

HISTORIC LANDMARK COMMISSION
MARCH 23, 2015
DEMOLITION AND RELOCATION PERMITS
HDP-2015-0062 AND -0063
1601 SINGLETON AVENUE AND 2502 E. 16TH STREET

PROPOSAL

Demolish a ca. 1959 house (1601 Singleton Avenue) and a ca. 1954 house (2502 E. 16th Street).

ARCHITECTURE

The house at 2502 E. 16th Street is a one-story, rectangular-plan, hipped-roof, stuccoed frame house with a partial-width, partially-inset porch on ornamental metal posts; single and paired 1:1 fenestration, with a plate glass picture window next to the principal entry on the porch with single-light casements on each side.

The house at 1601 Singleton Avenue is a one-story, L-plan, house (possibly a Jim Walter Home) with synthetic siding, paired aluminum windows, and brick veneer wainscoting.

RESEARCH

The house at 2502 E. 16th Street was built in 1954 by Theodore R. Moore, a plasterer, who lived here for the rest of his life. Moore died at the age of 107 in 2013. He had obtained a building and sewer service permit for this address in 1951, but it does not appear that he built the house until 1954, when the water service permit for this address was issued. In city directories prior to 1955, he is listed as living on Comal Street.

The house at 1601 Singleton Avenue was built in 1959 by M.D. Hall as an investment property. The renters included a retire couple who lived here until the mid-1970s, and a bus driver for the Austin Independent School District.

