

**HISTORIC LANDMARK COMMISSION**  
**DEMOLITION AND RELOCATION PERMITS**  
**MARCH 6, 2024**  
**PR-2023-158329; GF-2023-161497**  
**2802 PEARCE LANE**

## **PROPOSAL**

---

Demolish a house constructed between 1910 and 1930 and an outbuilding constructed in 1972.

## **ARCHITECTURE**

---

One-story rustic cabin with a Craftsman-style, shingle-clad front gable; deep front porch supported by simple posts atop massive, tapered stone piers; 6:6 wood windows; massive rubble fireplace, and rustic stone cladding throughout. The rear portion of the building appears to be a later addition, as is the secondary structure on the lot; however, neither appears to impact the integrity of the original structure.

## **RESEARCH**

---

As the property was annexed in 1982, historic-age research is largely unavailable from public sources. However, TCAD records indicate that the building's legal description is Lot 1 of the Leigh Subdivision, with the plat filed in 1968, and that Mrs. Amelia Leigh, wife of the late Horace R. Leigh, owned the property. During the 1940s, the Leighs lived in Gonzales, and during the '50s, they lived across the river bend on Mt. Barker Drive. It is likely that they used the property as a vacation home or fishing cabin, and that it represents one of the earliest recreational uses of this area.

Amelia Freeman Leigh was a Fort Worth native and businesswoman. After graduating from business school, she moved to Austin and worked for the IRS for ten years. Leigh was the first woman to be appointed to the position of Deputy Collector of the IRS. She married Horace Rudgley Leigh in 1946, and the family moved to Gonzales, where H. R. Leigh operated a car dealership.<sup>1</sup>

The building is directly adjacent to the Ski Shores marina. Aerial photographs show that the building was associated with small-scale farmland into the 1940s, though TCAD records indicate it was built in 1910.

## **PROPERTY EVALUATION**

---

### *Designation Criteria—Historic Landmark*

- 1) The building is more than 50 years old.
- 2) The building appears to retain high integrity.
- 3) Properties must meet two criteria for landmark designation (LDC §25-2-352). Staff has evaluated the property and determined that it may meet two criteria:
  - a. Architecture. The building is a good example of Texas vernacular architecture, combining classic Craftsman styling with rough rustic stone and unpainted woodwork.
  - b. Historical association. The property is associated with Amelia F. Leigh, the first woman appointed to the position of Deputy Collector of the IRS; however, her relationship with the property as a vacation home is unclear. It also appears to be associated with early recreational use prior to the development of the nearby marina.
  - 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 was not evaluated for its ability to 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 was not evaluated for its ability to possess a significant natural or designed landscape with artistic, aesthetic, cultural, or historical value to the city.

