



HISTORIC LANDMARK COMMISSION
WEDNESDAY, September 6, 2023 – 6:00 PM
City Hall – Council Chambers
301 W. 2nd 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 or call Amber Allen at (512) 974-3393.

COMMISSION MEMBERS:

_____ **Ben Heimsath, Chair**
_____ **Witt Featherston, Vice Chair**
_____ **Kevin Koch**
_____ **Carl Larosche**
_____ **Trey McWhorter**
_____ **Harmony Grogan**

_____ **Jaime Alvarez**
_____ **Roxanne Evans**
_____ **Raymond Castillo**
_____ **JuanRaymon Rubio**
_____ **Tara Dudley**

AGENDA

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.

APPROVAL OF MINUTES

1. **August 2, 2023** – Offered for consent approval.

BRIEFINGS

2. Recent Preservation Triumphs

Presenter: Staff

PUBLIC HEARINGS/DISCUSSION AND POSSIBLE ACTION

Historic Zoning Applications

3. C14H-2023-0085 – 2101 Travis Heights Blvd. – Discussion

Burks-Challstrom House

Council District 9

Proposal: Owner-initiated historic zoning.

Applicant: Lori Martin

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

Staff Recommendation: Recommend historic zoning.

Historic Landmark and Local Historic District Applications

4. HR-2022-122453 – 115 E. 5th St. – Application Withdrawn

Heierman House

Council District 9

5. HR-2023-087103 – 402 W 12th St. – Applicant-Requested Postponement

A. O. Watson House

Council District 9

Proposal: Addition/remodel. (postponed August 2, 2023)

Applicant: Robbie Anderson

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

Staff Recommendation: Grant the applicant's postponement request to October 4, 2023.

6. HR-2023-075383 – 1403 W. 9th St. – Applicant-Requested Postponement

Smoot-Terrace Park Local Historic District

Council District 9

Proposal: Porch addition/remodel.

Applicant: Victoria Haase

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

Staff Recommendation: Grant the applicant's postponement request to October 4, 2023.

7. HR-2023-087195 – 2900 Tarry Trl. – Consent

Gatewood House

Council District 10

Proposal: Build new construction on the property.

Applicant: Linda Sullivan

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

Staff Recommendation: Concur with Committee feedback. Approve rear landscape alterations but request that applicant return with a street-elevation design that retains more of the open feel of the front lawn and simplifies the existing gate designs.

**8. HR-2023-097928 – 4014 Avenue G – Consent
Hyde Park Local Historic District
Council District 9**

Proposal: Window/door replacements.

Applicant: Linda Sullivan

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

Staff Recommendation: Approve the application with 6:6 and/or 8:8 replacement windows instead of the proposed 2:2 windows. Request that existing historic-age screens be stored on site if not used.

National Register District Permit Applications

**9. PR-2021-200516 – 512 E. Monroe St. – Application Withdrawn
Travis Heights – Fairview Park National Register District
Council District 9**

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

Proposal: Addition/remodel. (Postponed August 2, 2023)

Applicant: Lindsey Peavler

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

Staff Recommendation: Grant the applicant requested postponement to October 4, 2023.

**11. PR-2023-076607 – 96 Rainey St. – Discussion
Rainey Street National Register District (noncontributing)
Council District 9**

Proposal: Total demolition and new construction

Applicant: Katarina Smolenkova

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

Staff Recommendation: Consider whether the building sufficiently meets the designation criteria; if so, initiate historic zoning. Should the Commission feel that the building does not adequately meet the criteria, strongly recommend adaptive reuse and rehabilitation, then relocation over demolition, but release the permit upon completion of a City of Austin Documentation Package. Comment on new construction plans.

**12. HR-2023-097934 – 801 Winflo Dr. – Consent
West Line National Register District (noncontributing)
Council District 9**

Proposal: Build new construction.

Applicant: Paul Zubeldia

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

Staff Recommendation: Comment on and release the plans.

13. **HR-2023-104361 – 1800 Kenwood Ave. – Consent**
Travis Heights – Fairview Park National Register District
Council District 9
Proposal: Demolish a contributing house and build new construction.
Applicant: David Carr
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. Comment on plans for new construction.
14. **PR-2023-071143 – 81 Waller St. – Consent**
Willow-Spence National Register District
Council District 3
Proposal: New construction.
Applicant: Joshua Albarez
City Staff: Kalan Contreras, Historic Preservation Office, 512-974-2727
Staff Recommendation: Comment on and release the plans.

