

HISTORIC LANDMARK COMMISSION
MAY 20, 2019
DEMOLITION AND RELOCATION PERMITS
HDP-2019-0212
1213 TAYLOR STREET

PROPOSAL

Demolish a ca. 1931 house.

ARCHITECTURE

One-story frame house with horizontal siding; partial-width gable-roofed porch; exposed rafter tails; single and paired 1:1 windows with wood screens; paired front doors. This vernacular structure displays a unique combination of Craftsman influences with a Cumberland-style double front door.

RESEARCH

The house appears to have been built around 1931 for Nora Maupin and her family. Maupin was the widow of longtime deputy sheriff Amos Maupin, who died suddenly in 1931. Maupin's daughter Josephine Clark and her husband Morris, a carpet salesman, also lived in the house for about 16 years. Morris Clark's family owned the house at 1206 Taylor Street, which may have influenced the Maupin family's move to the neighborhood. The house's double-door entry, usually seen in older homes, may have been a deliberate choice by the owner to accommodate the needs of her blended family. In 1932, Nora Maupin's daughter Cora passed away; her son Bobby Joe came to live with his grandmother and aunt as well. Bobby Joe, an electrician, lived with his grandmother until at least 1962. Nora Maupin continued to live in the house until her death in 1972.

By 1973, the house was occupied by Fidel and Eva Cisneros. Fidel Cisneros was a plasterer and construction worker. Both Eva and Fidel Cisneros were lifelong Austinites. Deed records indicate that the couple and their family owned the house until 2018.

STAFF COMMENTS

The house is recommended as contributing to a potential historic district in the East Austin Historic Resource Survey (2016).

Designation Criteria—Historic Landmark

- 1) The building is more than 50 years old.
- 2) The building appears to retain moderate to high integrity. Entry doors and porch posts may have been replaced.
- 3) Properties must meet two historic designation criteria for landmark designation (City of Austin Land Development Code, Section 25-2-352).
 - a. ***Architecture***. The house is a frame mid-1920s vernacular bungalow with Craftsman stylistic influences and a Cumberland-style double entrance. While not stylistically significant aside from its uncommon entrance configuration, the house does reflect the architectural style of the time it was built, and would be integral to the preservation of the character of Taylor Street, a remarkably intact block just east of the freeway.
 - b. ***Historical association***. While the house is associated with two long-term residents of Taylor Street, it does not meet the criterion for significant historical association.
 - 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, consisting of photographs of all elevations, a dimensioned sketch plan, and a narrative history, for archiving at the Austin History Center. While this house may not qualify as a historic landmark on its own merits, removing it should be a last resort to adaptive re-use and rehabilitation that would encourage the preservation of the historic character of this unusually intact street.

LOCATION MAP



1" = 333'



SUBJECT TRACT



PENDING CASE



ZONING BOUNDARY

NOTIFICATIONS

CASE#: HDP-2019-0212

LOCATION: 1213 TAYLOR ST

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.



PROPERTY INFORMATION

Occupancy History



City Directory Research, Austin History Center
Completed by Historic Preservation Office staff, April 2019

- | | |
|---------|---|
| 1929 | Address not listed. Maupins at 21 Rainey Street; Clarks at 1206 Taylor St. |
| 1932-33 | Mrs. Nora Maupin (wid. Amos W.), owner
No occupation listed |
| | Morris and Josephine E. Clark, renters
Driver, H.H. Voss Co. |
| 1935 | Mrs. Nora Maupin (wid. Amos W.), owner
No occupation listed |
| | Morris and Josephine E. Clark, renters
Driver, H.H. Voss Co. |
| 1937 | Mrs. Nora Maupin (wid. Amos W.), owner
No occupation listed |
| | Morris and Josephine E. Clark, renters
Driver, H.H. Voss Co.
Note: The directory indicates 2 additional residents of the Clark household and 1 additional resident of the Maupin household. |
| 1939 | Mrs. Nora Maupin (wid. Amos W.), owner
No occupation listed |
| | Morris and Josephine E. Clark, renters
Driver, H.H. Voss Co.
Note: The directory indicates 2 additional residents of the Clark household. |
| 1941 | Mrs. Nora Maupin (wid. Amos W.), owner
No occupation listed |
| | Morris and Josephine E. Clark, renters
Driver, H.H. Voss Co. |

