

**HISTORIC LANDMARK COMMISSION**  
**PERMITS IN NATIONAL REGISTER HISTORIC DISTRICTS**  
**SEPTEMBER 6, 2023**  
**HR-2023-097966**  
**WILLOW-SPENCE NATIONAL REGISTER HISTORIC DISTRICT**  
**81 WALLER STREET**

## **PROPOSAL**

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Construct a new residence.

## **PROJECT SPECIFICATIONS**

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The proposed house is one story, with an irregular shed and side-gabled roofline. It is clad in fiber cement siding with fixed and casement aluminum windows.

## **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 house is sited approximately in the same location as the existing contributing house.

#### *2. Orientation*

The proposed house is oriented toward the primary streetscape.

#### *3. Scale, massing, and height*

The proposed house's scale and height are compatible with the surrounding district, though its massing is not consistent with nearby contributing buildings' massing.

#### *4. Proportions*

The proposed proportions are mostly compatible at the front elevation; however, the fenestration at the secondary streetscape is not compatible with the surrounding district.

#### *5. Design and style*

The proposed design and style is somewhat compatible, with the exceptions of the roofline and the secondary fenestration pattern.

#### *6. Roofs*

The proposed compound shed roof form is not compatible with the district.

#### *7. Exterior walls*

The proposed exterior siding is compatible with surrounding contributing buildings.

#### *8. Windows and doors*

See 4.

#### *9. Porches*

The proposed front stoop is somewhat compatible, though it is not reflective of porch styles of nearby contributing buildings.  
 Summary

The project meets some of the applicable standards.

## **COMMITTEE FEEDBACK**

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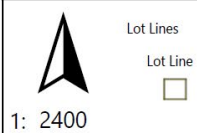
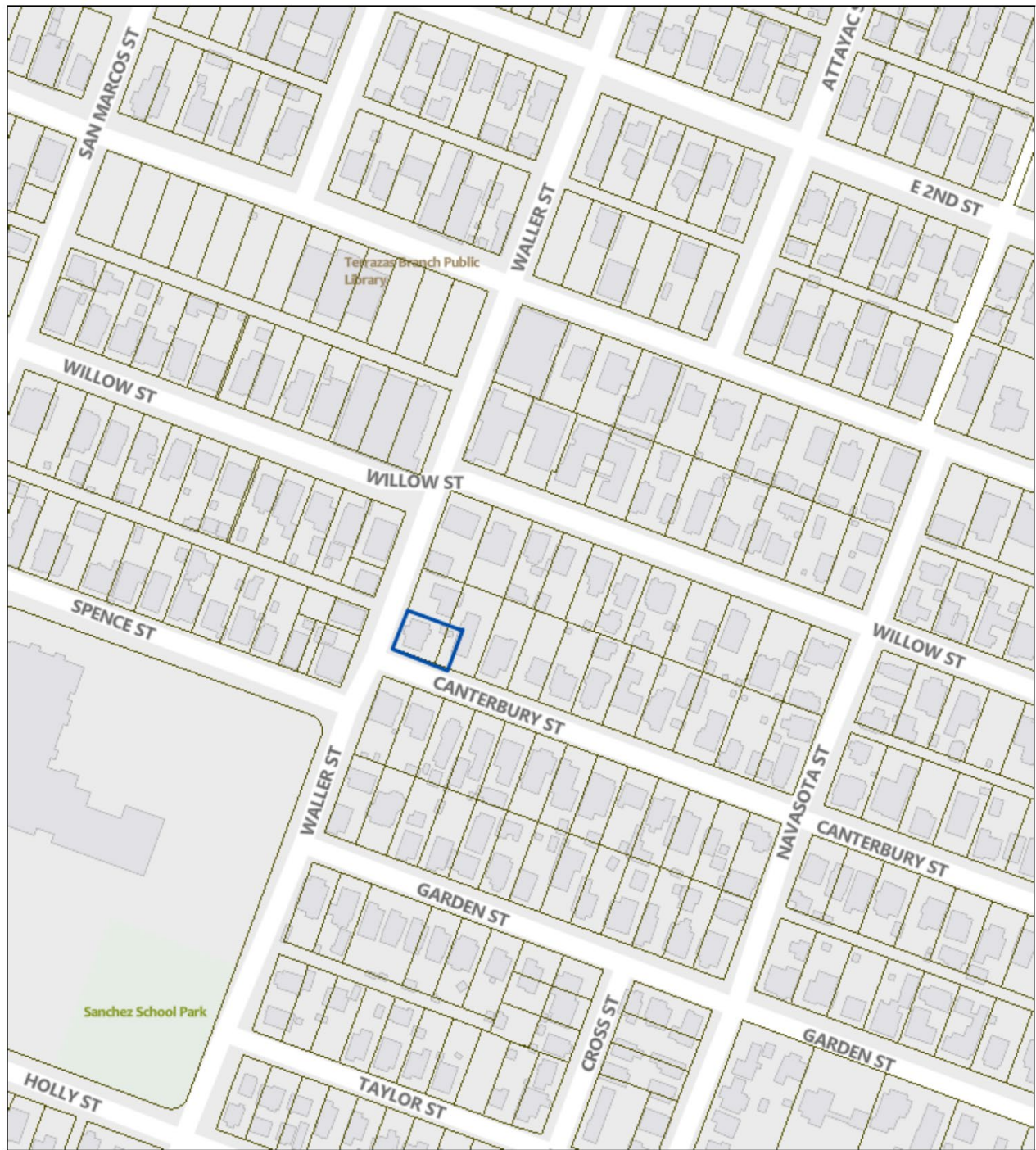
Rework roofline, porch articulation, and horizontal window at secondary elevation.

## **STAFF RECOMMENDATION**

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Comment on plans.

# LOCATION MAP



8/23/2023

**HR 23-097966**  
81 WALLER STREET



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