



HISTORIC LANDMARK COMMISSION

June 27, 2016 - 7:00pm

REGULAR MEETING

Council Chambers, City Hall

301 W. 2nd Street

Austin, Texas

1. CITIZEN COMMUNICATION: GENERAL

The first three speakers signed up prior to the meeting being called to order will each be allowed a three-minute allotment to address their concerns regarding items not posted on the agenda.

2. APPROVAL OF MINUTES

- A. May 23, 2016
- B. June 9, 2016 (Work session)

3. PUBLIC HEARINGS

- A. DISCUSSION AND ACTION ON APPLICATIONS FOR HISTORIC ZONING, DISCUSSION AND POSSIBLE ACTION ON APPLICATIONS FOR HISTORIC DISTRICT ZONING APPLICATIONS, and REQUESTS TO CONSIDER THE INITIATION OF A HISTORIC ZONING CASE

1. No number assigned

Robert E. Lee Elementary School

3308 Hampton Road

Council District 9

Applicants: Caroline Roberts and Angela Temple

City Staff: Steve Sadowsky, Historic Preservation Office, 974-6454

Staff Recommendation: None. Staff will not make a recommendation on this proposal unless the Commission initiates a historic zoning case on the school building.

2. HDP-2016-0146 – Hergotz-Aleman-Mosqueda House – POSTPONE TO JULY 25, 2016 at the property owner's request.

1112 E. 3rd Street

Council District 3

Applicant: Historic Landmark Commission

City Staff: Steve Sadowsky, Historic Preservation Office, 974-6454

Staff Recommendation: Postpone to June 27, 2016 per the property owner's request.

3. HDP-2016-0174

Freeman-Whiteside-Tuke-Gamboa House

2205 E. Cesar Chavez Street

Council District 3

Proposal: Historic zoning for a ca. 1911 house.

Applicant: James Shieh, for owners

City Staff: Steve Sadowsky, Historic Preservation Office, 974-6454
Staff Recommendation: Recommend historic zoning.

B. DISCUSSION AND ACTION ON APPLICATIONS FOR CERTIFICATES OF APPROPRIATENESS

1. **C14H-1989-0002 – Postpone to July 25, 2016 at the applicant’s request.
Willie Wells House, 1705 Newton Street.
Council District 9**
Proposal: Repairs and rehabilitation.
Applicant: Richard Kooris, owner
City Staff: Steve Sadowsky, Historic Preservation Office, 974-6454
Committee Recommendation: Not reviewed.
Staff Recommendation: Postpone per the applicant’s request.

2. **C14H-1990-0013
Republic Square Park, Guadalupe and San Antonio Streets between 4th and 5th Streets
Council District 9**
Proposal: Approval of the Master Plan for revitalization of the square.
Applicant: City of Austin Parks and Recreation Department, Austin Parks Foundation; DesignWorks, landscape architects.
City Staff: Steve Sadowsky, Historic Preservation Office, 974-6454
Committee Recommendation: Not reviewed.
Staff Recommendation: Approve as proposed.

3. **C14H-1991-0009
A.O. Watson House, 402 W. 12th Street
Council District 9**
Proposal: Demolish the car shed at the rear of the property; install new fencing.
Applicant: Robert Bass, owner
City Staff: Steve Sadowsky, Historic Preservation Office, 974-6454
Committee Recommendation: Not reviewed.
Staff Recommendation: Approve as proposed with the recommendation that the applicant use the white powder-coated finish on the aluminum fencing to retain a high level of visibility for the historic house.

4. **Un-numbered
1405 E. Cesar Chavez Street
Council District 3**
Proposal: Repairs and rehabilitation.
Applicant: Jimmy Holland, architect
City Staff: Steve Sadowsky, Historic Preservation Office, 974-6454
Committee Recommendation: Not reviewed.
Staff Recommendation: Approve as proposed; the applicant will be seeking historic zoning for this house.

