book 443, at page 305, and for part of the consideration agreed to be paid for said property, the said Austin Woman's Club made, executed and delivered to W.L. Evans and Wilber H. Young, Independent Executors of the Estate of Francese A.H. Evans, Deceased, its series of sixteen (16) promissory notes of even date with said deed, numbered 1 to 16 inclusive, in amounts and payable as recited in said deed, and to secure the due payment of said notes the vendor's lien was expressly retained in said deed;

AND, WHEREAS, by instrument dated December 30, 1930, said notes Nos. 9 to 16 inclusive, together with the vendor's lien securing the same, were by the owners and holders thereof transferred and assigned to the undersigned, Nella T. Evans;

AND, WHEREAS, the said Austin Woman's Club has paid the said notes so assigned to the said Nella T. Evans, in full, principal and interest, and at the date of their payment they were the property of the undersigned, Nella T. Evans;

NOW, THEREFORE, in consideration of the premises and the full and final payment of said notes, I, the said Nella T. Evans, a feme sole, the legal and equitable owner and holder thereof, hereby release the said land and premises from the vendor's lien retained in said deed to secure the payment of said notes, and here declare said notes and said lien fully satisfied.

WITNESS MY HAND, this the 31st day of May, A.D. 1938.

Nella T. Evans

Attachment VIII
INSURANCE 2016



AUSWO-1

OP ID: JJ

CERTIFICATE OF LIABILITY INSURANCE

DATE (MM/DD/YYYY)

07/28/2016

THIS CERTIFICATE IS ISSUED AS A MATTER OF INFORMATION ONLY AND CONFERS NO RIGHTS UPON THE CERTIFICATE HOLDER. THIS CERTIFICATE DOES NOT AFFIRMATIVELY OR NEGATIVELY AMEND, EXTEND OR ALTER THE COVERAGE AFFORDED BY THE POLICIES BELOW. THIS CERTIFICATE OF INSURANCE DOES NOT CONSTITUTE A CONTRACT BETWEEN THE ISSUING INSURER(S), AUTHORIZED REPRESENTATIVE OR PRODUCER, AND THE CERTIFICATE HOLDER.

IMPORTANT: If the certificate holder is an ADDITIONAL INSURED, the policy(ies) must be endorsed. If SUBROGATION IS WAIVED, subject to the terms and conditions of the policy, certain policies may require an endorsement. A statement on this certificate does not confer rights to the certificate holder in lieu of such endorsement(s).

PRODUCER
Garrett-Abney-Weeren Co.
P. O. Box 14444
Austin, TX 78761
Ed Weeren

CONTACT
NAME: Ed Weeren
PHONE
(A/C No. Ext): 512-454-5266
FAX
(A/C No.):
E-MAIL:
ADDRESS:

INSURER(S) AFFORDING COVERAGE

NAIC #

INSURER A: Great American Insurance Co.

INSURER B:

INSURER C:

INSURER D:

INSURER E:

INSURER F:

INSURED
Austin Woman's Club Inc.
Attn: Mary Ann Golden
708 San Antonio
Austin, TX 78701

COVERAGES

CERTIFICATE NUMBER:

REVISION NUMBER:

THIS IS TO CERTIFY THAT THE POLICIES OF INSURANCE LISTED BELOW HAVE BEEN ISSUED TO THE INSURED NAMED ABOVE FOR THE POLICY PERIOD INDICATED. NOTWITHSTANDING ANY REQUIREMENT, TERM OR CONDITION OF ANY CONTRACT OR OTHER DOCUMENT WITH RESPECT TO WHICH THIS CERTIFICATE MAY BE ISSUED OR MAY PERTAIN, THE INSURANCE AFFORDED BY THE POLICIES DESCRIBED HEREIN IS SUBJECT TO ALL THE TERMS, EXCLUSIONS AND CONDITIONS OF SUCH POLICIES. LIMITS SHOWN MAY HAVE BEEN REDUCED BY PAID CLAIMS.

