

HISTORIC LANDMARK COMMISSION
DEMOLITION AND RELOCATION PERMITS
APRIL 5, 2023
PR-2023-016278; GF-2023-027680
2607 BRIDLE PATH

PROPOSAL

Construct a rear-side addition to a ca. 1940 house.

PROJECT SPECIFICATIONS

The proposed project includes a flat-roofed addition at the rear of the main house with multilight windows of varying sizes, connected via breezeway to an existing garage apartment at the back of the lot.

ARCHITECTURE

Two-story Colonial Revival house with modified front porch, brick veneer, and 6:6 and 8:8 shuttered wood windows.

RESEARCH

The house at 2607 Bridle Path was constructed around 1940. Its first occupants were Dr. Otis and Beatrice Watson and their family. Otis Watson, a dentist, served as a captain in the Texas State Guard during the 1940s. The Watsons also owned ranchland in Pflugerville. Around 1949, the Watsons sold the house to Dr. George Bohuslav, another dentist, and his family. Bohuslav was president of the Southwest Society of Pedodontists. He sold the house around 1958 to rancher Gladys Phillips.

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 at potential historic landmarks. The following standards apply to the proposed project:

Residential additions

1. Location

The addition is appropriately sited to the rear of the historic-age house.

2. Scale, massing, and height

The proposed scale, massing, and height of the addition and breezeway are mostly appropriate.

3. Design and style

The proposed design somewhat responds to the existing house; it is adequately differentiated by its modern fenestration and roof form.

4. Roofs

The proposed flat roof is somewhat appropriate; though it does not reflect the roof forms on the rest of the house, it minimizes visibility and provides differentiation from the historic fabric.

5. Exterior walls

The proposed masonry exterior walls appear appropriate.

6. Windows, screens, and doors

Proposed windows and doors are mostly appropriate, and will be minimally visible from the street.

Summary

The project meets most of the applicable standards.

PROPERTY EVALUATION

Designation Criteria—Historic Landmark

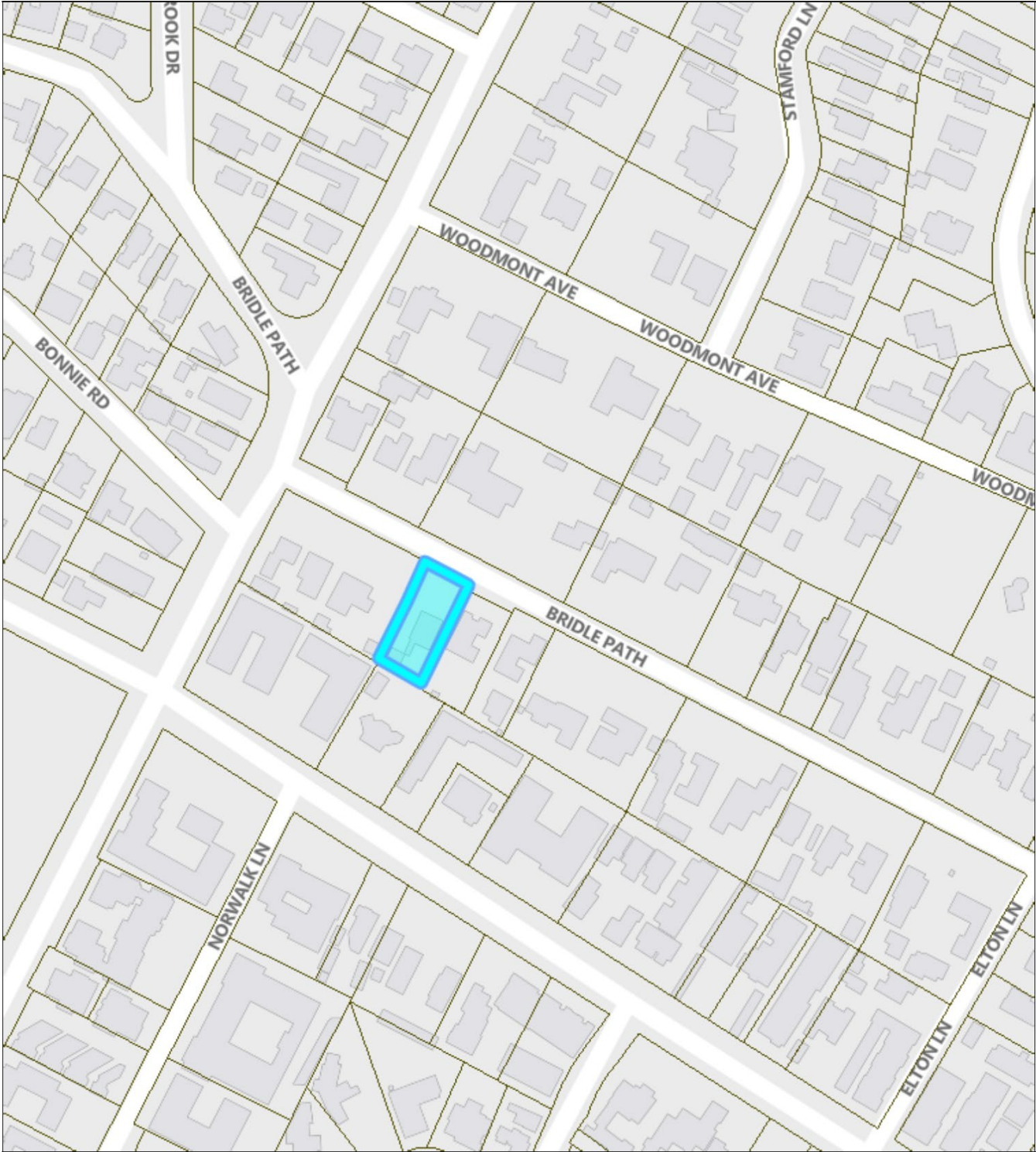
- 1) The building is more than 50 years old.
- 2) The building appears to retain moderate integrity. The front porch has been extended and columns replaced.
- 3) Properties must meet two criteria for landmark designation (LDC §25-2-352). Staff has evaluated the property and determined that it does not meet two criteria:
 - a. Architecture. The building is constructed in the Colonial Revival style.
 - 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

