

HISTORIC LANDMARK COMMISSION
PERMITS IN NATIONAL REGISTER HISTORIC DISTRICTS
NOVEMBER 15, 2021
HR-2021-168400
TRAVIS HEIGHTS-FAIRVIEW PARK NATIONAL REGISTER HISTORIC DISTRICT
504 LELAND STREET

PROPOSAL

Demolish a ca. 1931 house and construct new house on its site.

PROJECT SPECIFICATIONS

Demolish existing contributing building and construct a new house. The proposed building is two stories in height, with a compound gabled roof clad in composition shingles, horizontal fiber cement siding and fiber cement shingle siding, a front-facing garage, and single and mulled 2:2 windows. Exposed rafter tails accent the eaves.

ARCHITECTURE

One-story, rectangular-plan frame bungalow with a partial-width, front-gabled independent porch; single and double 1:1 fenestration with 3:1 wood screens.

RESEARCH

The house was built around 1931 as a rental property and had a remarkable turnover in tenants until the mid-1940s, when it was purchased by Cecil and Artie Bowden, who lived here until around 1948. He was a driver for the Firestone Test Fleet. From the late 1940s until the mid-1950s, the house was owned and occupied by a captain for the Austin Fire Department and his wife, as well as a salesman for Yaring's, a ladies' department store; the salesman is listed singly here in the 1958 city directory. The house had more renters in the 1960s and early 1970s. It was purchased by computer operator Michael Asthalter and his wife Kristin in the mid-1980s.

DESIGN STANDARDS

The City of Austin's [Historic Design Standards](#) (March 2021) are based on the Secretary of the Interior's Standards for Rehabilitation and are used to evaluate projects in National Register districts. The following standards apply to the proposed project:

Residential new construction

1. Location

The proposed new building is set approximately 34' back from the street. The existing house appears to have a shallower setback than the proposed new building.

2. Orientation

The proposed building is oriented toward Leland Street. It features an integral front-loading garage, which is inconsistent with the garage patterns in the district.

3. Scale, massing, and height

While there are no adjacent contributing properties, most of the contributing buildings elsewhere on the block are one story in height, with simple massing. The proposed building is two stories, with more complex massing. Its front porch is appropriately stepped down, which helps to minimize its height.

4. Proportions

The proposed building's proportions are somewhat compatible with the surrounding district, as its use of stepdowns help to minimize its height. However, the fenestration's strong vertical elements contrast with this effort.

5. Design and style

The proposed building's design appears to be mostly compatible; however, its decorative roof details are not appropriate for a new structure.

6. Roofs

The proposed building's compound cross-gabled roof is somewhat complex, but does not appear to detract from the overall compatibility. The exposed rafter tails and triangular brackets are not appropriate, as they convey a sense of historicism.

inappropriate for new construction.

7. Exterior walls

While the horizontal fiber-cement siding at the garage and secondary elevations is compatible with the surrounding district, the use of fiber-cement shingles as a main cladding material is less appropriate. A simpler cladding would reduce visual noise, lessening the new building's impact on the streetscape.

8. Windows and doors

The proposed windows and doors appear appropriate in style, materials, and location, though a less strongly vertical design would help to minimize the building's height.

9. Porches

The proposed porch is appropriate in scale and design. Its stepped-down height reduces the building's visual impact on the streetscape.

11. Attached garages and carports

The proposed building includes a front-facing integral garage, which is not compatible with the surrounding district. Most contributing buildings nearby appear to have detached garages at the rear of the lot.

Summary

The project meets some of the applicable standards.

PROPERTY EVALUATION

The property contributes to the Travis Heights-Fairview Park National Register district.

Designation Criteria—Historic Landmark

- 1) The building is more than 50 years old.
- 2) The building appears to retain high integrity.
- 3) Properties must meet two criteria for landmark designation (LDC §25-2-352). Staff has evaluated the property and determined that it does not meet two criteria:
 - a. Architecture. The building displays Craftsman influences.
 - b. Historical association. The property does not appear to have significant historical associations.
 - 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

Release the demolition permit upon completion of a City of Austin Documentation Package. Comment on and release new construction plans.

LOCATION MAP



SUBJECT TRACT



PENDING CASE



ZONING BOUNDARY

NOTIFICATIONS

CASE#: HR 21-168400

LOCATION: 504 LELAND STREET

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

Photos



Demolition Permit Application, 2021

Occupancy History

City Directory Research, September 2021

1959	Ruth F. Shropshire, renter (widow of J.H.) Bindery worker, Steck Co.
1957	Lester and Marjorie Brown, renters Meat cutter, Hydens Super Market Clerk, Board of Education
1955	Lester and Marjorie Brown, renters Market manager, Hydens Grocery & Market
1949	B. Hugh and Elsie D. Brinkley, owners Captain, Fire Department Jack N. Brinkley, renter Student
1947	Cecil H. and Artie Bowden, owners Driver
1944	Cecil H. and Artie Bowden, owners Driver, Firestone Test Fleet
1941	William E. and Fannie Sanders, renters

Assistant supervisor, Uvalde Construction Co.

- 1939 Scott and Lucille Clark, renters
 Bridge superintendent
 Thelma Grimes, renter
 Saleswoman, T. H. Williams & Co.
- 1937 Vacant
- 1935 Roy and Melissa McGown, renters
 Manager, soda fountain Renfro Drug Co. No. 1
- 1932 Thos A. Barnes, renter
- 1929 Address not listed

Biographical information

Happy



Photo by Jensen Studio

Melissa Lee McGown

Little Melissa Lee McGown, who wears such an alert expression on her chubby face, was the winner of the first place in the group of baby girls six months to one year old at the recent baby contest conducted at St. Martin's Lutheran church. She is the daughter of Mr. and Mrs. Roy McGown, 504 Leland.

