



# Application for Certificate of Appropriateness for a City Landmark or Local Historic District

Adopted December 2012

## Permit Information

For Office Use Only	BP- _____ PR- _____ C14H/LHD - <u>2013-0022</u>
	Property Name or LHD: <u>Castle Hill</u> Contributing/Non-contributing _____
	<input checked="" type="checkbox"/> RELEASE PERMIT <input type="checkbox"/> DO NOT RELEASE PERMIT <input checked="" type="checkbox"/> HLC REVIEW <u>1/27/2014</u> FEE PAID: \$ <u>507.52</u> <u>20</u>
	<u>[Signature]</u> <u>1/28/14</u> HISTORIC PRESERVATION OFFICE DATE:

## Property Information

Address: 808 Blanco St. 78703

## Scope of Work

- Remove back half of first floor & add screened-in back porch
- Add second story addition
- fix foundation, replace electrical & plumbing throughout

## Applicant

Name: Erin & Matthew Thomson  
Address: 808 Blanco St.  
City/Zip: Austin 78703  
Phone: 512 921-4020  
Email: matthewthomson@gmail.com

## Owner

Name: Erin & Matthew Thomson  
Address: 808 Blanco St.  
City/Zip: Austin 78703  
Phone: 512 921-4020  
Email: matthewthomson@gmail.com

## Architect or Contractor Information

Company: Garwood Architecture  
Address: 1503 Newfield Ln.  
City/Zip: Austin, TX 78703  
Phone: 512 730-3747

<u>[Signature]</u>	<u>12/30/13</u>	<u>[Signature]</u>	<u>12/30/13</u>
Owner's Signature	Date	Applicant's Signature	Date

Thomson  
808 Blanco St.

RECIEVED  
JAN 31 2014  
Planning & Development Division

**Application for  
Tax Abatement  
for Rehabilitation of Property in a  
Local Historic District**

**City of Austin  
Historic Preservation Office  
Austin, Texas  
512-974-2727**

**City of Austin**  
**Local Historic District Tax Abatement**  
**Part I - Application for Certificate of Eligibility**

**PART I - APPLICATION CHECK LIST:**

☒ Completed Application for Certificate of Eligibility signed by owner.

☒ Estimate of costs for eligible work.

~~Already turned in~~ ☒ Completed Certificate of Appropriateness Application signed by owner. *← Turned in last month*

~~Already turned in~~ ☒ Proof of pre-rehabilitation value from the Travis County Appraisal District.

☒ Signed authorization for City Officials to inspect the property, and affidavit stating all property taxes are current and no city fees, fines, or penalties are owed on property owned by a business association in which the applicant has an ownership interest.

☒ Current tax certificate providing proof no property taxes or City fees, fines, or penalties are delinquent on the property.

*N/A* ☐ Proforma and development budget, if an estimated abatement is over \$100,000.

*N/A* ☐ Letter of intent from a financial institution or potential investors, if applicable.



**City of Austin**  
**Local Historic District Tax Abatement**  
**Part I - Application for Certificate of Eligibility**

Address of property: 808 Blanco St.

Name of Local Historic District: Castle Hill

☒ Contributing property    ☐ Non-contributing property

Legal Description of Property: Lot 5 OLT 3 Div 2 Maddox John

Tax Parcel ID Number: \_\_\_\_\_

**APPLICANT/PROJECT CONTACT:**

Name: Matthew Thomson Telephone: (512) 921-4020

Mailing Address: 808 Blanco St. Mobile phone: (\_\_\_\_) \_\_\_\_\_

City: Austin State: TX Zip: 78703 Email: matthewtthomson@gmail.com

**OWNER:**

Name: Matthew Thomson Telephone: (512) 921-4020

Mailing Address: 808 Blanco St. Mobile phone: (\_\_\_\_) \_\_\_\_\_

City: Austin State: TX Zip: 78703 Email: matthewtthomson@gmail.com

Proposed Use of the Property: Residential

Proposed Scope of Work:

2nd story add on at rear of structure & interior renovation

Projected Construction Schedule: February - December 2014

Has the property received any other property tax relief under § 11.24 of the Texas Tax Code?:

