



**HISTORIC LANDMARK COMMISSION**  
**WEDNESDAY, July 5, 2023 – 6:00 PM**  
**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>.

Public comment will be allowed in-person or remotely via telephone. Speakers may only register to speak on an item once either in-person or remotely and will be allowed up to three minutes to provide their comments. **Registration no later than noon the day before the meeting is required for remote participation by telephone.** To register to speak remotely, email [preservation@austintexas.gov](mailto:preservation@austintexas.gov) or call Amber Allen at (512) 974-3393.

**COMMISSION MEMBERS:**

\_\_\_\_\_ **x Ben Heimsath, Chair**  
\_\_\_\_\_ **x Witt Featherston, Vice Chair**  
\_\_\_\_\_ **x Kevin Koch**  
\_\_\_\_\_ **x Carl Larosche**  
\_\_\_\_\_ **x Trey McWhorter**  
\_\_\_\_\_ **ab Harmony Grogan**

\_\_\_\_\_ **x Jaime Alvarez**  
\_\_\_\_\_ **x Roxanne Evans**  
\_\_\_\_\_ **x Raymond Castillo**  
\_\_\_\_\_ **x JuanRaymon Rubio**  
\_\_\_\_\_ **x Tara Dudley**

## **DRAFT MINUTES**

### **CALL TO ORDER**

### **PUBLIC 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.

Meghan King spoke on Preservation Austin updates.

### **APPROVAL OF MINUTES**

1. **June 7, 2023** – Offered for consent approval.

**MOTION: Approve the minutes, per passage of the consent agenda, on a motion by Commissioner Larosche. Commissioner Featherston seconded the motion. Vote 10-0.**

## **BRIEFINGS**

2. **Recent Preservation Triumphs**  
Presenter: Amber Allen (staff)
3. **916 Congress Avenue - Larmour Block (F)**  
Presenter: Eric Tyler

## **PUBLIC HEARINGS/DISCUSSION AND POSSIBLE ACTION**

### **Historic Zoning Applications**

4. **C14H-2023-0074 – 1306 Guadalupe St. – Discussion  
Adams-Ziller House  
Council District 9**  
Proposal: Owner-initiated historic zoning.  
Applicant: O’Connell Architecture  
City Staff: Kalan Contreras, Historic Preservation Office, 512-974-2727  
Staff Recommendation: Recommend historic zoning.

Lori Marton spoke in support of historic zoning. There was no opposition.

**MOTION: Close the public hearing, on a motion by Commissioner Featherston.  
Commissioner Larosche seconded the motion. Vote 10-0.**

**MOTION: Recommend historic zoning, on a motion by Commissioner Featherston.  
Commissioner Dudley seconded the motion. Vote 10-0.**

### **2023 Heritage Grant recipient applications**

5. **HR-2023-012834 – 1316 W. 6<sup>th</sup> St. – Consent  
Smoot Family Home  
Council District 9**  
Proposal: Restoration work (Postponed May 3, 2023)  
Applicant: Yung-Ju Kim  
City Staff: Kalan Contreras, Historic Preservation Office, 512-974-2727  
Staff Recommendation: Approve the application.

**MOTION: Approve the project in accordance with staff recommendation, per passage of the consent agenda, on a motion by Commissioner Larosche. Commissioner Featherston seconded the motion. Vote 10-0.**

### **Historic Landmark and Local Historic District Applications**

6. **HR-2022-122453 – 115 E. 5<sup>th</sup> St. – Applicant-Requested Postponement  
Heierman House  
Council District 9**

Proposal: Addition/demolition/alteration (Postponed June 7, 2023)

Applicant: Richard Garrod

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

Staff Recommendation: Grant the applicant's postponement request to August 2, 2023.

**MOTION: Postpone the public hearing to August 2, 2023, per passage of the consent postponement agenda, on a motion by Commissioner Larosche. Commissioner Featherston seconded the motion. Vote 10-0.**

7. **HR-2023-062078 – 4109 Avenue A – Pulled for Discussion  
Hyde Park Local Historic District  
Council District 9**

Proposal: Addition/remodel

Applicant: Lindsey Peavler

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

Staff Recommendation: Approve the application except for the infill of the secondary front door, as it is a character-defining feature of the house.

Mickey Peavler spoke in favor of the project. There was no opposition.

