

HISTORIC LANDMARK COMMISSION
JUNE 27, 2016
DEMOLITION AND RELOCATION PERMITS
HDP-2016-0396
4531 AVENUE F

PROPOSAL

Demolish a ca. 1938 house.

ARCHITECTURE

One-story, rectangular-plan, front-gabled frame bungalow with a partial-width partially-inset front-gabled porch on plain, square wood posts; single 1:1 fenestration; artificial siding.

RESEARCH

The house was built in 1938 by H.W. Sauer as a rental property. The first tenants were Arthur W. and Cressa Larson, who lived here until around 1940. Arthur W. Larson was a high line operator. Max Meier, a carpenter, and his wife, Emma, rented the house in the early 1940s; Troy and Berneice Moon rented it in the mid-1940s. Troy Moon was in the U.S. Army at the time he and Berneice rented this house.

The house was purchased around 1946 by Marvin A. and Ruth McCoy, who lived here until around 1950, and again in the early 1980s. The McCoys had lived in Waco in 1940 where he was a barber and she worked as a clerk for a wholesale drug company. While living in this house in Austin, he was a claims examiner for the Texas Employment Commission.

From around 1950 until around 1969, the house was first rented, then owned by Samuel Claud McCullough, and his wife, Lydia Robertson McCullough. The McCulloughs ran a grocery and service station on Georgetown Road prior to moving into this house; he was listed as a salesman while living here. The house has been a rental property since around 1970.

