



**HISTORIC LANDMARK COMMISSION  
MONDAY, October 25, 2021 – 6:00 PM**

**MEETING WILL BE HELD IN PERSON AT CITY HALL**

**Council Chambers  
301 W. 2<sup>nd</sup> Street  
Austin, TX 78701**

Some members of the Commission may be participating by videoconference. The meeting may be viewed online at: <http://www.austintexas.gov/page/watch-atxn-live>.

**COMMISSION MEMBERS:**

x \_\_\_\_\_ Terri Myers, Chair  
x \_\_\_\_\_ Ben Heimsath, Vice Chair  
ab \_\_\_\_\_ Anissa Castillo  
x \_\_\_\_\_ Witt Featherston  
x \_\_\_\_\_ Kevin Koch  
ab \_\_\_\_\_ Carl Larosche

x \_\_\_\_\_ Kelly Little  
x \_\_\_\_\_ Trey McWhorter  
x \_\_\_\_\_ Blake Tollett  
x \_\_\_\_\_ Beth Valenzuela  
x \_\_\_\_\_ Caroline Wright

## **AGENDA**

### **CALL TO ORDER**

### **CITIZEN COMMUNICATION: GENERAL**

The first (10) speakers who register to speak no later than noon the day before the meeting will be allowed a three-minute allotment to address their concerns regarding items not posted on the agenda.

#### **1. APPROVAL OF MINUTES**

A. September 27, 2021 – Offered for consent approval

**MOTION: Approve the minutes, on a motion by Commissioner Koch.  
Commissioner McWhorter seconded the motion. Vote: 8-0, Commissioner Valenzuela off the dais.**

#### **2. PRESENTATIONS, DISCUSSION, AND POSSIBLE ACTION**

- A. Austin Economic Development Corporation update**  
Presenters: Brad Patterson, board member representing the Historic Landmark Commission, and Anne Gatling Haynes, Chief Transactional Officer, Austin Economic Development Corporation

**3. PUBLIC HEARINGS**

- A. Discussion and Possible Action on Applications for Historic Zoning, Discussion and Action on Applications for Historic District Zoning, and Requests to Consider Initiation of Historic Zoning Cases**

- A.1. C14H-2000-0005; HR-2021-103182 – 10621 Pioneer Farms Dr. – Consent postponement to November 15, 2021  
Evangelical Lutheran Church  
Council District 1**

Proposal: Commission-initiated historic zoning on the Evangelical Lutheran Church building when relocated to 10621 Pioneer Farms Dr.

Applicant: Mike Ward

City Staff: Elizabeth Brummett, Historic Preservation Office, 512-974-1264

Staff Recommendation: Postpone to allow the relocation to be completed.

**MOTION: Postpone the public hearing to November 15, 2021, per passage of the consent postponement agenda, on a motion by Commissioner Koch. Commissioner McWhorter seconded the motion. Vote: 8-0, Commissioner Valenzuela off the dais.**

- A.2. C14H-2000-0005; HR-2021-103182 – 13300 Dessau Rd. – Consent postponement to November 15, 2021  
Evangelical Lutheran Church  
Council District 7**

Proposal: Commission-initiated removal of historic zoning from the parcel from which the Evangelical Lutheran Church is being moved.

Applicant: Mike Ward

City Staff: Elizabeth Brummett, Historic Preservation Office, 512-974-1264

Staff Recommendation: Postpone to allow the relocation to be completed.

**MOTION: Postpone the public hearing to November 15, 2021, per passage of the consent postponement agenda, on a motion by Commissioner Koch. Commissioner McWhorter seconded the motion. Vote: 8-0, Commissioner Valenzuela off the dais.**

- A.3. PR-2021-105009 – 2501 Inwood Pl. – Discussion  
Council District 10**

Proposal: Commission-initiated historic zoning.

Applicant: Dane Wilkin

City Staff: Elizabeth Brummett, Historic Preservation Office, 512-974-1264

Staff Recommendation: Recommend historic zoning. Should the Commission choose to release the permit, require completion of a City of Austin Documentation Package.

Dane Wilkins, John McIntyre, Robert Kleeman, Laura Burkhart, Vince Heinz, and Vincent Huebyer spoke in opposition of the proposed historic zoning. There were no speakers in favor.