C. REVIEW OF PERMITS IN NATIONAL REGISTER HISTORIC DISTRICTS

1. **NRD-2015-0112 – Postpone at the applicant’s request to July 25, 2016.
611 West Lynn Street – West Line
Council District 9**

Proposal: Demolition of the building
Applicant: Kathleen Labay
City Staff: Steve Sadowsky, Historic Preservation Office, 974-6454
Staff Recommendation: Postpone at the applicant's request to May 23, 2016.

2. **NRD-2015-0135**
812 Theresa Avenue – West Line
Council District 9
Proposal: Demolish a ca. 1915 contributing house.
Applicant: Arthur Abernathy
City Staff: Steve Sadowsky, Historic Preservation Office, 974-6454
Staff Recommendation: Release the permit upon completion of a City of Austin Documentation Package and review of the plans for the new construction on the site.
3. **NRD-2016-0035**
1315 W. 9th Street – West Line
Council District 9
Proposal: Demolish a ca. 1950 house and garage apartment of undetermined age.
Applicant: Vinson Radke Homes
City Staff: Steve Sadowsky, Historic Preservation Office, 974-6454
Staff Recommendation: Release the permit upon completion of a City of Austin Documentation Package and review of the plans for the new construction on the site.
4. **NRD-2016-0038**
1701 Waterston Avenue - Clarksville
Council District 9
Proposal: Construct a one-story house with a carport at the back of the lot.
Applicant: Kevin Sims
City Staff: Steve Sadowsky, Historic Preservation Office, 974-6454
Staff Recommendation: Release the permit as proposed.
5. **NRD-2016-0039**
1826 W. 10th Street - Clarksville
Council District 9
Proposal: Demolish a ca. 1910 house.
Applicant: Kevin Brown
City Staff: Steve Sadowsky, Historic Preservation Office, 974-6454
Staff Recommendation: Postpone to July 25, 2016 to fully evaluate alternatives to demolition.
6. **NRD-2016-0041**
612 Brazos Street – Sixth Street
Council District 9
Proposal: Construction of new storefronts with expanded areas of glass.
Applicant: Beau Frail
City Staff: Steve Sadowsky, Historic Preservation Office, 974-6454
Staff Recommendation: Release the permit as proposed.

7. **NRD-2016-0043**
705 Theresa Avenue – West Line
Council District 9
Proposal: Construct a two-story addition to the rear of the house.
Applicant: Frank Lin
City Staff: Steve Sadowsky, Historic Preservation Office, 974-6454
Staff Recommendation: Release the permit as –proposed.

8. **NRD-2016-0044**
1715 Summit View Place – West Line
Council District 9
Proposal: Demolish a ca. 1928 house.
Applicant: Jennifer Marsh
City Staff: Steve Sadowsky, Historic Preservation Office, 974-6454
Staff Recommendation: Release the permit upon completion of a City of Austin Documentation Package and review of the plans for the new construction on the site.

9. **NRD-2016-0045**
1101 Lorrain Street – West Line
Council District 9
Proposal: Demolish a ca. 1950 house and garage apartment of undetermined age.
Applicant: Richard Gift
City Staff: Steve Sadowsky, Historic Preservation Office, 974-6454
Staff Recommendation: Encourage the applicant to seriously re-consider the design for this addition to retain more of the existing contributing house. Staff recommends completion of a City of Austin Documentation Package.

10. **NRD-2016-0046**
1410 Westover Road – Old West Austin
Council District 9
Proposal: Add a second story to the garage.
Applicant: Hector Avila
City Staff: Steve Sadowsky, Historic Preservation Office, 974-6454
Staff Recommendation: Release the permit as proposed.

D. DISCUSSION AND POSSIBLE ACTION ON APPLICATIONS FOR DEMOLITION OR RELOCATION

1. **HDP-2015-1006 – Postpone at the applicant’s request to July 25, 2016.**
1603 Willow Street
Council District 3
Proposal: Demolish a ca. 1902 house.
Applicant: Jeff Blatt
City Staff: Steve Sadowsky, Historic Preservation Office, 974-6454
Staff Recommendation: Postpone per the applicant’s request.