**MOTION: Close the public hearing, on a motion by Commissioner Larosche. Commissioner Featherston seconded the motion. Vote 10-0.**

**MOTION: Approve the application upon administrative receipt and review of revisions, on a motion by Commissioner Koch. Commissioner Larosche seconded the motion. Vote 10-0.**

8. **HR-2023-059459 – 2000 Maple Ave. – Discussion  
Rogers-Washington-Holy Cross Local Historic District  
Council District 1**

Proposal: Window replacements

Applicant: Rob DeChant

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

Staff Recommendation: Consider whether the unauthorized alterations have rendered the house non-contributing to the district. If so, require replacement of altered windows and veneer with compatible elements meeting the district design standards.

Mark Taylor and Rob DeChant spoke in favor of the project. There was no opposition.

**MOTION: Close the public hearing, on a motion by Commissioner Larosche. Commissioner Castillo seconded the motion. Vote 10-0.**

**MOTION: Reopen the public hearing and postpone to August 2, 2023, with an invitation to the Architectural Review Committee, on a motion by Commissioner Larosche. Commissioner Featherston seconded the motion. Vote 10-0.**

**9. HR-2023-067282 – 1412 W. 6<sup>th</sup> Half Street. – Discussion**

**Johnson House**

**Council District 9**

Proposal: Install new fencing.

Applicant: Jeff Albrecht

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

Staff Recommendation: Request lower fence height and/or omission spiked pickets per pending Council Resolution 20230608-058.

Jeff Albrecht spoke in favor of the project. There was no opposition.

**MOTION: Close the public hearing, on a motion by Commissioner McWhorter. Commissioner Koch seconded the motion. Vote 10-0.**

**MOTION: Reopen the public hearing and postpone to August 2, 2023, with an invitation to the Architectural Review Committee with administrative approve upon receipt and review of revisions, on a motion by Commissioner Koch. Commissioner Rubio seconded the motion.**

**Motion withdrawn by Commissioner Koch.**

**MOTION: Reopen the public hearing and postpone to August 2, 2023, with an invitation to the Architectural Review Committee, on a motion by Commissioner Rubio. No second, the motion dies.**

**MOTION: Approve the application, on a motion by Commissioner Featherston. Commissioner Larosche seconded the motion. Vote: 9-1, with Commissioner Rubio in opposition.**

**National Register District Permit Applications**

**10. PR-2021-200516 – 512 E. Monroe St. – Applicant-Requested Postponement**

**Travis Heights – Fairview Park National Register District**

**Council District 9**

Proposal: Demolish a contributing house and build new construction (Postponed June 7, 2023)

Applicant: Linda Sullivan

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

Staff Recommendation: Grant the applicant's postponement request to August 2, 2023.

**MOTION: Postpone the public hearing to August 2, 2023, per passage of the consent postponement agenda, on a motion by Commissioner Larosche. Commissioner Featherston seconded the motion. Vote 10-0.**

**11. PR-2022-002404 – 1315 & 1317 Newning Ave. – Application Withdrawn**

**Travis Heights – Fairview Park National Register District**

**Council District 9**

**12. HR-2023-043027 – 1409 Alta Vista Ave. – Applicant-Requested Postponement  
Travis Heights – Fairview Park National Register District  
Council District 9**

Proposal: Addition/remodel. (Postponed June 7, 2023)

Applicant: Lindsey Peavler

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

Staff Recommendation: Grant the applicant requested postponement to August 2, 2023.

**MOTION: Postpone the public hearing to August 2, 2023, per passage of the consent postponement agenda, on a motion by Commissioner Larosche. Commissioner Featherston seconded the motion. Vote 10-0.**

**13. HR-2023-068380 – 301 Congress Ave. – Consent  
Congress Avenue National Register District  
Council District 9**

Proposal: Landscape alterations.

Applicant: Aron Trevizo

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

Staff Recommendation: Comment on and release the plans.

**MOTION: Approve the project in accordance with staff recommendation, per passage of the consent agenda, on a motion by Commissioner Larosche. Commissioner Featherston seconded the motion. Vote 10-0.**

**Demolition and Relocation Permit Applications**

**14. PR-2023-053006 – 1509 E. 14<sup>th</sup> St. – Consent  
Council District 1**

Proposal: Partial demolition

Applicant: Robert Penta

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

Staff Recommendation: Encourage rehabilitation and adaptive reuse, then relocation over demolition, but release the demolition permit upon completion of a City of Austin Documentation Package.

