

**HISTORIC LANDMARK COMMISSION  
SEPTEMBER 12, 2016  
DEMOLITION AND RELOCATION PERMITS  
HDP-2016-0509  
310 COMAL STREET**

**PROPOSAL**

---

Demolish a ca. 1949 industrial building.

**ARCHITECTURE**

---

One-story, flat-roofed, concrete building that stretches the entire block from Comal to Onion Streets along the south side of E. 4<sup>th</sup> Street. The building has walls of hopper windows and glass in multi-light configuration; a two-story section in the middle of the south side of the building shares the architecture of the one-story sections.

**RESEARCH**

---

The building was built in 1949 by Capitol Linen Service, which had previously been located across 4<sup>th</sup> Street at 400 Comal Street. The business name changed to National Linen Service in the early 1970s.

**STAFF COMMENTS**

---

The building is not listed in any City survey to date.

**STAFF RECOMMENDATION**

---

Postpone or initiate historic zoning on this building to determine feasible alternatives to demolition. The building takes up an entire block, and while vandalized, appears to be in a condition where preservation and rehabilitation would be practical. The role of Capitol (later National) Linen in the East Austin community has not yet been fully determined, and large, industrial-style buildings such as this one, dating from the late 1940s, are rare in Austin. The size of this building may determine a variety of uses, from music and art studios to retail, restaurants, recreation, or offices. If the Commission votes to release the demolition permit, then staff recommends 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.

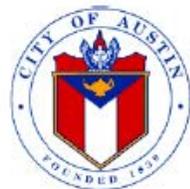
LOCATION MAP



-  SUBJECT TRACT
-  PENDING CASE
-  ZONING BOUNDARY

**NOTIFICATIONS**

CASE#: HDP-2016-0509  
LOCATION: 310 Comal Street



1" = 156'

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.

310 Comal Street  
ca. 1949









## OCCUPANCY HISTORY 310 Comal Street

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

- |         |  |
|---------|--|
| 1992    | National Linen Service<br>No manager listed<br>NOTE: National Linen Service also had locations at 1500 E. 4 <sup>th</sup> Street and at 1307 Smith Road.                                 |
| 1985-86 | National Linen Service<br>No manager listed<br>NOTE: National Linen Service also had a location at 1500 E. 4 <sup>th</sup> Street.   |
| 1981    | National Linen Service<br>Howard Glass, manager<br>NOTE: The directory indicates that 310 Comal Street was the office, and there was another location at 1500 E. 4 <sup>th</sup> Street. |
| 1977    | Vacant   |
| 1973    | National Linen Service<br>James R. Wilson, manager   |
| 1968    | National Linen Service<br>Jesse R. Darnell, manager  |
| 1965    | Capitol Linen Service<br>Leonard P. Meadows, Jr., manager  |

- 1962 Capitol Linen Service  
Jennings B. LeGrand, manager
- 1959 Capitol Linen Service  
Irving Miles, manager
- 1955 Capitol Linen Service  
Irving Miles, manager
- 1952 Capitol Linen Service  
Irving Miles, manager
- 1949 The building is listed as under construction.  
NOTE: Capitol Linen Service was located at 400 Comal Street; Jack Healey was the manager.

**Capitol Linen Supply Co.                      310 Comal Street**  
~~23-A~~                      7,8,9 and east 1/2 of 10                      3                      4                      0  
 27                      Peck Addition  
    Masonry (linen supply) commercial bldg  
    40078 1-25-49    \$75,000.  
    Owner

25?

Building permit to Capitol Linen Supply Company for the construction of this building (1949)

**WATER SERVICE PERMIT**

Austin, Texas

C No. 3591

**INDEXED**

NE

Received of CAPITOL LINEN SER. BLDG. Date 5-20-49  
 Address: 310 Comal Street  
 Amount: ONE HUNDRED FIFTY + NO/100 \$ 150.00  
 Plumber: ? Size of Tap: 6"