**MOTION: Close public hearing, on a motion by Commissioner Tollett. Commissioner Little seconded the motion. Vote: 9-0.**

**MOTION: Recommend historic zoning based on architecture, historical associations, and community value on a motion by Commissioner Koch. Commissioner Wright seconded the motion. Vote: 9-0.**

**A.4. PR-2021-135472 – 1204 E. 6<sup>th</sup> St. – Discussion  
Council District 3**

Proposal: Commission-initiated historic zoning.

Applicant: Cater Joseph

City Staff: Elizabeth Brummett, Historic Preservation Office, 512-974-1264

Staff Recommendation: Recommend historic zoning. Should the Commission choose to release the permit, require completion of a City of Austin Documentation Package.

Cater Joseph spoke in opposition of the proposed historic zoning. There were no speakers in favor.

**MOTION: Close public hearing, on a motion by Commissioner Wright. Commissioner McWhorter seconded the motion. Vote: 9-0.**

**MOTION: Release the permit upon completion of a City of Austin Documentation Package, on a motion by Commissioner Koch. Commissioner McWhorter seconded the motion. Vote: 6-3 with Commissioners Heimsath, Featherston, Koch, McWhorter, Valenzuela, and Wright in favor and Commissioners Myers, Little and Tollett in opposition. The motion passes.**

**A.5. C14H-2021-0165 – Dr. Sidney, Jr. and Helen White House  
8601 Azalea Trail. – Discussion  
Council District 10**

Proposal: Owner-initiated historic zoning.

Applicant: Alta Alexander

City Staff: Steve Sadowsky, Historic Preservation Office, 512-974-6454

Staff Recommendation Recommend historic zoning.

Alta Y. Alexander and Lamont A. Alexander spoke in favor of proposed historic zoning. There were no speakers in opposition.

**MOTION: Close public hearing, on a motion by Commissioner Wright. Commissioner Koch seconded the motion. Vote: 9-0.**

**MOTION: Recommend historic zoning based on architecture and historical associations, on a motion by Commissioner Wright. Commissioner Little seconded the motion. Vote: 9-0.**

**B. Discussion and Possible Action on Applications for Certificates of Appropriateness**

No items.

**C. Discussion and Possible Action on Applications for Permits within National Register Districts**

**C.1. HR-2021-115725 – 1104 Toyath St. – Pulled for Discussion (postponed September 27, 2021)**

**Clarksville National Register District  
Council District 9**

Proposal: Construct a new building.

Applicant: Todd Bennett

City Staff: Kalan Contreras, Historic Preservation Office, 512-974-2727

Staff Recommendation: Comment on plans and release the permit.

Louis Rigler, Olivia Ruiz, and Paula Hern spoke in opposition of the project. There were no speakers in favor.

**MOTION: Close public hearing, on a motion by Commissioner Koch. Commissioner Little seconded the motion. Vote: 9-0.**

**MOTION: Take no action, on a motion by Commissioner Koch. Commissioner McWhorter seconded the motion. Vote: 9-0. Staff will release the permit once the 75 day window for Commission action times out on November 5, 2021.**

**C.2. HR-2021-116459 – 1104 Charlotte St. – Pulled for Discussion (postponed September 27, 2021)**

**Clarksville National Register District  
Council District 9**

Proposal: Addition/remodel.

Applicant: Kindra Welch

City Staff: Kalan Contreras, Historic Preservation Office, 512-974-2727

Committee Feedback: Refine project design and return to the October meeting of the Architectural Review Committee.

Staff Recommendation: Comment on plans and release the permit.

Kindra Welch, Olivia Ruiz, Paula Hern, and Louis Rigler spoke in favor of the project. There were no speakers in opposition.

**MOTION: Close public hearing, on a motion by Commissioner Wright. Commissioner Koch seconded the motion. Vote: 9-0.**

**MOTION: Release the permit, on a motion by Commissioner Heimsath. Commissioner Featherston seconded the motion. Vote: 9-0.**

**C.3. HR-2021-122489 – 80 and 82 San Marcos St. – Discussion (postponed September 27, 2021)**

**Willow-Spence National Register District  
Council District 3**

Proposal: Demolish two ca. 1941 houses.

Applicant: Lisa Vela

City Staff: Steve Sadowsky, Historic Preservation Office, 512-974-6454

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 for archiving at the Austin History Center.

