



Vieux Carré Commission Meeting

Wednesday,
December 5, 2018



Chairman's Report



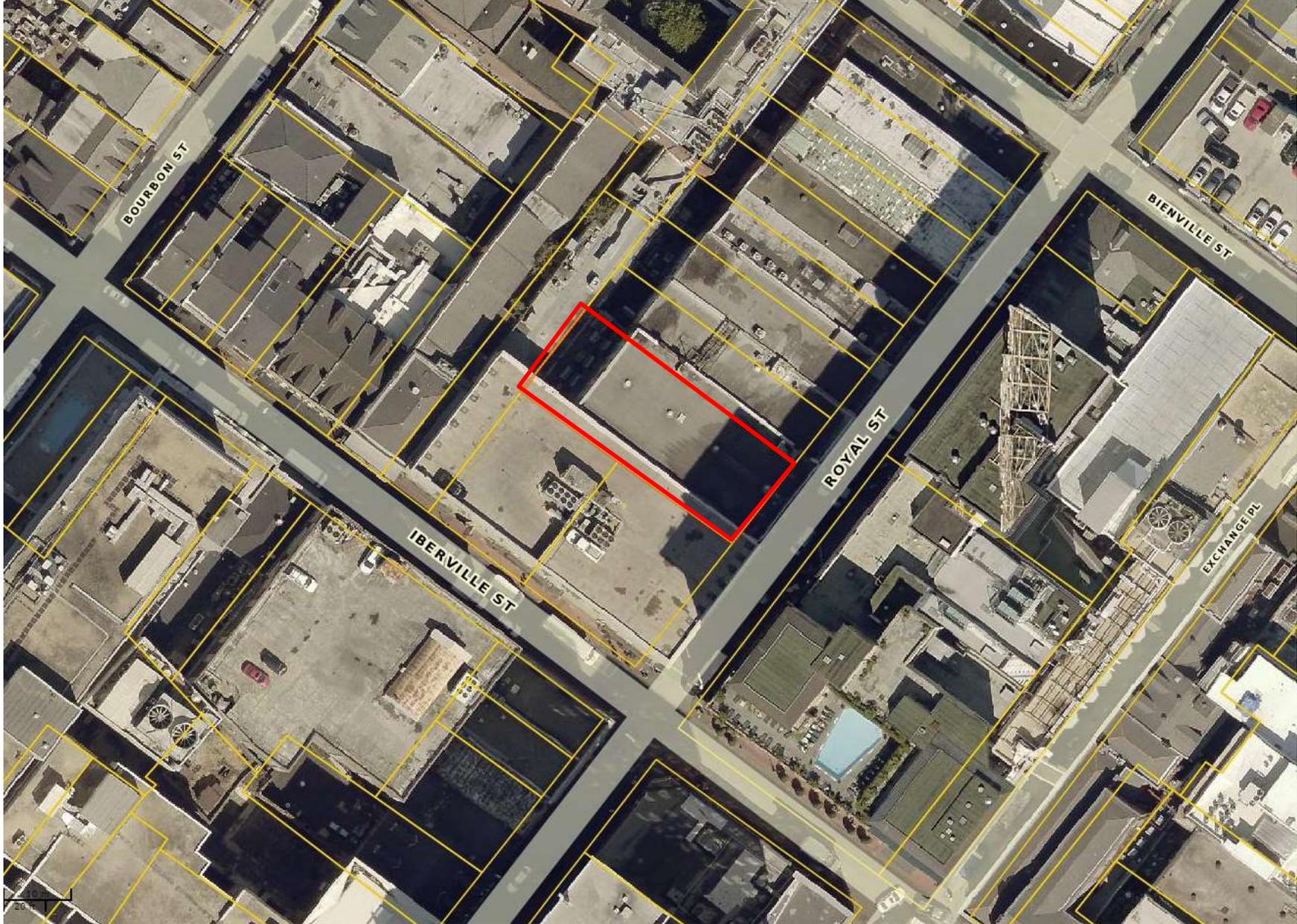
Director's report



New Business



211-15 Royal



211-15 Royal

VCC Architectural Committee

July 11, 2017





211-15 Royal

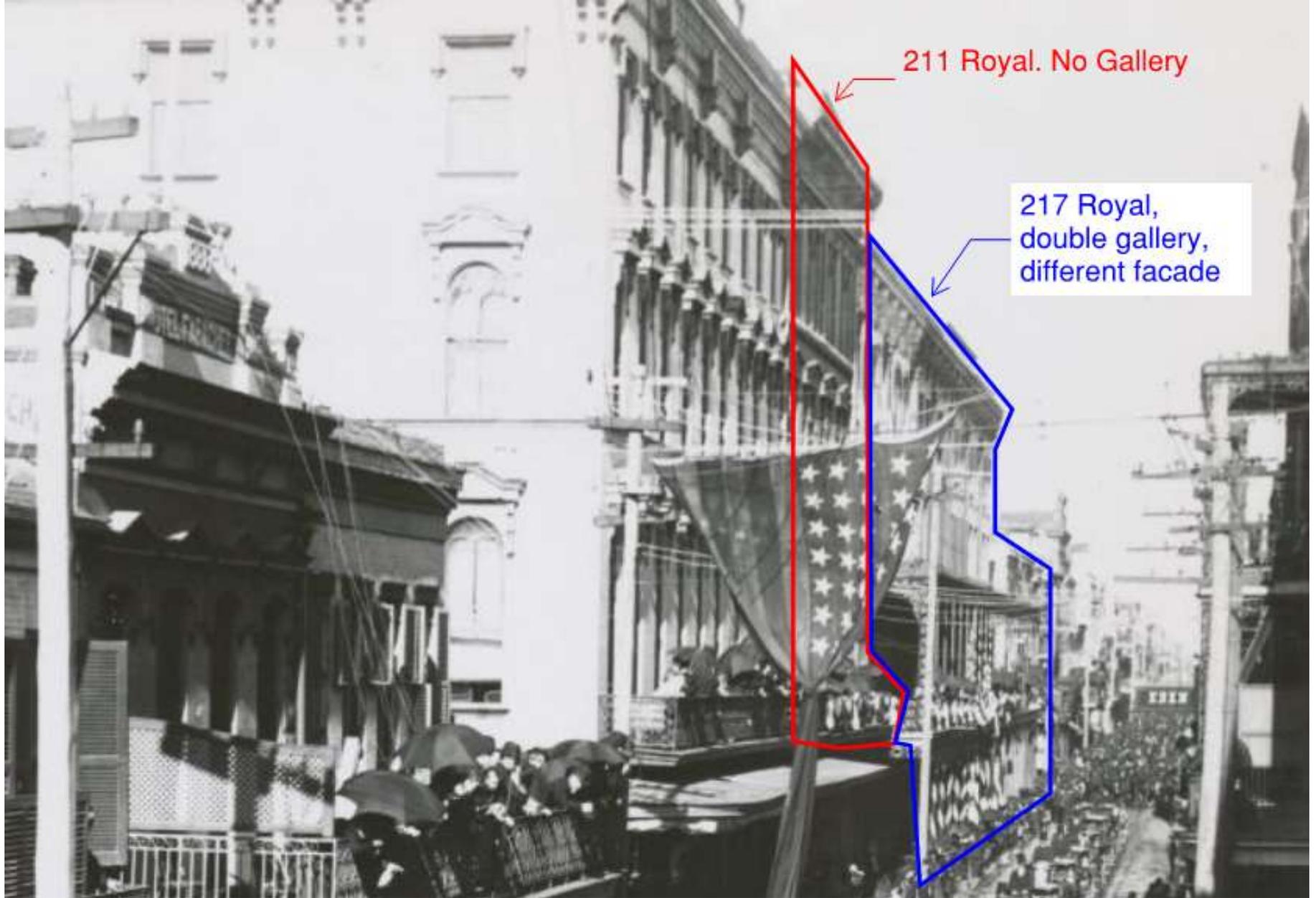
VCC Architectural Committee

July 11, 2017





211-15 Royal - 1889



211 Royal. No Gallery

217 Royal,
double gallery,
different facade

211-15 Royal

VCC Architectural Committee

July 11, 2017





211-15 Royal – January 1908

VCC Architectural Committee

July 11, 2017



AUCTION SALES.

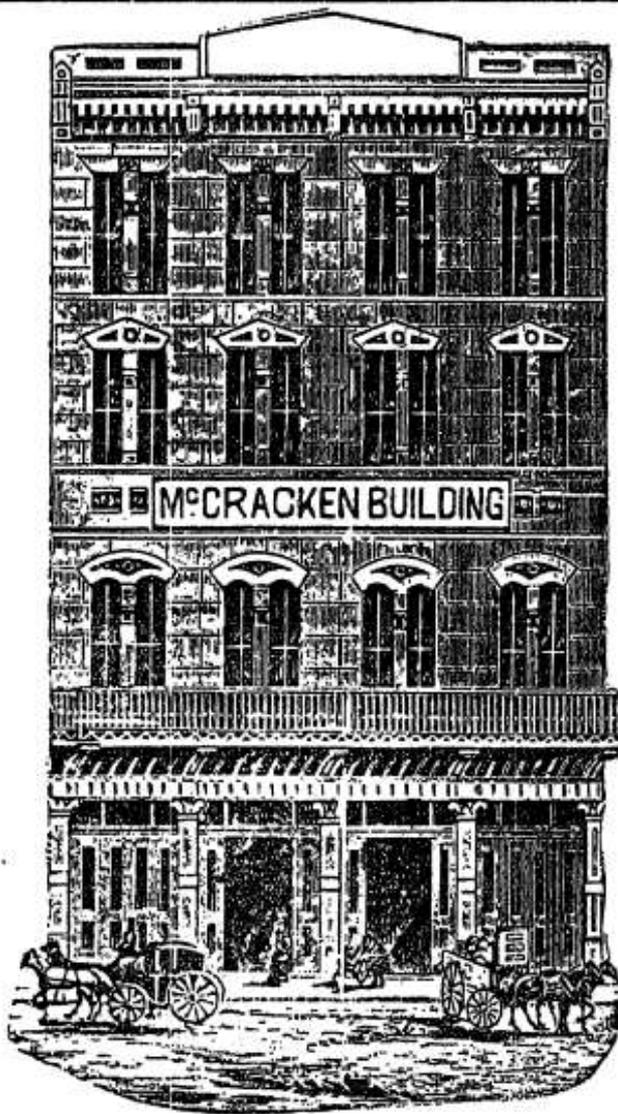
BY STROUDBACK & LATTER.

AUCTION SALES.

BY STROUDBACK & LATTER.

AUCTION SALES.

BY STROUDBACK & LATTER.



BY STROUDBACK & LATTER

Civil District Court, Division B, No. 69244—
Succession of James McCracken.

On the eve of the opening of the Panama Canal
this *fine property* will be

Sold at Auction

McCracken Building

211-213-215 Royal St., Bet. Iberville & Bienville
Opposite Entrance Hotel Monteleone.

49 feet 4 inches front by 128 feet 5 inches 4 lines
deep; adapted as *single or double stores, Euro-
pean hotel, moving pictures, restaurant, tavern or
cabaret.* By *Stroudback & Latter, Auctioneers,*
office, 326 Baronne Street.

Tuesday, March 31, 1914

at 12 O'Clock M., at the Real Estate
Exchange, 311 Baronne Street

The *heavy and substantially* built *four-story*
brick building, stucco front, designed for five
stories, was erected by the late P. R. Middle-
miss, *premier master builder of New Orleans.*
Lower floor supports are eight heavy iron *Cor-
inthian columns.* High ceilings, three floors
finished, electric motor and elevator, gas and
electric lights, sewerage and new water. Depth
of building 113 feet. Flag-paved yard and steel
shed in rear. Automatic fire alarm wiring and
fixtures not included in this sale, being property
of National Automatic Fire Alarm Company.

Terms—One-third or more cash, balance one
and two (or three) years, 6 per cent interest, pay-
able annually. All usual security clauses. Pur-
chaser to assume taxes of 1914. 10 per cent cash
at time of sale. Act of sale before J. D. Dresner,
notary public, at purchaser's expense.