---

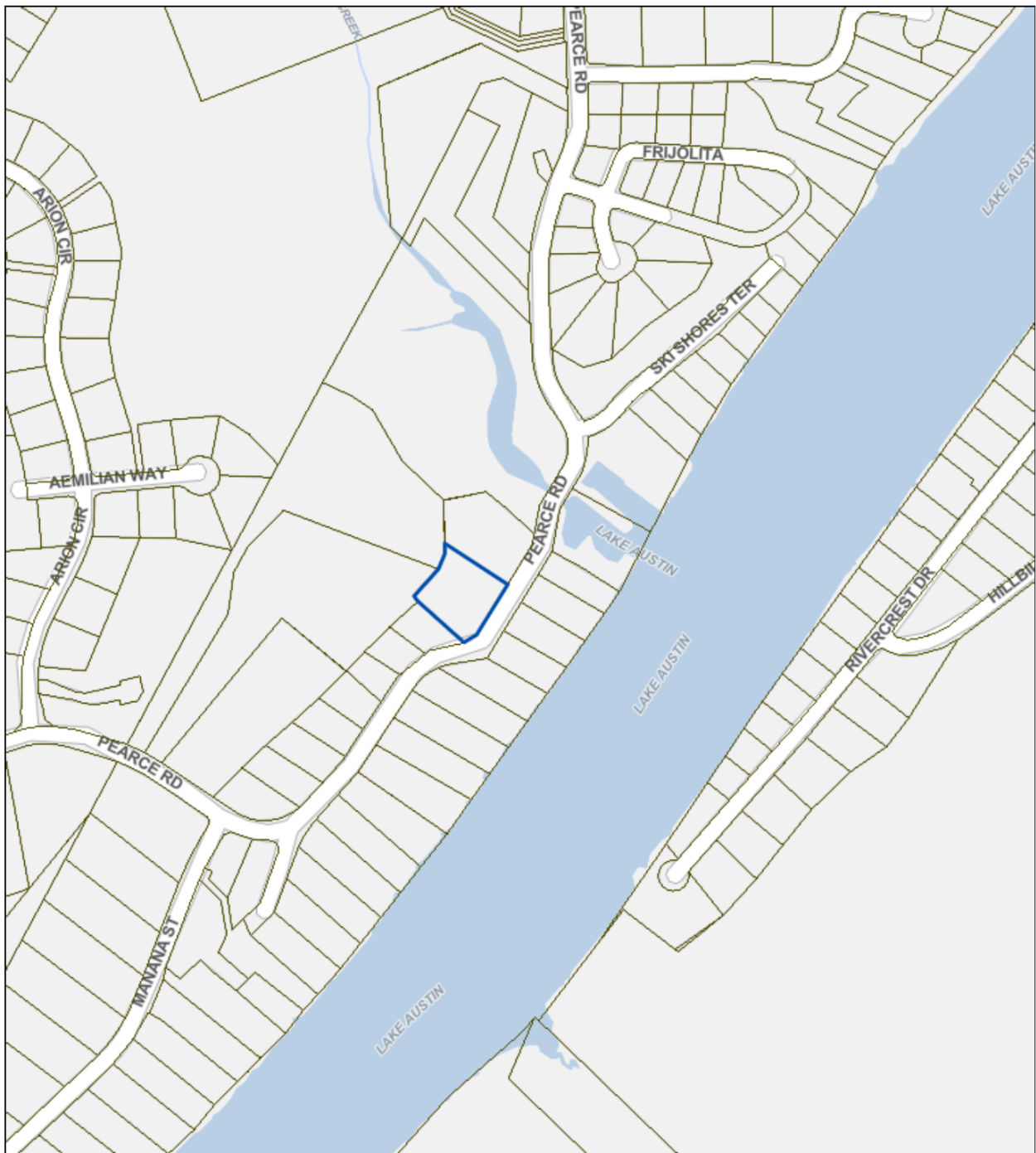
<sup>1</sup> Obituary of Amelia Freeman Leigh. *Dignity Memorial*, <https://www.dignitymemorial.com/obituaries/houston-tx/amelia-leigh-9387041>

**STAFF RECOMMENDATION**

---

If the Commission feels that the limited information available about the property's historic use and construction date is sufficient to meet the criteria for designation, initiate historic zoning. Otherwise, encourage rehabilitation and adaptive reuse but release the demolition upon completion of a City of Austin Documentation Package.

# LOCATION MAP



1: 4800

Lot Lines

Lot Line



**GF 23-161497**

2802 PEARCE ROAD



12/27/2023

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*











*Photos courtesy of Comm. Ben Heimsath, 2024*



*Google Street View, 2023*







*Demolition permit application, 2023*



*Tree inspection, 2023*

*Occupancy history and City permits not available.*

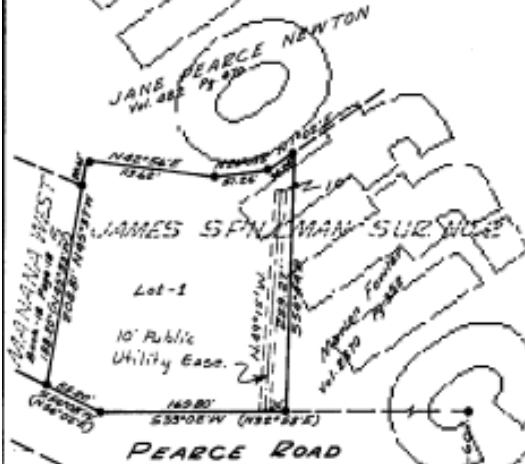
## Historical Information

## LEIGH ADDITION

## LEGEND

• I. P. Found

Scale: 1" = 100'