Date of Connection	<u>5-30-49</u>	No. Fittings	
Size of Tap Made	<u>6" X 6" TEE</u>	Curb Cock	<u>1 - 6" X 6" TEE</u>
Size Service Made	<u>6" C I</u>	Elbow	<u>1 - 6" X 6" SLEAVE</u>
Size Main Tapped		St. Elbow	<u>1 - 6" X 6" TEE</u>
From Front Prop. Line to Curb Cock		Bushing	<u>1 - 8" X 6" C.I. PIPE</u>
From <u>South</u> Prop. Line to Curb Cock		Reducer	
Location of Meter	<u>6" T. B.</u>	Pipe	<u>9 1/2' Galv. Lead</u>
Type of Box		Lead Comp	<u>2 1/4" Galv. 7/8" x 1" W.P.</u>
Depth of Main in St.		Nipples	
Depth of Service Line	<u>2' 2"</u>	Union	
From Curb Cock to Tap on Main	<u>7' 0"</u>	Plug	
Checked by Engr. Dept.	<u>R.W.P. 6-14-49</u>	Te	
		Stop	
		Box	
		Lid	
		Valves	<u>Job No. 323-5-00</u>
		Req. No.	

**INDEXED** 3/20/68 MF

**WATER SERVICE PERMIT**

Austin, Texas

C No. 3591  
**INDEXED**

NE

Received of Capitol Linen Service Co. Date 5-20-49  
 Address: 310 Comal Street  
 Amount: One Hundred \$ 100.00  
 Plumber: AAA Size of Tap: 4"

Date of Connection	<u>5-24-49</u>	No. Fittings	
Size of Tap Made	<u>8" X 4" TEE</u>	Curb Cock	<u>1 - 8" X 4" TEE</u>
Size Service Made	<u>4" C I</u>	Elbow	<u>1 - 8" SLEAVE</u>
Size Main Tapped	<u>8"</u>	St. Elbow	<u>1 - 4" TEE C.I. PIPE</u>
From Front Prop. Line to Curb Cock	<u>12' 7"</u>	Bushing	<u>2 - 4" X 2" TEE</u>
From <u>South</u> Prop. Line to Curb Cock	<u>7' 5"</u>	Reducer	<u>2 - 4" Elbow's</u>
Location of Meter	<u>COMAL ST. CURB</u>	Pipe	<u>8' 7" 4" Galv. PIPE</u>
Type of Box		Lead Comp	<u>2 - 4" X 6" NIPS</u>
Depth of Main in St.	<u>2 1/2'</u>	Nipples	<u>1 - 4" X 3" NIP</u>
Depth of Service Line	<u>2 1/2'</u>	Union	<u>1 - 4" Hub Galv. W.P.</u>
From Curb Cock to Tap on Main	<u>19' 5"</u>	Plug	<u>1 - 4" Hub Galv. W.P.</u>
Checked by Engr. Dept.	<u>R.W.P. 6-14-49</u>	Te	<u>6' 7" 2" Galv. PIPE</u>
		Stop	<u>2 - 2" ELBOWS</u>
		Box	<u>1 - 2" W.P. VALVE</u>
		Lid	<u>1 - 2" X 5" NIP</u>
		Valves	<u>2 - 1" W.P. VALVE</u>
		Job No.	<u>2 - 2" X 1" W.P. S. H. M.G.</u>
		Req. No.	<u>1 - 8" R.L. C.I. NIP</u>

**INDEXED** 3/20/68 MF

Water service permits to Capitol Linen Supply for this address (1949)

No. 12181 Application for Sewer Connection No.

*Rush* <sup>1st</sup> *93 Japp.* Austin, Texas, *6-20-49*

To the Superintendent of Sanitary Sewer Division, City of Austin, Texas.

Sir:— I hereby make application for sewer connection and instructions on premises owned by Capitol Linen Supply Co 310 Comal Street, further described as Lot 789 + 2 1/2 of 10 Block 3 Outlot 4 Division 0 subdivision Richardson Plat 23-A which is to be used as a comm.

