



HISTORIC LANDMARK COMMISSION

March 25, 2019 - 6:00 p.m.

Regular Meeting

Council Chambers, Austin City Hall

301 W. 2nd Street

Austin, Texas

CURRENT BOARD MEMBERS:

____ *Emily Reed, Vice Chair*
____ *Witt Featherston*
____ *Ben Heimsath*
____ *Emily Hibbs*
____ *Kevin Koch*

____ *Kelly Little*
____ *Terri Myers*
____ *Alex Papavasiliou*
____ *Blake Tollett*
____ *Beth Valenzuela*

NOTES ON HISTORIC LANDMARK COMMISSION MEETINGS

- a) The first speaker signed up for each side of a contested public hearing will be allowed up to 5 minutes to speak. Any further speakers will be allowed up to 3 minutes. The Commission does not allow for the donation of time. The applicant or their agent may have a rebuttal after the conclusion of testimony of up to 3 minutes. Speakers should not repeat the testimony previously given on any case.
- b) Cases passed by the Commission on the consent agenda will not have a formal public hearing. If a citizen would like to speak on a case proposed for passage on the consent agenda, that person should make it known to the Chair of the Commission at the time of the reading of the consent agenda. Otherwise, the case will pass on consent, and there is no later recourse.
- c) In cases involving the review of demolition or relocation permit applications, the Commission may initiate a historic zoning case to further study the evidence regarding the potential of the subject property for landmark designation. If the Commission initiates a historic zoning case, the Commission will review the case again at its next regularly scheduled meeting for a recommendation regarding historic zoning. There will be no new notification sent out by the City stating the next hearing date.
- d) All public comments must be received by staff by 1 p.m. on the day of the meeting. Staff cannot forward public comments to commissioners after this time.

1. CITIZEN COMMUNICATION: GENERAL

The first three speakers signed up prior to the meeting being called to order will each be allowed a three-minute allotment to address items not posted on the agenda.

2. APPROVAL OF MINUTES

A. February 25, 2019

3. BRIEFINGS, DISCUSSION, AND POSSIBLE ACTION

No briefings.

4. PUBLIC HEARINGS

- A. DISCUSSION AND ACTION ON APPLICATIONS FOR HISTORIC ZONING,
DISCUSSION AND ACTION ON APPLICATIONS FOR HISTORIC DISTRICT

**ZONING APPLICATIONS, AND REQUESTS TO CONSIDER THE INITIATION OF A
HISTORIC ZONING CASE**

**1. C14H-2017-0120 – Schneider-Watson House – WITHDRAWN BY APPLICANT
5 Green Lanes**

Council District 9

Applicant: Suzanne M. Freid, owner

City Staff: Steve Sadowsky, Historic Preservation Office, 974-6454

2. HDP-2018-0663 – Mann-Greenhill House

3204 Bridle Path

Council District 10

Applicant: Historic Landmark Commission

City Staff: Steve Sadowsky, Historic Preservation Office, 974-6454

Staff Recommendation: Do not recommend historic zoning.

3. HDP-2018-0673 – Leach-Smith House

1400 Winsted Lane

Council District 10

Applicant: Historic Landmark Commission

City Staff: Steve Sadowsky, Historic Preservation Office, 974-6454

Staff Recommendation: Recommend historic zoning if the Commission is comfortable with the criterion for historical association being met with only a 2-year span during the historic period.

**B. DISCUSSION AND ACTION ON APPLICATIONS FOR CERTIFICATES OF
APPROPRIATENESS**

1. LHD-2018-0031 – Postponement request by the applicant to April 22, 2019

1406-1410 W. 9th Street – Smoot/Terrace Park Historic District

Council District 9

Proposal: Rehabilitate contributing buildings; construct new buildings.

Applicant: Bryan Cumby

City Staff: Cara Bertron, Historic Preservation Office, 974-1446

Committee Recommendation: Revise the plans to be more compatible with the neighborhood character.