Andria Hill and Sylvia Marroquin spoke in opposition of the project. There were no speakers in favor.

**MOTION: Close public hearing, on a motion by Commissioner Wright. Commissioner McWhorter seconded the motion. Vote: 9-0.**

**MOTION: Release the permit upon the completion of a City of Austin Documentation Package, on a motion by Commissioner Heimsath. Commissioner Featherston seconded the motion. Vote: 6-3 with Commissioners Myers, Heimsath, Featherston, McWhorter, Tollett, and Wright in favor and Commissioners Koch, Little, and Valenzuela in opposition. The motion passes.**

**C.4. HR-2021-126308 – 1505 Travis Heights Blvd. – Pulled for Discussion (postponed September 27, 2021)**

**Travis Heights-Fairview Park National Register District  
Council District 9**

Proposal: Replace siding, windows, railings, and roof. Convert attic into second floor and crawlspace into basement.

Applicant: J. C. Schmeil

City Staff: Kalan Contreras, Historic Preservation Office, 512-974-2727

Committee Feedback: Retain as many character-defining features as possible, including siding, gable vents, wood windows, piers, columns, and railings. Consider alternatives to raised roof ridge. Push back addition as much as possible from front of house.

Staff Recommendation: Release the demolition permit upon completion of a City of Austin Documentation Package. Comment on and release the plans, encouraging the applicant to implement Committee feedback to the greatest extent possible.

J.C. Schmeil and Andy Hart spoke in favor of the project. There were no speakers in opposition.

**MOTION: Close public hearing, on a motion by Commissioner Koch. Commissioner McWhorter seconded the motion. Vote: 9-0.**

**MOTION: Comment on and release the permit, approving the design as revised and presented upon receipt of a City of Austin Documentation Package, on a motion by Commissioner Koch. Commissioner Heimsath seconded the motion. Vote: 9-0.**

**C.5. HR-2021-134469 – 1412 Alameda Dr. – Consent (postponed September 27, 2021)**

**Travis Heights-Fairview Park National Register District  
Council District 9**

Proposal: Construct an addition to a ca. 1932 contributing house and replace windows on side elevations.

Applicant: Carolyn Van Meter

City Staff: Elizabeth Brummett, Historic Preservation Office, 512-974-1264

Committee Feedback: Retain historic windows and other features.

Staff Recommendation: Release the permit.

**MOTION: Release the permit in accordance with the staff recommendation, per passage of the consent agenda, on a motion by Commissioner Koch. Commissioner Tollett seconded the motion. Vote: 8-0, Commissioner Valenzuela off the dais.**

**C.6. PR-2021-126586 – 1809 W. 29<sup>th</sup> St. – Consent  
Old West Austin National Register District  
Council District 10**

Proposal: New construction.

Applicant: Sergio Reza

City Staff: Kalan Contreras, Historic Preservation Office, 512-974-2727

Staff Recommendation: Comment on plans and release the permit.

**MOTION: Release the permit in accordance with the staff recommendation, per passage of the consent agenda, on a motion by Commissioner Koch. Commissioner Tollett seconded the motion. Vote: 8-0, Commissioner Valenzuela off the dais.**

**C.7. HR-2021-139711 – 1500 Hartford Rd. – Consent  
Old West Austin National Register District  
Council District 9**

Proposal: Construct an addition to and replace windows in a ca. 1948 contributing house; remodel a noncontributing garage apartment.

Applicant: Heidi Goebel

City Staff: Elizabeth Brummett, Historic Preservation Office, 512-974-1264

Staff Recommendation: Encourage retention of the original windows, but comment on and release the permit upon completion of a City of Austin Documentation Package.

**MOTION: Release the permit in accordance with the staff recommendation, per passage of the consent agenda, on a motion by Commissioner Koch. Commissioner Tollett seconded the motion. Vote: 8-0, Commissioner Valenzuela off the dais.**

**C.8. HR-2021-143509 – 1409 Woodlawn Blvd. – Consent  
Old West Austin National Register District  
Council District 9**

Proposal: Enclose porches and construct addition.

Applicant: Sangeeta Jain

City Staff: Kalan Contreras, Historic Preservation Office, 512-974-2727

Staff Recommendation: Comment on plans and release the permit.

