

HISTORIC LANDMARK COMMISSION
NOVEMBER 19, 2018
DEMOLITION AND RELOCATION PERMITS
HDP-2018-0592
1305 KINNEY AVENUE

PROPOSAL

Demolish a ca. 1955 house.

ARCHITECTURE

One-story, rectangular-plan, front-gabled frame house with asbestos siding and a brick wainscot; partial-width, shed-roofed independent porch; single 1:1 fenestration.

RESEARCH

The house was built in 1955 by local developer and builder Houston R. Stinson. The first owners and occupants of the house were Willie F. and Oma S. Brown, who lived here until around 1967. Willie F. Brown was a truck driver for an oil company, although for the time that he and Oma lived here, he had no occupation listed in the city directories. The house then was a rental property in the late 1960s before being purchased by Pauline Reyes, a widow, who worked as a maid at the Scottish Rite Dormitory, and later for the Austin public schools. Her son, Paul, lived here with her. He was a building attendant for UT, then later worked for the public schools.

STAFF COMMENTS

The house is beyond the bounds of any City survey to date.

Staff has evaluated this house for designation as a historic landmark and has determined that the house does not meet the criteria for landmark designation as set forth in City Code:

- a. **Architecture.** The house is a frame 1950s cottage, typical for working-class housing at the time it was built. However, this house has no architectural distinction and does not meet the criterion for architectural significance.
- b. **Historical association.** The house was owned by a truck driver and then a public school employee for the majority of its existence. There do not appear to be significant historical associations.
- c. **Archaeology.** The house was not evaluated for its potential to yield significant data concerning the human history or prehistory of the region.
- d. **Community value.** The house does not possess a unique location, physical characteristic, or significant feature that contributes to the character, image, or cultural identity of the city, the neighborhood, or a particular demographic 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 re-use, then relocation over demolition, but release the permit upon completion of a City of Austin Documentation Package. The house does not meet the criteria for individual designation as a historic landmark.

LOCATION MAP



-  SUBJECT TRACT
-  PENDING CASE
-  ZONING BOUNDARY

1" = 141'

NOTIFICATIONS

CASE#: HDP-2018-0592
LOCATION: 1305 Kinney Avenue



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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1305 Kinney Avenue
ca. 1955



OCCUPANCY HISTORY 1305 Kinney Avenue

City Directory Research, Austin History Center
By City Historic Preservation Office
November, 2018

- | | |
|---------|---|
| 1992 | Pauline Reyes, owner
Employed by the public schools
Also listed is Paul Reyes, employed by AISD. |
| 1985-86 | Pauline Reyes, owner
Employed by the public schools
Also listed is Paul Reyes, employed by AISD |
| 1981 | Pauline Reyes, owner
Employed by the public schools
Also listed is Paul Reyes, a building attendant at the University of Texas. |
| 1977 | Pauline Reyes, owner
No occupation listed |
| 1973 | Pauline Reyes, owner
Maid, Scottish Rite Dormitory |

- 1968 William J. and Mary M. Terry, renters
 William: Mail carrier, Post Office
 Mary M.: Clerk, Post Office
 NOTE: Pauline Reyes is not listed in the directory.
- 1965 Willie F. and Oma S. Brown, owners
 No occupation listed
- 1962 Willie F. and Oma S. Brown, owners
 No occupation listed
- 1959 Willie F. and Oma S. Brown, owners
 No occupation listed
- 1957 The address is not listed in the directory.
 NOTE: William F. and Naomi Brown are listed at 1206 Madison Avenue; he was a salesman for the Magnolia Petroleum Company.
- 1955 Under construction
 NOTE: William F. and Naomi Brown are listed at 1206 Madison Avenue; neither had an occupation shown.

BIOGRAPHICAL NOTES:

Willie F. and Naomi L. Brown (ca. 1955 – ca. 1967)

The 1940 U.S. Census shows Willie F. and Naomi L. Brown as the owners of a house worth \$3,000 at 2504 W. 8th Street in Austin. Willie F. Brown was 43, had been born in Texas, and was a truck driver for Magnolia Oil Company. Naomi L. Brown was 46, had been born in Texas, and had no occupation listed. They had a daughter, Ethel L. Brown, 13, who had been born in Texas.

Willie F. Brown was born in 1896 and died in 1967. Lillie Naomi Brown was born in Travis County in 1893 and died in Lubbock in 1969. They are buried in the Live Oak Cemetery in Manchaca, Texas.

WILLIE F. BROWN

Willie F. Brown, 70, of 1305 Kinney Ave., died in a local hospital Wednesday. He has been with Mobil Oil Corp. for 38 years up to retirement in 1959, and was a member of Southside Church of Christ.

He is survived by his wife, Mrs. Oma Brown; a daughter, Mrs. Vernon Behner of Lubbock; three sisters, Mrs. W. E. Jones of Buda, Mrs. Mrs. M. A. Barr and Mrs. E. W. Fues, both of Austin; a brother, J. E. Brown of Austin; and three grandchildren.

Funeral services will be held at Cook Funeral Home Friday at 2 p.m. with Minister Joe Malone and Minister Basil Shilling officiating. Burial will follow in Liveoak Cemetery.

Obituary of Willie F. Brown
Austin Statesman, March 23, 1967



Lillie Naomi Brown (1893-1969)

MRS. W. F. BROWN

Funeral services for Mrs. W. F. (OMa) Brown, 75, a former resident of Austin, will be held at Cook Funeral Home Friday at 2 p.m. with Minister Joe Malone of Ft. Worth officiating. Burial will follow in Live Oak Cemetery.