W. S. PARKERSON,
Attorney

mh15 22 20 81



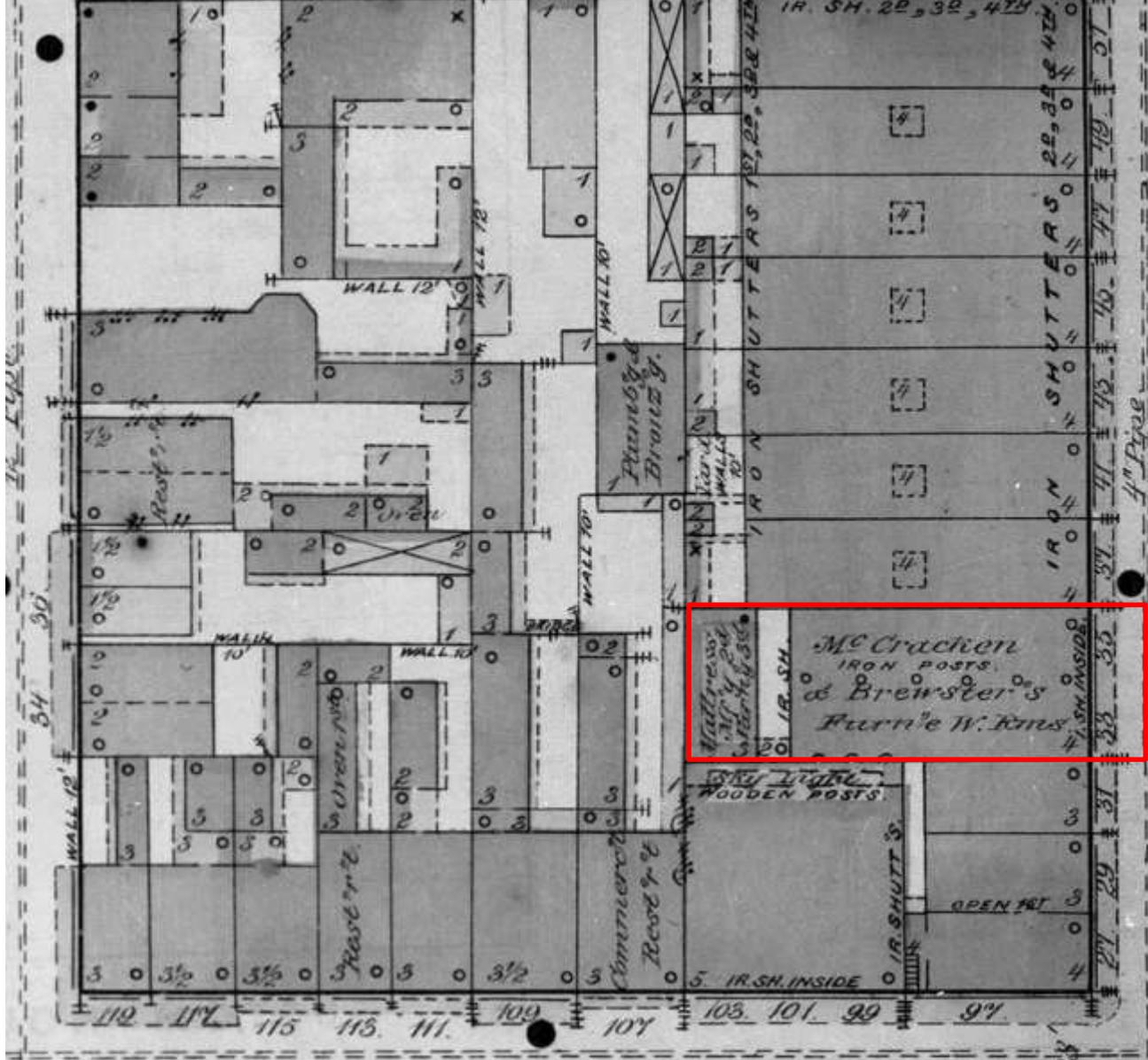


211-15 Royal – 1961

VCC Architectural Committee

July 11, 2017



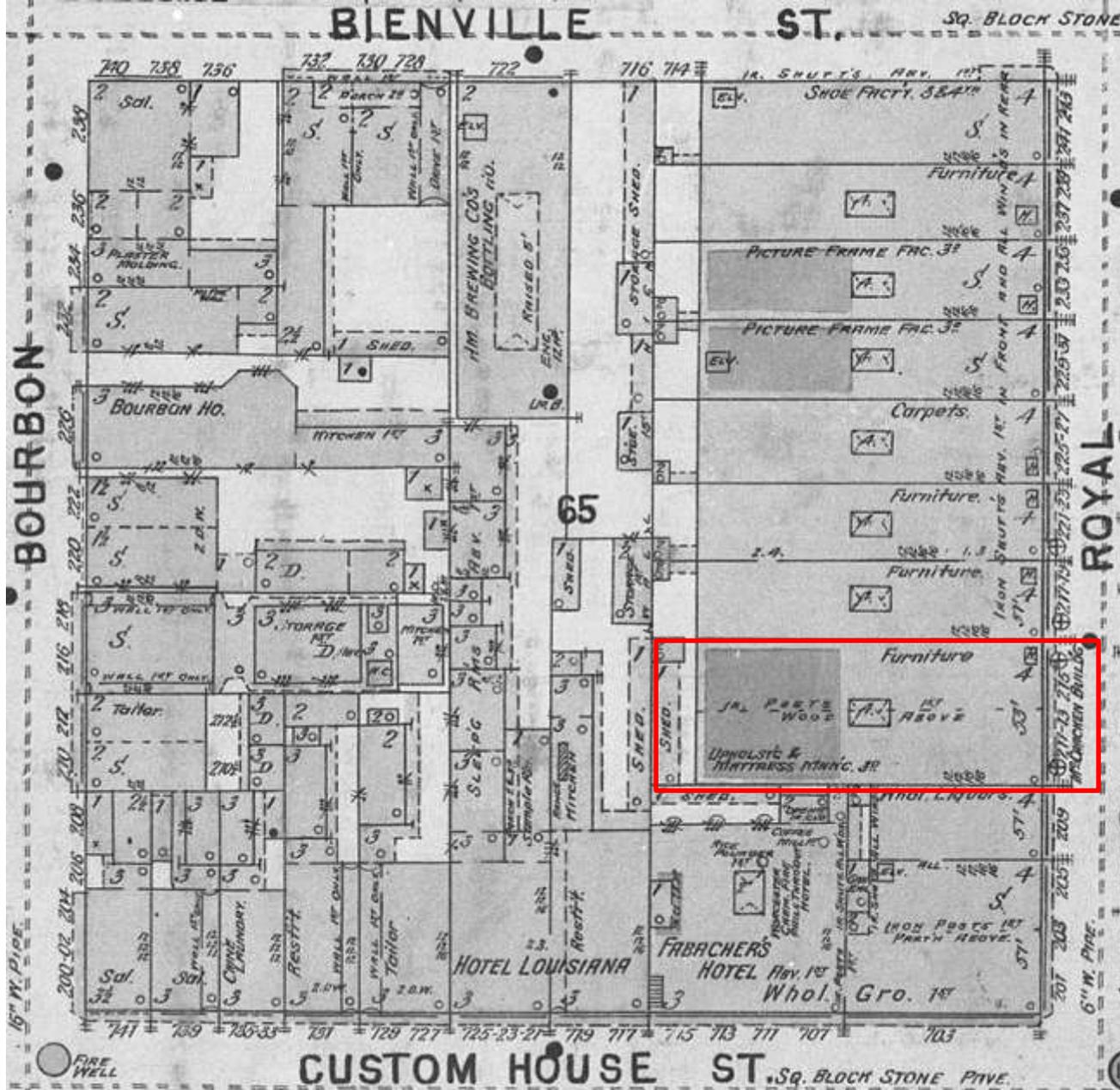


211-15 Royal – 1876

VCC Architectural Committee

July 11, 2017





211-15 Royal – 1896

VCC Architectural Committee

July 11, 2017





211-15 Royal

VCC Architectural Committee

July 11, 2017





211-15 Royal

VCC Architectural Committee

July 11, 2017





211-15 Royal

VCC Architectural Committee

July 11, 2017





211-15 Royal

VCC Architectural Committee

July 11, 2017



A NEW BALCONY, GALLERY OR PORCH

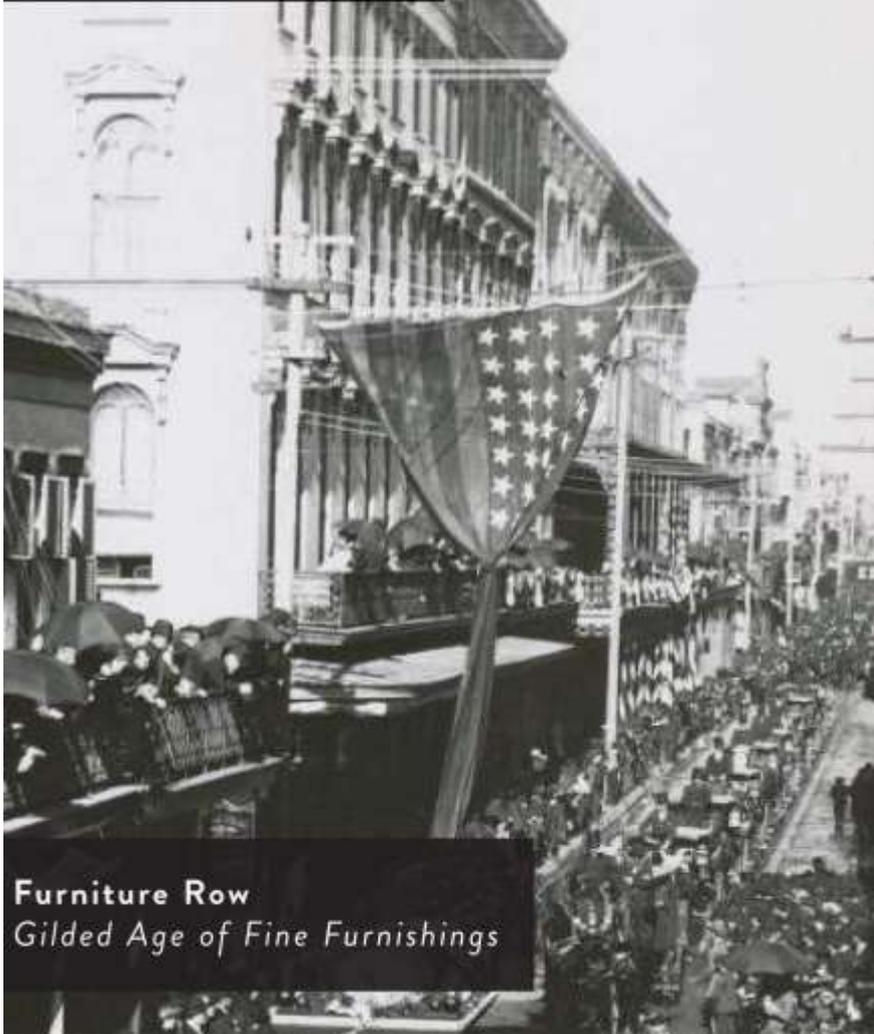
Adding a new balcony, gallery, porch or overhang will greatly alter the appearance of a building. In select cases, the VCC might approve the installation of a new balcony, gallery, porch or overhang provided that:

- There is documentary evidence supporting a balcony, gallery, porch or overhang previously existed
- The installation is appropriate for the building type
- The installation does not destroy or conceal an important architectural feature or detail
- The proposed design is compatible in size, scale and design to the building and surrounding streetscape

When installing a new balcony, gallery, porch or overhang, great care should be taken to minimize the removal of existing building fabric during its installation and attachment. In addition, the design of the components should be simple and visually minimized to allow the wall surfaces beyond to remain visible. When installing a new metal gallery, simple posts located along the curb with a plain balustrade are generally most appropriate. (Refer to *Guidelines for New Construction, Additions & Demolition* for information regarding the reconstruction or installation of a new balcony, gallery, porch or overhang.)