Approve the application.

LOCATION MAP



1: 2400

Lot Lines

Lot Line



GF 23-027680

2607 BRIDLE PATH



3/22/2023

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. This product has been produced by the City of Austin for the sole purpose of geographic reference. No warranty is made by the City of Austin regarding specific accuracy or completeness.

PROPERTY INFORMATION

Photos



Google maps – 2023



Google Maps – 2013

Occupancy History

City Directory Research, February 2023

- 1959 Mrs. Gladys W. Phillips, owner - Rancher
- 1957 George F. Bohuslav, owner – Dentist
- 1955 George F. Bohuslav, owner – Dentist
- 1954 George F. Bohuslav, owner – Dentist
- 1953 George F. Bohuslav, owner – Dentist
- 1952 George F. Bohuslav, owner – Dentist
- 1949 George F. Bohuslav, owner – Dentist
- 1947 Otis C. & Beatrice L. Watson, owners – Watson & Watson

- 1944 Otis C. & Beatrice L. Watson, owners – Watson & Watson
 1942 Otis C. & Beatrice L. Watson, owners – Watson & Watson
 1941 Otis C. & Beatrice L. Watson, owners – Watson & Watson
 1940 Address not listed

Historical information

Marriage Announced

Announcements have been received from Mr. and Mrs. Charles L. Lundgren of Austin of the marriage of their daughter, Beatrice, to Dr. Otis Watson of Sweetwater. The marriage took place Aug. 12 at the home of an aunt of the bridegroom in Sweetwater. The families and a few friends witnessed the ceremony.

Mrs. Watson formerly attended the public schools of Austin and later the university, where she was a pledge of Alpha Xi Delta sorority.

Dr. Watson is the son of Mr. and Mrs. Luther Watson of Sweetwater. He is a former student of the University of Texas and of the Dallas Dental college. He received his degree from the Georgia School of Dentistry at Atlanta in June, 1933.

Dr. and Mrs. Watson are at home at Sweetwater, where Dr. Watson has already established his practice.

"Marriage Announcement 2 -- No Title." The Austin American (1914-1973); 20 Aug 1933: A1.