Staff Recommendation: Grant the postponement request.

2. SB-2018-215268, SB-2019-001085-86 – Discussion

319 Congress Avenue – Day Building

Council District 9

Proposal: Install a blade sign and awning-mounted letters.

Applicant: SanTech Signs

City Staff: Cara Bertron, Historic Preservation Office, 974-1446

Staff Recommendation: Consider the request.

3. C14H-2010-0023 – Postponement request by the applicant to April 22, 2019

Knippa-Huffman House, 2414 Harris Boulevard

Proposal: Construct a carport

City Staff: Steve Sadowsky, Historic Preservation Office, 974-6454

Staff Recommendation: Grant the postponement request.

4. C14H-2009-0042/NRD-2019-0019 – Offered for consent approval

2603 Wooldridge Drive – Huron Mills House

Council District 9

Proposal: Renovate a rear detached garage and construct a second-story addition.

Applicant: Michael Hsu Office of Architecture

City Staff: Cara Bertron, Historic Preservation Office, 974-1446

Committee Recommendation: Not reviewed.

Staff Recommendation: Approve the project.

5. LHD-2019-0007 – Offered for consent approval

4010 Avenue G – Hyde Park Historic District

Council District 9

Proposal: Remove rear covered porch, add new window on the rear elevation, and construct one-story screened porch and cabana at the rear.

Applicant: Permit Partners, LLC

City Staff: Cara Bertron, Historic Preservation Office, 974-1446

Committee Recommendation: Not reviewed.

Staff Recommendation: Approve the project.

C. REVIEW OF PERMITS IN NATIONAL REGISTER HISTORIC DISTRICTS

1. NRD-2019-0004 – Postponement request by the applicant to April 22, 2019

905 Maufrais Street –West Line Historic District

Council District 9

Proposal: Rehabilitate a contributing building, replace windows and siding, and construct a lower-level addition.

Applicant: Emily Hoes

City Staff: Cara Bertron, Historic Preservation Office, 974-1446

Staff Recommendation: Grant the postponement request.

2. NRD-2019-0007 – Discussion

1602 West Lynn Street – Old West Austin Historic District

Council District 9

Proposal: Construct a new house.

Applicant: McAlpine-Tankersley Architecture

City Staff: Steve Sadowsky, Historic Preservation Office, 974-6454

Staff Recommendation: Reduce the size and scale of the proposed house to better conform with the character of the historic district; use a less complex fenestration pattern; and look to contributing houses within the district for cues for greater compatibility with the character of the historic district.

3. No case assigned to this item number.

4. NRD-2019-0018 – Offered for consent approval

4200 Wildwood Road – Wilshire Wood Historic District

Council District 9

Proposal: Construct a new house and rear accessory building.

Applicant: Austin Lancer Properties

City Staff: Cara Bertron, Historic Preservation Office, 974-1446

Committee Recommendation: Lower the roof pitch. The roof pitch has been lowered.

Staff Recommendation: Comment on and release the plans.

D. DISCUSSION AND POSSIBLE ACTION ON APPLICATIONS FOR DEMOLITION OR RELOCATION

1. HDP-2019-0085 – Offered for consent approval

607 Texas Avenue

Council District 9

Proposal: Partially demolish a single-family residence to construct a two- and two-and-a-half story rear addition.

Applicant: William Kane, AE Permit

City Staff: Steve Sadowsky, Historic Preservation Office, 974-6454

Staff Recommendation: Encourage the applicant to reduce the size and scale of the proposed addition but release the permit upon completion of a City of Austin

Documentation Package.

2. HDP-2019-0090 – Offered for consent approval

1603 Willow Street

Council District 3

Proposal: Demolish a ca. 1902 house.

Applicant: Geoff Reilert

City Staff: Steve Sadowsky, Historic Preservation Office, 974-6454

Staff Recommendation: Release the permit due to the condition of the house.