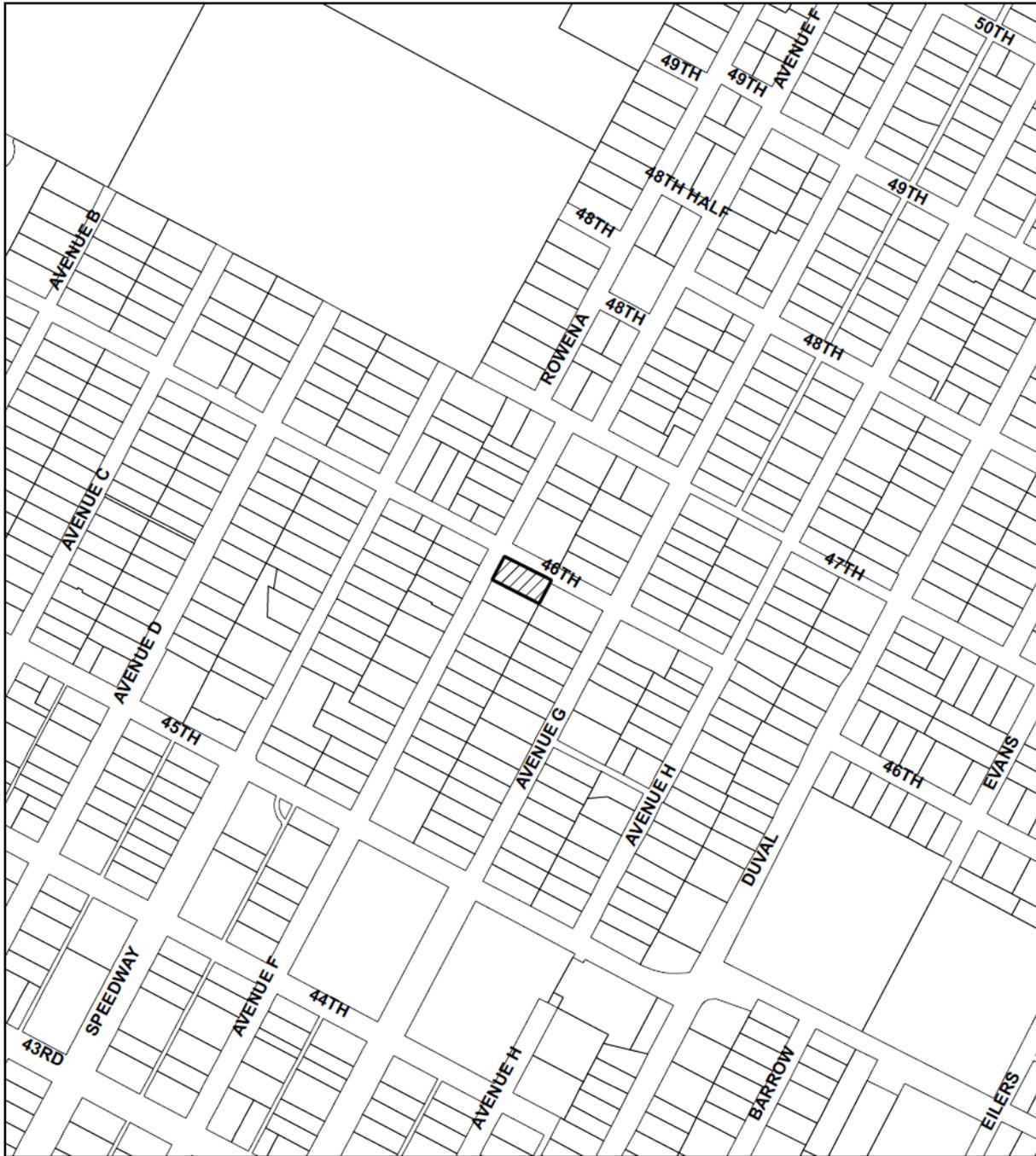
STAFF COMMENTS

The house is listed in the Comprehensive Cultural Resources Survey (1984) but without a priority for research.

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, consisting of photographs of all elevations, a dimensioned sketch plan, and a narrative history, for archiving at the Austin History Center. While the house does not meet the requirements for individual designation as a historic landmark, it is an intact example of a late 1930s bungalow that represents working- to middle-class housing, especially in the North Hyde Park area, and should be retained if at all possible.

LOCATION MAP



-  N
-  SUBJECT TRACT
-  PENDING CASE
-  ZONING BOUNDARY

NOTIFICATIONS
 CASE#: HDP-2016-0396
 4531 AVENUE F



1" = 333'

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.

This product has been produced by CTM for the sole purpose of geographic reference. No warranty is made by the City of Austin regarding specific accuracy or completeness.

4531 Avenue F
ca. 1938



OCCUPANCY HISTORY
4531 Avenue F

City Directory Research, Austin History Center
By City Historic Preservation Office
June, 2016

| | |
|---------|---|
| 1992 | Thomas Thornton, renter No occupation listed |
| 1985-86 | Carla Harrell, renter No occupation listed NOTE: The directory indicates that Carla Harrell was a new resident at this address. |
| 1981 | Marvin A. McCoy, renter No occupation listed |
| 1977 | Vacant |
| 1973 | David L. Burger, renter No occupation listed |
| 1968 | Samuel C. and Lydia R. McCullough, owners Retired |
| 1965 | Samuel C. and Lydia R. McCullough, renters Salesman |

- 1962 Samuel C. and Lydia R. McCullough, renters
Salesman
- 1959 Samuel C. and Lydia R. McCullough, renters
No occupation listed
- 1955 Samuel C. and Lydia R. McCullough, renters
Salesman
- 1952 S. Claud and Lydia R. McCullough, renters
Salesman
NOTE: Marvin A. and Ruth C. McCoy are listed at 4010 Avenue G; he was an examiner for the Texas Employment Commission; she was the office manager for the Texas Public Employees Association.
- 1949 Marvin A. and Ruth McCoy, owners
Senior claims examiner, Texas Employment Commission
NOTE: Samuel C. and Lydia R. McCullough are not listed in the directory.
- 1947 Marvin A. and Ruth McCoy, owners
Claims examiner, State Unemployment Compensation Commission
- 1944-45 Troy T. and Berneice Moon, renters
U.S. Army
NOTE: Marvin A. McCoy (Ruth is not listed) lived at 804 Norwalk Lane; he was in the U.S. Marine Corps.
- 1941 Max O. and Emma Meier, renters
Carpenter
- 1939 Arthur W. and Cressa Larson, renters
High line operator
- 1937 The address is not listed in the directory.
NOTE: Arthur W. and Cressa Larson are not listed in the directory.

BIOGRAPHICAL NOTES:**Marvin A. and Ruth McCoy (ca. 1946 – ca. 1950 and ca. 1980 – ca. 1983)**

The 1940 U.S. Census shows Marvin A. and Ruth McCoy as the renters of an apartment in Waco, Texas. Marvin A. McCoy was 31, had been born in Texas, and was a barber. Ruth McCoy was 26, had been born in Texas and was a clerk for a wholesale drug company. They had no children listed with them.

