

Museum Park Super Neighborhood/Holocaust Museum Design Team Meeting
Tuesday, August 1, 2017
3:05 pm
Kathleen O'Reilly open the meeting with thanks to everyone & introductions.

Kathleen explained the Museum Park Super Neighborhood Association's goal to weave this area together as a true district. Over the last several years Museum Park has installed the end cap gardens, planted 100 trees, planted the roses along the Main Street esplanade, and secured BCycle stations in Museum District & Hermann Park. MPSN implemented a charette through Rice Design Alliance, which led to a Complete Streets Workshop (Smart Growth America & EPA). Afterwards, Houston Mayor issued an Executive Order for Complete Streets. Museum Park initiated a Livable Centers Study, which last year won an American Society of Landscape Architects Honor Award.

Holocaust Architect, Mark Mucasey: Twenty-one years ago the HMM purchased a doctor's office at Caroline/Calumet as the first step in creating the Museum that is there today. The new HMM will be branching out to include among other new exhibits human rights issues and children's diaries. HMM worked with city of Houston on two concepts, the Garden of the Righteous, which will host education programs, and an outdoor plaza along the back of Clayton Library, which is part of the Calumet purchase agreement with the city of Houston.

The current one-story building will be replaced with a three-story structure. The round forum will remain. The sloped roof will enlarge slightly. The original one-story structure was built out to the right of way. The new three-story building will be located behind the 10' easement. The curb on Prospect will remain in current location and sidewalk will be widened to six feet. A water holding tank, transformer/generator, and two chillers (at the corner of Prospect and Austin) will be located behind the eight-foot walled area along Prospect. Equipment located along Prospect will be lower than the wall.

A new five-foot sidewalk will be constructed along Austin. The concrete wall currently on Austin will continue south across what used to be Calumet. Two separate chillers will be located at the corner of Prospect/Austin.

Question: Can we get the noise ratings for those chillers? Is there an opportunity for installation of a baffler?

A: Architects will talk to engineers about including baffling.

Question: Why three-story building? Looked at several options. Growing to 55,000 square feet requires additional parking. Parking on ground level is less expensive than parking garage. Decision made to construct a three-story museum.

Building will be constructed to LEED standards.

Question: Where will bus parking be?

A: Drop off under cover and continue to park on Prospect.

Bus parking along Caroline may be an option.

Comment: Idling buses are currently an issue.

MPSN is currently exploring Community Parking with the city. Discussions ongoing about developing an app to show where parking is available.

Question: Why not build on former Calumet, abandoned street.

A: Costs would have been prohibitive, because of underground infrastructure, including water.

Question: How far south does the property extend?

A: Goes all the way to Binz.

Bank building will continue as Bike Museum.

Oaks along Austin Street will remain along with three additional Mexican Sycamores.

Mitigation: Some Crepe Myrtles & a Pine will be removed. All trees being taken out are inside property. Landscape architects (M2L) are designing the gardens and have been given a copy of the LCS study. Landscape plans have been submitted to the city.

Greg asked about variance request.

Can equipment along Prospect be relocated?

A: We don't have space. Design is very tight.

Water Tank generates no noise

Transformer will include sound buffer

Chillers on corner of Prospect/Austin

When Calumet was purchased, HMM worked out an agreement with the city

- \$500,000 garden on site. Garden of the Righteous will not be free to the public.
- \$300,000 improvement for Clayton. The plan is to create pocket park by including the esplanade and the street area north of the esplanade. South side of esplanade will become a two-way street with turn-around. The park will include a performance area, a bike station/platform, water fountain, and green space. A new door will provide an exit out of the library onto the park. Park will be maintained by parks department. Library has concerns regarding oversight and maintenance.

Several expressed concerns regarding the parking lot where the Bike Museum currently sits. Landscaping included in the plan will soften the look of the parking lot. The bank building will come down in the future.

Request: Paint the bank building. Landscape the parking lot. HMM Director KZ indicated that HMM will make improvements in that area.

Question: Why not underground parking? Has been discussed...\$80 mil. Can't teach the lessons of the Holocaust and spend that kind of money. Wanted to put more in exhibits, and less in construction.

Adjourned 4:35 p.m.

Discussion after presentation:

Consensus was not to oppose variance request with the following conditions.

Requests to Holocaust:

- Upgrades to the Bank and landscaping of the parking lot.
- Articulation on the Prospect Side on all three stories of the building.
- Additional taller landscaping on Prospect to soften appearance.
- Greater than 5-foot sidewalk. DG path
- Revisit bus parking and vehicular parking along Prospect.