

HISTORIC LANDMARK COMMISSION
DEMOLITION AND RELOCATION PERMITS
AUGUST 23, 2021
PR-21-103869
4315 AVENUE A

PROPOSAL

Construct a two-story addition to a one-story house.

ARCHITECTURE

The existing house is a small, one-story, rectangular-plan, board- and-batten frame house with a pyramidal roof and a partial-width inset porch; single and paired 4:4 fenestration.. The applicant has noted that the house is not structurally sound and that the board and batten siding appears to date from the 1980s.

RESEARCH

This very modest house was built around 1921 for a cabinet maker, later turned furniture salesman, and his wife, who worked as a drapery seamstress for a furniture store. Charles and Ethel Peck lived here from the date of construction of this house until around 1943, when they moved away. The next owners and occupants, Paul and Clara Krizov, lived here from around 1943 at least through the end of the 1950s. Paul Krizof was a machinist.

PROPERTY EVALUATION

The house is not within either the Hyde Park National Register Historic district nor the Hyde Park Local Historic District, so the Commission's evaluation of this project is limited to whether the existing house qualifies as a historic landmark.

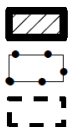
Designation Criteria—Historic Landmark

- 1) The building is more than 50 years old.
- 2) The building appears to retain moderate integrity.
- 3) Properties must meet two criteria for landmark designation (LDC §25-2-352). Staff has evaluated the property and determined that it [does / may / does not] meet two criteria:
 - a. Architecture. The building reflects vernacular working class housing in Austin in its small size, and board and batten siding. This house form was once very common in Austin, and even in Hyde Park, but remaining examples are in East and South Austin.
 - b. Historical association. The property does not appear to have significant historical associations. During the historic period, the house was the home of two families: the Pecks and the Krizovs. Charles Peck was a salesman in a furniture store; his wife was a drapery seamstress for a furniture store. Paul Krizov was a machinist.
 - 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 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

Staff honestly wonders why the applicant chooses to keep this building as his proposed addition is going to dwarf it. The proposal before the Commission is tantamount to a complete demolition of the house, the proposed addition is so large that it will overwhelm the existing house completely. Staff recommends that if the existing structure is sound enough, that the applicant consider relocating it so that another family can have the benefit of an intact house, and to build his "addition" as a new structure on the vacant lot. The house does not qualify as a historic landmark, so staff recommends release of an appropriate permit upon completion of a City of Austin Documentation Package, consisting of photographs of all elevations, printed on 8 x 10 photographic paper, a dimensioned sketch plan, and a narrative history for archiving at the Austin History Center.

LOCATION MAP



SUBJECT TRACT

PENDING CASE

ZONING BOUNDARY

NOTIFICATIONS

CASE#: PR 21-103869

LOCATION: 4315 AVENUE A

1" = 292'

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

4315 Avenue A
ca. 1921



OCCUPANCY HISTORY 4315 Avenue A

City Directory Research, Austin History Center
By City Historic Preservation Office
July 2021

1959	Paul Krizov Jr., owner No occupation listed
1957	Paul Krizov Jr., owner Mechanic, Austin Machine and Grinding Company, 201 E. 1 st Street.
1955	Paul Krizov Jr., owner Mechanic, Austin Machine and Grinding Company, 201-05 E. 1 st Street. NOTE: Clara Krizov died in 1954.
1952	Paul Jr. and Clara Krizov, owners Mechanic, Austin Machine and Grinding Company, 217 E. 5 th Street.
1949	Paul Krizov, owner Student, University of Texas Also listed are Paul C. and Clara Krizov; he was a mechanic at Austin Machine and Grinding Company, 217-19 E. 5 th Street.
1947	Paul and Clara Krizov, owners Mechanic, Austin Machine and Grinding Company, 217-19 E. 5 th Street.
1944	Paul and Clara Krizov, renters Mechanic, Austin Machine and Grinding Company, 217-19 E. 5 th Street. Also listed is Paul C. Krizov, U.S. Navy NOTE: Charles B. and Ethel Peck are listed at 5314 Groves Avenue; he was in the U.S. Army.

- 1941 Charles R. and Ethel M. Peck, owners
Salesman, Brown Furniture Company, .218 E, 6th Street.
NOTE: Paul, Jr. and Clara Krizov are listed at 4408 Avenue A. He was a machinist.
- 1939 Charles R. and Ethel Peck, owners
Charles: Salesman, Brown Furniture Company, 218 E. 6th Street.
Ethel: Seamstress, Swann-Schulle Furniture Company, 401 Congress Avenue.
- 1937 Charles R. and Ethel Peck, owners
Charles: Warehouseman, Swann-Schulle Furniture Company, 401 Congress Avenue
Ethel: Seamstress, Swann-Schulle Furniture Company, 401 Congress Avenue
- 1935 Charles R. and Ethel O. Peck, owners
Charles: Cabinet maker Swann-Schulle Furniture Company, 401 Congress Avenue.0
Ethel: Seamstress Swann-Schulle Furniture Company, 401 Congress Avenue.
- 1932-33 Charles R. and Ethel O. Peck, owners
Charles: Proprietor (with W.H. Dement), Dement and Peck, antiques, 1122 Red River Street
Ethel: Seamstress, Swann-Schulle Furniture Company, 401-03 Congress Avenue.
- 1929 Charles R. and Ethel O. Peck, owners
Charles: Salesman Bustin-McCutcheon Motors, Inc., distributors, Graham-Paige and Moon Automobiles, 704-06 Brazos Street.
Ethel: Saleswoman, S. Ferris & Sons, complete department store, 501-07 E. 6th Street.
- 1927 Charles R. and Ethel O. Peck, owners
Cabinet maker, C.A. Dahlich, furniture, carpets, house furnishing goods, and office supplies, 1410-20 Lavaca Street.
- 1924 Charles R. and Ethel Peck, owners
Carpenter
NOTE The house is listed as 4313 Avenue A.
- 1922 The address is not listed in the directory.
NOTE: Charles Peck is listed as a carpenter living at 4315 Avenue B. Ethel Peck is not listed in the directory.