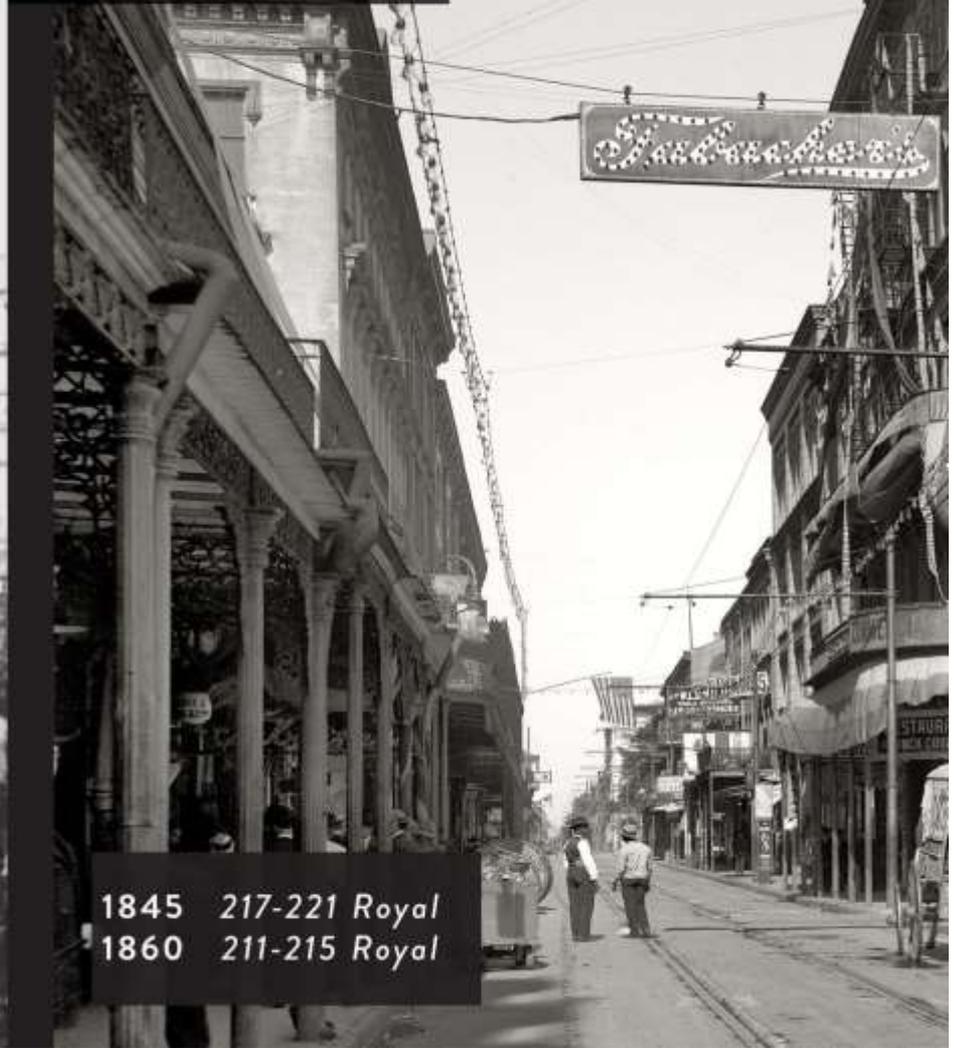


PICTURE OF 211 - 219 ROYAL



Furniture Row
Gilded Age of Fine Furnishings

PICTURE OF 211 - 219 ROYAL



1845 217-221 Royal
1860 211-215 Royal

211-15 Royal

VCC Architectural Committee

July 11, 2017





STUDIO WTA

211-219 ROYAL STREET

GALLERIES

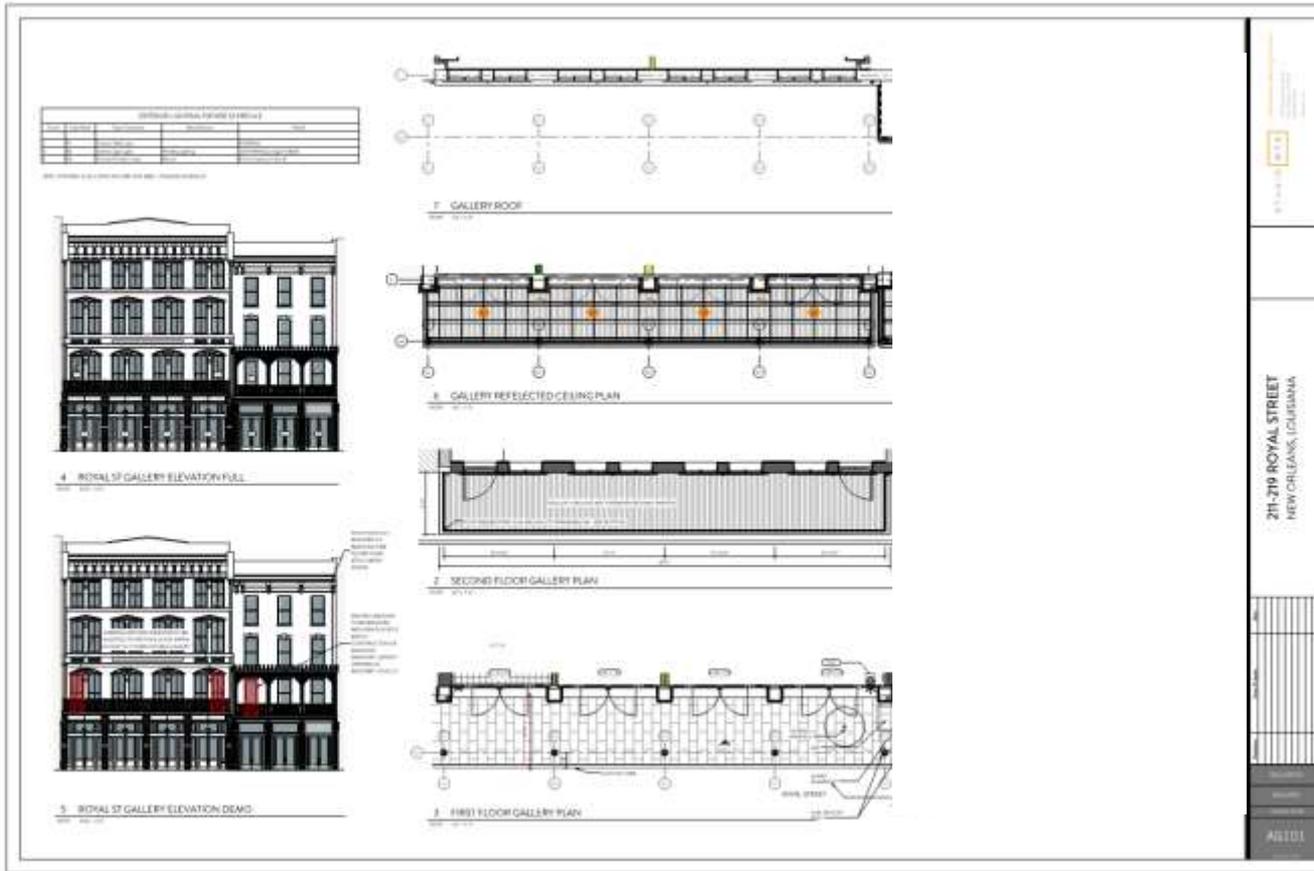
13 NOV 2018

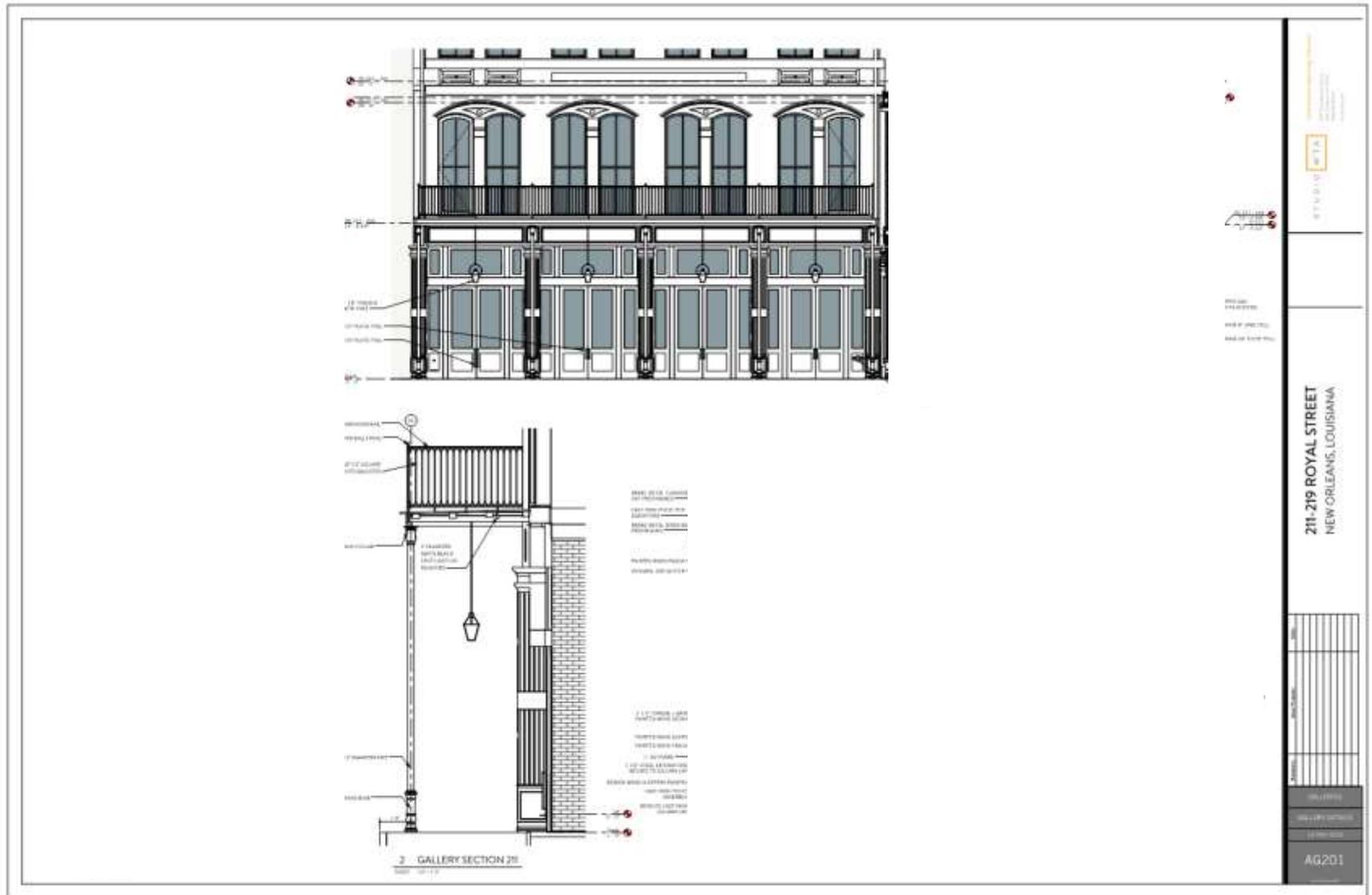
211-15 Royal

VCC Architectural Committee

July 11, 2017







211-15 Royal

VCC Architectural Committee

July 11, 2017





FASCIA AT ROOF

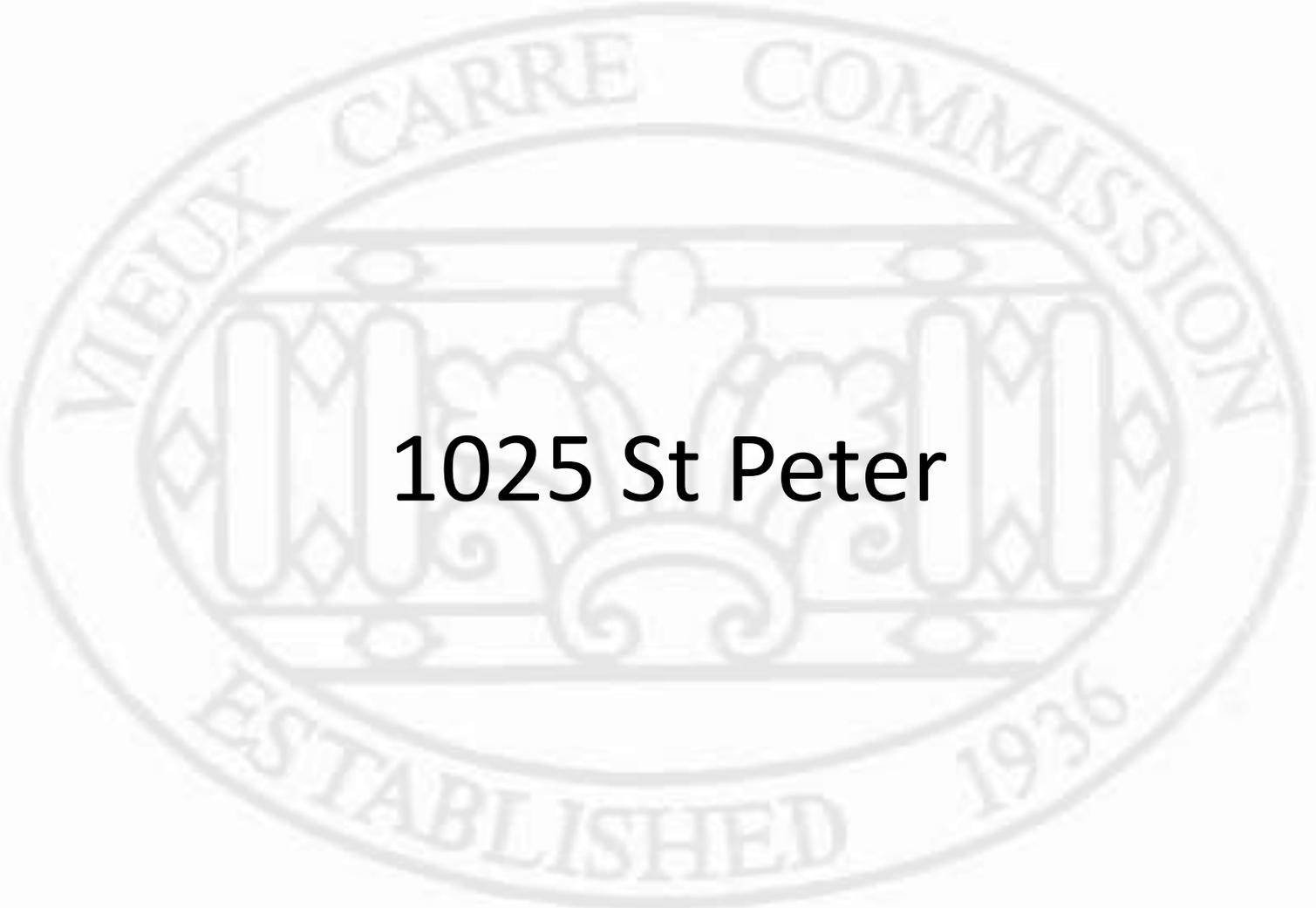


FRIEZE AT FLOOR

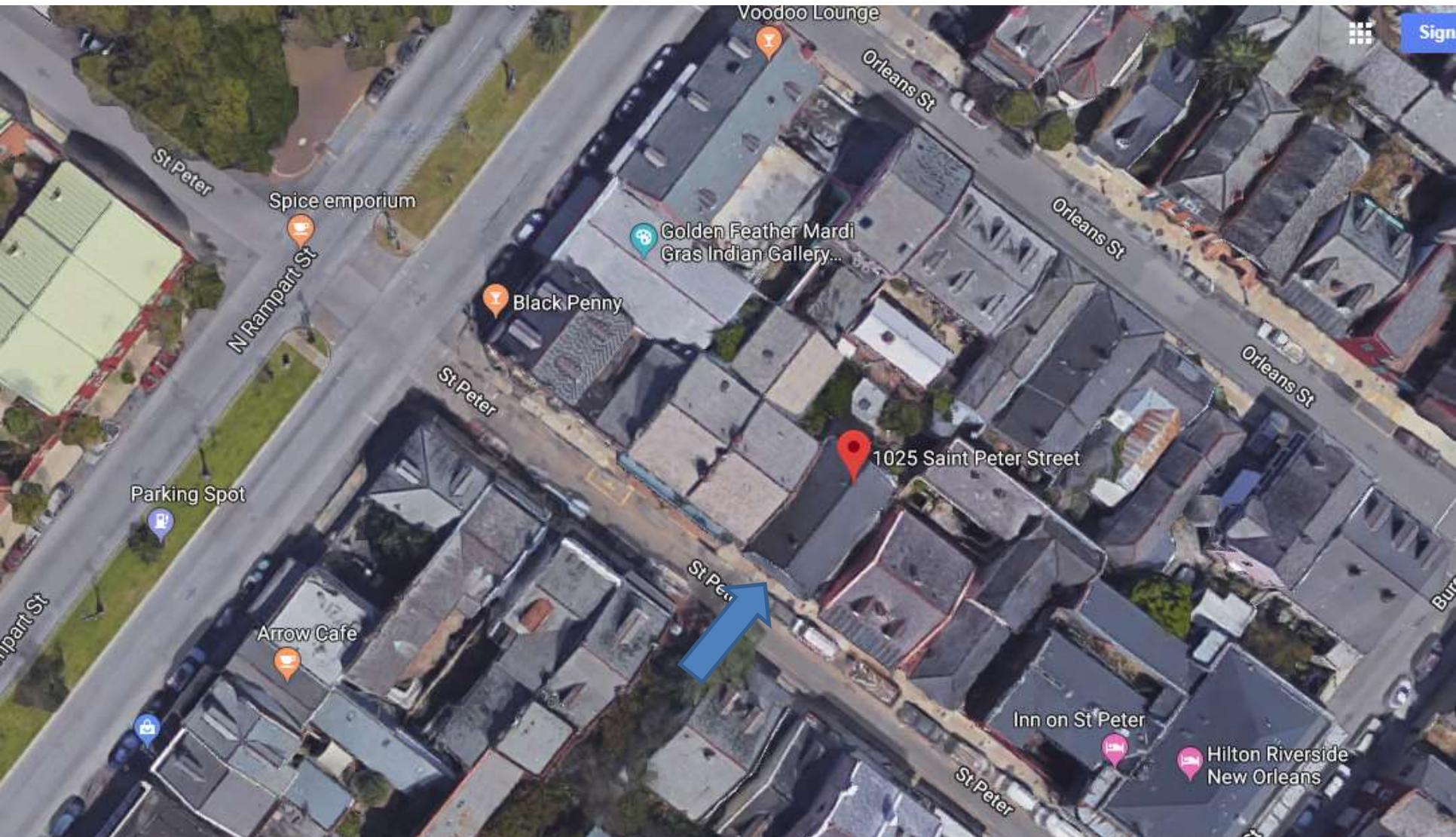


ADDITIONAL	ADDITIONAL	ADDITIONAL
BY SYDORACK & LATYER	BY SYDORACK & LATYER	BY SYDORACK & LATYER
<p>Sold at Auction McCracken Building 211-215 Royal St., New Orleans & vicinity. Specialty Real Estate Auctioneers.</p> <p>Tuesday, March 21, 1914 at 11 O'Clock P. M. at the Real Estate Exchange, 311 Baronne Street.</p> <p>W. S. FARRINGTON Auctioneer</p>		