**MOTION: Approve the project in accordance with staff recommendation, per passage of the consent agenda, on a motion by Commissioner Larosche. Commissioner Featherston seconded the motion. Vote 10-0.**

**15. PR-2023-069646 – 400 Brady Ln. – Applicant-Requested Postponement  
Council District 8**

Proposal: Total demolition

Applicant: Alberto Rodriguez

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

Staff Recommendation: Grant the applicant's request and postpone to August 2, 2023.

**MOTION: Postpone the public hearing to August 2, 2023, per passage of the consent postponement agenda, on a motion by Commissioner Larosche. Commissioner Featherston seconded the motion. Vote 10-0.**

**16. PR-2023-067088 – 1409 Payne Ave. – Consent  
Council District 7**

Proposal: Total demolition

Applicant: David Hall

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

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

**MOTION: Approve the project in accordance with staff recommendation, per passage of the consent agenda, on a motion by Commissioner Larosche. Commissioner Featherston seconded the motion. Vote 10-0.**

**17. DA-2023-075240 – 606 E. 3<sup>rd</sup> St. – Discussion  
Council District 9**

Proposal: Relocation

Applicant: Linda Sullivan and Warner Wellborn

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

Staff Recommendation: Consider whether the building meets the criteria for designation; if so, initiate historic zoning. Should the Commission choose to release the relocation permit, require completion of an archaeological investigation that meets state standards per the 2016 Commission motion, as well as completion of a City of Austin Documentation Package with measured drawings following the standards of the Historic American Buildings Survey.

Ms. Franks and Warren Wellborn spoke in favor of the project. There was no opposition.

**MOTION: Close the public hearing, on a motion by Commissioner Larosche. Commissioner Castillo seconded the motion. Vote 10-0.**

**MOTION: Table the discussion, on a motion by Commissioner Featherston. Commissioner McWhorter seconded the motion. Vote 10-0.**

**18. DA-2023-075240 – 608 E. 3<sup>rd</sup> St. – Discussion  
Council District 9**

Proposal: Relocation

Applicant: Linda Sullivan and Warner Wellborn

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

Staff Recommendation: Consider whether the building meets the criteria for designation; if so, initiate historic zoning. Should the Commission choose to release the relocation permit, require completion of an archaeological investigation that meets state standards per the 2016 Commission motion, as well as completion of a City of Austin Documentation Package with measured drawings following the standards of the Historic American Buildings Survey.

Warren Wellborn spoke in favor of the project. There was no opposition.

**MOTION: Close the public hearing, on a motion by Commissioner Larosche. Commissioner McWhorter seconded the motion. Vote 10-0.**

**MOTION: Take items 18 and 19 together, on a motion by Commissioner Larosche. Commissioner McWhorter seconded the motion. Vote 10-0.**

**MOTION: Reopen the public hearing and initiate historic zoning for both 606 and 608 E. 3<sup>rd</sup> Street properties based on Architectural Significance and Community Value, on a motion by Commissioner Rubio. Commissioner Koch seconded the motion. Vote 9-1, with Commissioner Heimsath in opposition.**

**19. PR-2023-069492 – 1006 E. 39<sup>th</sup> St. – Staff-Requested Postponement Council District 9**

Proposal: Total demolition

Applicant: DAR Construction

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

Staff Recommendation: Due to notification error, postpone to August 2, 2023.

**MOTION: Postpone the public hearing to August 2, 2023, per passage of the consent postponement agenda, on a motion by Commissioner Larosche. Commissioner Featherston seconded the motion. Vote 10-0.**

**COMMITTEE UPDATES AND POSSIBLE ACTION**

**20. Architectural Review Committee – Updates from previous meeting. (2 vacancies)**

**MOTION: Appoint Commissioner Rubio to the Architectural Review Committee. Vote 10-0.**

**21. Operations Committee – Future meetings to be scheduled. (1 vacancy)**

**22. Grants Committee – Future meeting to be scheduled. (2 vacancies)**

**23. Preservation Plan Committee – Future meeting to be scheduled. (1 vacancy)**

**FUTURE AGENDA ITEMS**

**24. 2023 Commissioner Training and Retreat – July 24, 2023**

**ADJOURNMENT – 8:54pm, on a motion by Commissioner Koch. Commissioner Larosche seconded the motion. Vote 10-0.**

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

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