Samuel Claud and Lydia R. McCullough (ca. 1950 – ca. 1969)

The 1940 U.S. Census shows Claud and Lydia McCullough as the owners of the house at 5608 Georgetown Road; that house was worth \$700. Claud McCullough was 46, had been born in Texas, and was the proprietor of a grocery and filing station. Lydia McCullough was 48, had been born in Texas, and was a grocery clerk in a grocery store. They had lived in rural Travis County in 1935. They had no children listed with them.

The 1920 U.S. Census shows Sam C. and Lydia R. McCullough as the renters of a farm near Cameron Road in rural Travis County. Sam McCullough was 25, had been born in Texas, and was a farmer. Lydia R. McCullough was 27, had been born in Texas, and had no occupation

listed. They had a daughter, Lois, 2. The family also had a boarder, Robert Day, 16, who had been born in Texas and was a student at Austin High School.

SAMUEL C. McCULLOUGH

Samuel Claud McCullough, 75, 4531 Ave. F, died in a local hospital Saturday. McCullough had been a lifetime resident of Austin. He was a member of First Methodist Church, Hill City Masonic Lodge No. 456 A.F. & A.M., Austin Scottish Rite Bodies and Ben Hur Shrine. He was a retired grocer.

Survivors include his widow, Mrs. Lyda Robertson McCullough, Austin; two daughters, Mrs. Leanora Dyer, Austin, and Mrs. Lois Douglas, Austin; two grandchildren, K. Scott Douglas, Austin, and Mrs. Claudette Hargrave, Hudson, N.H.; two great-grandchildren; brother, Charley B. McCullough, Austin; sister, Mrs. Mary Ashmore, Boling.

Funeral will be at 2:00 p.m. Monday at Weed-Corley Funeral Home with Rev. B. C. Schmidt officiating. Burial will be in the Hornsby Bend Cemetery, under auspices of Hill City Masonic Lodge No. 456.

A called meeting of Hill City Lodge No. 456, Lodge of Sorrow, will be at 2 p.m. Monday, at the funeral home for paying last respects to and conducting funeral for McCullough.

Obituary of Samuel Claud McCullough
Austin American-Statesman, December 7, 1969

SAMUEL C. McCULLOUGH

Funeral for Samuel Claud McCullough, 75, 4531 Avenue F, who died in a local hospital Saturday, will be Monday at 2 p.m. at Weed-Corley Funeral Home. Rev. B. C. Schmidt officiating. Burial will be in Hornsby Bend Cemetery under auspices of Hill City Masonic Lodge No. 456.

Pallbearers will be Juel Jones, Virgil McCullough, Robert McCullough, Frankie McCullough, Luther Allen and Richard McCullough.

Funeral notice for Samuel Claud McCullough
Austin American, December 8, 1969

McCULLOUGH, Lydia R., 89, of Austin, died Sunday. Graveside services 2 p.m. Tuesday at Hornsby Bend Cemetery. Visitation 7 p.m. to 9 p.m. today at Weed-Corley Funeral Home. Survivors: daughters, Leanora Dyer, Lois Douglas, both of Austin; two grandchildren; four great-grandchildren.

Death notice for Lydia R. McCullough
Austin American-Statesman, March 16, 1981

H. W. Sauer

4531 Avenue F.

~~84~~
213

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Hyde Park Annex

Frame residence - garage attached

216n - 2/17/38

4

Building permit to H.W. Sauer for this house (1938)

Connection Charge \$ 12.00
Application for Sewer Connection, No 13990A

Austin, Texas, 1-27 ✓ 1938

To the Superintendent of Sewer and Public Improvements,
City of Austin, Texas

Sir:-

I hereby make application for sewer connection and instructions on premises owned by H.W. Sauer at 4531 Ave F St Street, further described as lot 1, block 20, outlet 24, subdivision Hyde Park Annex, division E, plat 87, which is to be used as a Res

In this place there are to be installed 4 fixtures.

I agree to pay the City Sewer Department the regular, ordinance charge.

Respectfully,
1/2 DEEP
AT PL
Stub Out Edgar H. Hester

Connected 3/2 1938 Payment OK

Size of Main 6 inches. OK 2-28-38

Size of Service 4 inches. 43

4 1/2 Feet Deep in ST

1.9 Feet from Property Line

Feet from Curb Line Con 43-3

Inspected by Boatright of N.P.I.

Connection made by Perayor A-77

Sewer connection application by H.W. Sauer for this address (1938)