BIOGRAPHICAL NOTES:

Charles and Ethel Peck (ca. 1921 – ca. 1943)

His 1917 World War I draft registration card shows that Charles Ramsdell Peck was living at Liberty Hill, Texas. He was born in 1887 in Lampasas, Texas, and was a self-employed farmer. He was married with one child, and was of medium height, had a medium build, blue eyes, and light hair.

The 1920 U.S. Census shows Charles R. and Ethel Peck living on a rented farm in Bertram, Burnet County, Texas. Charles R. Peck was 33, had been born in Texas to a Texas-born father and a Tennessee-born mother, and was a farmer on a general farm. Ethel Peck was 29, had been born in Texas to a Tennessee-born father and a Texas-born mother, and had no occupation listed. They had a daughter, Hazel, 6, who had been born in Texas.

Charles and Ethel Peck appear in the 1930 U.S. Census as the owners of this house, which was worth \$1,350. Charles R Peck was 43, had been born in Texas and was a cabinet maker in a furniture business. Ethel Peck was 39, had been born in Texas, and was a drapery seamstress in a furniture store. Their daughter Hazel was 16, had been born in Texas, and had no occupation listed.

The 1940 U.S. Census shows Charles R. and Ethel Peck as the owners of this house, which was worth \$2,000. Charles R. Peck was 53, had been born in Texas, and was a salesman in a furniture store. Ethel Peck was 48, had been born in Texas, and was a drapery seamstress at home. They had no children listed with them.

His 1981 death certificate shows that Charles Ransdell Peck was born in Texas in March, 1887 and was living at 4528 Avenue B in Austin at the time of his death. He was a furniture salesman, and was married to the former Ethel Ottinger. Ethel Mae Peck also died in 1981. She was a widowed homemaker living at 4528 Avenue B at the time of her death. She was born in 1891 in Texas.

Paul and Clara Krizov (ca. 1943 -)

Paul Krizov, Jr. appears in the 1920 U.S. Census for Kelly Field in Bexar County, Texas. He was 20 years old, unmarried, and had been born in Ohio to Hungarian-born parents. He was a corporal in the U.S. Army.

The 1940 U.S. Census shows Paul, Jr. and Clara Krizov as the renters of the house at 4408 Avenue A in Austin. Paul Krizov was 40, had been born in Ohio and was a machinist for a grinding and machine company. Clara Krizov was 38, had been born in Texas, and had no occupation listed. They had two sons: Paul C., 15; and Walter J., 13. Both boys had been born in Texas, and neither was listed with an occupation.

Clara B. Krizov was born in Austin in 1901 and died in Austin in 1954; her last address was this house. She was a housewife. His 1981 death certificate shows that Paul Krizov, Jr. was born in Czechoslovakia in 1899 and was a widower living in rural Travis County. He was a machinist for Austin Machine and Grinding Company.

MRS. CLARA KRIZOV

Mrs. Clara Krizov of 4315 Avenue A died in a local hospital early Wednesday.

She is survived by her husband, Paul Krizov Jr.; two sons, Paul C. Krizov of Bartlesville, Okla. and Walter J. Krizov of Austin; five sisters, Mrs. Charles H. Alf, Mrs. Arvid Larsen and Mrs. Carl M. Miller, all of Austin, Mrs. George A. Giese of Dallas and Mrs. Fred Herber of San Antonio; and a brother, John C. Burkhardt; and a granddaughter, Paul Ruth Krizov.

Funeral services will be held Thursday at 2:30 p. m. at the Cook Funeral Home with the Rev. Edward Long officiating.

Burial will be in Oakwood Cemetery.

Obituary of Clara Krizov
Austin Statesman, July 14, 1954

SANITARY SEWER SERVICE PERMIT
Austin, Texas

No. 5428[#]

Received of _____ Date 5-17-21

Address 4315 Ave. A

Amount _____ \$ _____

Builder or Owner _____ Plumber _____

Lot W. 76' of 1,2 & 3 Block 11 Subdivision _____ Plat No. 85

Date of Connection _____	No. Fittings	Pipe	Price
By City _____		Pipe	Size
By Plumber _____		Wyes	
Checked By _____		Bends	
Size Main <u>8"</u> Depth _____		Reducers	
Main Assign. <u>In alley</u>		Plugs	
Stub Depth _____ Prop. Line _____		Sand	
Stub Location _____		Gravel	
Book No. <u>A-569</u>		Remix	
Paving Cut _____ No. _____		Stoppers	
	Castings		
	Other		
		Labor:	

Sewer service permit for this address (1921)

Access Street

C. R. Peck 4315 Avenue A

85 - 11 W. 76' of 1-2-3

Hyde Park #1

General repair box res.

148R 6-26-39

Building permit to Charles R. Peck for general repairs (1939)

OWNER	Clay Gault	ADDRESS	4315 Ave A
PLAT	85	LOT	1,2,3
		BLK.	11
SUBDIVISION	XX Hide Park # 1		
OCCUPANCY	Garage		
BLDG. PERMIT #	179841	DATE	3-2-279
		OWNERS ESTIMATE	150,00
CONTRACTOR	owner	NO. OF FIXTURES	
WATER TAP REC#	SEWER TAP REC#		
Repair and remodel acc bldg to min standards.			

BID 2004

Building permit to repair the garage (1979)