3. HDP-2019-0091 – Offered for consent approval

1010 W. 26th Street

Council District 9

Proposal: Demolish a ca. 1938 house.

Applicant: Sudhakar Allada

City Staff: Kalan Contreras, Historic Preservation Office, 974-2727

Staff Recommendation: Release the permit upon completion of a City of Austin

Documentation Package.

4. HDP-2019-0103 – Offered for Consent Approval

809 San Marcos Street

Council District 1

Proposal: Demolish a ca. 1922 house.

Applicant: L.S. Johnston Architects

City Staff: Kalan Contreras, Historic Preservation Office, 974-2727

Staff Recommendation: Release the permit upon completion of a City of Austin

Documentation Package

5. HDP-2019-0114 – Withdrawn by Staff; No Action Required

1914 E. 11th Street

Council District 1

6. HDP-2019-0120 – Discussion

1900 Airole Way

Council District 10

Proposal: Partial demolition of and modifications to an A.D. Stenger house.

Applicant: William Burkhart, BRKArtStudio

City Staff: Steve Sadowsky, Historic Preservation Office, 974-6454

Staff Recommendation: Encourage the applicant to use materials historically appropriate for street-facing modifications to the house, to minimize the modifications to the original

design and materials of the house, to re-use existing building fabric or replace in kind, and to complete a City of Austin Documentation Package prior to release of the permit.

7. HDP-2019-0121 – Offered for consent approval

5900 Cameron Road

Council District 4

Proposal: Demolish seven church buildings constructed between 1956 and 1974.

Applicant: Wallace Batiste

City Staff: Cara Bertron, Historic Preservation Office, 974-1446

Staff Recommendation: Release the permit upon completion of a City of Austin Documentation Package.

E. DISCUSSION AND POSSIBLE ACTION ON DEMOLITION BY NEGLECT CASES

1. DBN-2015-0001 – Sebron Sneed House, 1801 Nelms Drive – Offered for consent approval to maintain the case on the agenda

Staff has filed a code complaint.

F. DISCUSSION AND POSSIBLE ACTION ON APPLICATIONS FOR PARTIAL EXEMPTION FROM AD VALOREM TAXES FOR PROPERTIES IN NEED OF TAX RELIEF IN ORDER TO ENCOURAGE THEIR PRESERVATION AND PROPERTIES THAT HAVE STATE DESIGNATION IN ACCORDANCE WITH THE TEXAS TAX CODE.

See attached list for properties which are recommended for approval because they have passed the annual inspection and properties which are not recommended for approval because they have failed the annual inspection.

5. COMMISSION ITEMS

A. COMMITTEE REPORTS

1. Certificate of Appropriateness Review Committee
2. Operations Committee
3. Grants Committee
4. Preservation Plan Committee

B. FUTURE AGENDA ITEMS

6. ELECTION OF OFFICERS

7. DISCUSSION AND POSSIBLE ACTION ON City Budget Office Memo Regarding the Participation of Boards and Commission in the Upcoming FY 2019-2020 Budget Process

8. DISCUSSION AND POSSIBLE ACTION on the appointment of a Commission Member to the Downtown Commission.

9. ADJOURNMENT

The City of Austin is committed to compliance with the American with Disabilities Act. Reasonable modifications and equal access to communications will be provided upon request. Meeting locations are planned with wheelchair access. If requiring Sign Language Interpreters or alternative formats, please give notice at least 2 days (48 hours) before the meeting date. Please call the Historic Preservation Office, Planning and Zoning Department, at 512-974-1686, for additional information; TTY users route through Relay Texas at 711.

For more information on the Historic Landmark Commission, please contact Steve Sadowsky, City Historic Preservation Officer, at 512-974-6454; Cara Bertron, Deputy Historic Preservation Officer, at 512-974-1446; Kalan Contreras, Senior Planner, at 512-974-2727; or Andrew Rice, Historic Preservation Planner, at 512-974-1686.