1944	Mrs. Nora Maupin (wid. Amos W.), owner No occupation listed Morris and Josephine E. Clark, renters Salesman, H.H. Voss Co.
1947	Mrs. Nora Maupin (wid. Amos W.), owner No occupation listed Morris and Josephine E. Clark, renters Clerk, H.H. Voss Co.
1949	Mrs. Nora Maupin, owner No occupation listed
1952	Mrs. Nora Maupin (wid. Amos W.), owner No occupation listed Bobby J. Maupin, renter Laborer
1955	Mrs. Nora Maupin (wid. Amos W.), owner No occupation listed Bobby J. Maupin, renter Employee, City Electric Department
1959	Mrs. Nora Maupin, owner No occupation listed Bobby J. Maupin, renter Maintenance man, City Water Light & Power
1962	Mrs. Nora Maupin (wid. Amos W.), owner No occupation listed Bobby J. Maupin, renter Maintenance man, Board of Education
1965	Mrs. Nora Maupin (wid. Amos W.), owner No occupation listed
1968	Mrs. Nora Maupin (wid. Amos W.), owner No occupation listed
1973	Fidel and Eva G. Cisneros, renters Construction worker Note: The directory indicates that the Cisneros family are new residents.
1977	Fidel and Eva G. Cisneros, renters Construction worker
1981	Fidel and Eva G. Cisneros, owners Plasterer, Odie Howery Plastering
1985-86	Fidel and Eva G. Cisneros, owners Plasterer, Odie Howery Plastering

1992 Fidel and Eva G. Cisneros, owners
Plasterer, Odie Howery Plastering

Biographical Information

MRS. NORA M. MAUPIN

Funeral for Mrs. **Nora M. Maupin**, 82, of 2503 Greenlawn Parkway, was held Friday at Cook-Walden Funeral Home with Rev. Harold Zink officiating. Burial was in Mt. Calvary Cemetery. Pallbearers were Jerry Cox, Kevin Cox, Bill Stramler, Keith Stramler, Mike Howard and Gus Bisson.

Death notice for Nora M. Maupin. The Austin Statesman; June 20, 1972.

TWO AUSTINITES CLAIMED BY DEATH

Amos Maupin, 62, Travis county peace officer for many years and deputy sheriff under three sheriffs, died suddenly at 7:15 a. m. Saturday following an attack of acute indigestion at the home of Judge Emmett White at Cedar Valley.

Maupin had been complaining for some time of a stomach ailment, associates said.

He had been sent to the White home at Cedar Valley by Sheriff Coley White, and had stopped his car and backed it into the yard, when Judge White noticed Maupin slump over the steering wheel.

Funeral Services Sunday

White and others at the place washed Maupin's face with water, attempting to revive him, but he never recovered, Judge White said.

Maupin is survived by his widow, two daughters, Mrs. Josephine Clark and Miss Cora Maupin, and one sister, Mrs. Hamilton Reilly, all of Austin.

Funeral services will be held Sunday at 4:30 p. m. from St. Mary's Catholic church with Rev. J. J. O'Rourke officiating, according to an announcement from Cook's funeral home where the body was taken. Until the funeral hour the body will be at the family home, 1006 Taylor street.

Pallbearers will be Sheriff Coley White and Dep. Sheriffs Milton Boring, Paul Blair, Homer Thornberry, C. R. Redding, and T. P. Lock. Burial will be in Mt. Calvary cemetery.

Courthouse Closed

Out of respect to Maupin offices in the Travis county courthouse were closed at noon Saturday for the remainder of the day.

For many years he served as a deputy constable here, and was a deputy under Sheriff Coley White for four years. Horace Burleson and George Matthews.

Maupin was of the picturesque "peace officer" type of the early days, effecting a drooping mustache and the ever present wide-brimmed hat. He spoke with a drawl and was always courteous to visitors to the sheriff's offices.

Kept Bloodhounds

Only several years ago, the department here purchased some bloodhounds for use in raids on stills in the hills west of the county and Deputy Maupin was established as "master of the hounds."

"This just isn't the day for bloodhounds," he often remarked. "Before we had automobiles it was different, but the dogs don't come in for much service nowadays."

A familiar figure at the courthouse for many years, Maupin could be seen almost every day that county court was in session, leaning near the judge's bench in the capacity of bailiff.

Article on Amos Maupin's death indicates that the family moved to 1006 (1206) Taylor Street between 1929 and 1931. The Austin Statesman; May 16, 1931.

THE DEAD

MAUPIN—Funeral services for Cora Louise Maupin, were held from the Cook funeral home Saturday at 9:45 a. m. and at 10 o'clock from St. Mary's Catholic church with the Rev. Father Salvatore Fanelli officiating. Interment was in Mt. Calvary cemetery. Pallbearers were Tony Lock, W. B. Pope, Clyde H. Clark, George Pope, J. B. Hulsey and Floyd Pope.

Cora Louise was the daughter of the late Amos Maupin, former Deputy Sheriff of Travis county. She is survived by her mother, Mrs. Nora Maupin, and one sister, Mrs. Morris Clark of Austin, and a son, Bobby Joe.

