HISTORIC LANDMARK COMMISSION Permits in National Register Historic Districts February 28th, 2022 PR-2022-010250; GF-2022-017172 Old West Austin 1510 Pease Road

PROPOSAL

Demolish a ca. 1936 multifamily (duplex) residence and detached metal frame covered carport.

ARCHITECTURE

The structure is a Tudor-style brick construction residence that was built circa 1936 as a multi-family residence (duplex). The residence has a simple side-gabled design easily visible behind two smaller asymmetrical front-facing gables with a 1-unit entrance located on the front facade with an arched door containing a small circular quarter-divided window. The second unit is accessed via a matching door located beneath the side gable on the east elevation where there is a covered porch and decorative metal railing. There is a prominent front-facing chimney with an inward swooping detail above the firebox, flanked by quarter-shaped gable vents. The windows are simple 1:1 wood single pane. Each unit has a rear-covered porch. There is also a rear-covered metal frame carport which is not of significance.

RESEARCH

This property was built as a multi-family duplex circa 1936 and therefore has a history of tenants although none appeared to live in the property for more than a couple of years. The longest tenant appears to be Donald L. and Donna Hoskins. According to City Directory records, Donald was an Architect for Southerland & Page in 1955 and 1957 when he lived at the duplex. Of historical significance are tenants Juan A. and Carolina R. Merigo-Aza. Juan Antonio Merigo-Aza was the Vice Consular officer at the Mexican Consulate and was a delegate at the Mexico City conference that led to a new International Agreement for Migratory workers in 1951. The Agreement improved living and working conditions for migratory farmers but also provided legislation for the punishment of harboring or concealing those who enter the country without documentation.

PROPERTY EVALUATION

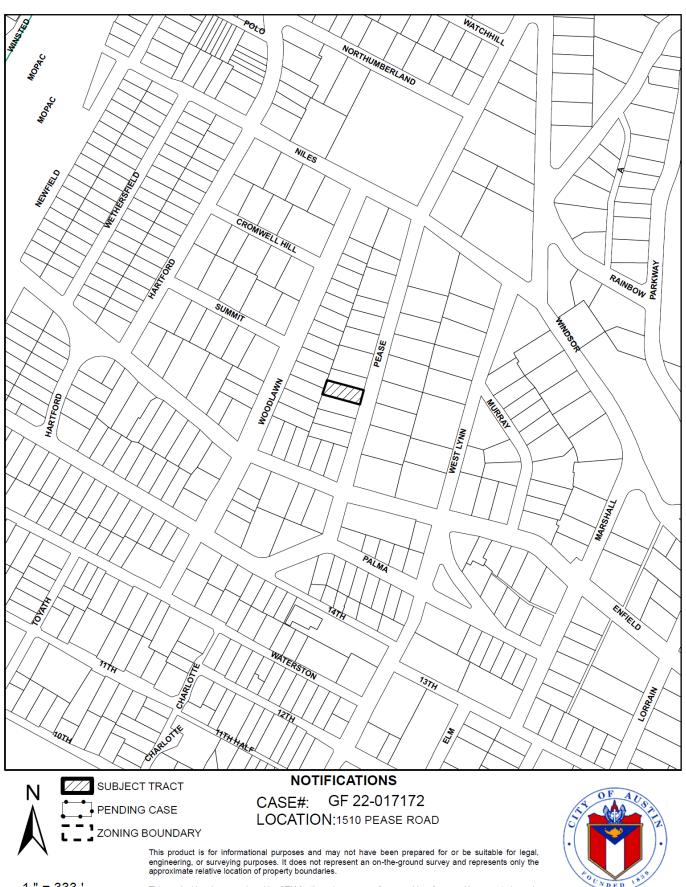
The property contributes to the Old West Austin National Register district.

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 is a good example of a Tudor-style multi-family residence and does appear to convey architectural significance.
 - *b.* Historical association. The property does not have significant historical associations. Juan Antonio Merigo-Aza was a prominent local figure in Mexican-American agriculture and migratory labor history but was only listed as a tenant at this address for 1 year which is not long enough to qualify for historical significance.
 - 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 city's character, image, or cultural identity, 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 reuse, then relocation over demolition, release the permit upon completion of a City of Austin Documentation Package. Plans for new construction must be reviewed by the Historic Landmark Commission before demolition permit release.