IT'S NOT SO, the crack the colonel made that "Officers of the staff are more unmilitary than buck privates on a parade" is disproved by this file of smartly aligned group of headquarters staff officers saluting as they march past the reviewing officer at a recent Texas defense guard parade review. Left to right, Capt. Si

H. Johnston and M. I. Brown, and 1st. Lts. Stewart Harkrider, Fred Graham, Otis Watson, Vernon Schuhardt, and E. C. Duke. These officers will be among the more than 1,500 Texas defense guard officers of the 50-odd battalions of the state who will receive intensive training at Camp Bullis in July.

"Statewide War Games Planned For Texas Defense Guardsmen." The Austin American (1914-1973); 09 May 1943: 16.

Dentists Meeting Here Saturday

National and state dental organization officers will take part in an Austin District Dental society meeting at the Driskill Saturday.

Dentists from all parts of the state, and dentists from all army and service establishments, have been invited to this meeting.

An all-day clinic, starting at 10 a. m., and a banquet meeting at night have been planned, it was announced by Dr. Otis Watson, president of the Austin District society.

Dr. Bohuslav Flies To San Francisco

Dr. George F. Bohuslav left by plane this week for San Francisco, where he will attend a post-graduate course in children's dentistry at the College of Physicians and Surgeons, School of Dentistry.

He expects to return to Austin next Sunday.

"Dentists Meeting Here Saturday." *The Austin American* (1914-1973); 02 Sep 1945: 3.
 "Four Austinites Visit In Washington, D. C." *The Austin Statesman* (1921-1973); 30 Sep 1946: 9.

Guard Officer Named To Regimental Posts

Assignment of four officers of Texas State Guard Reserve Corps to regimental positions, and the appointment of other officers for the unassigned District 10 pool were announced Thursday.

Lieutenant General Claude V. Birkhead, commander of the TSGR announced that Major Fred E. Graham, Austin, has been named regimental supply officer; Major Sam V. Stone, Georgetown, executive officer, Second Battalion; First Lieutenant Marlin E. Smalley, Austin, platoon leader, First Platoon, and Second Lieutenant Paul H. Pfeifer, Second Platoon leader, Company B, First Battalion, all in the 10th Regiment.

Adjutant General K. L. Berry announced the commissioning of Lieutenants Smalley and Pfeifer, and of Captain Otis C. Watson, all of Austin.

Damage Suit Asks \$6,000 For Measles

A \$6,000 damage suit concerning a case of measles was filed against an Austin dentist in 126th District Court Tuesday.

The suit was brought by Miss Helen Toney Boyd who identified herself as the assistant to Dr. George F. Bohuslav, the defendant.

She claimed that she had worked for Bohuslav for a year prior to April, 1949, and that the doctor was well-acquainted with her fear of catching the measles.

In her suit, she claims that the doctor brought in a patient who had the measles "in a misguided attempt to be humorous or play a prank."

Miss Boyd said that as a result she caught the measles.

She asks damages including three months full salary while sick, a total of \$600; one-half her salary for the next three months, \$300; \$100 for doctor and medical bills; \$2,500 for a permanent weakness of eyesight caused by the disease; and another \$2,500 for her pain and suffering.

"Guard Officer Named To Regimental Posts." *The Austin Statesman* (1921-1973); 05 Aug 1948: 9.
 "Damage Suit Asks \$6,000 For Measles." *The Austin Statesman* (1921-1973); 13 Dec 1949: 24

Pedodontists Hold Meet In Austin

The Southwestern Society of Pedodontists met at the Commodore Perry Hotel in a four-day semi-annual meeting over the Labor Day weekend.

Dr. Charles A. Sweet, director of post-graduate education in pedodontics, College of Physicians and Surgeons, San Francisco, Calif., was the guest clinician, giving lectures and clinics on dentistry for children.

Dr. George F. Bohuslav, local pedodontist, president-elect and general program chairman, was host to pedodontists from Colorado, Oklahoma, Kansas, Louisiana, New Mexico and Texas.