Death notice for Cora Louise Maupin. Bobby Joe Maupin lived with his grandmother in the house at 1213 Taylor Street until at least 1962. The Austin Statesman; Apr 2, 1932.

Bobby "Bob" Joe Maupin

March 8, 1930 - October 29, 2013

Bobby (Bob) Joe Maupin, age 83, was born in Austin, Texas on March 8, 1930 where he lived his full and happy life until his passing on October 29, 2013.

He is survived by his loving wife of 50 years, Elizabeth (Beth) Bodemann Maupin; sons, Ronald Alan Maupin, Patrick Evan Maupin and his wife, Janet, Joseph Daniel (Dan) Maupin and his wife, Marta, daughter, Diana Lynn Davenport and her husband, John David; and six grandchildren, Suzanna Maupin and husband, Mason Sparkman, Allison Maupin, Matthew Maupin, Sara Maupin, John Erwin (JED) Davenport and Amos Isaac Davenport; as well as cousins, Nancy Stramler and her husband, Bill, and Joyce Cox and her husband, Jerry.

Bob was raised by his grandmother, Nora Maupin, and his Aunt and Uncle, Josephine and Morris Clark. He attended Palm Elementary School, Allen Junior High School, St. Mary's Academy, and Austin High School. He worked as an electrician for the City of Austin for a number of years and then for Austin ISD, before retiring as the electrical supervisor after 32 years of service. Bob was a very friendly man who never met a stranger and was never happier than when he could help a friend or neighbor. He loved his family and delighted in his grandchildren. He also enjoyed playing golf with the Austin Senior Golf Association, was involved with the Austin Saengerrunde, and loved to share entertaining stories, and to watch public television.

A Memorial will be held to celebrate Bob's life, at 2:00 p.m. Sunday, November 3, 2013 at the Harrell Funeral Home at 4435 Frontier Trail.

In lieu of flowers, memorial contributions can be made in his memory to The Food Bank of Central Texas, Salvation Army or KLRU.

Obituary for Bobby Joe Maupin. Harrell Funeral Home; Nov 1, 2013

Morris Clark Morris Clark died at home November 6, 2007. He was 100 years young. He was born in Marble Falls, Texas on March 12, 1907. His family moved to Austin when he was 10 years old. He married Josephine Maupin on May 18, 1929. He owned and operated Clark's Carpet Mart for over 30 years and retired at age 85. He was a longtime member of First Cumberland Presbyterian Church. Morris is survived by his wife of 78 years, Josephine Maupin Clark of Austin; daughters, Joyce Cox (Jerry) of Austin, Nancy Stramler (Bill) of Austin; grandchildren, Kerry Howard (Mike), Kevin Cox (Linda), Keith Stramler (Esther), Steven Stramler, Julie Lake; great- grandchildren, Koy Howard, Brandon Cox, Christy Cox, Joshua Lake and Erin Lake; great-great- granddaughter, Kayden Howard; nephew, Bob Maupin; and niece, Judy Zaleski. The family thanks all that were so kind and loving to him. The funeral service will be held at 2:00 p.m., Thursday, November 8, 2007 at First Cumberland Presbyterian Church, 6800 Woodrow. Visitation will begin at 1:30 p.m., 30 minutes prior to the service. The Reverend Mark McNeese officiating. Interment will follow at Austin Memorial Park.. <http://www.mem.com>

Published in Austin American-Statesman on Nov. 7, 2007

Obituary of Morris Clark. Austin American-Statesman; Nov 7, 2007.



Josephine Elva Clark Josephine Elva Clark died March 1, 2008. She was born in Austin, Texas, on July 28, 1909, to Amos and Nora Maupin. She grew up in Austin when it was just a small little town of 30,000. Her father was a Deputy Sheriff and they knew nearly everyone in town. She attended the Austin schools. She married the love of her life, Morris Clark, on May 18, 1929. They were married over 78 years. Morris and her sister Cora and many cousins predeceased her. She is survived by her two daughters, Joyce Cox (Jerry), Nancy Stamler (Bill); five grandchildren, Kerry Howard (Mike), Kevin Cox (Linda), Keith Stamler (Esther), Steven Stamler, Julie Lake; and five great-grandchildren, Koy Howard (Janet), Brandon Cox, Christy Cox, Josh and Erin Lake; one great-great-grandchild, Kayden Howard; one nephew, Bobby Maupin. She worked at Steck Printing Company for many years and attended First Cumberland Presbyterian Church. Funeral services will be held at First Cumberland Presbyterian Church, 6800 Woodrow Avenue, at 2:00 p.m. on March 4, 2008, with visitation prior to the service from 1:00 p.m. to 2:00 p.m. at the church.

Obituary of Morris Clark. Austin American-Statesman; Mar 3, 2008.