NO.	
DATE	
DESCRIPTION	
AMOUNT	
AG202	



1025 St Peter

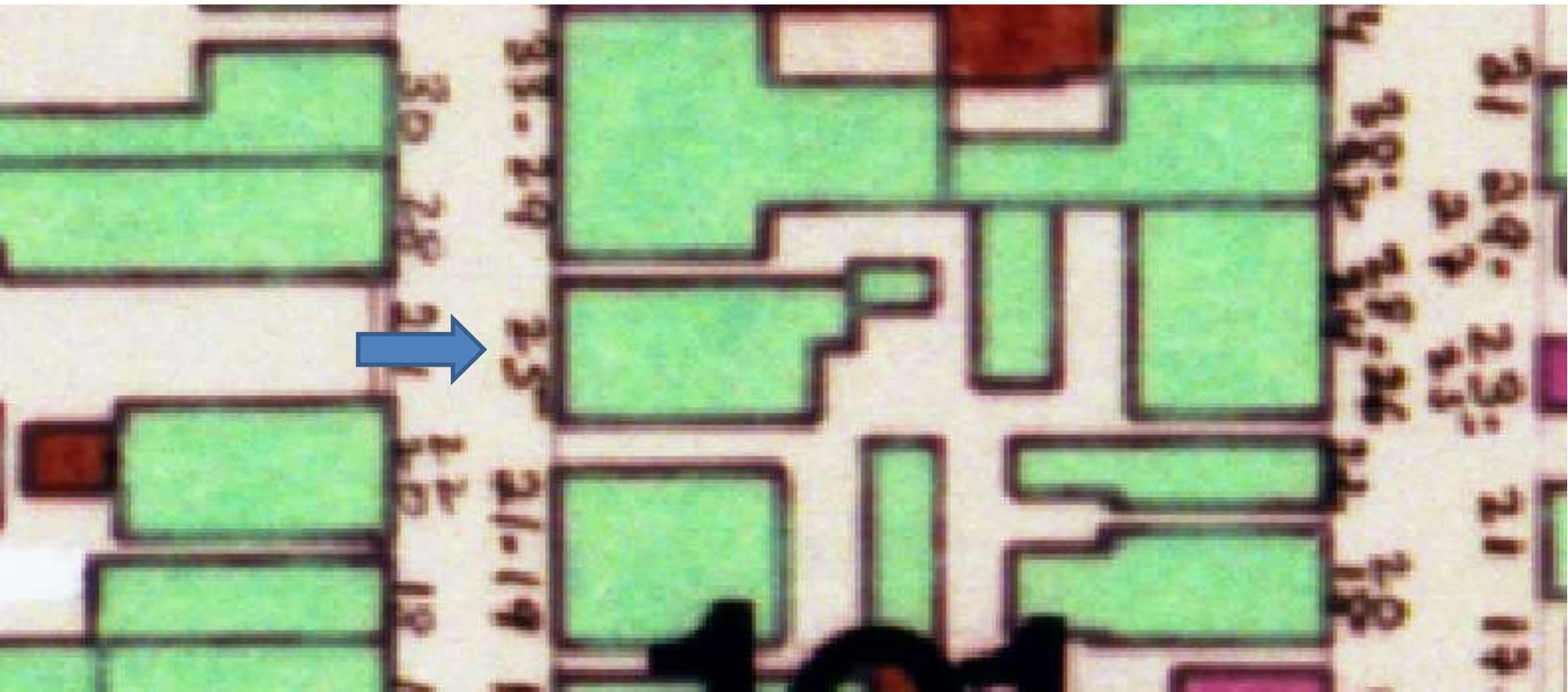


1025 St Peter

Vieux Carré Commission

December 5th, 2018





1025 St Peter

Vieux Carré Commission

December 5th, 2018

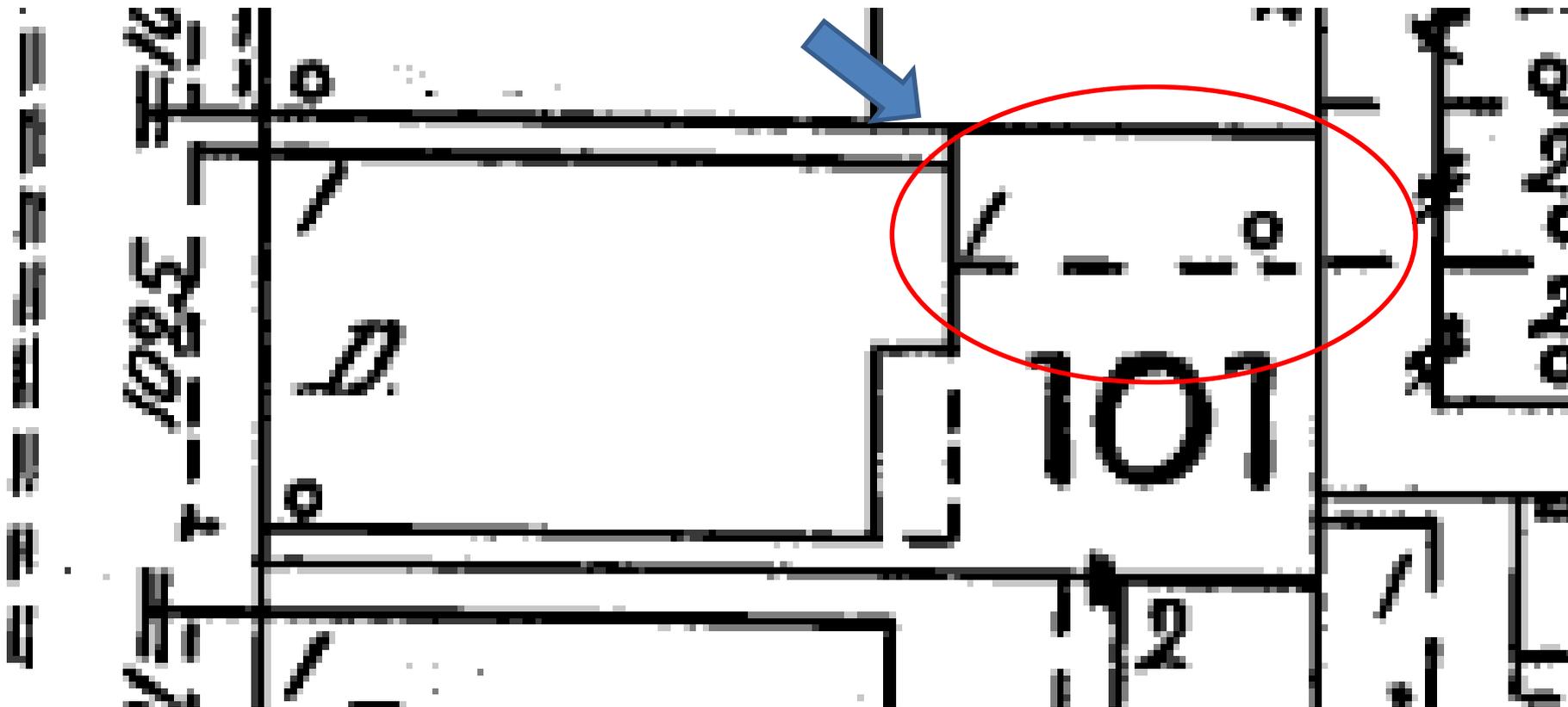




1025 St Peter – Existing Rear Additions
Vieux Carré Commission

December 5th, 2018



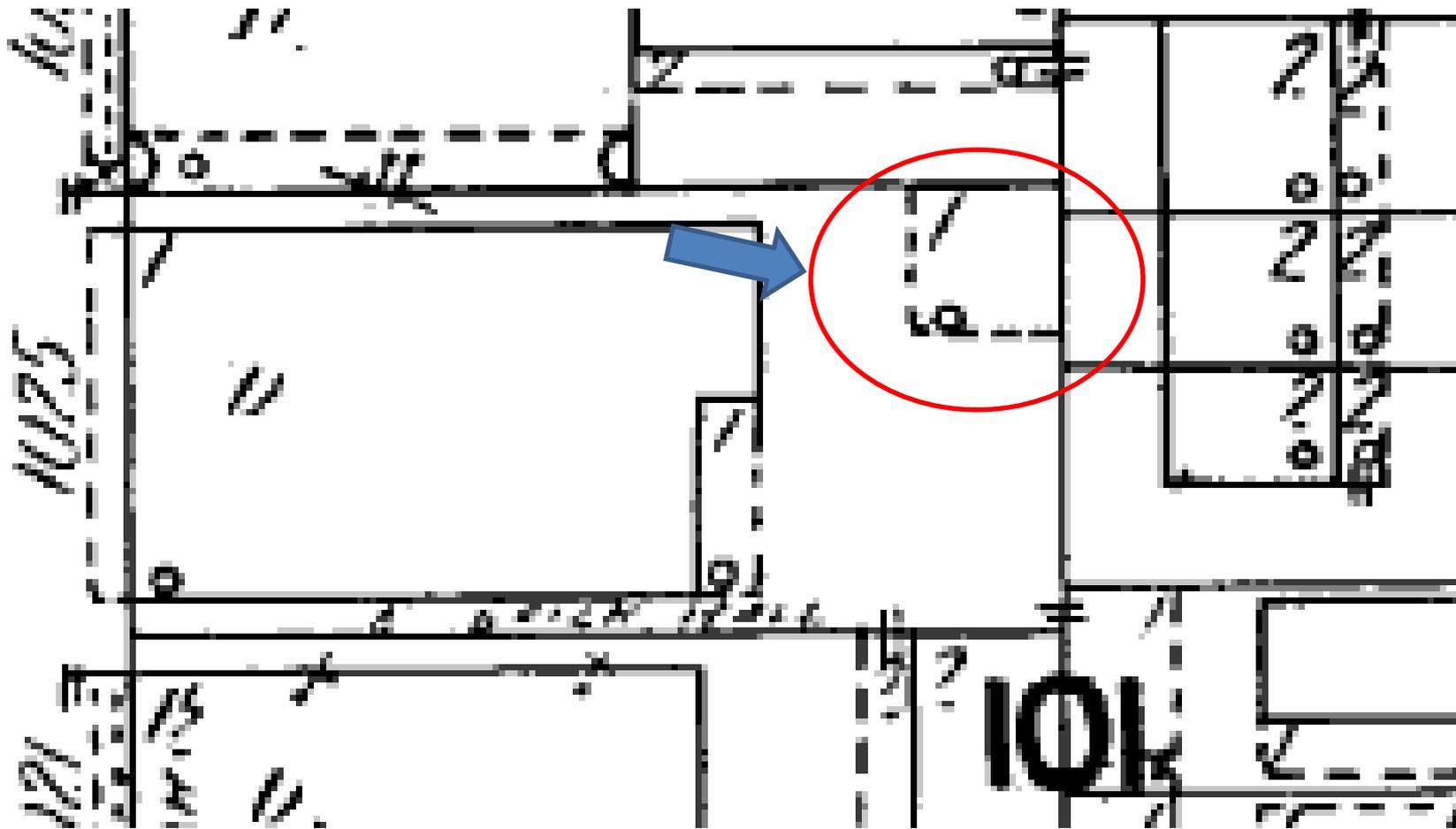


1025 St Peter – One Story open air structure seen in 1896 Sanborn

Vieux Carré Commission

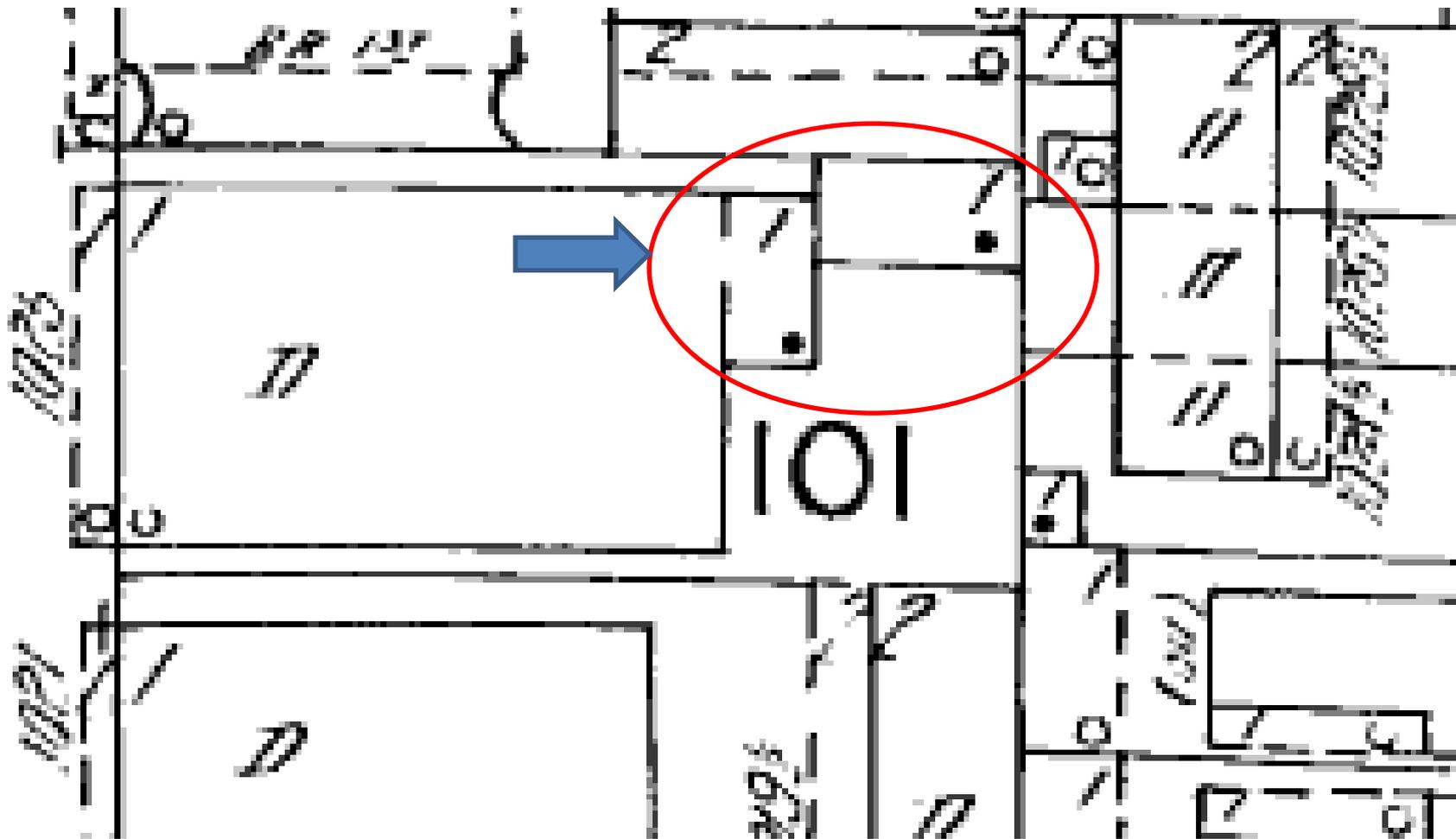
December 5th, 2018





1025 St Peter – One Story open air structure in corner of property only; seen in 1908 Sanborn





1025 St Peter – One Story structures similar to current arrangement; seen in 1940 Sanborn

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December 5th, 2018





1025 St Peter - 1964
Vieux Carré Commission

December 5th, 2018





1025 St Peter

Vieux Carré Commission

December 5th, 2018





1025 St Peter

Vieux Carré Commission

December 5th, 2018





1025 St Peter

Vieux Carré Commission

December 5th, 2018





1025 St Peter

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December 5th, 2018