**MOTION: Release the permit in accordance with the staff recommendation, per passage of the consent agenda, on a motion by Commissioner Koch. Commissioner Tollett seconded the motion. Vote: 8-0, Commissioner Valenzuela off the dais.**

**C.9. HR-2021-144378 – 1617 Westover Rd. – Consent  
Old West Austin National Register District  
Council District 9**

Proposal: Construct addition.

Applicant: Katharine Bayer

City Staff: Kalan Contreras, Historic Preservation Office, 512-974-2727

Staff Recommendation: Comment on plans and release the permit.

**MOTION: Release the permit in accordance with the staff recommendation, per passage of the consent agenda, on a motion by Commissioner Koch. Commissioner Tollett seconded the motion. Vote: 8-0, Commissioner Valenzuela off the dais.**

**C.10. HR-2021-151742 – 1519 W 32<sup>nd</sup> St. – Discussion  
Old West Austin National Register District  
Council District 10**

Proposal: Construct second-floor addition and replace windows, siding, porch.

Applicant: Ben Pruitt

City Staff: Kalan Contreras, Historic Preservation Office, 512-974-2727

Staff Recommendation: Comment on and release plans, encouraging the applicant to repair rather than replacement of historic façade elements, and stepping the addition back beyond the existing roof's ridgeline.

Ben Pruett, David Rowe, and Rod spoke in favor of the project. There were no speakers in opposition.

**MOTION: Close public hearing, on a motion by Commissioner Wright. Commissioner Little seconded the motion. Vote: 8-1. Commissioners Myers, Heimsath, Featherston, Koch, Little, McWhorter, Tollett, and Wright in favor and Commissioner Valenzuela in opposition. The motion passes.**

**MOTION: Reopen and postpone the public hearing to November 15, 2021 with an invitation to the November Architectural Review Committee meeting, on a motion by Commissioner Heimsath. Commissioner Tollett seconded the motion. Vote: 9-0.**

**C.11. HR-2021-154863 – 1400 Mohle Dr. – Consent  
Old West Austin National Register District  
Council District 10**

Proposal: New construction.

Applicant: Joshua Mackley

City Staff: Kalan Contreras, Historic Preservation Office, 512-974-2727

Staff Recommendation: Comment on plans and release the permit.

**MOTION: Release the permit in accordance with the staff recommendation, per passage of the consent agenda, on a motion by Commissioner Koch. Commissioner Tollett seconded the motion. Vote: 8-0, Commissioner Valenzuela off the dais.**

**C.12. HR-2021-154877 – 1411 Ethridge Ave. – Applicant-requested  
postponement to November 15, 2021  
Old West Austin National Register District  
Council District 9**

Proposal: Demolish a contributing house.

Applicant: Michael Whellan

City Staff: Kalan Contreras, Historic Preservation Office, 512-974-2727

Staff Recommendation: Consider initiating historic zoning. Should the Commission decide against initiation, require completion of a City of Austin Documentation Package prior to permit release.

**MOTION: Postpone the public hearing to November 15, 2021, per passage of the consent postponement agenda, on a motion by Commissioner Koch. Commissioner McWhorter seconded the motion. Vote: 8-0, Commissioner Valenzuela off the dais.**



**D. Discussion and Possible Action on Applications for Demolition or Relocation**

**D.1. PR-2021-087495 – 812 W. 12<sup>th</sup> St. – Consent postponement to November 15, 2021 (postponed September 27, 2021)**

**Council District 9**

Proposal: Demolish a ca. 1946 commercial building.

Applicant: Neil Vickers

City Staff: Elizabeth Brummett, Historic Preservation Office, 512-974-1264

Staff Recommendation: Grant the applicant's postponement request.

**MOTION: Postpone the public hearing to November 15, 2021, per passage of the consent postponement agenda, on a motion by Commissioner Koch. Commissioner McWhorter seconded the motion. Vote: 8-0, Commissioner Valenzuela off the dais.**

**D.2. PR-2021-139080 – 1000 E 38<sup>th</sup> St. – Consent**

**Council District 9**

Proposal: Demolish a ca. 1940 house.

Applicant: DAR Construction

City Staff: Steve Sadowsky, Historic Preservation Office, 512-974-6454

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 for archiving at the Austin History Center.