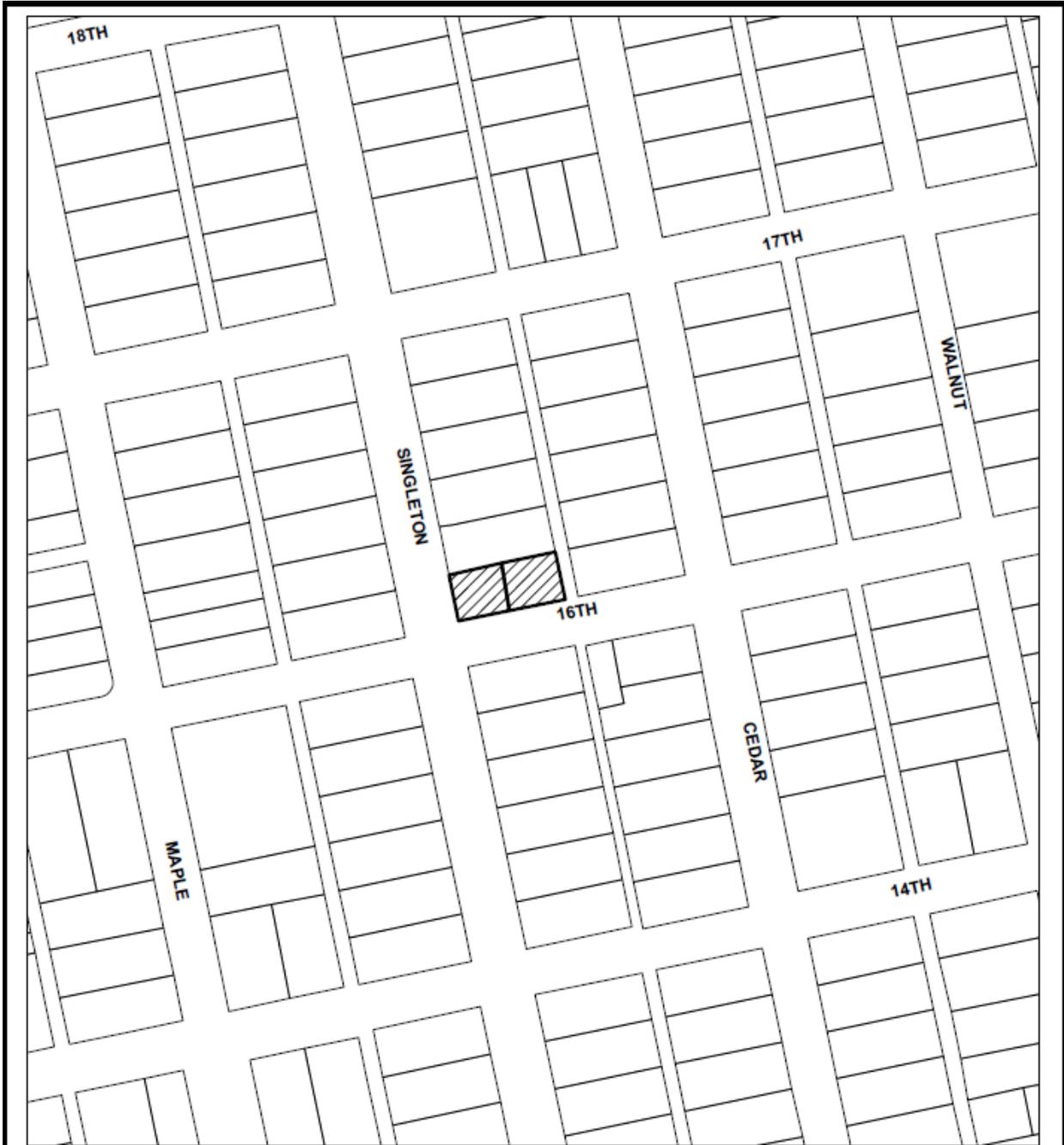
STAFF COMMENTS

Neither house appears in any City survey.

STAFF RECOMMENDATION

Encourage rehabilitation of the house at 2502 E. 16th Street; although it has little historical or architectural merit, it is typical of the size and scale of the neighborhood, and should be retained if possible. If rehabilitation is not feasible, the staff recommends release of the permits upon completion of a City of Austin Documentation Package for the house at 2502 E. 16th Street. Neither house has the architectural nor the historical significance to warrant individual landmark designation.

LOCATION MAP



-  SUBJECT TRACT
-  PENDING CASE
-  ZONING BOUNDARY

NOTIFICATIONS

CASE#: HDP-2015-0063
LOCATION: 2502 E. 16th Street & 1601 Singleton Avenue



1" = 133'

This product is for informational purposes and may not have been prepared for or be suitable for legal, engineering, or surveying purposes. It does not represent an on-the-ground survey and represents only the approximate relative location of property boundaries.

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2502 E. 16th Street
ca. 1954



OCCUPANCY HISTORY 2502 E. 16th Street

City Directory Research, Austin History Center
By City Historic Preservation Office
February, 2015

1992	Theodore R. Moore, owner Retired
1985-86	Theodore R. Moore, owner Retired
1981	Theodore R. Moore, owner Retired
1977	Theodore R. Moore, owner Plasterer
1973	Theodore R. Moore, owner Plasterer
1968	Theodore R. Moore, owner Plasterer
1962	Theodore R. and Esther Moore, owners Plasterer

- 1959 Theodore R. and Esther Moore, owners
Plasterer
- 1955 The address is not listed in the directory.
NOTE: Theodore R. Moore (no wife listed) lived at 1187 Comal Street; he had no occupation listed.

BIOGRAPHICAL NOTES:

Theodore R. Moore (ca. 19

Theodore Moore and his brother, James Moore, appear in the 1940 U.S. Census as the renters of the house at 1187 Comal Street in Austin. Theodore Moore was 30, had been born in Texas, and was a construction laborer. James Moore was 24, had been born in Texas, and was a construction laborer. Theodore Moore is listed as married, but his wife is not listed with him in the census report.

MOORE, Theodore, 107, retired business owner, of Austin, died Friday. Visitation 6 p.m. Thursday, Austin-Peel & Son Funeral Home. Services 2 p.m. Friday, Mount Zion Baptist Church. Burial Evergreen Cemetery. Arrangements by A Life Celebration By Franklin, Taylor.

Obituary of Theodore R. Moore
Austin American-Statesman, February 11, 2013

Theodore R. Moore	2502 East 16th St.
38 7	10 32 B
Glenwood	
Frame residence.	
47718 3-7-51	\$2500.00
Owner	

5

Building permit to Theodore R. Moore for the construction of this house (1951)

7
10328

WATER SERVICE PERMIT

Austin, Texas

E No: 1037

Received of: THEODORE MOORE Date: 5-20-54

Address: 2502 E 16th

Amount: TWENTY NINE AND NO/100 \$ 20.00

Plumber: SELF (PL-26945) Size of Tap: 3/4"

Date of Connection	<u>6-4-54</u>	No. Fittings	<u>1</u>
Size of Tap Made	<u>3/4"</u>	Curb Cock	<u>1</u>
Size Service Made	<u>3/4"</u>	Elbow	<u>3</u>
Size Main Tapped	<u>6"</u>	St. Elbow	<u>1</u>
From Front Prop. Line to Curb Cock	<u>7.5'</u>	Bushing	<u>1</u>
From Prop. Line to Curb Cock	<u>2'</u>	Reducer	<u>1</u>
Location of Meter	<u>Curb</u>	Pipe	<u>28'</u>
Type of Box	<u>Iron</u>	Lead Comp.	<u>1</u>
Depth of Main in St.	<u>24"</u>	Nipples	<u>1</u>
Depth of Service Line	<u>24"</u>	Union	<u>1</u>
From Curb Cock to Tap on Main	<u>28'</u>	Plug	<u>1</u>
Checked by Engr. Dept.	<u>7-6-54 P.H.</u>	Fee	<u>1</u>
		Stop	<u>1</u>
		Box	<u>1</u>
		Lid	<u>1</u>
		Valves	<u>1</u>
		Job No.	<u>2-3-102</u>
		Req. No.	<u>2-3-102</u>