1025 St Peter

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December 5th, 2018





1025 St Peter – Floor joists of attached addition

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December 5th, 2018





1025 St Peter
Vieux Carré Commission

December 5th, 2018





1025 St Peter

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December 5th, 2018





1025 St Peter - 2004
Vieux Carré Commission

December 5th, 2018





1025 St Peter - 2004
Vieux Carré Commission

December 5th, 2018



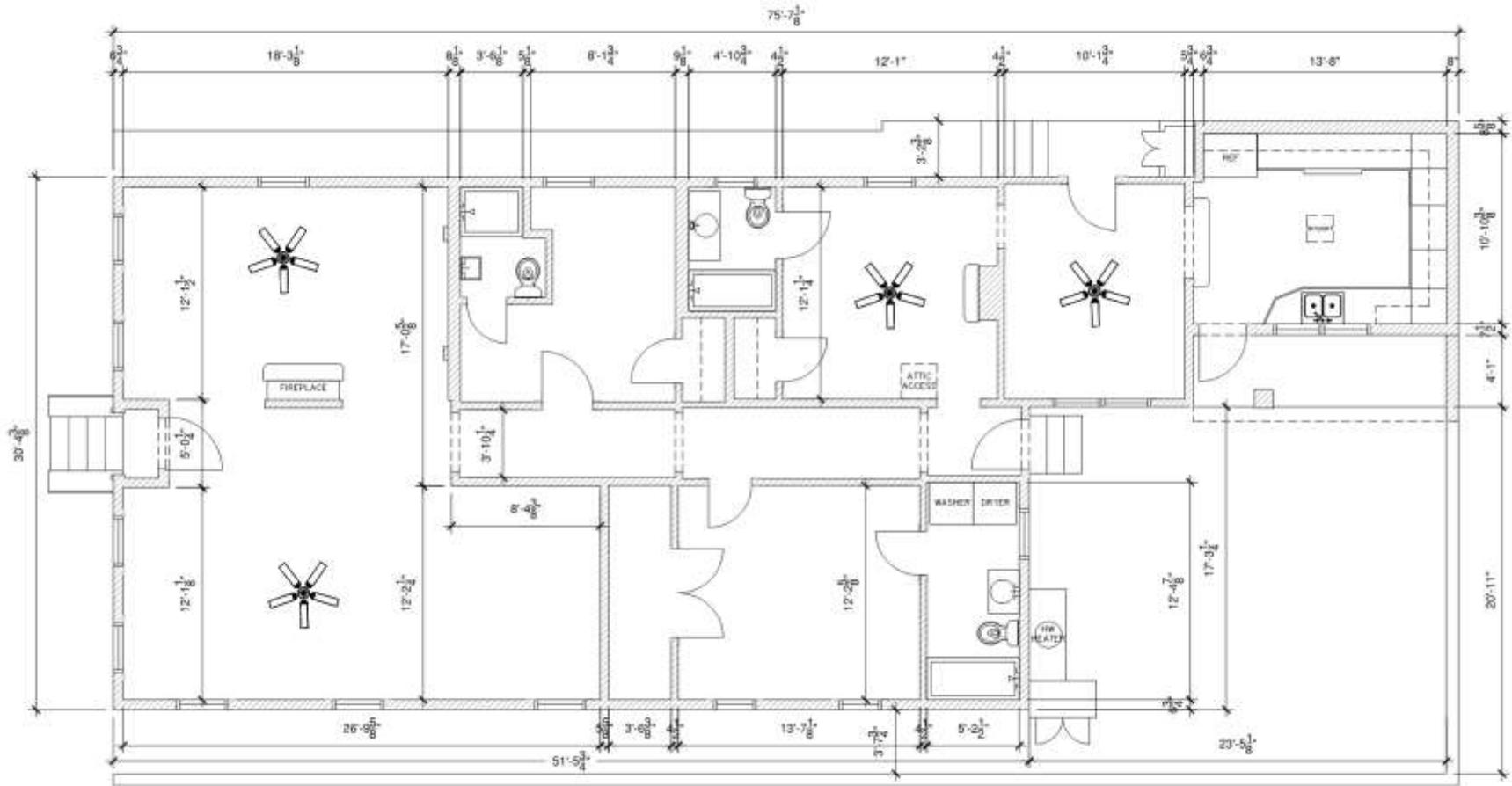


1025 St Peter - 2004
Vieux Carré Commission

December 5th, 2018



ST. PETER ST.

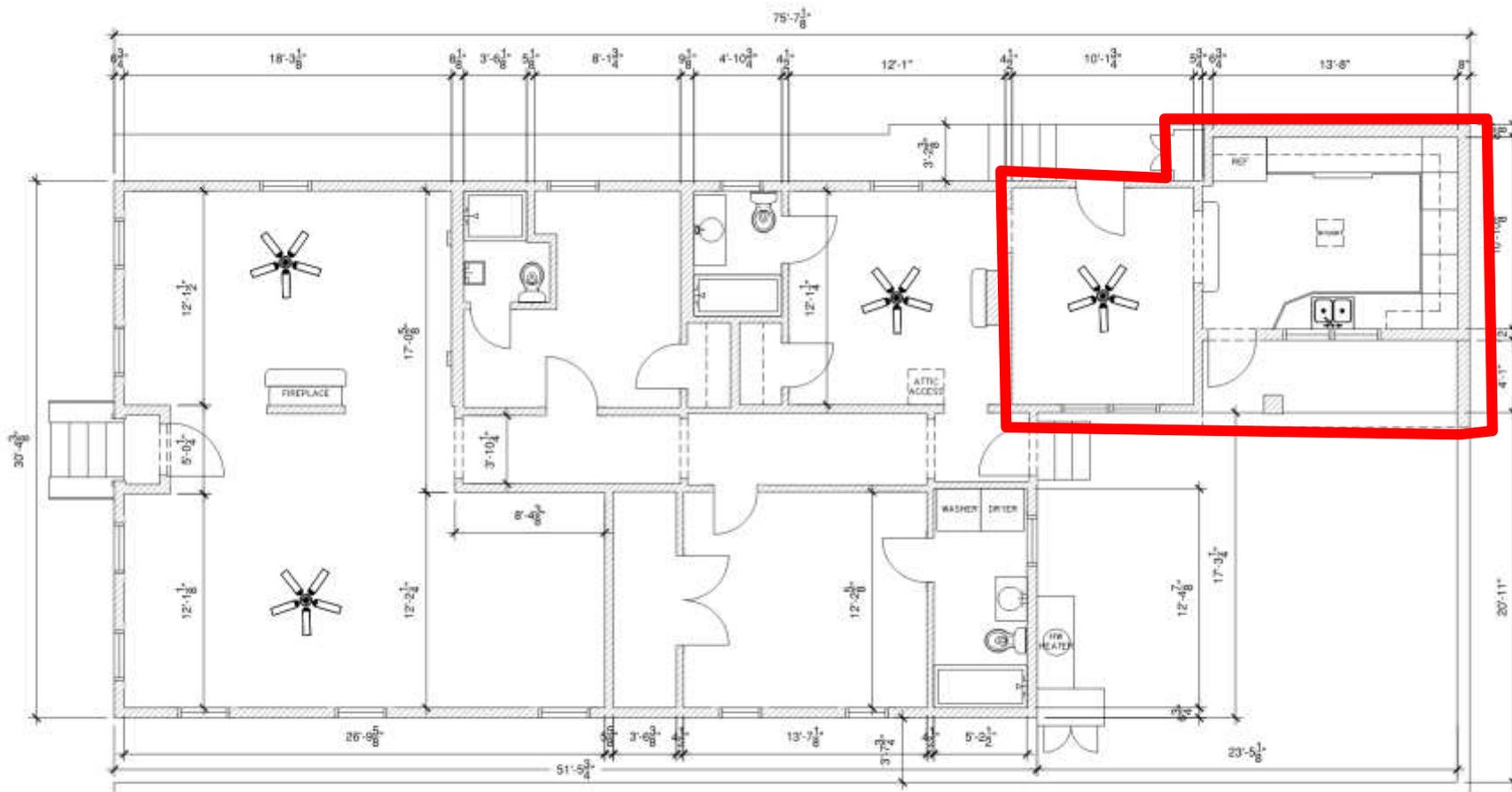


1 EXISTING FIRST FLOOR PLAN
1/4"=1'-0"
1025 ST. PETER ST.

FIRST FLOOR AREA: 1,865 SF



ST. PETER ST.



1

EXISTING FIRST FLOOR PLAN
1/4"=1'-0"
1025 ST. PETER ST.

FIRST FLOOR AREA: 1,865 SF

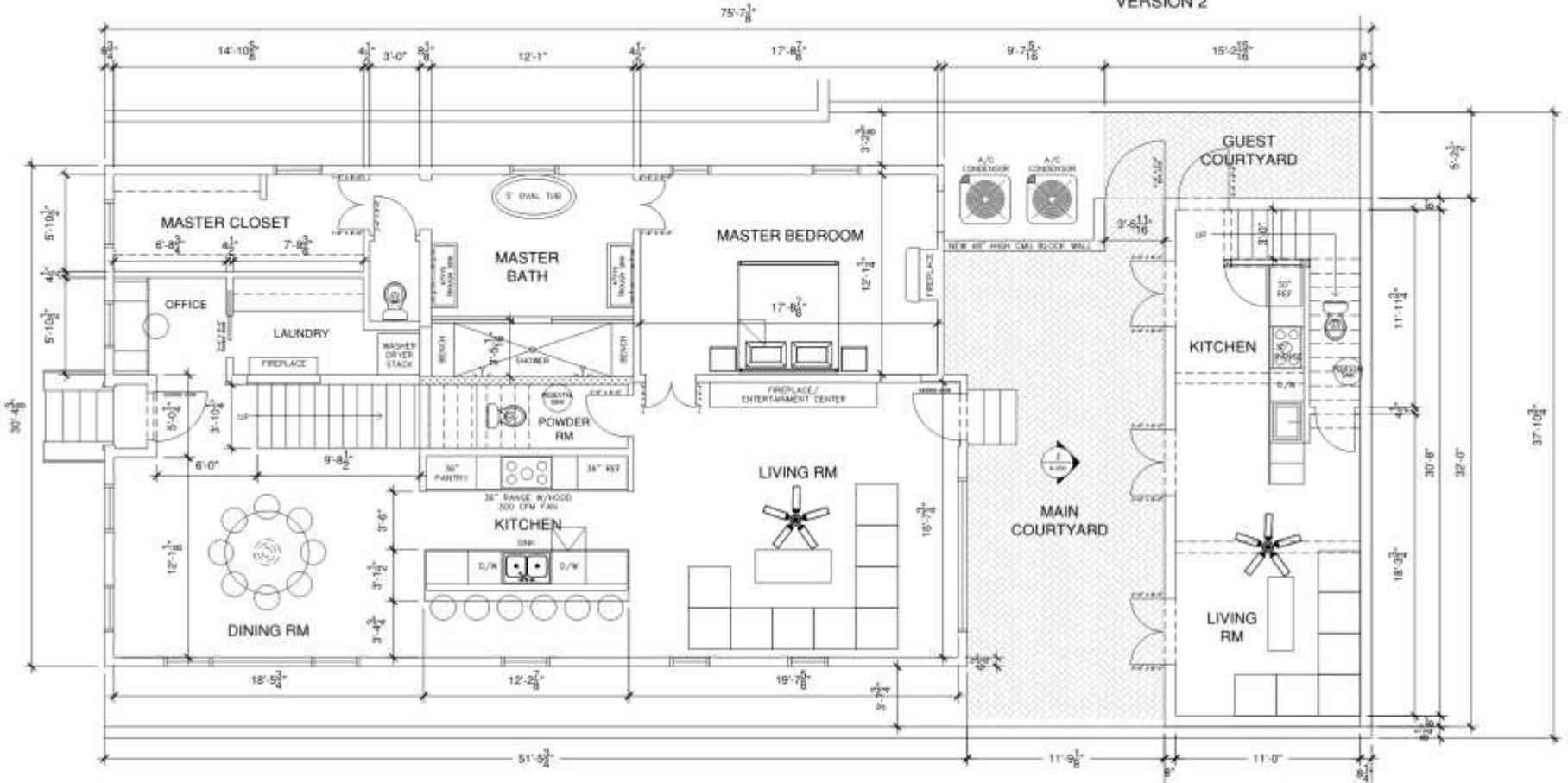
1025 St Peter – Portion proposed for demolition

Vieux Carré Commission

December 5th, 2018



ST. PETER ST.



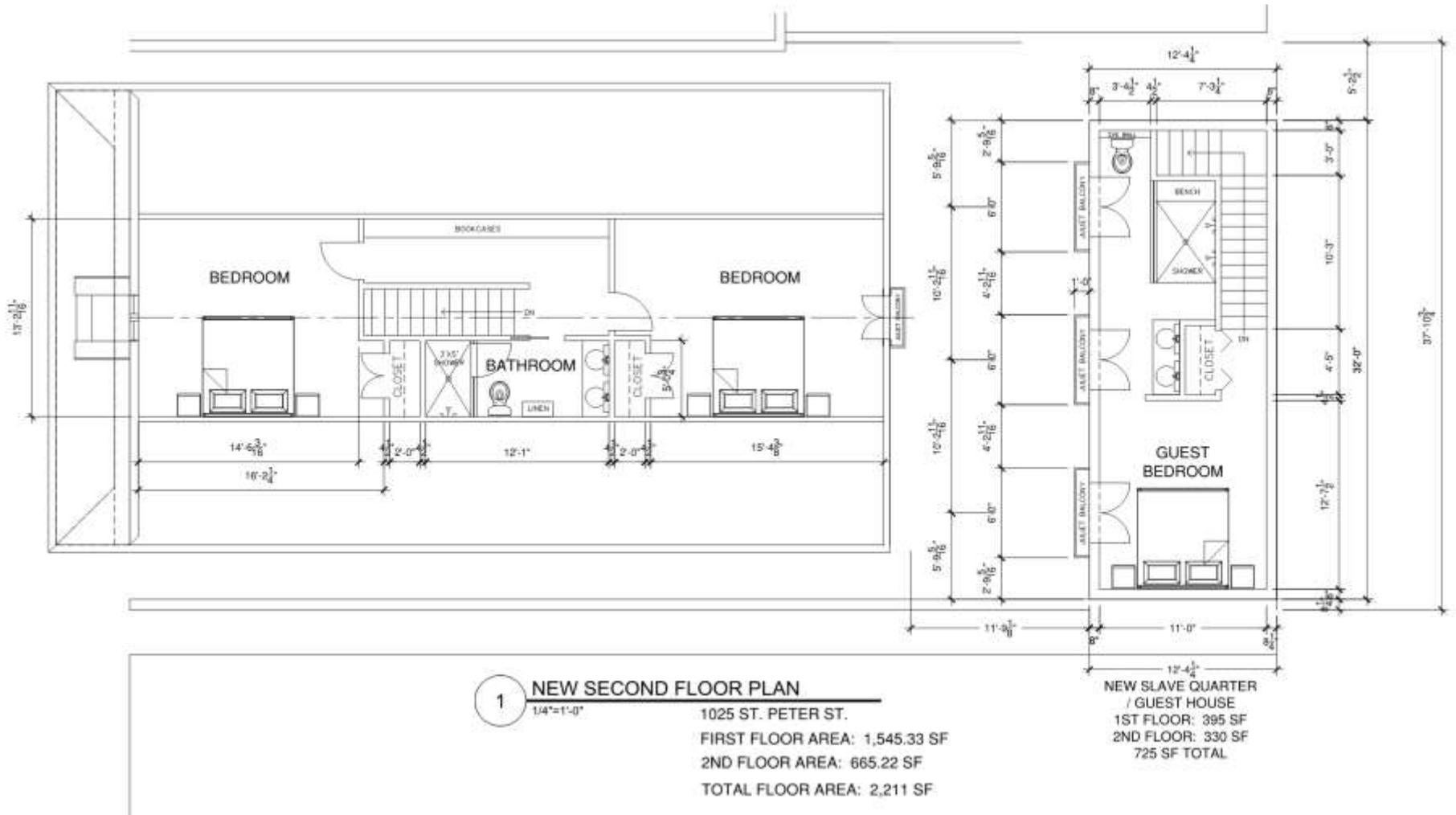
1 NEW FIRST FLOOR PLAN
1/4"=1'-0"