No

Describe all City Code violations, if any, on the property within the previous five years:

None

For Historic Preservation Office use only:

\_\_\_\_ Property is not a contributing or potentially contributing structure

\_\_\_\_ Certificate of Eligibility approved by Historic Landmark Commission

\_\_\_\_ Certificate of Eligibility not approved by Historic Landmark Commission

\_\_\_\_\_  
Historic Preservation Officer

\_\_\_\_\_  
Date

### ESTIMATE OF EXPENDITURES

**Attach additional pages if needed.**

**Bruce Elfant**  
Tax Assessor - Collector  
P.O. BOX 149328  
Austin, TX 78714-9328  
(512) 854-9473 SE HABLA ESPAÑOL



**Travis County Tax Office**  
5501 Airport Blvd.  
Austin, TX 78751-1410  
Pay online at [www.traviscountytax.org](http://www.traviscountytax.org)

10/10/2013

## TRAVIS COUNTY TAX BILL

Taxes for the current year (2013) are due upon receipt. Payments by mail are credited according to U.S. Postmark (not meters). Taxes not paid in full by January 31 are charged penalty and interest by state law and may be subject to legal fees. Penalty and interest is added on the 1st day of each month as follows, with an additional 12% interest charged per year thereafter:

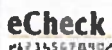
February	7%	May	13%	August	19%	November	22%
March	9%	June	15%	September	20%	December	23%
April	11%	July	18%	October	21%	January	24%

IF YOU ARE 65 YEARS OF AGE OR OLDER OR ARE DISABLED, AND YOU OCCUPY THE PROPERTY DESCRIBED IN THIS DOCUMENT AS YOUR RESIDENCE HOMESTEAD, YOU SHOULD CONTACT THE APPRAISAL DISTRICT REGARDING ANY ENTITLEMENT YOU MAY HAVE TO A POSTPONEMENT IN THE PAYMENT OF THESE TAXES.



### Electronic Payment Options

- Pay taxes and print bills at [www.traviscountytax.org](http://www.traviscountytax.org).
- Payments made via credit card or electronic check are subject to an additional fee.
- Visit [www.traviscountytax.org](http://www.traviscountytax.org) for details.



2013 PROPERTY TAX NOTICE. THE APPRAISED VALUE IS:

422,027

EXEMPTIONS: HOMESTEAD



1 TAXES DUE TAXING UNIT	2 EXEMPTION AMOUNTS	3 NET TAXABLE VALUE	4 TAX RATE PER \$100	5 TAX AMOUNT	6 BILLING NO
AUSTIN ISD	15,000	407,027	1.242000	5,055.28	005915
CITY OF AUSTIN (TRAV)		422,027	.502700	2,121.53	
TRAVIS COUNTY	84,405	337,622	.494600	1,669.88	
TRAVIS CENTRAL HEALTH ACC (TRAVIS)	84,405	337,622	.129000	435.53	
	5,000	417,027	.094900	395.76	
					7 PROPERTY REAL PERS
					X

### 8 PROPERTY DESCRIPTION

808 BLANCO ST  
LOT 5 OLT 3 DIV 2 MADDOX JOHN

ACRES: .1371



THOMSON ERIN A & MATTHEW T  
808 BLANCO ST  
AUSTIN TX 78703-4912

9 REF ID 2
01-0901-0104-0000
10 DUE DATE
11 TOTAL DUE
1/31/2014
9,677.98

DETACH AND RETURN BOTTOM COUPON WITH YOUR PAYMENT



**City of Austin**  
**Local Historic District Tax Abatement**  
**Part I - Application for Certificate of Eligibility**

THE STATE OF Tx §  
COUNTY OF Travis §

STATEMENT OF UNDERSTANDING, AUTHORIZATION FOR INSPECTION OF PROPERTY,  
AND AFFIDAVIT REGARDING TAXES, FEES, FINES AND PENALTIES

Property Address: 808 Blanco St. 78703  
Owner's Name: Matthew & Erin Thomson

I am over 18 years of age and am competent to sign this Affidavit.  
I am the owner of the property identified above.  
I am seeking a tax abatement for the property identified above.