Dr. Garnett Yearwood from Shreveport presided over the business meetings. At the close of the meeting on Monday, new officers were installed. Dr. Bohuslav was elected president; Dr. Summer Russman from Oklahoma City, president-elect; Dr. Wayne Rose of Wichita, Kan., vice president; and Dr. Ben Caudle of Tulsa, Okla., secretary and treasurer.

Pflugerville Slates Angus Cattle Sale

PFLUGERVILLE, April 4 (ANS) The fourth annual registered Aberdeen-Angus sale will be held Monday at 1 p.m. at the Keillor Ranch, which is owned by Dr. Luther Watson and Dr. Otis Watson.

Fifty-nine head, including 57 females and two bulls, will be auctioned by Ray Sims of Belton, Mo., and Bill Hagel of Springfield, Mo.

The children of the Dr. Watsons, namely Sarah and Betty of Dr. and Mrs. Luther Watson, and John and D'Anne of Dr. and Mrs. Otis Watson, will sell helpers at this sale. Sarah's Aberdeen-Angus placed as grand champion at the Capital Area Show in Austin and at the Pflugerville Livestock Show with D'Anne taking reserve champion at the same shows.

"Pedodontists Hold Meet In Austin." *The Austin Statesman* (1921-1973); 02 Sep 1952: A18.
"Pflugerville Slates Angus Cattle Sale." *The Austin American* (1914-1973); 05 Apr 1953: A5.

Four Catholic Bishops To Be Honored Here

Four bishops of the Catholic Church in Texas will be honorary guests of the Austin Serra Club, who will host the second state convention of Texas Serra Clubs May 3 and 4 at the Driskill, it was announced by Dr. George F. Bohuslav, president of the Serra Club in Austin. The Serra Club is an organization of Catholic professional and businessmen devoted to working for increased vocations to the priesthood, brotherhood and sisterhood.

the diocese of Corpus Christi, the Most Rev. Sidney M. Metz bishop of the diocese of El Paso will attend the convention. N other high Catholic prelates attend.

Among the featured speakers are Norman P. Gordon, KSG Kansas City, president of S International; the Rev. Msgr M. Kirwin, provincial chapl Jerome J. Crane, Dallas, prial governor of Texas; George Luidel, Fort Worth. d

"Four Catholic Bishops To Be Honored Here." *The Austin Statesman* (1921-1973); 18 Apr 1957: B1

Permits

WATER SERVICE PERMIT
Austin, Texas

No. **10554**
INDEXED June 14, 1938

Received of **H A Sullivan**

Address **2607 ~~888~~ Bridle Path**

Amount **Two and 50/100--** \$ **2.50**

Plumber **Maurice Plumb** Size of Tap **$\frac{1}{2}$ "**

NW II

Date of Connection 6-30-38	No. Fittings 1 Curb Cock $\frac{1}{2}$ " Elbow $\frac{1}{2}$ " St. Elbow $\frac{1}{2} \times \frac{1}{2}$ " Bushing $\frac{1}{2} \times \frac{1}{2}$ " Reducer $\frac{1}{2} \times \frac{1}{2}$ " 2 1/2" Pipe $\frac{1}{2}$ " Lead Comp. Nipples Union Plug Tee Stop 1 Box Crack 1 Lid Values Job No. e 38782 Req. No.
Size of Tap Made $\frac{1}{2}$"	
Size Service Made $\frac{1}{2}$"	
Size Main Tapped 2"	
From Front Prop. Line to Curb Cock	
From S Prop. Line to Curb Cock 2'	
Location of Meter South Side	
Type of Box Lact	
Depth of Main in St. 3'	
Depth of Service Line 2'	
From Curb Cock to Tap on Main 25'	
Checked by Engr. Dept. 11-18-38	

INDEXED *Rich*

Water service permit - 1938

OWNER	Hayes Pitts	ADDRESS	2607 Bridle Path
PLAT	144	LOT	W 150.1 of 14
			BLK. 9
SUBDIVISION	Westfield A		
OCCUPANCY	res		
BLDG. PERMIT #	155552	DATE	3-12-76
		OWNERS ESTIMATE	\$14,000.00
CONTRACTOR	W. Bailey Elliott	NO. OF FIXTURES	yes
WATER TAP REC#		SEWER TAP REC#	
remodel and repair res			

BID 2004

Remodel permit, 1976