1025 ST. PETER ST.
FIRST FLOOR AREA: 1,545.33 SF
2ND FLOOR AREA: 665.22 SF
TOTAL FLOOR AREA: 2,211 SF

NEW SLAVE QUARTER / GUEST HOUSE
1ST FLOOR: 395 SF
2ND FLOOR: 330 SF
725 SF TOTAL

LEGEND	
	NEW WALLS
	EXISTING WALLS TO BE REMOVED
	EXISTING WALLS TO REMAIN
	EXISTING WALLS TO BE REBUILT
	WALL ABOVE

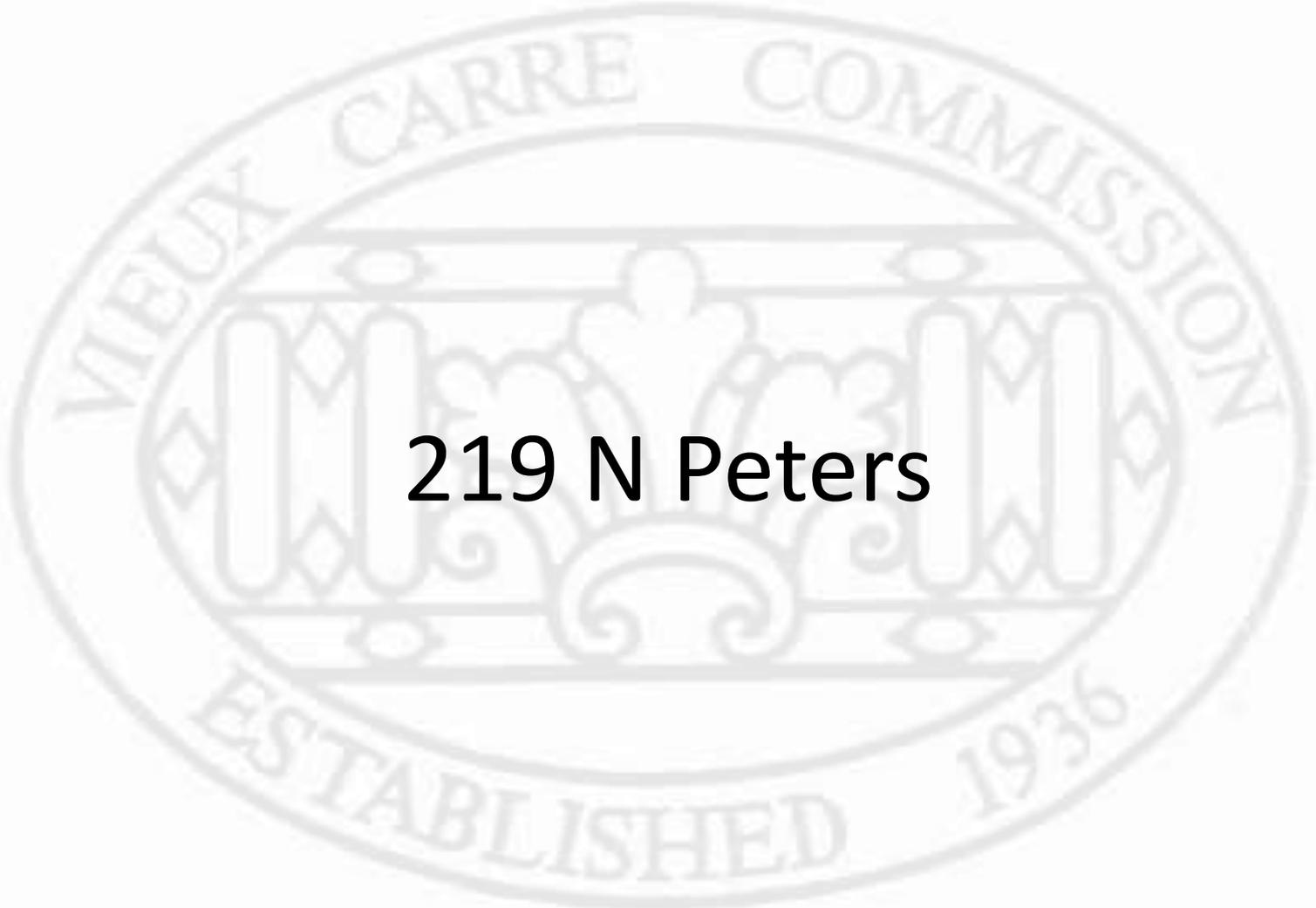




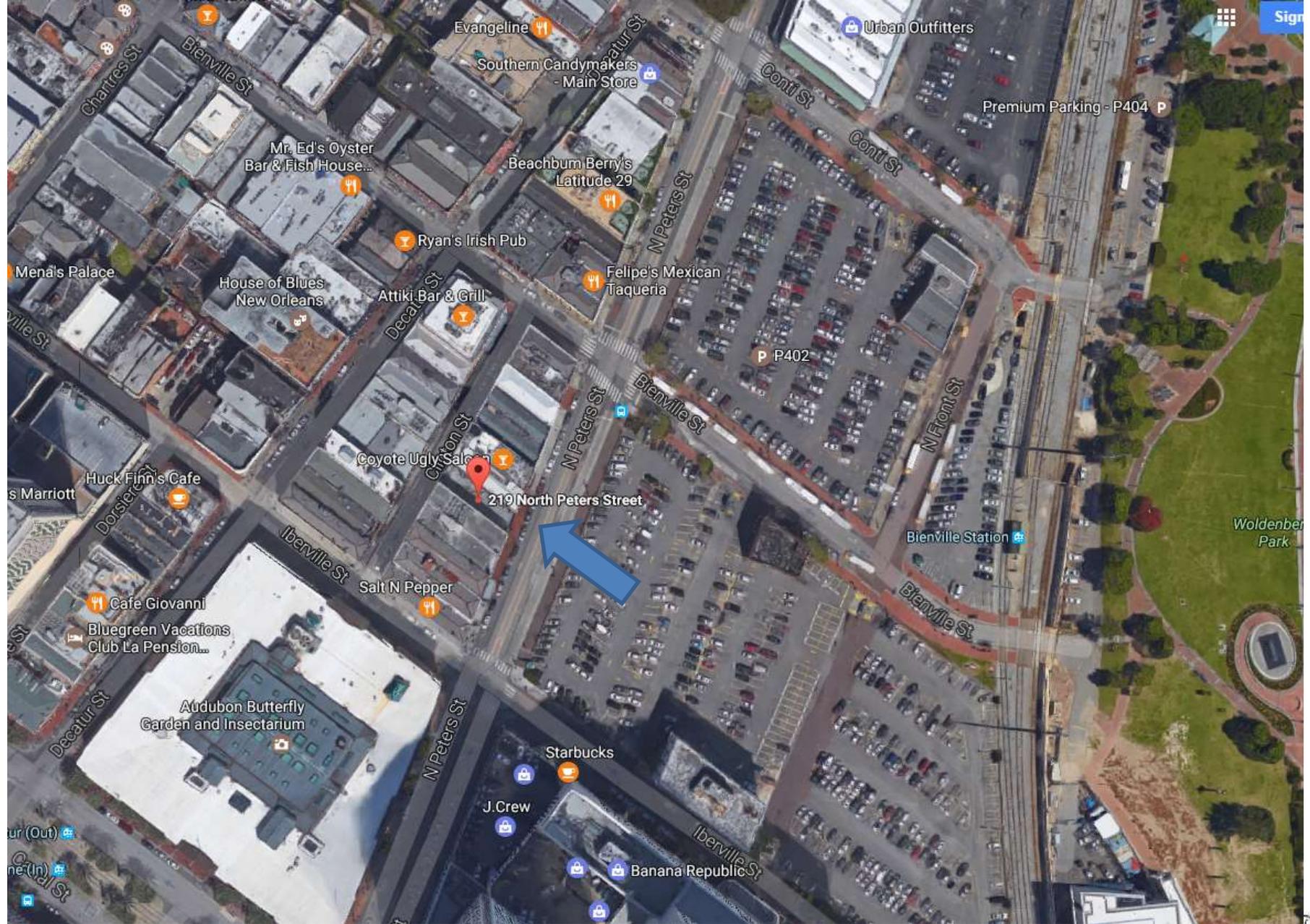


2 SLAVE QUARTERS FRONT ELEVATION
 3/16"=1'-0"





219 N Peters

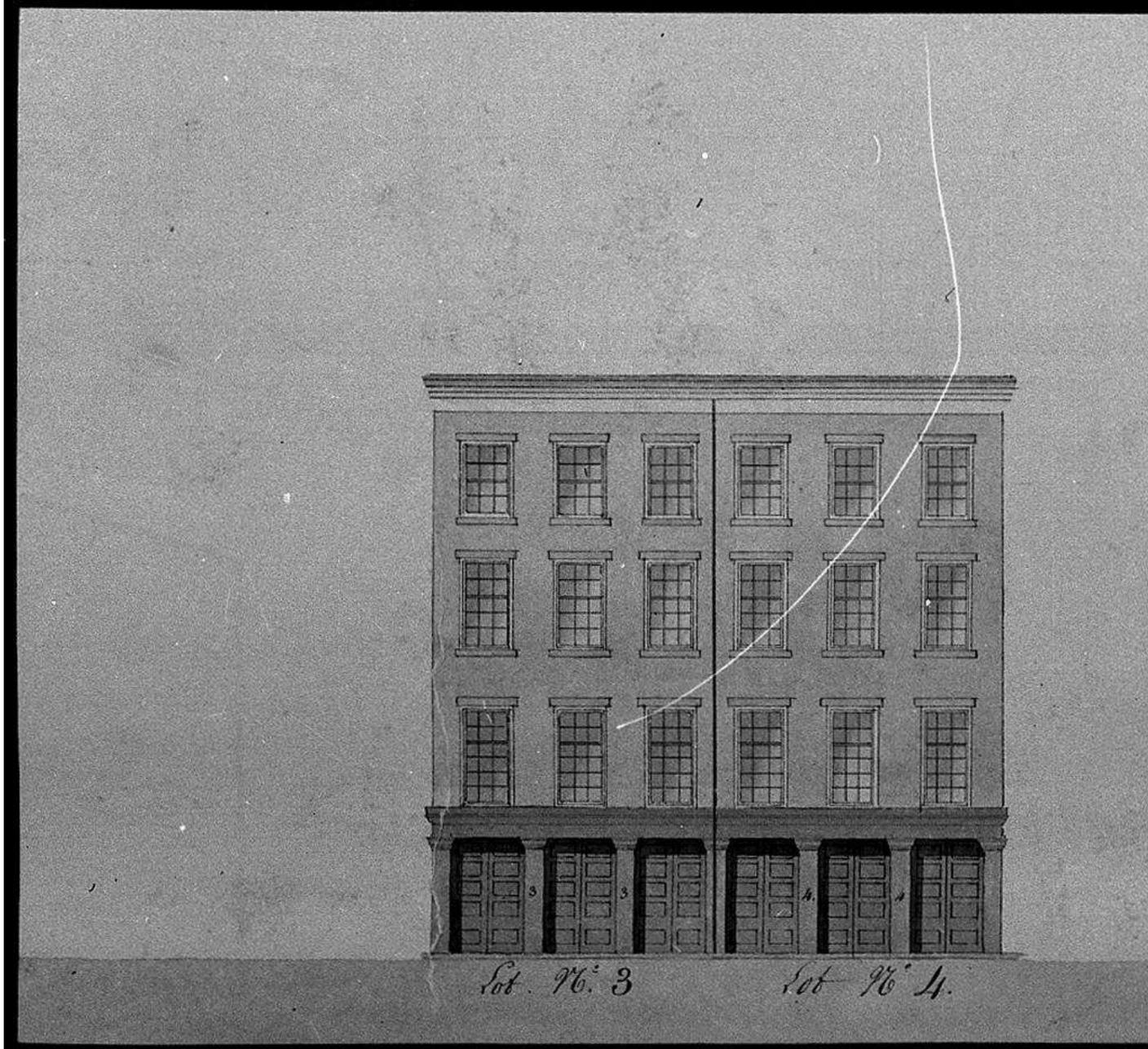


219 N Peters

Vieux Carré Commission

December 5th, 2018





219 N Peters
Vieux Carré Commission

December 5th, 2018





219 N Peters - 1962
Vieux Carré Commission

December 5th, 2018





219 N Peters
Vieux Carré Commission

December 5th, 2018





219 N Peters

Vieux Carré Commission

December 5th, 2018





219 N Peters – Existing Clinton Elevation
Vieux Carré Commission

December 5th, 2018

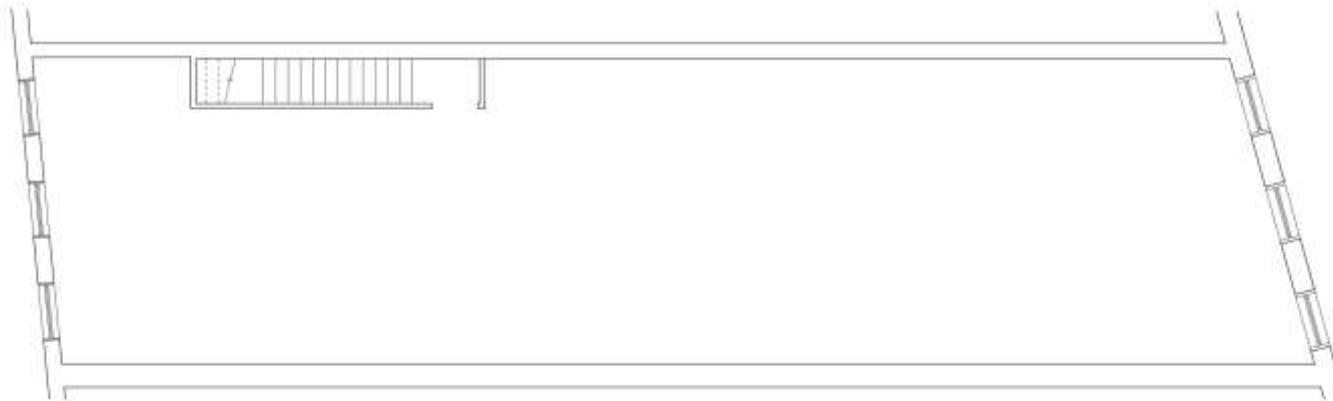




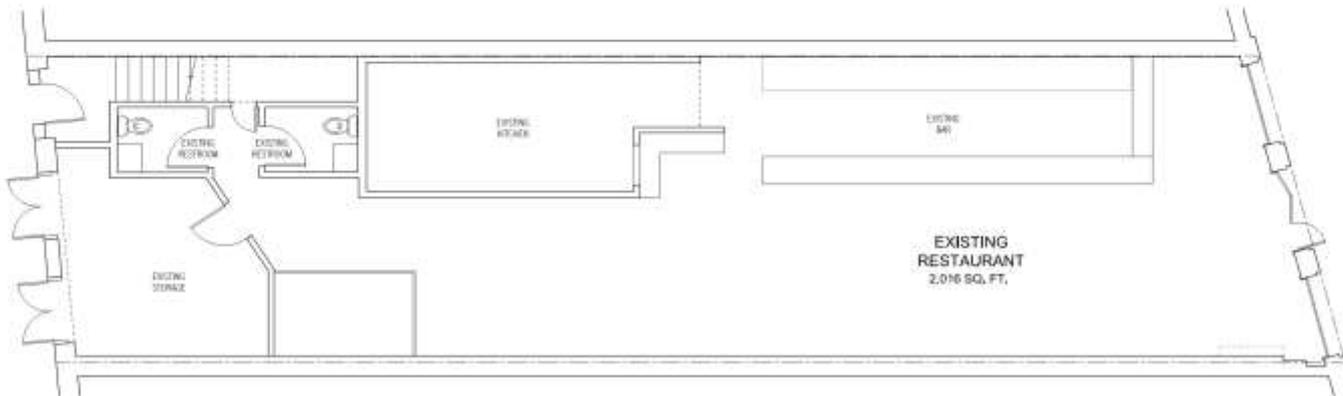
219 N Peters – Entire Block
Vieux Carré Commission

December 5th, 2018





EXISTING SECOND FLOOR PLAN
SCALE: 1/4" = 1'-0"



EXISTING FIRST FLOOR PLAN
SCALE: 1/4" = 1'-0"

TERRELL
FABACHER
ARCHITECTS, L.L.C.
100 L. LUTHERAN BLVD. 4TH FLOOR
NEW ORLEANS, LOUISIANA 70112
(504) 581-7153

This plan, with all specifications, has been prepared by me or under my direct supervision and I am a duly licensed professional engineer in the State of Louisiana. I am not providing any warranty, express or implied, for the proper installation and use of the same.