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Water service permit to Theodore Moore for this house (1954)

1601 Singleton Avenue
ca. 1959



OCCUPANCY HISTORY 1601 Singleton Avenue

City Directory Research, Austin History Center
By City Historic Preservation Office
February, 2015

- 1992 Walter McDonald, renter
Bus driver, AISD
- 1985-86 Ira and Johnnie Anderson, renters
No occupation listed
NOTE: The directory indicates that Ira and Johnnie Anderson were new residents at this address.
- 1981 Lester Robert, renter
Employed by the Lone Star Meat Company (not listed in the directory)
NOTE: The directory indicates that Lester Robert was a new resident at this address.
- 1977 Dorothy A. Martin, renter
No occupation listed
NOTE: The directory indicates that Dorothy A. Martin was a new resident at this address.
- 1973 Herman and Ida E. Grier, renters
Retired
- 1968 Herman and Ida E. Grier, renters
Retired
- 1962 Herman and Ida E. Grier, renters
Retired
- 1959 The address is not listed in the directory.
NOTE: Herman and Ida E. Grier are not listed in the directory.
NOTE: The 1954 city directory shows Herman and Ida Grier at 1909 E. 16th Street; he was employed at Bergstrom Air Force Base. Herman Grier died in Harris County, Texas in 1984.

W. 57.67 x 58.0 97
 382-1011-15-02

WATER SERVICE PERMIT
 Austin, Texas

EJ No 25258

Received of M. D. HALL Date 5-15-57
 Address 1601 SINGLETON
 Amount TWENTY TWO \$ 20.00
 Plumber Patterson Size of Tap 7/16"

Date of Connection	<u>11-3-59</u>	No. Fittings	<u>32</u>
Size of Tap Made	<u>3/4"</u>	Pipe	<u>1 3/4" LF</u>
Size Service Made	<u>3/4"</u>	Curb Cock	<u>1</u>
Size Main Tapped	<u>6" L.F.</u>	Cop. to Iron ell	
From Front Prop. Line to Curb Cock	<u>7.5'</u>	Cop. to Cop. ell	
From <u>NO</u> Prop. Line to Curb Cock	<u>2.5'</u>	Cop. to Iron Coupling	
Location of Meter	<u>CURB</u>	Cop. to Cop. Coupling	
Type of Box	<u>ROUND</u>	Angle Stop	<u>1</u>
Depth of Main in St.	<u>3'</u>	Stop	
Depth of Service Line	<u>3'</u>	Bushing	
From Curb Cock to Tap on Main	<u>30'</u>	Nipples	
Checked by Engr. Dept	<u>12-7-59</u>	Service Clamp	
		Valve	
		Meter Box	<u>ROUND</u>
		Lock Lid	
		Drain Tile	
		Drain Tile Lid	
		Stop & Drain	
		Job No.	<u>W-323-200-502</u>
		Foreman	<u>W. B. B.</u>

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Water service permit for this address (1959)

*E 164 Street
 50' x 60' to permit
 1601 Singleton*

SANITARY SEWER SERVICE PERMIT
 Austin, Texas

No 32639

Received of M. D. HALL Date 9-15-59
 Address 1601 SINGLETON ST.
 Amount TWENTY FIVE \$ 25.00
 Builder or Owner _____ Plumber Patterson
 Lot W 56.7 x 58.5 Block _____ Subdivision _____ Plat No. 38-2

Date of Connection	<u>10-29-59</u>	No. Fittings		Price	
By City	<u>55-E. of E. P. L. of Singleton</u>	Pipe	<u>6</u>	<u>1.50</u>	
By Plumber		Pipe	<u>6</u>	<u>1.50</u>	
Checked By	<u>Amber to Martinez</u>	Wyes			
Size Main	<u>6"</u> Depth	Bends			
Main Assign.	<u>to the 1st level of P.L.</u>	Reducers			
Stub Depth	Prop. Line <u>2'</u>	Plugs			
Stub Location	<u>to the 1st level of P.L.</u>	Sand			
Book No.	<u>A-1108</u>	Gravel			
Paving Cut	No. _____	Remix			
		Stoppers			
		Castings			
		Other			
		Labor	<u>8.00</u>		
		Touch	<u>1.00</u>		
		Total			<u>10.80</u>

Sewer service permit for this address (1959)