CISNEROS, Eva

Our beloved Eva Cisneros, age 78, resident of Austin, Texas, was called by our Heavenly Father on Friday, September 25, 2015.

She was preceded in death by her loving husband, Fidel, and one son, Daniel Cisneros. She leaves to mourn her passing: her son, David (Nova Creason) Cisneros; her sisters Soila Galvez Fabian and Pauline Juarez and her husband, Abel; grandchildren Monica Reyes and her husband, Victor, David Aaron Cisneros and; one great grandchild, Daniel Robert Reyes; numerous nieces, nephews, other family members, and friends. A special thanks to Nova Creason for her dedication to the care of Eva and to Gentiva Hospice and Beth Parker for the care provided.

Visitation will begin at 5:00 pm, Monday, September 28 with Recitation of Holy Rosary at 7:00 pm at Mission Funeral Home, 1615 East Cesar Chavez St. Mass of Christian Burial will be Tuesday at 10:00 am at Cristo Rey Catholic Church. Please visit www.missionmemorials.com for the expanded obituary and to leave condolences for the family.

Obituary of Eva Cisneros. Austin American-Statesman; Sep 28, 2015 via legacy.com

Our beloved Fidel Gonzales Cisneros, age 76 a lifelong resident of Austin, passed away on Friday, April 19, 2013.

Mr. Cisneros is preceeded in death by his Son; Daniel Cisneros and his Parents; Fidel and Refugia R. Cisneros.

Survived by his Beloved Wife; Eva G. Cisneros, Son; David Cisneros, 2 Grandchildren; Monica Reyes, David Aaron Cisneros, one Great-Grandchild; Daniel Robert Reyes, 5 Brothers; Guadalupe Cisneros, Julian Cisneros, Joe Rodriguez, Agistin Rodriguez, Terry Rodriguez, 3 Sisters; Simona Olivo, Maria Rodriguez, Janie Dela Rosa and a host of Nieces, Nephews and Cousins.

Recitation of the Holy Rosary will be held oat the All Faiths Funeral Chapel, 8507 N. IH-35, Austin Texas. Mass of Christian Burial will be held at Cristo Rey Catholic Church, 2201 E. 2nd St., Austin Texas. Internment Committal Service will follow at Assumption Cemetery, 3650 S. IH-35, Austin Texas.

(All Faiths Funeral Services)

Obituary for Fidel G. Cisneros. Austin American-Statesman; Apr 24, 2013.

Building Permits

OWNER Nora Maupin ADDRESS 1213 Taylor Street
 PLAT 135 LOT 20 BLK
 SUBDIVISION Wendlandt & Staekely
 OCCUPANCY Re-roof and exterior remodel
 BLD PERMIT # 124528 DATE 8-11-71 OWNERS ESTIMATE \$3,200.00
 CONTRACTOR Alvino Mendoza NO. OF FIXTURES several
 WATER TAP REC # Exist SEWER TAP REC # Exist
 Remodel exist residence
 1971 reroof and interior remodel permit issued to Nora Maupin

Unless the Plumbing is done in strict accordance with City Ordinances, do not turn on the water.

PERMIT FOR WATER SERVICE AUSTIN, TEXAS No. 402

M. Mrs. A. W. Maupin Address 1213 Taylor St.
 Plumber Harper Plumbing Size of Tap 1/2 Date 6/18/31

Renewal 801. on 12518 with cap.

Date of Connection 6/23/31
 Size of Tap Made 3/4"
 Size Service Made 3/4"
 Size Main Tapped 2"
 From Front Prop. Line to Curb Cock 3'6"
 From Prop. Line to Curb Cock N/A
 Location of Meter at curb
 Type of Box cast
 Depth of Main in St. 12"
 Depth of Service Line 18"
 From Curb Cock to Tap on Main 8'9"
 Checked by Engr. Dept. 7-1-31 JOP

INDEXED

Foreman's Report

No.	Fittings	Size
1	Curb Cock	5/8"
1	Elbow	3/4"
1	St. Elbow	3/4"
1	Bushing	3/4"
1	Reducer	3/4"
1	Pipe	3/4"
1	Comp.	3/4"
1	Nipples	3/4"
1	Union	3/4"
1	Plug	3/4"
1	Tee	3/4"
1	Stop	3/4"
1	Box	3/4"
1	Lid	3/4"
1	Valves	3/4"

Foreman's Signature Harper

1-2x34 in. gal. m. w. 9571

1931 water tap permit issued to Mrs. A. W. Maupin

Photos



Google Street View showing Taylor St. – south side



Street views down Taylor St. – north side



1213 Taylor Street – northwest corner



1213 Taylor Street – primary façade (north)



1213 Taylor Street – northeast corner