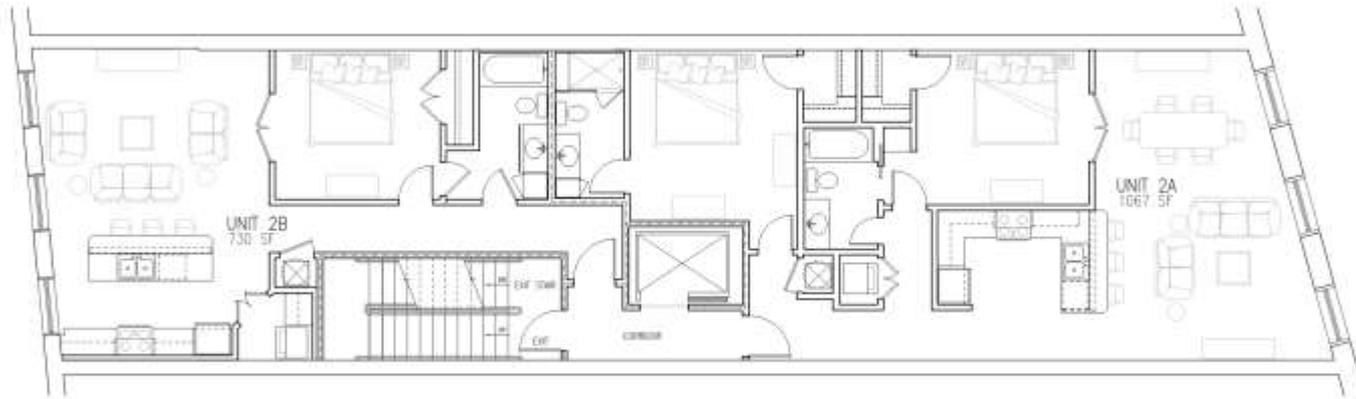
HISTORIC RESTORATION &
APARTMENT BUILD-OUT
219 N. PETERS STREET
NEW ORLEANS, LOUISIANA

NO. REVISION	
DATE	
BY	
CHKD BY	
DATE	10-20-18
ISS. NO.	

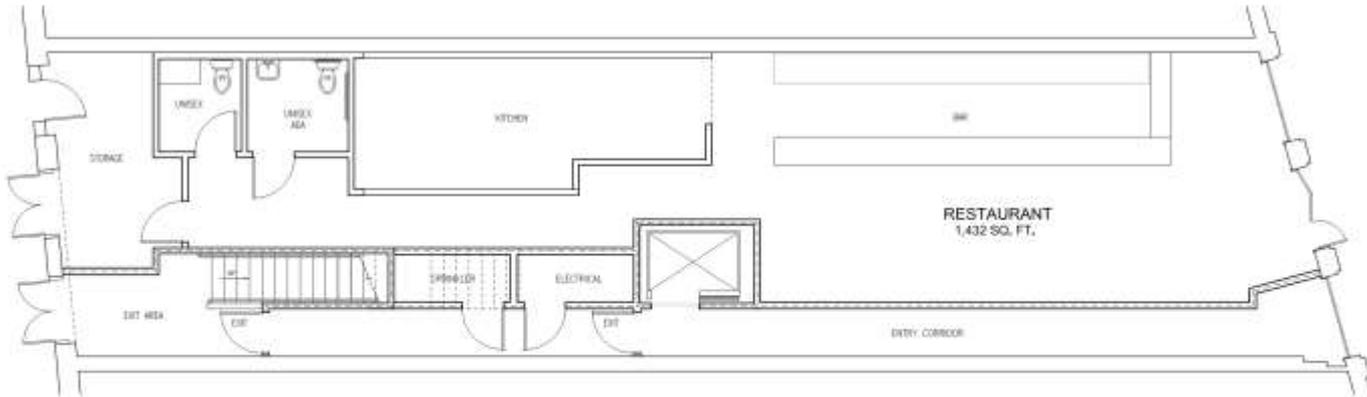
EX1.1

V.C.C. PACKAGE





SECOND FLOOR PLAN
SCALE: 1/4" = 1'-0"



FIRST FLOOR PLAN
SCALE: 1/4" = 1'-0"

V.C.C. PACKAGE

TERRELL
FABACHER
ARCHITECTS, L.L.C. 219 N. PETERS STREET, SUITE 200
NEW ORLEANS, LOUISIANA 70112

These plans and specifications are prepared by the architect and are subject to change without notice. The contractor shall be responsible for verifying all dimensions and conditions in the field. The architect shall not be responsible for any errors or omissions in the plans or specifications.

HISTORIC RESTORATION &
APARTMENT BUILD-OUT
219 N. PETERS STREET
NEW ORLEANS, LOUISIANA

BY:	
CHECKED BY:	
DRAWN BY:	
DATE:	10-25-18
SCALE:	

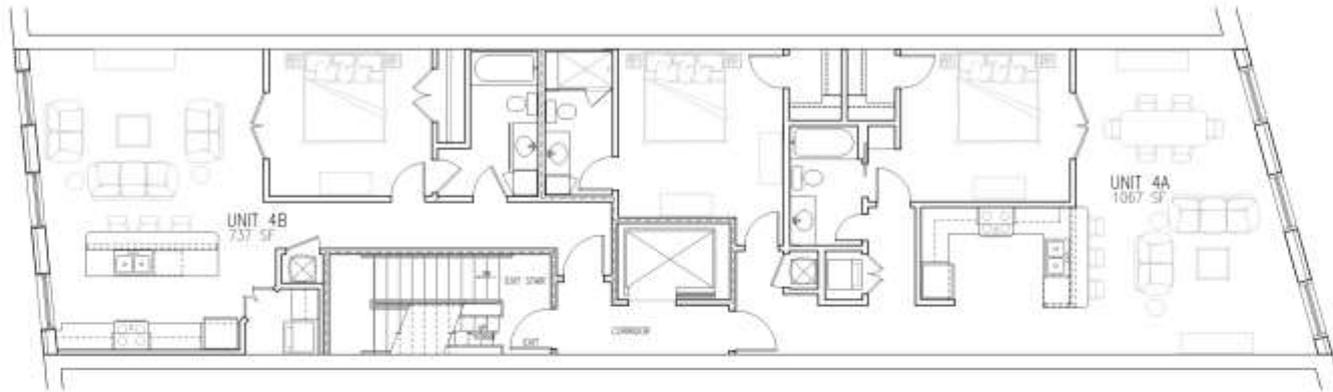
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SHEET 1 OF 1

219 N Peters

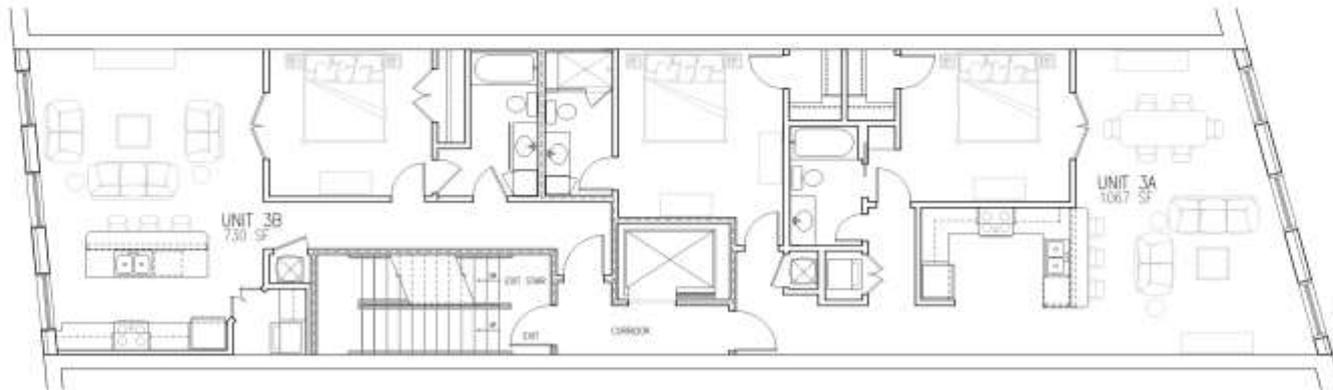
Vieux Carré Commission

December 5th, 2018





FOURTH FLOOR PLAN
SCALE: 1/4" = 1'-0"



THIRD FLOOR PLAN
SCALE: 1/4" = 1'-0"

V.C.C. PACKAGE

TERRELL
FABACHER
ARCHITECTS, L.L.C.

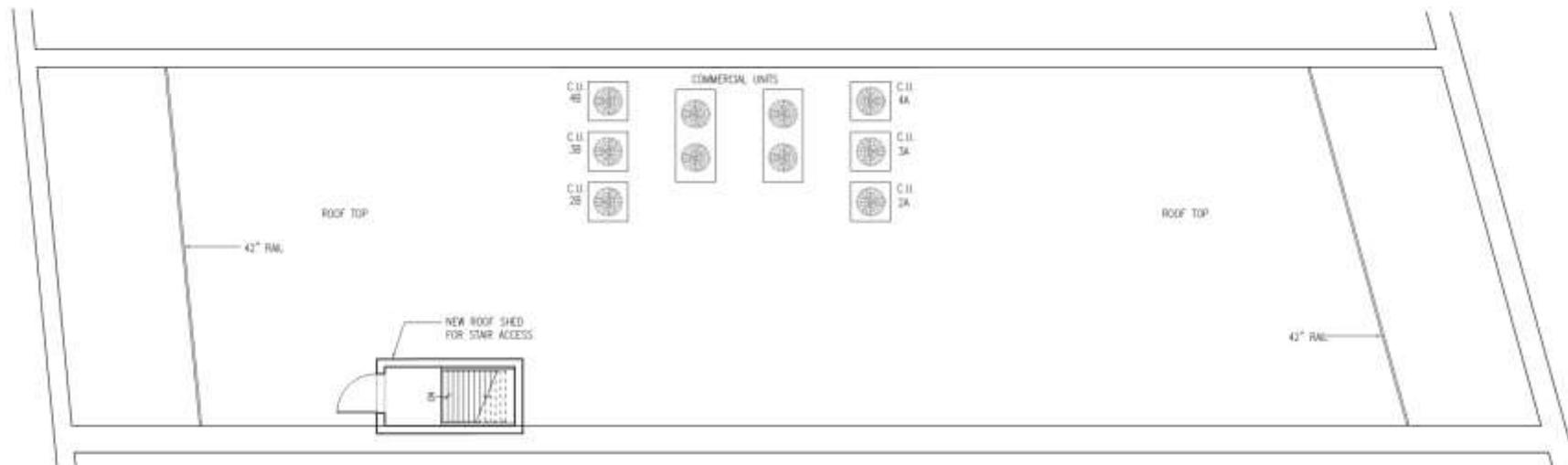
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HISTORIC RESTORATION &
APARTMENT BUILD-OUT
219 N. PETERS STREET
NEW ORLEANS, LOUISIANA

NO. REVISIONS	
DATE	
BY	
REASON	

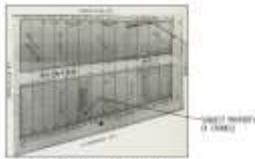
A1.2
SHEET 12





ROOF PLAN
SCALE: 1/4" = 1'-0"





1876 SANBORN MAP SHOWING 4 STORY BUILDING



1853 ELEVATIONS



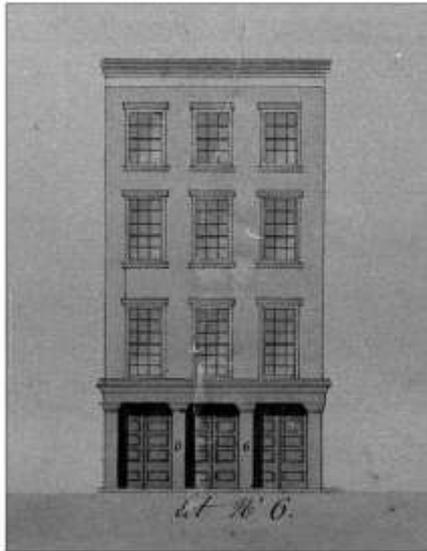
1896 SANBORN MAP SHOWING 4 STORY BUILDING



EXISTING PHOTO - 1962



2 EXISTING REAR ELEVATION (CLINTON ST.)



1 1853 FRONT ELEVATION



1 EXISTING FRONT ELEVATION (N. PETERS ST.)



1 EXISTING FRONT ELEVATION (N. PETERS ST.)

TERRELL FABACHER ARCHITECTS, L.L.C. 1000 S. JEFFERSON DRIVE, SUITE 200, NEW ORLEANS, LOUISIANA 70119

These plans and specifications have been prepared by me or under my direct supervision and I am a duly licensed professional engineer in the State of Louisiana. I hereby certify that I am a duly licensed professional engineer in the State of Louisiana.

HISTORIC RESTORATION & APARTMENT BUILD-OUT 219 N. PETERS STREET NEW ORLEANS, LOUISIANA

Table with columns for REVIEW, CHECKED BY, DATE, and other project details.