2. **HDP-2016-0314**
2709 Francisco Street
Council District 3

Proposal: Demolish a ca. 1954 house.
Applicant: Peter Pevoto
City Staff: Steve Sadowsky, Historic Preservation Office, 974-6454
Staff Recommendation: Encourage rehabilitation and adaptive re-use, then relocation over demolition, but release the permit upon completion of a City of Austin Documentation Package.

3. HDP-2016-0316

**1710 Garden Street
Council District 3**

Proposal: Demolish a ca. 1946 house.
Applicant: Harsh Doshy
City Staff: Steve Sadowsky, Historic Preservation Office, 974-6454
Staff Recommendation: Encourage rehabilitation and adaptive re-use, then relocation over demolition, but release the permit upon completion of a City of Austin Documentation Package.

4. HDP-2016-0317

**2011 Schulle Avenue
Council District 10**

Proposal: Demolish a ca. 1946 house.
Applicant: DAR Construction
City Staff: Steve Sadowsky, Historic Preservation Office, 974-6454
Staff Recommendation: Encourage rehabilitation and adaptive re-use, then relocation over demolition, but release the permit upon completion of a City of Austin Documentation Package.

5. HDP-2016-0319

**5308 Bolm Road
Council District 3**

Proposal: Demolish a ca. 1954 house.
Applicant: Robert Maciel
City Staff: Steve Sadowsky, Historic Preservation Office, 974-6454
Staff Recommendation: Encourage rehabilitation and adaptive re-use, then relocation over demolition, but release the permit upon completion of a City of Austin Documentation Package.

6. HDP-2016-0329

**2101 Maple Avenue
Council District 1**

Proposal: Demolish a ca. 1956 house.
Applicant: Kristin Bevis
City Staff: Steve Sadowsky, Historic Preservation Office, 974-6454
Staff Recommendation: Encourage rehabilitation and adaptive re-use, then relocation over demolition, but release the permit upon completion of a City of Austin Documentation Package.

7. HDP-2016-0345

**1807 Holly Street
Council District 3**

Proposal: Demolish a house of undetermined age that was moved onto the lot in 1971.
Applicant: Ben Stark

City Staff: Steve Sadowsky, Historic Preservation Office, 974-6454
Staff Recommendation: Release the permit.

8. **HDP-2016-0347**
1301 Perez Street
Council District 3
Proposal: Demolish a ca. 1965 house.
Applicant: William Hodge
City Staff: Steve Sadowsky, Historic Preservation Office, 974-6454
Staff Recommendation: Release the permit.

9. **HDP-2016-0348**
2540 Sol Wilson Avenue
Council District 1
Proposal: Demolish a ca. 1961 house.
Applicant: Guido Canedo
City Staff: Steve Sadowsky, Historic Preservation Office, 974-6454
Staff Recommendation: Encourage rehabilitation and adaptive re-use, then relocation over demolition, but release the permit upon completion of a City of Austin Documentation Package.

10. **HDP-2016-0351**
2916 Garwood Street
Council District 3
Proposal: Demolish a ca. 1946 house.
Applicant: DAR Construction
City Staff: Steve Sadowsky, Historic Preservation Office, 974-6454
Staff Recommendation: Encourage rehabilitation and adaptive re-use, then relocation over demolition, but release the permit upon completion of a City of Austin Documentation Package.

11. **HDP-2016-0353**
105 San Marcos Street
Council District 3
Proposal: Demolish a ca. 1917 house.
Applicant: DAR Construction
City Staff: Steve Sadowsky, Historic Preservation Office, 974-6454
Staff Recommendation: Encourage rehabilitation and adaptive re-use, then relocation over demolition, but release the permit upon completion of a City of Austin Documentation Package.