In this place there are to be installed 25 1/2 fixtures. Plumbing Permit No. 33518  
 I agree to pay the City of Austin, the regular ordinance charge. *6-22-49*

Depth at Prop. Line 4' *8'* Respectfully, *[Signature]*

Connected } at SE corner of Lot "A" Plbg Co.  
 (Location)

Date 6-24-49 *Related to work on permit of Ed*  
*& Construct with CR*

By Murray *on the 4th of 3-13-60*

NOTE: Connection Instruction 6" Sewer in Alley No. South  
on record Main 7.5' S of CR. B-809

Sewer connection application by Capitol Linen Supply for this address (1949)

Capitol Linen Serv.	310 Comal
27	7, 8, 9, 10, 11 & 12
	<i>PECK</i>
	R. H. <del>Peck</del>
	Addn. to Comm. Bldg.
63596	4-27-56
	\$40,000.
Day Labor	1

Building permit to Capitol Linen Service for an addition (1956)

Receipt No. 25397

Application for Sewer Connection

No. 36997

*2nd of 3 Japs*

Austin, Texas, 5-14 1956

To the Superintendent of Sanitary Sewer Division, City of Austin, Texas.

Sir:-

I hereby make application for sewer connection and instructions on premises owned by

Capital Linen Supply at 310 Comal Street,  
further described as Lot 7-8-9-10-11-12 Block 3 Outlot Division  
subdivision R.H. Peck Plat 27, which is to be used as a

In this place there are to be installed 1 fixtures. Plumbing Permit No. 18891  
I agree to pay the City of Austin, the regular ordinance charge.

Depth at Prop. Line 2' Main 5' Respectfully,

Connected } 157' W. of E. Pl. (Location)  
Date 7-6-56 in E. 4th St.

By

*Rangel*

NOTE: Connection Instruction *2' sewer in 4th St. No record in Allen*  
*2' sewer in Allen*

Receipt No. 25398

Application for Sewer Connection

No. 36998

*3rd of 3 Japs*

Austin, Texas, 5-14 1956

To the Superintendent of Sanitary Sewer Division, City of Austin, Texas.

Sir:-

I hereby make application for sewer connection and instructions on premises owned by

Capital Linen Supply at 310 Comal Street,  
further described as Lot 7-8-9-10-11-12 Block 3 Outlot Division  
subdivision R.H. Peck Plat 27, which is to be used as a

In this place there are to be installed 1 fixtures. Plumbing Permit No. 18982  
I agree to pay the City of Austin, the regular ordinance charge.

Depth at Prop. Line 3' 8' at main Respectfully,

Connected } 12' W of West of Comal (Location)  
Date 7-24-56

By

*Villareal*

NOTE: Connection Instruction *2' sewer in Allen No record in Allen*  
*2' sewer in Allen*

OWNER Capitol Linen Serv. ADDRESS 310 Comal St.

PLAT 27 LOT 11,12 & W $\frac{1}{2}$  of 10 BLK 3

SUBDIVISION R. H. Peck

OCCUPANCY Garage and Loading

BLD PERMIT # 104097 DATE 6-26-67 OWNERS ESTIMATE 30,000

CONTRACTOR Jackson and Foney NO. OF FIXTURES se e plans

WATER TAP REC # SEWER TAP REC #

one story masonry comm bldg addn and remodel

6,100 Sq. Ft.

~~5-17-76-#156972-Natl Linen Serv.-remodel 1dry, adding bath  
& dining area, aslo removing interior non-bearing  
walls - Mercado Interprises - \$8,000~~

Building permits to Capitol Linen Service for an addition to the building (1967 and 1976)

EQUIPMENT PERMIT

OWNER National Linen Service ADDRESS 310 Comal St.

PLAT 27 LOT 7-8-9- & E  $\frac{1}{2}$  of 10 BLK 3

SUBDIVISION R.H.Peck Sub

OCCUPANCY Equipment Permit -Two (2) 10,000 gallon tanks

BLD PERMIT # 140898 DATE 2/25/74 OWNERS ESTIMATE \$10,000

CONTRACTOR Ben L. Sales NO. OF FIXTURES sp

WATER TAP REC # SEWER TAP REC #

Instal Two (2) 10,000 gallon tanks. *G-615587*

*G-615584*

*Ugh 2-26-74*

Equipment permit to National Linen Service for two 10,000 gallon tanks (1974)