The Austin Statesman (1921-1973); May 15, 1934

Unusual Plea: City Seeks Job Hunters

The city government Saturday was put in the unusual position of having to publicly appeal for job hunters.

Fire Chief John Woody said that he needs seven new firemen, and has no applicants. He asked reporters to help him round up some.

There are two vacancies in the department caused by men leaving for the army and war jobs. Five others are needed to take care of new equipment and expanded personnel provided for in the department's budget.

City firemen go in on a nine-month trial basis before they receive the regular pay of \$150 per month. For the first three months they receive \$110; the next three months, \$120; and the next three, \$135.

Like the police department, the call of the armed forces and defense jobs has depleted the fire department.

One captain, Hugh Brinkley, this month turned in his resignation to accept the job as chief of the department at Corpus Christi. He had been given a three-month leave of absence from the Austin Department, but Brinkley resigned after the three months had expired.

Mrs. Brinkley Is Convalescing

Mrs. Hugh Brinkley, 504 Leland, is convalescing at her home. She has been ill for the past week in Scott and White Hospital in Temple.

The Austin Statesman (1921-1973); Apr 18, 1942 and Aug 19, 1947

Brinkley's Relief Work Earns Title for Buddies

By JIMMY BANKS

The Austin Statesman Sports Editor

Little Jack Brinkley, son of former Corpus Christi Fire Chief Hugh Brinkley, showed his fireman's blood here Thursday by putting out two Laredo fires and sending the American Legion Buddies into the divisional finals of the Legion tournament.

Brinkley warmed up for his Thursday night relief role by hurling to the last batter in a wild afternoon game at House Park which the Buddies won, 18-14. He got hot again a few hours later under the lights to relieve Malcolm Quick and pull the series-clincher out of the fire, 10-7.

The Austin Statesman (1921-1973); Jul 25, 1947

Austinites To Instruct At Firemen's School

Ten Austin men will be among instructors at the 27th annual firemen's training school opening Sunday at Texas A&M College at College Station.

Fire Marshal W. L. Heaton will be chairman of the fire marshal school with classes beginning Monday and lasting through Friday.

Other Austinites who will lecture at the fire marshal school include Eugene Sanders and Henry Timmerman, both of the State Fire Insurance Department; Dee Wheeler and Joel Tisdale, both of the Department of Public Safety; and Lester Gross of the State Board for Hospitals and Special Schools.

Austin District Fire Chief J. A. Luckey, who is making his 25th

trip to the 27-year-old school, will instruct size-up and attack in advanced fireman training.

Captain Hugh Brinkley will teach advanced ladder and hose operations. C. O. Layne of the Department of Public Safety will teach rescue operations.

William R. Willis of the State Board for Hospitals and Special Schools will instruct advanced training in combined operations.

Approximately 1,000 persons are expected to attend the school, where registration will begin Sunday. All classes start Monday.

Wednesday will be city officials' day, when a special program will be held for those attending.

The Austin Statesman (1921-1973); Jul 6, 1956

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

PERMIT FOR WATER SERVICE

AUSTIN, TEXAS

No. 165

DEC 12 1931

M. Carl H. Thompson & Co. Address 506 4th St. S. E.

Plumber 762 Size of Tap 1/2 Date 9/15/31

Foreman's Report

No.	Fittings	Size
1	Curb Cock	5/8"
1	Elbow	5/8"
1	St. Elbow	5/8"
1	Bushing	3/4" x 1/2"
1	Reducer	1/2" x 3/4"
1	976 Pipe	5/8"
1	1/2" x 3/4" NIP	1/2"
1	Nipples	1/2" x 1/4"
1	Union	1/2"
1	Plug	1/2"
1	1/2" Tee	1/2" x 3/4"
1	Stop	1/2"
1	Box	1/2"
1	Lid	1/2"
1	1/2" x 3/4" NIP	1/2"
1	2 1/2" UNION	2 1/2"

Req. No. 6831

Date of Connection 3/16/31

Size of Tap Made 3/4"

Size Service Made 1"

Size Main Tapped 9" x 6"

From Front Prop. Line to Curb Cock 12'

From Prop. Line to Curb Cock 12'

Location of Meter at curb

Type of Box lock

Depth of Main in St. 14"

Depth of Service Line 20"

From Curb Cock to Tap on Main 20'

Checked by Engr. Dept. 4-10-31 JCH

Water Service Permit, 1931

Connecting Charge \$ 12.00

Application for Sewer Connection. No. 10147A

Austin, Texas, 4-15 1931

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 Carl Thorgquist
at 501 Leeland Street
Lot 6-BIK 3 residence
which place is to be used as a residence

In this place there are to be installed 2 fixtures.

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

Respectfully,
Carl Thorgquist

Sewer Service Permit, 1931

OWNER	Michael Casthalter	ADDRESS	504 Leland St
PLAT	124	LOT	6
		BLK.	3
SUBDIVISION	Bluebonnet Hills Addn		
OCCUPANCY	Repair & remodel res.		
BLDG. PERMIT #	197175	DATE	6-6-80
		OWNERS ESTIMATE	4,000.00
CONTRACTOR	Same	NO. OF FIXTURES	
WATER TAP REC#		SEWER TAP REC#	
Repair & remodel res & addn to create bath laundry & enlsrge kitchen			
172 sq. ft.			

Remodel Permit, 1980