12. **HDP-2016-0364**
1221 E. 6th Street
Council District 3
Proposal: Demolish a ca. 1890 house.
Applicant: Kristen Carson
City Staff: Steve Sadowsky, Historic Preservation Office, 974-6454
Staff Recommendation: Encourage rehabilitation and adaptive re-use, but release the permit upon completion of a City of Austin Documentation Package, and if the demolition permit is granted, then installing a marker on the site detailing its history and its associations with the Quintanilla family..

13. **HDP-2016-0366**

1104 W. 29th Street

Council District 9

Proposal: Demolish a portion of the house and construct a rear addition.

Applicant: Mickey Peavler, architect

City Staff: Steve Sadowsky, Historic Preservation Office, 974-6454

Staff Recommendation: Release the permits as proposed.

14. HDP-2016-0384

2117 Brackenridge Street

Council District 9

Proposal: Demolish a ca. 1948 duplex.

Applicant: Steve Giunta

City Staff: Steve Sadowsky, Historic Preservation Office, 974-6454

Staff Recommendation: Encourage rehabilitation and adaptive re-use, but release the permit upon completion of a City of Austin Documentation Package.

15. HDP-2016-0387

2010 E. 20th Street

Council District 1

Proposal: Demolish a house that was moved onto this site in 1969 from an unknown location.

Applicant: Abraham Rothbaum

City Staff: Steve Sadowsky, Historic Preservation Office, 974-6454

Staff Recommendation: Encourage relocation over demolition, but release the permit.

16. HDP-2016-0388

1603 Shoal Creek Boulevard

Council District 9

Proposal: Demolish a ca. 1936 house.

Applicant: John Neal

City Staff: Steve Sadowsky, Historic Preservation Office, 974-6454

Staff Recommendation: Encourage rehabilitation and adaptive re-use, then relocation over demolition, but release the permit upon completion of a City of Austin Documentation Package.

17. HDP-2016-0389

3400 Cedar Street

Council District 9

Proposal: Demolish a ca. 1910 house.

Applicant: Joel Levine

City Staff: Steve Sadowsky, Historic Preservation Office, 974-6454

Staff Recommendation: Postpone to July 25, 2016 to fully evaluate alternatives to demolition.

18. HDP-2016-0390

1811 Madison Avenue

Council District 7

Proposal: Demolish a ca. 1951 house.

Applicant: Todd Bennett

City Staff: Steve Sadowsky, Historic Preservation Office, 974-6454

Staff Recommendation: Encourage rehabilitation and adaptive re-use, then relocation over demolition, but release the permit upon completion of a City of Austin Documentation Package.

19. HDP-2016-0392
1310 Juliet Street
Council District 5

Proposal: Demolish a ca. 1939 house.

Applicant: Sergio Lozano

City Staff: Steve Sadowsky, Historic Preservation Office, 974-6454

Staff Recommendation: Encourage rehabilitation and adaptive re-use, then relocation over demolition, but release the permit upon completion of a City of Austin Documentation Package.

20. HDP-2016-0396
4531 Avenue F
Council District 9

Proposal: Demolish a ca. 1938 house.

Applicant: John McCleary

City Staff: Steve Sadowsky, Historic Preservation Office, 974-6454

Staff Recommendation: Encourage rehabilitation and adaptive re-use, then relocation over demolition, but release the permit upon completion of a City of Austin Documentation Package.

21. HDP-2016-0401
Ben Garza Lane
Council District 8

Proposal: Demolish a ca. 1928 house modified in the 1960s, and several 1960s-era houses.

Applicant: Amanda Swor

City Staff: Steve Sadowsky, Historic Preservation Office, 974-6454

Staff Recommendation: Release the permit upon completion of a City of Austin Documentation Package and encourage the applicant to erect a marker on the site detailing Ben Garza's role in the City of Austin..

22. HDP-2016-0402
2201 Pennsylvania Avenue
Council District 1

Proposal: Demolish a house of unknown age that was moved to this site from Bergstrom Air Force Base in 1997.

Applicant: Danny Olivarez

City Staff: Steve Sadowsky, Historic Preservation Office, 974-6454

Staff Recommendation: Release the permit.