**MOTION: Release the permit in accordance with the staff recommendation, per passage of the consent agenda, on a motion by Commissioner Koch. Commissioner Tollett seconded the motion. Vote: 8-0, Commissioner Valenzuela off the dais.**

**D.3. PR-2021-139064– 1601 Cedar Ave. – Discussion**

**Council District 1**

Proposal: Demolish a ca. 1915 house.

Applicant: Garrett Hill

City Staff: Steve Sadowsky, Historic Preservation Office, 512-974-6454

Staff Recommendation: Postpone to November 15, 2021 or initiate historic zoning to fully evaluate the structural condition of the house and alternatives to demolition.

**MOTION: Extend the meeting to 10:30 PM, on a motion by Commissioner Koch. Commissioner McWhorter seconded the motion. Vote: 8-1. Commissioners Myers, Heimsath, Koch, Little, McWhorter, Tollett, Valenzuela, and Wright in favor and Commissioner Featherston in opposition. The motion passes.**

Garrett Hill spoke in favor of the project. Maria Kroger spoke in opposition of the project. Marissa requested postponement for the project.

**MOTION: Initiate historic zoning and postpone the public hearing to November 15, 2021 with an invitation to the November Architectural Review Committee meeting, on a motion by Commissioner Koch. Commissioner Little seconded the motion. Vote: 9-0.**

**D.4. PR-2021-139578 – 1100 S. 1<sup>st</sup> St. – Consent  
Council District 9**

Proposal: Relocate a ca. 1919 house.

Applicant: Jarred Corbell

City Staff: Kalan Contreras, Historic Preservation Office, 512-974-2727

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

**MOTION: Release the permit in accordance with the staff recommendation, per passage of the consent agenda, on a motion by Commissioner Koch. Commissioner Tollett seconded the motion. Vote: 8-0, Commissioner Valenzuela off the dais.**

**D.5. DA-2021-132111 – 301 San Jacinto Street – Discussion  
Council District 9**

Proposal: Demolish a ca. 1912 warehouse.

Applicant: Amanda Surman

City Staff: Steve Sadowsky, Historic Preservation Office, 512-974-6454

Staff Recommendation: Postpone to November 15, 2021 or initiate historic zoning to fully explore and evaluate alternatives to demolition of this building.

Richard T. Suttle Jr. spoke in favor of the project. There were no speakers in opposition.

**MOTION: Initiate historic zoning and postpone the public hearing to November 15, 2021, on a motion by Commissioner Koch. Commissioner Valenzuela seconded the motion. Vote: 9-0.**

**D.6. DA-2021-132111 – 310 E. 3<sup>rd</sup> St. – Consent  
Council District 9**

Proposal: Demolish a ca. 1938 commercial building.

Applicant: Amanda Surman

City Staff: Steve Sadowsky, Historic Preservation Office, 512-974-6454

Staff Recommendation: Release the permit.

**MOTION: Release the permit in accordance with the staff recommendation, per passage of the consent agenda, on a motion by Commissioner Koch. Commissioner Tollett seconded the motion. Vote: 8-0, Commissioner Valenzuela off the dais.**

**D.7. PR-2021-151456 – 3506 Duval St. – Pulled for Discussion  
Council District 9**

Proposal: Partially demolish a ca. 1934 house and construct a second-story and rear addition.

Applicant: Benjamin Formby

City Staff: Elizabeth Brummett, Historic Preservation Office, 512-974-1264

Staff Recommendation: Encourage the applicant to consider design changes to reduce the impact on the house, namely retaining the existing front- and side-facing gables and increasing the height of the roof only behind the central ridgeline; but release the permit upon completion of a City of Austin Documentation Package.

Andi Lou spoke in favor of the project. There were no speakers in opposition.

**MOTION: Postpone the public hearing to November 15, 2021 with an invitation to the November Architectural Review Committee meeting, on a motion by Commissioner Wright. Commissioner Featherston seconded the motion. Vote: 9-0.**

**E. Discussion and Possible Action on Demolition by Neglect Cases**

E.1. No items.

**F. Discussion and Possible Action on Applications for Tax Abatement for Rehabilitation of Property in a Local Historic District**

F.1. No items.

**4. COMMISSION AND STAFF ITEMS**

**A. Discussion and Possible Action on Committee Reports**

A.1. Architectural Review Committee

A.2. Operations Committee

A.3. Grants Committee

A.4. Preservation Plan Committee

**B. Future Agenda Items**

**ADJOURNMENT – 10:30 P.M. Motion by Commissioner Heimsath. Commissioner Little seconded the motion. Vote: 9-0.**

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 at 512-974-3393 for additional information; TTY users route through Relay Texas at 711.