I certify that the information in the application for a tax abatement, including all supporting documentation, is complete and correct.

I authorize city officials to visit and inspect the property as necessary to certify eligibility and verification for a tax abatement.

I acknowledge that I have read and understand the program requirements, and that I will not receive an abatement until all program requirements have been met and I have obtained a certificate of verification from the City of Austin.

I understand that all rehabilitation work must be completed within 2 years after the date of the issuance of a Certificate of Eligibility and Certificate of Appropriateness. If the deadline for completion is subsequently extended by the Historic Landmark Commission all rehabilitation work must be completed by the extended time specified. I understand that penalties may apply if I do not complete the work as proposed and approved by the Historic Landmark Commission.

I affirm that improvements will comply with the historic area combining district Preservation Plan and Design Standards.

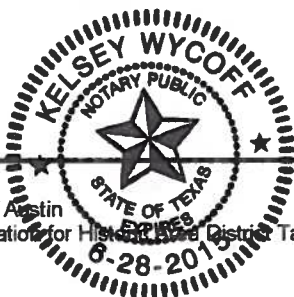
I understand that I must make an application to Travis County Appraisal District each year in order to receive the abatement for that year, and that if I do not make the application in time, I will lose the ability to receive a tax abatement for that year.

All property taxes are current, and no City of Austin fees, fines or penalties are owed, on the property or any property owned by a business association in which I have an ownership interest.

Signature [Signature] 11/31/14  
Owner/Applicant Date

I declare under penalty of perjury that the statements above are true and correct.

Subscribed and sworn to before me, by the said Matthew Thomson, this  
the 31 day of January, 2014, to certify which witness my hand and seal of office.



[Signature]  
Notary Public, State of Texas  
My commission expires 6-28-2015

TAX CERTIFICATE  
Bruce Elfant  
Travis County Tax Assessor-Collector  
P.O. Box 1748  
Austin, Texas 78767  
(512) 854-9473

NO 2239781

ACCOUNT NUMBER: 01-0901-0104-0000

PROPERTY OWNER:

THOMSON ERIN A & MATTHEW T  
808 BLANCO ST  
AUSTIN, TX 78703-4912

PROPERTY DESCRIPTION:

LOT 5 OLT 3 DIV Z MADDOX JOHN

ACRES

.1371 MIN%

.000000000000 TYPE

SITUS INFORMATION: 808 BLANCO ST

This is to certify that after a careful check of tax records of this office, the following taxes, delinquent taxes, penalties and interests are due on the described property of the following tax unit(s):

YEAR	ENTITY
2013	AUSTIN ISD
	CITY OF AUSTIN (TRAV)
	TRAVIS COUNTY
	TRAVIS CENTRAL HEALTH
	ACC (TRAVIS)

TOTAL

\*ALL PAID\*  
\*ALL PAID\*  
\*ALL PAID\*  
\*ALL PAID\*  
\*ALL PAID\*

TOTAL SEQUENCE 0

\*ALL PAID\*

TOTAL TAX:  
UNPAID FEES:  
INTEREST ON FEES:  
COMMISSION:  
TOTAL DUE ==>

\*ALL PAID\*  
\* NONE \*  
\* NONE \*  
\* NONE \*  
\*ALL PAID\*

TAXES PAID FOR YEAR 2013 \$9,677.98

ALL TAXES PAID IN FULL PRIOR TO AND INCLUDING THE YEAR 2013 EXCEPT FOR UNPAID YEARS LISTED ABOVE.

The above described property may be subject to special valuation based on its use, and additional rollback taxes may become due. (Section 23.55, State Property Tax Code).

Pursuant to Section 31.08 of the State Property Tax Code, there is a fee of \$10.00 for all Tax Certificates.

GIVEN UNDER MY HAND AND SEAL OF OFFICE ON THIS DATE OF 01/03/2014

Fee Paid: \$10.00

Bruce Elfant  
Tax Assessor-Collector

By: 