23. HDP-2016-0403
1110 Fairmount Avenue
Council District 9

Proposal: Demolish a ca. 1946 house.

Applicant: AE Permits

City Staff: Steve Sadowsky, Historic Preservation Office, 974-6454

Staff Recommendation: Encourage rehabilitation and adaptive re-use, then relocation over demolition, but release the permit upon completion of a City of Austin Documentation Package.

24. **HDP-2016-0404**
905 Ethel Street
Council District 5
Proposal: Demolish a ca. 1951 house.
Applicant: Homes by Parker, Inc.
City Staff: Steve Sadowsky, Historic Preservation Office, 974-6454
Staff Recommendation: Encourage rehabilitation and adaptive re-use, but release the permit upon completion of a City of Austin Documentation Package.
25. **HDP-2016-0405**
2101 Pecos Street
Council District 10
Proposal: Demolish a ca. 1947 house.
Applicant: DAR Construction
City Staff: Steve Sadowsky, Historic Preservation Office, 974-6454
Staff Recommendation: Encourage rehabilitation and adaptive re-use, then relocation over demolition, but release the permit upon completion of a City of Austin Documentation Package.
26. **HDP-2016-0406**
2713 W. 49½ Street
Council District 10
Proposal: Demolish a ca. 1952 house.
Applicant: DAR Construction
City Staff: Steve Sadowsky, Historic Preservation Office, 974-6454
Staff Recommendation: Encourage rehabilitation and adaptive re-use, then relocation over demolition, but release the permit upon completion of a City of Austin Documentation Package.
27. **HDP-2016-0407**
4615 Lyons Road
Council District 3
Proposal: Demolish a ca. 1948 house.
Applicant: Clark and Nicole Neily
City Staff: Steve Sadowsky, Historic Preservation Office, 974-6454
Staff Recommendation: Encourage rehabilitation and adaptive re-use, then relocation over demolition, but release the permit upon completion of a City of Austin Documentation Package.
28. **HDP-2016-0408**
316 W. 12th Street
Council District 9
Proposal: Exterior modifications to the ca. 1951 Texas State Teachers Association Building and its ca. 1974 addition.
Applicant: Permit Partners
City Staff: Steve Sadowsky, Historic Preservation Office, 974-6454
Staff Recommendation: Release the permit upon completion of a City of Austin Documentation Package.
29. **HDP-2016-0409**
48 Waller Street

Council District 3

Proposal: Demolish a ca. 1961 house.

Applicant: Peter Pevoto

City Staff: Steve Sadowsky, Historic Preservation Office, 974-6454

Staff Recommendation: Encourage rehabilitation and adaptive re-use, but release the permit upon completion of a City of Austin Documentation Package.

E. DISCUSSION AND POSSIBLE ACTION ON DEMOLITION BY NEGLECT CASES

1. DBN-2015-0001 – Sebron Sneed House, 1801 Nelms Drive

Staff Note: Staff has been in contact with the architect working on the site.

4. COMMISSION ITEMS

- A. Item from Council regarding demolition permit hearings.**

5. COMMITTEE REPORTS

- A. Certificates of Appropriateness Review Committee**
- B. Operations Committee**
- C. Grants Committee**
- D. Preservation Plan Committee**

6. FUTURE AGENDA ITEMS

ADJOURNMENT

The City of Austin is committed to compliance with the American with Disabilities Act. Reasonable modifications and equal access to communications will be provided upon request. Meeting locations are planned with wheelchair access. If requiring Sign Language Interpreters or alternative formats, please give notice at least 2 days (48 hours) before the meeting date. Please call the Historic Preservation Office, Planning and Zoning Department, at 512-974-2727, for additional information; TTY users route through Relay Texas at 711.

For more information on the Historic Landmark Commission, please contact Steve Sadowsky, City Historic Preservation Officer, at 512-974-6454, or Kalan Contreras, Historic Preservation Planner, at 512-974-2727.