She is survived by one daughter, Mrs. Vernon Behner of Lubbock; five brothers, E. C. Stewart Sr., T. A. Stewart, Arthur Stewart, Ivan Stewart, all of Austin, and E. N. Stewart of Creedmoor; and three grandchildren.

Pallbearers will be E. C. Stewart Jr., Arthur L. Stewart Jr., James Stewart, Don Allen Stewart, Mike Stewart and Robert Barr.

Obituary of Oma Brown
Austin Statesman, March 20, 1969

Pauline Reyes (ca. 1970 – ca. 2014)

Our beloved Pauline B. Reyes, age 81, resident of Austin, was called by our Heavenly Father on Saturday, April 19, 2014. She was preceded in death by husband Martin M. Reyes; son Jesse Reyes; granddaughter Anissa Ann Briones; parents Manuel and Guadalupe Barrientes; sister Janie Villanueva; niece Jennifer Nanez. She is survived by her children Gloria Reyes, Robert Reyes, Rose Mary Frazier (Glenn), Lucy Reyes, Amando Reyes, Paul Reyes, Suzanne Terrell, Virginia Reyes (Manuel Briones) and Irene Reyes; brothers Manuel Nanez and Pablo Lopez; sisters Valentina Juarez, Susie Olgin and Vera Lopez; 26 grandchildren; 13 great-grandchildren; 3 great-great grandchildren and niece Luisa Lee (Ken).

Pallbearers will be Jesse Reyes Jr., David Frazier, Amando Reyes, Roberto Reyes, Darius Terrell and Uriah Bohannon. Honorary Pallbears will be Barbara Reyes, Martin Reyes and Patrick Wutzke. Recitation of Holy Rosary 7:00 p.m., Tuesday at Mission Funeral Home Serenity Chapel 6204 South First Street (South). Mass of Christian Burial 10:00 a.m., Wednesday at San Jose Catholic Church. Interment will follow at Assumption Cemetery.

Obituary of Pauline Reyes
Austin American-Statesman, April 22, 2014

Houston R. Stinson

1305 Kinney Ave.

106 S 60 x120

W.V. Temples Lot 4

Pr. Res. with Atc. Carport

61094

7-13-55

\$7,800.00

Owner

8

Building permit for the construction of this house (1955)

NOTE: Houston R. Stinson was a local builder; he built many houses in Rosedale as well.

*5600x120
H.R. Stinson
for*

WATER SERVICE PERMIT

Austin, Texas

E No ⁷⁶⁸ 4084

Received of H.R. STINSON Date 7-20-55

Address 1305 KINNEY AVE

Amount UTILITY AND 1071 \$ 20.00

Clayton

Plumber SELF (P) 72833 Size of Tap 7/8"

Date of Connection	<u>9-6-55</u>
Size of Tap Made	<u>3/4"</u>
Size Service Made	<u>3/4"</u>
Size Main Tapped	<u>2 1/2" C.T.</u>
From Front Prop. Line to Curb Cock	<u>75'</u>
From NO- Prop. Line to Curb Cock	<u>21'</u>
Location of Meter	<u>P. 123</u>
Type of Box	<u>LOW</u>
Depth of Main in St.	<u>3'</u>
Depth of Service Line	<u>2.5'</u>
From Curb Cock to Tap on Main	<u>well</u>
Checked by Engr. Dept.	<u>11/1/55 HFB am</u>

12428

No. Fittings	Size
	Curb Cock
	Elbow
	St. Elbow
	Bushing
	Reducer
<u>4</u>	Pipe <u>3/4" cap</u>
	Lead Comp.
<u>1</u>	Nipples <u>1 1/4"</u>
<u>1</u>	Union <u>" L.I.D.</u>
	Plug
<u>1</u>	Tee <u>3/4" cap</u>
<u>1</u>	Stop <u>3/4" cap</u>
<u>1</u>	Box <u>LOW</u>
<u>1</u>	Lid
	Valves
	Job No. <u>W. 323-502</u>
	Req. No. <u>W. 1928</u>

INDEXED

Water service permit for this address (1955)

CO 22755 20710

Receipt No. 23890 Application for Sewer Connection No. 35376

Austin, Texas 7-21 1955

*Main in Dwyer
12.5 S of NPL*

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

Sir:— *Found H.C. for 1303 on this*
I hereby make application for sewer connection and instructions on premises owned by *HR Stinson* at 1303 Kinney Ave Street

further described as Lot 60x120 So. Pt. + 57 Block 243 Outlot _____ Division _____
subdivision W V Timples lot 4 Plat 08, which is to be used as a Res

In this place there are to be installed 8 fixtures. Plumbing Permit No. 17004-22
I agree to pay the City of Austin, the regular ordinance charge. *4 1/2 at still 8-8-55 R.R.*

Depth at Prop. Line. 3'
Stub Out 3' No S.C.C.
~~connected~~ (Location)
Date 8-19-55
By Roman

NOTE: Connection Instruction: *6" sewer in St. 6' below 13-12-55*
Roman 12.5' E of W.R. 6" stub 5' H.S.C.C.
22710

Sewer connection application for this address (1955)

OWNER	Pauline Reyes		ADDRESS	1305 Kinney Ave
PLAT	106	LOT	S. 60x120	BLK.
SUBDIVISION	W. V Timples lot 4			
OCCUPANCY				
BLDG. PERMIT #	181630	DATE	5-4-79	OWNERS ESTIMATE 5,838.0
CONTRACTOR	Bronson Const.		NO. OF FIXTURES	
WATER TAP REC#	SEWER TAP REC#			
<u>Remodel and repair exist res.</u>				

Building permit to Pauline Reyes to remodel and repair the house (1979)