HISTORIC LANDMARK COMMISSION SEPTEMBER 24, 2018 DEMOLITION AND RELOCATION PERMITS

HDP-2018-0373 3407 Werner Ave

PROPOSAL

Demolish a ca. 1940 house.

ARCHITECTURE

One-story, rectangular-plan, side-gabled building built with Colonial Revival influences. Clad in asbestos siding, with covered carport; double-hung 6:6 wood-sash windows.

RESEARCH

The building at 3407 Werner Avenue was constructed around 1940. It was occupied by a succession of owners, all of whom stayed fewer than ten years. Owners included Aaron and Edyth Kruger, James and Cleo Culbreath, Josie and Harry Jaster, and Amy and Larry Roecker.

STAFF COMMENTS

The building does not appear to meet the criteria for designation as a historic landmark.

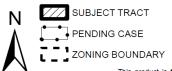
Designation Criteria—Historic Landmark

- 1) The building is 50 years old, having been constructed around 1940.
- 2) The building retains a moderately high degree of integrity.
- 3) Properties must meet two historic designation criteria for landmark designation (City of Austin Land Development Code, Section 25-2-352). The property does not appear to demonstrate significance according to any criteria.
 - a. **Architecture.** The house is built with Colonial Revival influences. It does not appear to possess distinction within the style.
 - b. **Historical association**. There do not appear to be significant historical associations. Aaron Kruger managed the Kruger Jewelry Co. of Austin and served as a trustee of Temple Beth Israel, while Edyth Kruger was a locally known classical singer who had studied at Julliard in New York and performed in various Texas cities; however, they did not live in the house for long.
 - c. **Archaeology**. The property was not evaluated for its potential to yield significant data concerning the human history or prehistory of the region.
 - d. Community value. The property does not appear to have a unique location, physical characteristic, or significant feature that contributes to the character, image, or cultural identity of the city, a neighborhood, or a particular group.
 - e. **Landscape feature**. The property is not a significant natural or designed landscape with artistic, aesthetic, cultural, or historical value to the city.

STAFF RECOMMENDATION

Encourage rehabilitation and adaptive reuse of the building. If the Commission votes to release the permit, then staff recommends relocation over demolition, and 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.





NOTIFICATIONS

CASE#: HDP-2018-0373 LOCATION: 3407 WERNER AVE

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.

1 " = 250 '

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.



Photos



Primary (west) façade of 3407 Werner Avenue.

Occupancy History

Completed by Historic Preservation Office staff August 2018

1939 Address not listed

1941 W. Daniel and Fannie Smith, owners Driver, Magnolia Petroleum

1944-47 Aaron and Edyth (or Edith, or Edythe) Kruger, owners Manager, Kruger Jewelry Co. of Austin (722 Congress and 2236 Guadalupe)

James and Cleo Culbreath, owners
James worked as a salesman and routeman at the Austin News Agency (1949 and 1952) and an auditor for the State Board of Insurance Commissioners (1954). Cleo worked as a teacher at the State School for the Deaf. Their daughter Cleo S. Culbreath lived with them in 1949; at the time, she was a student at UT.

1957-64 Harry J. and Josie M. Jaster, owners Egg retailer (1961) and foreman at Superior Dairies, 600 E. 1st Street (1957); no occupation was listed in 1964.

1968 Cecil J. Rhoades, Jr., and Doris Rhoades, owners Security officer, University of Texas

1973-77 Larry and Amy Roecker, owners Construction worker (1973) and general contractor (1977)

1981 Michael A. Carruth, renter Manager, Lawn Crier

1985-86 Stephanie Griffin, renter No occupation listed

1992 Patricia Moore, owner No occupation listed

Building Permits

W. D. Smith 3407 Werner Ave.

68 29 7 11 C

University Park Addn.

frame res. & box gar.

18635 - 1-10-40

Building permit issued to W. D. Smith for a frame residence and box garage, 1/10/1940.

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Water tap permit issued to W. D. Smith, 3/15/1940.											
GONNE ON-CHARGES 3037 N. 17605A											
APPLICATION FOR SEWER CONNECTION.											
	Austin, Texas	4-	12 -	19 5							
To the Su Sir:-	perintendent of Cit	Sewer and Proy of Austin,		ents,							
I hereby	y make application	on for sewer	connection and	d instructions	3						
on premises owned by Mas. Sidney South											
at 3407 Worser Ade, Street,											

further described as lot //), block 7 , outlot ,,

In this place there are to be installed

I agree to pay the City Sewer Department the regular ordinance

subdivision Viziv. Park Addivision

which is to be used as a

Connected 4 _/5 19 4/

Size of Service / inches.

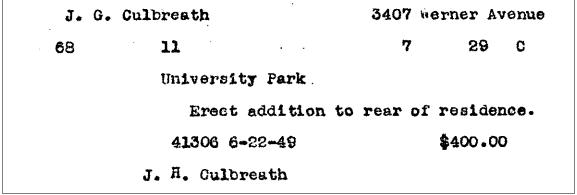
Feet Deep

Feet from Property Line
Feet from Curb Line

Size of Main

Connection made by

Sewer connection permit issued to Mrs. Sidney Smith, 4/12/1941.



Building permit issued to J. G. Culbreath to erect a rear addition, 6/22/1949.



Building permit record for a new attached carport, issued 4/8/1994.