

HISTORIC LANDMARK COMMISSION
JANUARY 28, 2019
DEMOLITION AND RELOCATION PERMITS
HDP-2018-0588
1712 WALNUT AVENUE

PROPOSAL

Demolish a ca. 1939 house.

ARCHITECTURE

One-story, rectangular-plan, side-gabled frame cottage with a central, front-gabled entry hood; single 1:1 fenestration.

RESEARCH

The house was built in 1939; the first occupants were Velmer and Vivian Gregg, who lived here until 1940. Velmer Gregg was a laborer; Vivian Gregg was a maid at the Stephen F. Austin Hotel. The house had some renters in the early 1940s until it was purchased by Alberta Moore, a cook and maid for a private dormitory at the University of Texas. Alberta Moore lived here from the mid-1940s until her death in 1999.

STAFF COMMENTS

The house is recommended as contributing to a potential local or National Register historic district of the Chestnut neighborhood by the East Austin Historic Resources Survey (2016).



Staff has evaluated this house for designation as a historic landmark and has determined that while the house may meet the criteria for landmark designation as set forth in City Code, it is better suited for inclusion as a contributing property in a historic district in this neighborhood:

- a. **Architecture.** The house is a quintessential late 1930s frame cottage, typical of working class housing and retains a high degree of integrity. The house meets the criterion for architecture.

- b. **Historical association.** The house was the home to African-American working class families, including a laborer and a maid and cook, all typical occupations for Austin's African-American population in the mid-20th century. The house could qualify for historical associations as a representation of the lifestyle of this identifiable demographic group under the historical association criterion.
- 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

Strongly encourage rehabilitation and adaptive re-use of this house. The house is a very intact example of an identifiable housing type in Austin and represents the homes of the African-American working class in Austin. If the Commission votes to release the permit, then staff encourages 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.

LOCATION MAP



-  N
-  SUBJECT TRACT
-  PENDING CASE
-  ZONING BOUNDARY

NOTIFICATIONS

CASE#: HDP-2018-0588
LOCATION: 1712 Walnut Avenue



1" = 134'

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.

1712 Walnut Avenue
ca. 1939



OCCUPANCY HISTORY 1712 Walnut Avenue

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

| | |
|---------|--|
| 1992 | Alberta Moore, owner Retired |
| 1985-86 | Alberta Moore, owner Retired |
| 1981 | Alberta Moore, owner Retired |
| 1977 | No return NOTE: There is a listing for an Alberta Moore at 1143 Springdale Road; she had no occupation shown. |

- 1973 Mrs. Alberta Moore, owner
Widow, Harry A. Moore
Maid, Reese Student House, 709 W. 23rd Street.
- 1968 Mrs. Alberta Moore, owner
Widow, Harry A. Moore
Maid, Reese Student House, 709 W. 23rd Street.
- 1965 Alberta Moore, owner
Widow, Harry Moore
Cook, Reese Student House, 709 W. 23rd Street.
- 1962 Mrs. Alberta Moore, owner
Widow, Harry C. Moore
Cook, Reese Student House, 709 W. 23rd Street.
- 1959 Mrs. Alberta Moore, owner
Widow, Harry A. Moore
Cook, Reese Student House, 709 W. 23rd Street.
- 1955 Mrs. Alberta Moore, owner
Cook
- 1952 Mrs. Alberta Moore, owner
Maid
- 1949 Mrs. Alberta Moore, owner
Domestic worker
- 1947 Frank and Annie L. Allen, owners
No occupation listed
NOTE: Alberta Moore is not listed in the directory.
- 1944-45 Mrs. Alberta Moore, owner
Waitress, Barton's Place, beer, 1900 E. 12th Street.
- 1942 Mary Fenton, renter
Maid
NOTE: Alberta Moore is not listed in the directory.
- 1941 Frank and Louise Murphy, renters
Carpenter
NOTE: Velmer and Vivian Gregg are listed at 1407 Cedar Avenue. He was a porter; she was a maid at the Stephen F. Austin Hotel.
- 1940 Velma and Vivian Greggs, renters
Velma: No occupation listed
Vivian: Maid, Stephen F. Austin Hotel, 7th Street and Congress Avenue.
- 1939 The address is not listed in the directory.
NOTE: Velma and Vivian Greggs are not listed in the directory.

BIOGRAPHICAL NOTES:**Velmer and Vivian Gregg (ca. 1939 – ca. 1940)**

H.B. Gregg, the son of Velma Gregg and Vivian Shaw, died at this address in 1939. He was born in 1935. Velma Gregg was born in Manor, Texas; Vivian Shaw was born in Austin, Texas.