INSR LTR	TYPE OF INSURANCE	ADDL INSR	SUBR WVD	POLICY NUMBER	POLICY EFF (MM/DD/YYYY)	POLICY EXP (MM/DD/YYYY)	LIMITS
A	<input checked="" type="checkbox"/> COMMERCIAL GENERAL LIABILITY			PAC1670565	07/01/2016	07/01/2017	EACH OCCURRENCE \$ 1,000,000
	<input type="checkbox"/> CLAIMS-MADE <input checked="" type="checkbox"/> OCCUR						DAMAGE TO RENTED PREMISES (Ea occurrence) \$ 100,000
							MED EXP (Any one person) \$ 5,000
							PERSONAL & ADV INJURY \$ 1,000,000
							GENERAL AGGREGATE \$ 2,000,000
							PRODUCTS - COM/OP AGG \$ 2,000,000
							\$
	AUTOMOBILE LIABILITY						COMBINED SINGLE LIMIT (Ea accident) \$
	<input type="checkbox"/> ANY AUTO						BODILY INJURY (Per person) \$
	<input type="checkbox"/> ALL OWNED AUTOS	<input type="checkbox"/> SCHEDULED AUTOS					BODILY INJURY (Per accident) \$
	<input type="checkbox"/> HIRED AUTOS	<input type="checkbox"/> NON-OWNED AUTOS					PROPERTY DAMAGE (Per accident) \$
							\$
	UMBRELLA LIAB						EACH OCCURRENCE \$
	EXCESS LIAB						AGGREGATE \$
							\$
	DED						\$
	RETENTION \$						\$
	WORKERS COMPENSATION AND EMPLOYERS' LIABILITY						PER STATUTE
	ANY PROPRIETOR/PARTNER/EXECUTIVE OFFICER/MEMBER EXCLUDED? (Mandatory in NH)	Y/N	N/A				OTH-ER
	If yes, describe under DESCRIPTION OF OPERATIONS below						E.L. EACH ACCIDENT \$
							E.L. DISEASE - EA EMPLOYEE \$
							E.L. DISEASE - POLICY LIMIT \$

DESCRIPTION OF OPERATIONS / LOCATIONS / VEHICLES (ACORD 101, Additional Remarks Schedule, may be attached if more space is required)

CERTIFICATE HOLDER

CANCELLATION

Austin Woman's Club

AUSWO01

SHOULD ANY OF THE ABOVE DESCRIBED POLICIES BE CANCELLED BEFORE THE EXPIRATION DATE THEREOF, NOTICE WILL BE DELIVERED IN ACCORDANCE WITH THE POLICY PROVISIONS.

AUTHORIZED REPRESENTATIVE

Ed Weeren

Attachment IX

PLANS AND SPECIFICATION OF PROPOSED WORK 2016

Plans and specifications are included in all bids. Photos of the roof indicate areas needing to be restored.



Marie Fuller <mmftexas@gmail.com>

AWC Photo 13

1 message

John Volz <john@voharchitects.com>
To: Marie Fuller <mmftexas@gmail.com>

Mon, Aug 15, 2016 at 1:50 PM

John Volz, AIA, LEED AP

VOH Architects / 1105 West 42nd Street, Austin, Texas 78756 / 512-476-0433 / john@voharchitects.com / www.voharchitects.com

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Chateaux Room roof gutter, only one of many, showing typical cracked joint



Conical Tower showing pressed metal shingles



West roof covered with ballasted TPO.



Pressed metal shingle detail showing gaps and peeling paint.



Elevator penthouse roof showing areas of ponding water.



Parapet cap/Conical roof intersection. Note that top of cap does not drain well and deteriorated coating.



Main roof looking east. Coating is deteriorating.



Main roof looking northwest. Note lack of overflow at gutter.



Skylight on Main roof. Note corrosion at edge.



Typical cornice roof. Note corrosion.



failing gutter and patched coating.

Polygonal roof over Chateaux Room showing



Chateaux Room Roof.

Chateaux Room Roof.



coating and lack of overflow.

West historic roof showing deteriorated



cracked joint.

Chateaux Room roof gutter showing typical