

**HISTORIC LANDMARK COMMISSION**  
**PERMITS IN NATIONAL REGISTER HISTORIC DISTRICTS**  
**APRIL 5, 2023**  
**HR-2023-027364**  
**TRAVIS HEIGHTS-FAIRVIEW PARK NATIONAL REGISTER HISTORIC DISTRICT**  
**1611 DRAKE AVENUE**

**PROPOSAL**

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Construct a new residence.

**PROJECT SPECIFICATIONS**

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Construct a two-story house with a front-facing one-car carage on a vacant lot. The proposed house is clad in fiber cement siding with a silver standing-seam metal roof. Its roof form is compound, with flat components and gables of varying heights and slopes. Fenestration is irregularly placed, with undivided fixed and casement windows and sliding fully glazed doors.

**DESIGN STANDARDS**

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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 back approximately 29'.

*2. Orientation*

The proposed new building is oriented toward the primary street, consistent with contributing buildings nearby.

*3. Scale, massing, and height*

The proposed new building is taller than nearby contributing buildings, which are one story. Its compound massing is not compatible with the simple forms of the contributing buildings.

*4. Proportions*

While the design's multiple step-downs help to provide visual transitions, the multiple gables emphasize the building's verticality. Its proportions are not consistent with nearby contributing buildings'.

*5. Design and style*

Though the proposed building's design is not compatible with the district, it is appropriately differentiated and maintains a consistent style throughout.

*6. Roofs*

The complex roof form is not compatible.

*7. Exterior walls*

The proposed fiber cement horizontal siding is compatible.

*8. Windows and doors*

The proposed irregular, undivided fenestration is not compatible with nearby contributing buildings.

*9. Porches*

The proposed porch does not reflect the size, proportions, placement, depth, and rhythm of porches on contributing buildings within the district

*11. Attached garages and carports*

The proposed front-facing garage is not compatible.

*Summary*

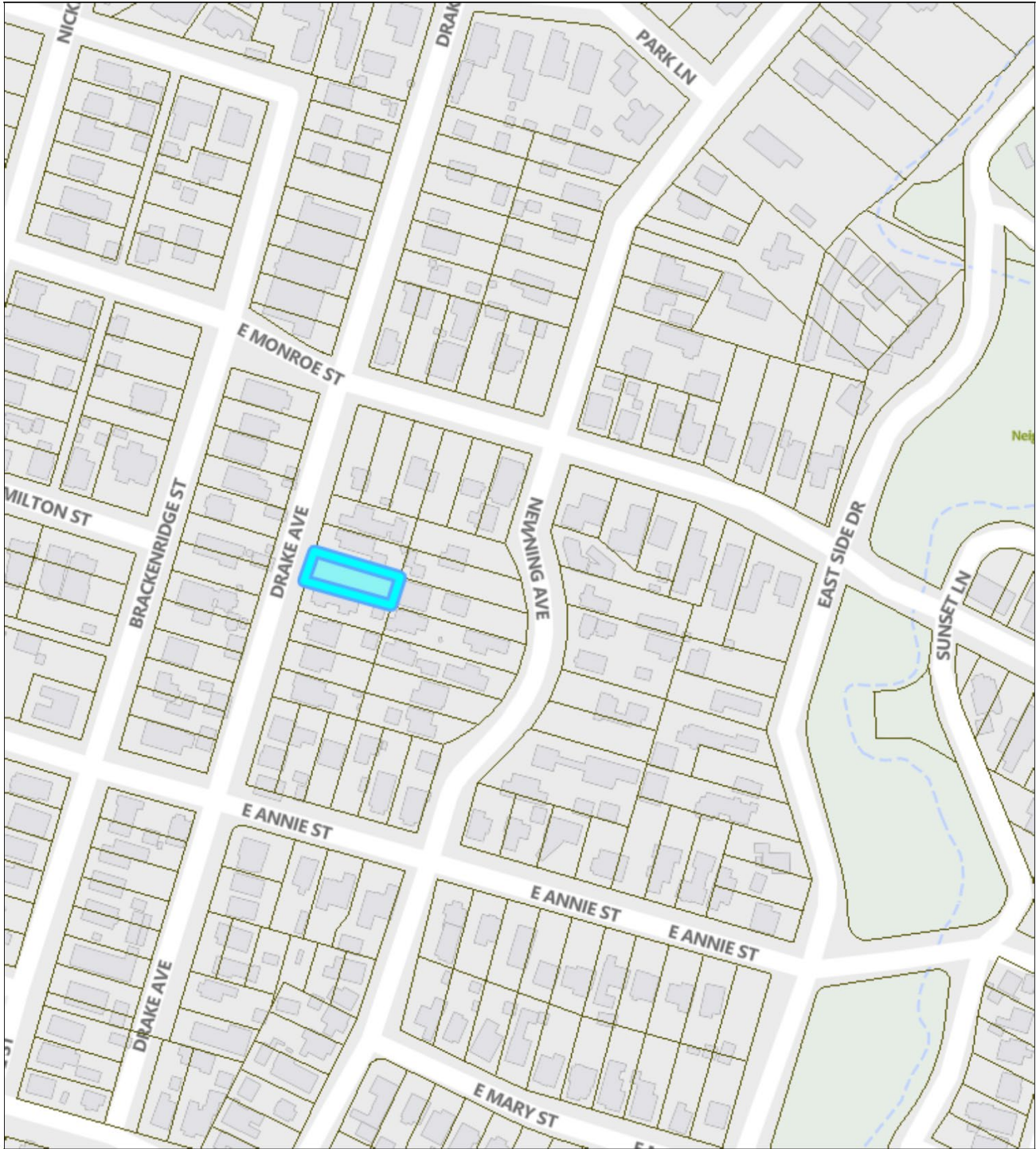
The project does not meet most of the applicable standards.

**STAFF RECOMMENDATION**

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Comment on plans.

# LOCATION MAP



Lot Lines  
Lot Line

**HR 23-027364**

1611 DRAKE AVENUE



3/22/2023

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