Velmar and Vivian Gregg appear in the 1940 U.S. Census as the renters of the house at 1407 Cedar Avenue in Austin. Velmar Gregg was 27, had been born in Texas, and was a laborer. Vivian Gregg was 26, had been born in Texas, and had no occupation listed. They had a daughter, Gwendolyn, 2, who had been born in Texas. Also in the household was Velmar's brother, Edgar, 32, a Texas-born porter in a dress shop; and Edgar's wife, Senalia, 22, who had been born in Texas and had no occupation listed.

Velmer Gregg was living at 3314 Hemlock Avenue at the time of his death in 1971. He was born in Manor, Texas in 1913, and was a roofer. His widow was Vivian Gregg.

VELMER GREGG

Funeral services will be held Wednesday at 4 p.m. at David Chapel Baptist Church for Velmer Gregg, 59, who died Saturday at his home, 3314 Hemlock. Rev. J. E. Obey will officiate.

Burial will be in Evergreen Cemetery under direction of King Tears Mortuary, Inc. Pallbearers will be members of Real Estate Brokers. Honorary pallbearers will be the David Chapel Board of Trustees.

Survivors include his wife, Mrs. Vivian Gregg; one daughter, Mrs. Gwendolyn Singletary of Baltimore, Md.; his mother, Mrs. Evelyn Gregg of Austin; two sisters, Mrs. Mayme Parks and Mrs. Eva Swisher, both of Austin; three brothers, Clifton Gregg and Welmer Gregg of Austin, and Edgar Gregg of Washington D.C.; and three grandchildren.

Obituary of Velmer Gregg
Austin Statesman, September 28, 1971

GREGG, Vivian Maria, 91, of Austin died Thursday. Visitation 10 a.m. and services 11 a.m. Wednesday, David Chapel Missionary Baptist Church. Burial Evergreen Cemetery. Arrangements by King-Tears.

Death notice for Vivian Gregg
Austin American-Statesman, August 10, 2004



Vivian Gregg

Alberta Moore (ca. 1943 – ca. 1999)

Alberta Moore was born in Texas in 1908 and died in Austin in 1999. She is buried in Evergreen Cemetery in Austin.



Alberta Moore

Alberta Moore was born July 13, 1908, in Bastrop County to Mr. Charlie and Mrs. Martha Moore. She led a very active life devoting her time to family and friends. She will be deeply missed by all who knew her.

She was called to her final resting place February 4, 1999. She was preceded in death by one son, Frankie Lee Allen, two sisters, Susie McIntyre and Vera Barton, three brothers, Walter Crayton, A.J. Crayton, and Hughie Moore.

Alberta leaves to honor her memory one grandson, Arthur; great-grandson, Arthur, Jr.; granddaughter, Cynthia; one brother, James Douglas of Chicago, Illinois; daughter-in-law, Viola Allen; three cousins, Mr. Dempsey and Willie Jones and Geraldine Hicks; two nieces, Linda Smith of Taylor, Texas, and Joyce Mitchell of Los Angeles, California; one nephew, Milton Morgan of Houston, Texas; a best friend, Mrs. Ruth Howard; and a host of other relatives and friends.

Funeral services will be Tuesday, 2:00 p.m., at Peaceful St. James Baptist Church. Interment will follow at Evergreen Cemetery.

King-Tears Mortuary, Inc., 476-9128

Obituary of Alberta Moore
Austin American-Statesman, February 7, 1999

Dupree Johnson

1712 Walnut Ave.
100-1/2
of 1

53

3

same residence

2001 - 2/15/39

3

Building permit to Dupree Johnson for the construction of this house (1939)

~~Connection Charge~~ # 853 153169

Application for Sewer Connection.

Austin, Texas, 2 116 1939

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. E. Buettner
at 1712 Walnut Ave Street,
further described as lot N 38 7/2', block 8, outlot _____,
subdivision Grandview, division _____, plat 38,
which is to be used as a Res

In this place there are to be installed 3 fixtures

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

Respectfully,
W. O. Harper
City of Austin

5' DEEP
AT-PL
Stub Out _____

Connected 3-4 1939 Permit Pt
Size of Main 4 inches. 3-1-39
Size of Service _____ inches. 0 1/2

7 Feet Deep in alley
10 Feet from Property Line Con 42-
_____ Feet from Curb Line 7 of 5

Inspected by Boatright
Connection made by Harvey
10906 A-315

Sewer connection application for this address (1939)