EX2.1

V.C.C. PACKAGE

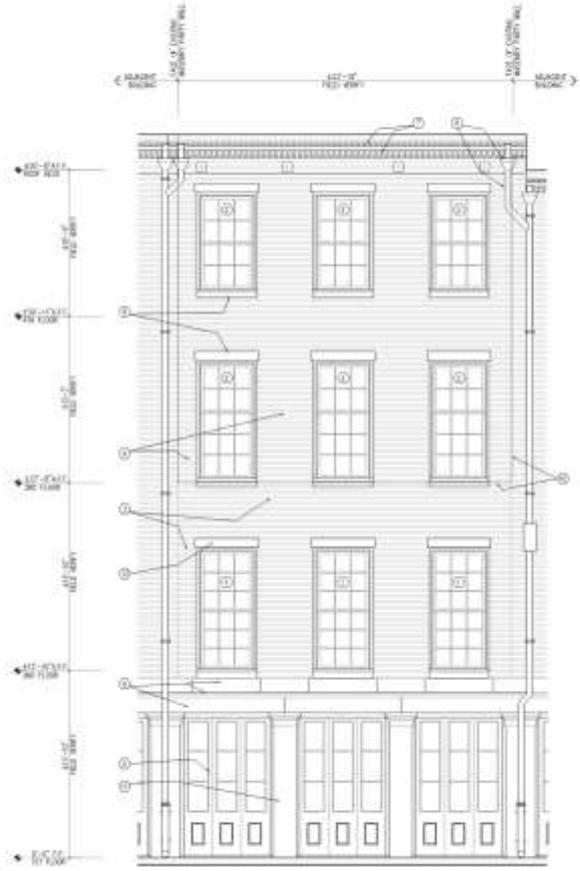
219 N Peters

Vieux Carré Commission

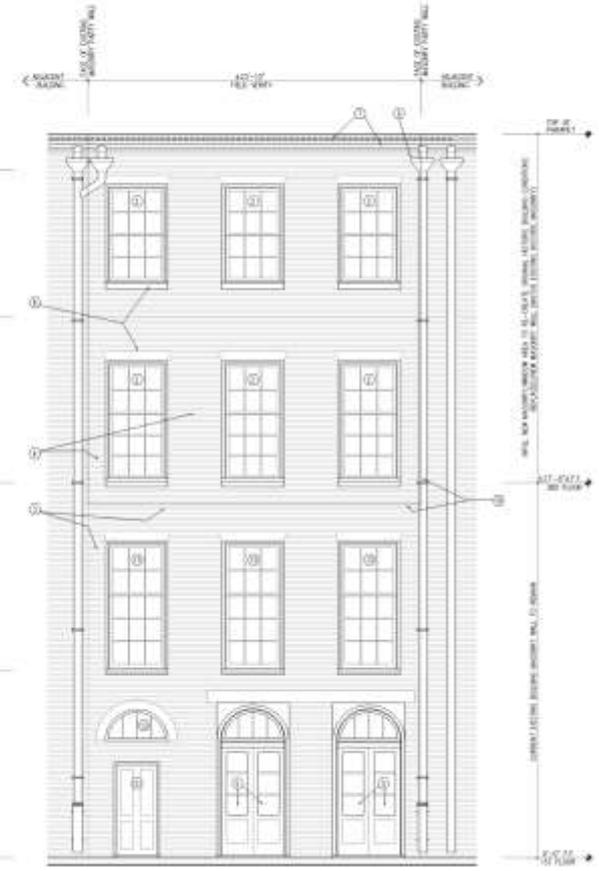
December 5th, 2018



- SHEET NOTES**
1. REFER TO ALL OTHER SHEETS FOR NOTES AND DIMENSIONS. ALL DIMENSIONS ARE TO FACE UNLESS OTHERWISE NOTED.
 2. ALL DIMENSIONS ARE TO FACE UNLESS OTHERWISE NOTED.
 3. ALL DIMENSIONS ARE TO FACE UNLESS OTHERWISE NOTED.
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 18. ALL DIMENSIONS ARE TO FACE UNLESS OTHERWISE NOTED.
 19. ALL DIMENSIONS ARE TO FACE UNLESS OTHERWISE NOTED.
 20. ALL DIMENSIONS ARE TO FACE UNLESS OTHERWISE NOTED.



1 PROPOSED FRONT ELEVATION (N. PETERS ST.)
SCALE: 1/4" = 1'-0"



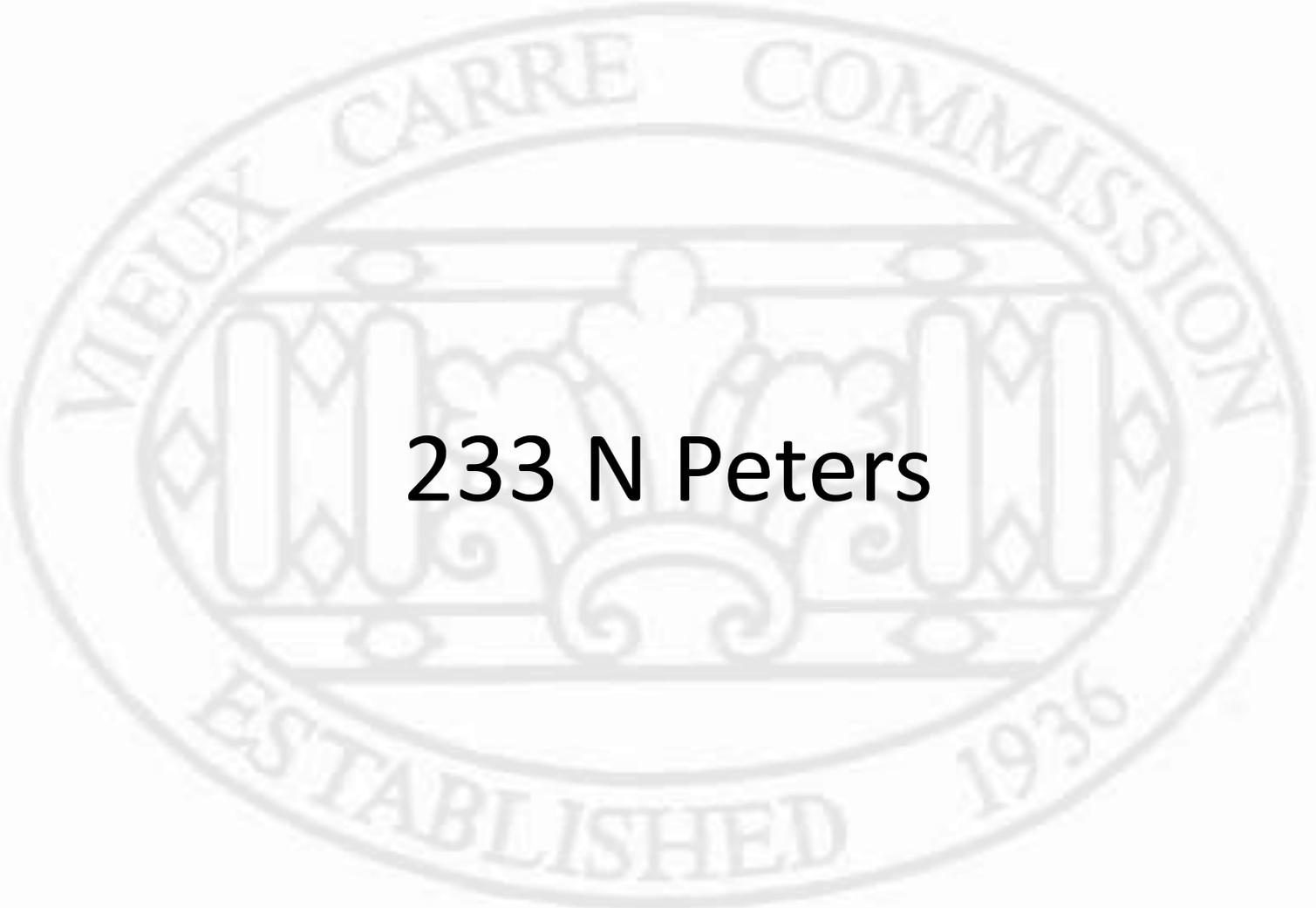
2 PROPOSED REAR ELEVATION (CLINTON ST.)
SCALE: 1/4" = 1'-0"

V.C.C. PACKAGE

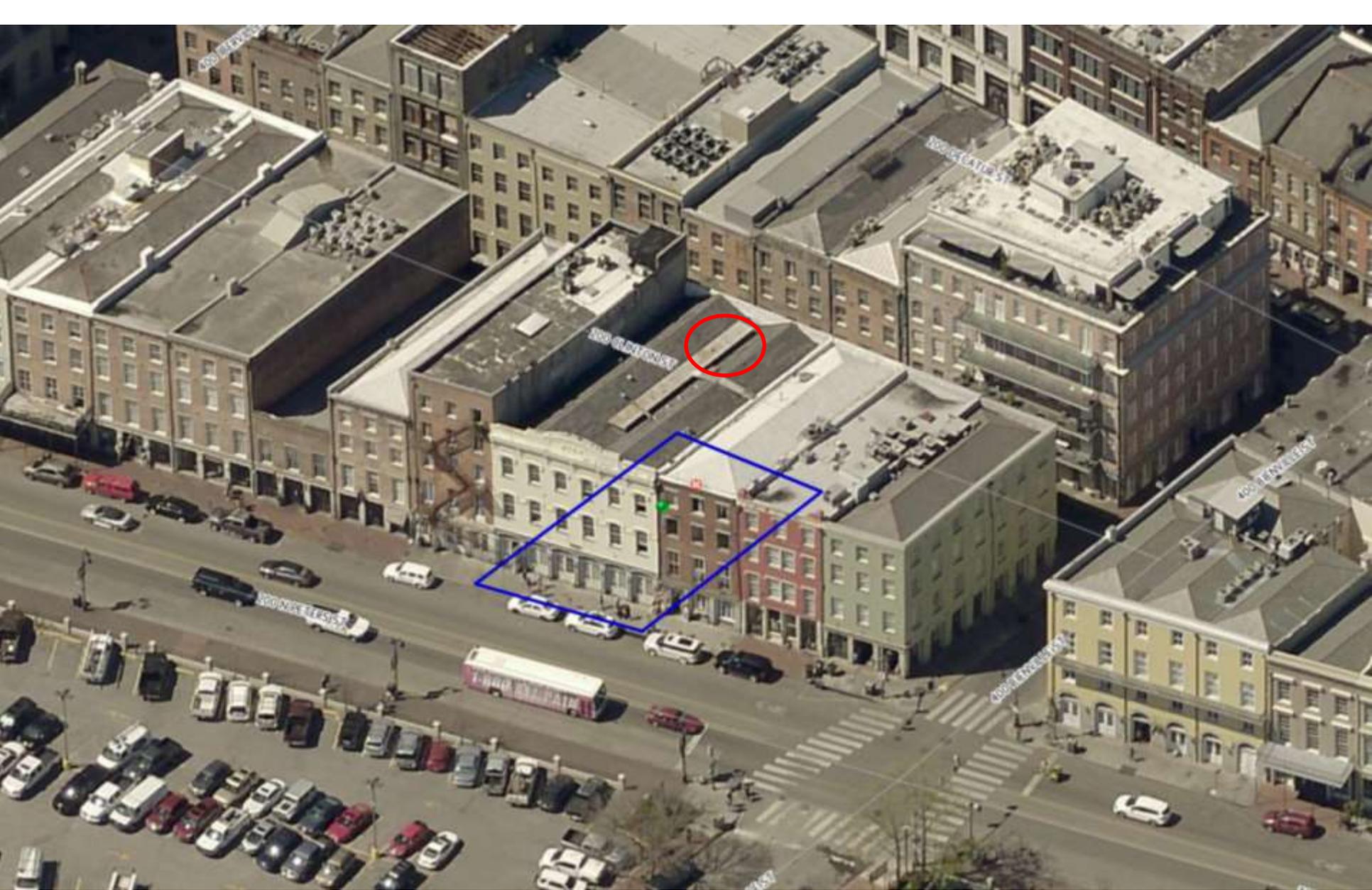




Change of Use



233 N Peters



233 N Peters

VCC Architectural Committee
2018





233 N Peters

VCC Architectural Committee
2018



FATJO, MARKS & CO.

WHOLESALE

GROCERS

FATJO, MARKS & CO.

SUCCESSORS TO

GROCERS Jos H. & I. N. MARKS IMPORTERS

FATJO, MARKS & CO.

AND

IMPORTERS



Litho by E. Vidal
43, 45 & 47, NEW LEVEE ST. NEW ORLEANS, LA.

233 N Peters – prior to 1895

VCC Architectural Committee
2018





233 N Peters – 1962

VCC Architectural Committee
2018





233 N Peters

VCC Architectural Committee
2018





233 N Peters – Clinton elevation





233 N Peters – Clinton elevation

VCC Architectural Committee
2018



**THE ESCAPE
GAMES - NEW
ORLEANS**

233 N PETERS ST
NEW ORLEANS, LA 70130

**THE ESCAPE
GAME**

508 EAST IRIS DRIVE
NASHVILLE, TN 37204

B BERGMANN
ARCHITECTS ENGINEERS PLANNERS

222 Madison Parkway
Suite 111
Franklin, LA 70402
Phone: 504.771.2222
www.bergmann.com

DATE	DESCRIPTION
10/20/2018	ISSUED FOR PERMIT
10/20/2018	REVISION 1



1 FLOOR PLAN
SCALE: 1/8" = 1'-0"

FIRST FLOOR PLAN

A101



2018.05.08 11:45:30 AM

THE ESCAPE GAMES - NEW ORLEANS

233 N PETERS ST
NEW ORLEANS, LA 70130

THE ESCAPE GAME

508 EAST IRIS DRIVE
NASHVILLE, TN 37204



1000 Corporate Parkway
Suite 111
Tomball, TX 77375

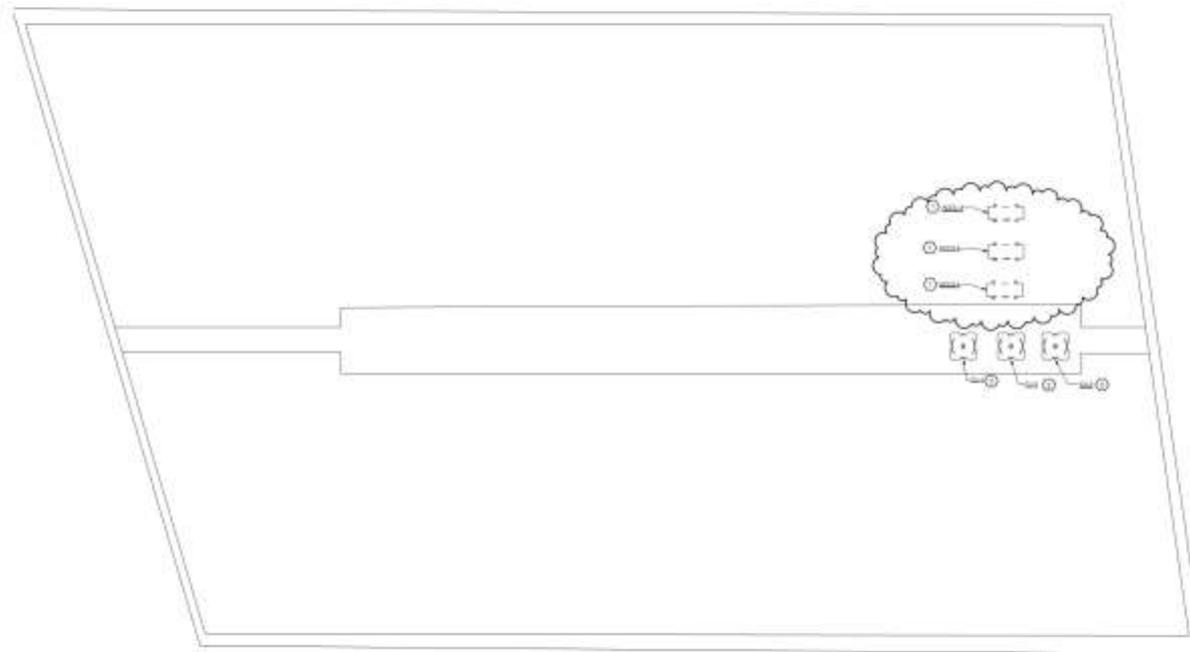
Office: 713.277.8800

www.bergmann.com

DATE: 10/08/17 11:04

ISSUE NO: ISSUED FOR PERMIT

KEYED NOTES
1. SEE SHEET 101
2. PROVIDE MECHANICAL ROOM WITH
MECHANICAL CODES TO BE COMPLIED WITH



1 ROOF HVAC PLAN
Scale: 1/8" = 1'-0"
FN



Project:	233 N PETERS
Client:	VCC
Architect:	Bergmann
Engineer:	Bergmann
Scale:	1/8" = 1'-0"
Date:	10/08/17

ROOF HVAC PLAN

M102



233 N Peters

VCC Architectural Committee
2018



Ratification