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



Demolition permit application, 2022

Occupancy History City Directory Research, February 2022

1959 Vacant

¹/₂ - Kermit J. Decker, renter

1957 Margret Holloway, renter Clerk Wholesale Drugs

> Donald L. Hoskins, renter Architect Southerland & Page

1955 Florence N. Barton, renter Private secretary State Board of Insurance Commissioners

> Donald L. and Donna Hoskins, renters Architect Southerland & Page

1952 Gus L. and Lillian Lanier, renters Clerk State General Land Office

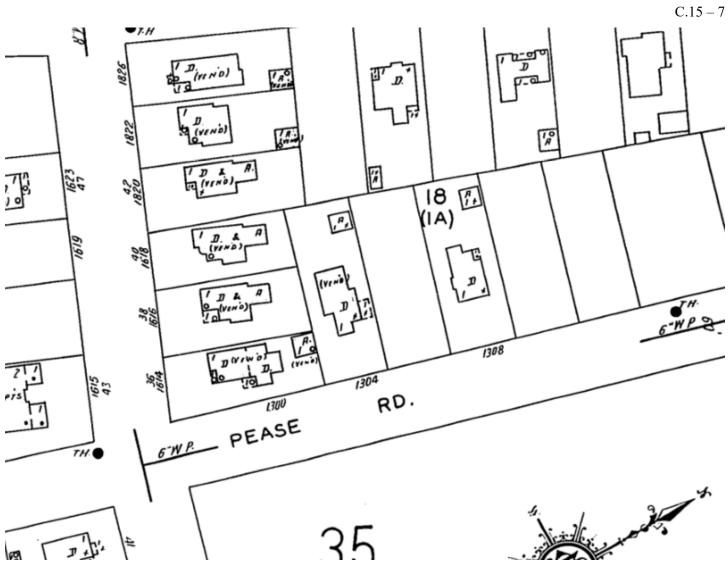
¹/₂ - Juan A. and Carolina R. Merigo-Aza, renters V-consular officer Mexican Consulate

1949	Frank C. Slay Jr., renter Student at the University of Texas
	1/2 - Ethel Driskill, renter (widow of Felix)
1947	Wayne and Katheryn Henneberger, renters Engineer State Highway Department
	¹ / ₂ - Lawrence M. and Betty C. Haynie, renters USA
1944	Leslie M. and Ella J. Pearson, renters USA
	¹ / ₂ - Thelma D. Tulloch, renter Retoucher Christianson-Leberman Studios
1941	Carl and Janetta Pummill, renters Salesman
	James B. and Margret Mitchell, renters Radio announcer
1939	Vacant
	¹ / ₂ - John B. and Floriene Case, renters Accountant State Colorado River Authority
1937	Address not listed

Permits

Unless the Plumbing is done in strict accordance with City Ordinances, do	not turn on the water		146
PERMIT FOR WATER SERVICE	AUSTIN, TEXAS		379 A
MAddress.	-7308 PL	as Mard	
M. Address Plumber Man New Size of Ta	ap	Date 2 -	-92-54
Foreman's Report			
Date of Connection 9-72-34	1		
Water service permit,	1936		
OWNER TOM A. Fairey ADDRES	<u>s 1510 Pe</u>	ase Roac	<u> </u>
PLAT 146 LOT	44	<u>BT.</u> #	•
<u>SUBDIVISION</u> Enfield C		, 	
<u>OCCUPANCY</u> Duplex			, · · ·
BLD PERMIT # 120477 DATE 12-30-70	OWNERS ESTIMATE	\$3,500.0	0
CONTRACTOR Owner	NO, OF FIX	TURES	2
WATER TAP REC # Exist SEWER '	TAP REC #	Exist	
Repair and remodel exist du	uplex		•

Building permit, 1970



Sanborn maps, 1935



IN CHARGE-Vice Consul Juan Anionio Merigo-Aza, who took charge of the Mexican consulate here last week, poses in his new office near a picture of a man he genial-ly refers to as "the boss." The boss is, of course, President of Mexico Miguel Aleman. Vice Consul Merigo-Aza has replaced former Consul Alejandro V. Martinez, who was re-cently transferred to Houston. Merigo-Aza is no stranger to Austin. He attended the University of Texas last semester and is now taking courses there in cotton nurketing. (Neal Douglass Photos.)

New Vice Consul Aided in Bracero Pact

Vice Consul of Mexico Juan An-tonio Merigo-Aza, who took charge of the Mexica Consultate here last br. Alfonso Guerra, executive of may the United States guarantee of the Mexico City conference that left United States stationed in for Migratory Workers.

was the United States guarantee of payment of wages and transpor-tation for Mexican migratory work-ers, the new consul said. Merigo-Aza, a native of Vera Cruz, Mexico, is no stranger to Austin. He attended the Universi-ty of Texas last semester and is now taking courses there in cotton mar-keing. Ile was transferred here follow-ing the transfer of Consul Alejan-dro V. Martinez to Houston. The new vice consul is married.

The new vice consul is married and has moved his family here. They now live at 1510 Pease Road. He has two children, Juan Antonio, 8, and Alejandro Federico, 5. Juan Antonio is attending Brykerwoods School.

School. Merigo-Aza has been 10 years in the consular service for his gov-ernment. He has hell diplomatic posts in Arizona and New Mexico. His other assignments have in-cluded the job of civil attache to the Mexico embassy in Centrel America and a similar embassy po-sition in San Salvador. Ile has attended the University of Guatemala.