For more information on the Historic Landmark Commission, please contact Elizabeth Brummett, Manager, Historic Preservation Office, at 512-974-1264; Steve Sadowsky, Historic Preservation

Officer, at 512-974-6454; Kalan Contreras, Senior Planner, at 512-974-2727; or Amber Allen, Historic Preservation Planner II, at 512-974-3393.

### **REGISTER TO SPEAK INSTRUCTIONS**

Participants who wish to speak during the Public Hearing will be able to register at the meeting. A sign-in binder will be available on the limestone ledge as you enter Council Chambers 30 minutes prior to the meeting and will be closed at 6:00 PM when the meeting has started, so please arrive early if you wish to register to speak. In the binder, each agenda item will have its own speaker registration page with 3 sections. The first section is for the Applicant/Owner Team. The second and third sections will be for citizen comments, one for those who wish to speak in favor of the item, and the other for those who wish to speak in opposition to the item. If you do not sign-in to speak by the beginning of the meeting, then you will not be able to speak the duration of the meeting.

### **COVID 19 PROTOCOLS & REQUIREMENTS**

Participants are required to wear masks while on City property and should observe social distancing. Disposable masks will be provided to anyone who is not wearing proper face coverings.

### **PARKING & VALIDATION**

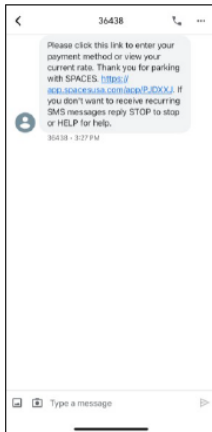
Parking is available at the City Hall parking garage and is free with validation.

A stamp machine will be available to manually stamp the parking ticket.

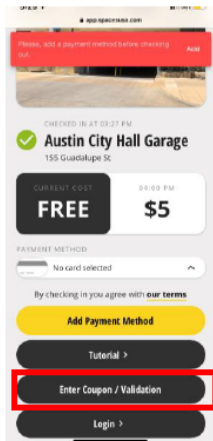
A second option will be to use a new touch-free parking process which allows drivers to enter the garage and park using their smartphones. This technology is phone number based, allowing drivers to call phone numbers that will be posted in the lanes to enter or exit. No app download is required. This video shows how the technology works. Note the video does not demonstrate the available coupon /code option, see attached document. Attached is a reference document that shows how a person can validate their parking using a QR code which will be displayed in chambers. *See additional information below.*

# SPACES Parking Validation Process – QR Code

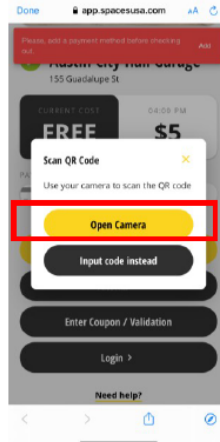
1. Click link in text message that SPACES sent.



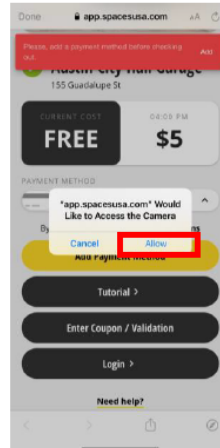
2. Click "Enter Coupon/Validation."



3. Click "Open Camera" from box that pops up.



4. Click "Allow."



5. Camera will open with box.

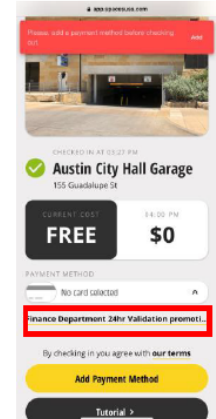


6. Point camera at QR code on display. It can take a few seconds to recognize. Parker may need to move their phone closer or farther away to get it to work.



Note: If QR code doesn't work, click "input QR instead" and type the number code that can be found below the QR code on the display.

7. Once it QR code is recognized, the camera will disappear. A 24-hour validation will appear on screen.



Validation is complete. Parker can head to garage and exit by calling the exit phone number. After exiting, they will get a text receipt.