Demolition and Relocation Permit Applications

15. **PR-2023-069646 – 400 Brady Ln. – Consent**
Council District 8
Proposal: Total demolition (postponed August 2, 2023)
Applicant: Alberto Rodriguez
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.
16. **PR-2023-067052 – 915 Columbus St. – Consent**
Council District 9
Proposal: Total demolition
Applicant: Gabe Joseph
City Staff: Kalan Contreras, Historic Preservation Office, 512-974-2727
Staff Recommendation: Encourage rehabilitation and adaptive reuse, then relocation over demolition, but release the permit upon completion of a City of Austin Documentation Package.
17. **PR-2023-048490 – 908 Josephine St. – Consent**
Council District 9
Proposal: Total demolition
Applicant: Gabe Joseph
City Staff: Kalan Contreras, Historic Preservation Office, 512-974-2727
Staff Recommendation: Strongly encourage rehabilitation and adaptive reuse, then relocation over demolition, but release the permit upon completion of a City of Austin Documentation Package.
18. **PR-2023-087312 – 701 Sparks Ave. – Discussion**
Council District 9
Proposal: Total demolition

Applicant: DAR Construction
City Staff: Kalan Contreras, Historic Preservation Office, 512-974-2727
Staff Recommendation: Consider initiation of historic zoning. The building is architecturally unique in style and appears to have significant historical associations.

19. PR-2023-090828 – 2044 E. Cesar Chavez St. – Consent

Council District 3

Proposal: Total demolition

Applicant: Jennifer Hanlen

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

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

20. PR-2023-084707 – 1118 Azie Morton Rd. – Consent

Council District 5

Proposal: Partial demolition

Applicant: Linda Sullivan

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

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

21. PR-2023-089804 – 4601 Chiappero Trl. – Discussion

Council District 7

Proposal: Total demolition

Applicant: David Tucker

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

Staff Recommendation: Consider whether the home's historical associations are sufficient for landmark designation; if so, initiate historic zoning. Should the Commission decide against initiation, release the permit upon completion of a City of Austin Documentation Package.

22. PR-2023-095572 – 1101 Garner Ave. – Discussion

Council District 5

Proposal: Total demolition

Applicant: Ross Rathgerber

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

Staff Recommendation: Consider whether the building retains sufficient integrity to convey its significance. If so, initiate historic zoning and/or consider inviting the applicant to the Architectural Review Committee to discuss alternatives to demolition. Should the Commission decide against initiation, require a City of Austin Documentation Package prior to demolition permit release.

23. PR-2023-099661 – 2702 Enfield Rd. – Consent

Council District 10

Proposal: Partial demolition

Applicant: Carissa Slater

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

Staff Recommendation: Encourage the applicant to increase separation between the pool and the house and release the permit upon completion of a City of Austin Documentation Package. Alternatively, invite the applicant to the Architectural Review Committee.

24. PR-2023-089094 – 1100 E. 2nd St. – Discussion

Council District 3

Proposal: Total demolition

Applicant: Joshua Brunsmann

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

Staff Recommendation: Consider initiation of historic zoning per survey recommendations. Should the Commission decide against historic zoning, strongly encourage adaptive reuse and rehabilitation, then relocation over demolition, but release the permit upon receipt of a City of Austin Documentation Package for each structure.

25. PR-2023-088313 – 2009 S. 2nd St. – Unit A – Consent

Council District 3

Proposal: Partial demolition

Applicant: Davey McEathron

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

Staff Recommendation: Strongly encourage the applicant to retain the character-defining features of this Craftsman bungalow but release the permit upon completion of a City of Austin Documentation Package.

26. PR-2023-102181 – 1800 Ferdinand St. – Consent

Council District 1

Proposal: Total demolition

Applicant: Thomas Venditti

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

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

Commission Items

27. 719 Congress Ave. – Discussion

State Theatre

Council District 9

Proposal: Initiation of historic zoning.

Applicant: Historic Landmark Commission, letters from Commissioner Koch and Rubio

COMMITTEE UPDATES AND POSSIBLE ACTION

28. Architectural Review Committee – Updates from previous meeting.

29. Operations Committee – Future meeting to be scheduled.

30. Grants Committee – Future meeting to be scheduled.

31. Preservation Plan Committee – Future meeting to be scheduled.

ADJOURNMENT

The City of Austin is committed to compliance with the American with Disabilities Act. Reasonable modifications and equal access to communications will be provided upon request. 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.