

Windstorm Exemption Application (WEA-1)

Please fill out this form, attach a photograph of your house or building and return it to:
Windstorm Exemption, Galveston Historical Foundation, 502 20th Street, Galveston, TX 77550.
 Forms will be processed by GHF and the City of Galveston then submitted to the Texas Historical Commission for final review and appeals. You will be notified by mail of exemption eligibility within 60 days.
 Approved applications carry over when ownership changes, there is no need to reapply annually. After the completed form is returned, please send a copy of your approved eligibility form to your insurance agent.
 You will need a **separate** exemption for each building 50 years old or older on your property.

 Address Number Address Street Zip Code +4

 District or Neighborhood Date of Construction

 Owner Last Name Owner First Name Phone Number

 Mailing Address City State Zip Code +4

 Owner Signature Printed Name Date

Designations

Local
 Landmark
 TX Historic
 Landmark
 National
 Register
 Historic
 District
 No
 Designation
 Other: _____

PLEASE NOTE:
Color Photographs Only

- Digital photos printed on inkjet or laser printers are allowed.
- Please size the photo to fit the space allowed (4"X6") on the form when printing.
- Please use as current a photo as possible.

Questions?
Call: 409.765.3424
 Galveston Historical Foundation

ATTACH 4" x 6" PHOTO HERE
 Please capture as much of the full façade as possible.
 Angled photographs are acceptable.

Approval will be based on whether the historic character of the exterior has been maintained and whether it contributes to the historic character of the surrounding neighborhood. **Despite being old, buildings that have been heavily modified may not qualify for the exemption.** Another consideration may be buildings associated with a **person or events significant to our past**. If you have information that supports this case, please attach it to your application

Example of Good Picture



Incorrect Example



For Office Use Only

 Matthew Pelz Date
 Director, Preservation Services, Galveston Historical Foundation

 Charles M. Peveto Date
 Architectural Historian, Texas Historical Commission,
 for Mark Wolfe, State Historic Preservation Officer

Building: ___ Eligible ___ Individually ___ Contributing
 ___ NOT eligible

Building: ___ Eligible ___ NOT Eligible
 The Texas Historical Commission determines
 final eligibility and appeals.

 Catherine Gorman Date
 City Historic Preservation Officer, City of Galveston

Building: ___ Eligible ___ Individually ___ Contributing
 ___ NOT eligible

Comments: _____



Galveston Historical Foundation

Windstorm Exemption Program (WEA-1)

Why is the Windstorm Exemption important?

It helps maintain the architectural integrity of Galveston's historic building stock. If your historic building (either residential or commercial) is damaged during a storm, the exemption will allow you to replace damaged windows, shutters, doors, and other character defining elements with in-kind items rather than those that must meet the current code requirements. If you live in one of Galveston's historic districts and do not have a Windstorm Exemption Application (WEA-1), your timeline to repair and rebuild after a storm could be greatly increased.

The Texas Windstorm Exemption was made possible by the Texas State Legislature in 1997.* It provides for the exemption of historic structures from modifications that can alter the historic character of a building & neighborhood. For a building to be exempted from requirements, one of these conditions must be met:

- (1) The structure is listed or is eligible for listing on the National Register of Historic places.
- (2) The structure is a Recorded Texas Historic Landmark (RTHL).
- (3) The structure has been specifically designated by official action of a legally constituted municipal or county authority as having special historical or architectural significance, is at least 50 years old and is subject to the municipal or county requirements relative to construction, alteration, or repair of the structure, in order to maintain its historical designation.

*An approved WEA-1 means that the building is eligible for listing on the National Register of Historic Places. This determination of eligibility also exempts the owner from the FEMA regulation that states if your building is damaged over 50% in a storm, you **may not** be able to rebuild the structure. Similarly, FEMA will require buildings severely damaged in a flood to be raised to meet current flood plain requirements, unless they meet the above criteria.*

How does windstorm insurance work in Texas?

The Texas Windstorm Insurance Association (TWIA) is the ultimate provider of windstorm insurance coverage for all properties along the Texas coast. Property owners purchase a windstorm policy through their insurance agency. The agent provides the TWIA rates for coverage and completes the forms requesting the windstorm/hail coverage. **Having an approved WEA-1 for a building will not lower your insurance rate, but can provide more rights to you as a property owner.** Windstorm exemptions run with a property, but as a new owner, you may want to have a WEA-1 with your signature on it, to provide to your agent.

It is **very** important to ask your insurance agent if they honor WEA-1 forms that have been approved by the Texas Historical Commission. It is ultimately their determination as to whether your insurance company will or will not accept the WEA-1 exemption form, but it is your right to choose your insurance agent. As an owner of a building 50 years old and older, it is in your best interest to get your coverage with an agency and with companies that will honor the WEA-1 and allow you to maintain the characteristics that make your building unique.

Process:

1. Fill out application on the reverse side of this page (form WEA-1) and attach a photo of the building.
2. Return application to: **Windstorm Exemption, Galveston Historical Foundation, 502 20th Street, Galveston, TX 77550.**
3. GHF will comment and send to the Texas Historical Commission (THC) in Austin.
4. THC will determine whether your property qualifies for the exemption. The original form is then sent back to the building owner.
5. If your property is declared eligible, make a copy of the WEA-1 form and submit to your Windstorm insurance agent.
6. When complete, the building owner, GHF, THC, and the insurance agent will all have copies (building owner should retain the original).

* Wording for the provision can be found in the Texas Administrative Code: Title 28, Part 1, Chapter 5, Subchapter E, Division 1, Rule 5.4009 (b).