In approving this plat by the Commissioners Court of Travis County, Texas, it is understood that the building of all streets, roads or other public thoroughfares shown on this plat, or any bridges or culverts necessary to be placed in such streets, roads, or other public thoroughfares, or in connection therewith shall be the responsibility of the owner and/or developer of the tract of land covered by this plat, in accordance with the plans and specifications prescribed by the Commissioners Court of Travis County, Texas, and the Commissioners Court of Travis County, Texas, assumes no obligation to build any of the streets, roads, or other public thoroughfares shown hereon, or any bridges or culverts in connection therewith.

## SEPTIC TANK NOTE:

Each house constructed in this subdivision shall be connected to a septic tank of a design approved by the Texas State Health Department.

No lot in this subdivision shall be occupied until water satisfactory for human consumption is available from a source on the land, a community source or a public utility source in adequate and sufficient supply for family use and operation of a septic tank and system.

## STATE OF TEXAS

COUNTY OF TRAVIS: KNOW ALL MEN BY THESE PRESENTS.

That we, H. R. Leigh and wife Amelia F. Leigh, owners of that certain 1.01 Acre tract of land out of the James Spillman Survey No. 2 in Travis County, Texas, conveyed to us by deed of record in Volume 3507 at Page 1388, Deed Records of Travis County, Texas, do hereby subdivide said tract in accordance with the attached plat, said subdivision to be known as LEIGH ADDITION, and we do hereby dedicate to the public the streets and easements shown hereon.

WITNESS OUR HANDS, this the 12 day of Sept. AD 1968.

H. R. Leigh

Amelia F. Leigh

STATE OF TEXAS  
COUNTY OF TRAVIS

I, Miss Emilie Limberg, Clerk of the County Court within and for the county and state aforesaid do hereby certify that the within and foregoing instrument of writing with its certificate of authentication was filed for record in my office on the 12 day of Sept. AD 1968 at 2:45 o'clock P.M. and duly recorded on the 12 day of Sept. AD 1968 at 2:45 o'clock P.M. in the Plat Records of said county in Book 43, at Page 19.

WITNESS MY HAND AND SEAL OF THE COURT of said county, the date last written above.  
Miss Emilie Limberg, Clerk County Court, Travis County, Texas.

Laurel Lee  
Deputy

FILED FOR RECORD, this the 12 day of Sept. AD 1968 at 2:45 o'clock P.M.

Miss Emilie Limberg, Clerk County Court, Travis County, Texas.

BY Laurel Lee  
Deputy

ACCEPTED AND AUTHORIZED FOR RECORD by the Planning Commission of the City of Austin, Texas, on the 12th day of September AD 1968.

Sam Edmund Chairman  
R. M. Finnan Secretary

STATE OF TEXAS  
COUNTY OF TRAVIS

Before me, the undersigned authority, on this day personally appeared H. R. Leigh and Amelia F. Leigh, his wife, both known to me to be the persons whose names are subscribed to the foregoing instrument, and the said H. R. Leigh acknowledged to me that he executed the same for the purposes and considerations therein expressed. The said Amelia F. Leigh, wife of the said H. R. Leigh, having been examined by me privily and apart from her husband, and having the same fully explained to her, acknowledged to me that she willingly signed the same for the purposes and considerations therein expressed, and that she did not wish to retract it.

GIVEN UNDER MY HAND AND SEAL OF OFFICE, this the 12 day of September AD 1968.

Rosa Patton Felpe  
Notary Public in and for Travis County, Texas

"In addition to the easements shown on this plat, the rear five (5) feet of each lot is reserved as an easement for public utilities."

APPROVED FOR ACCEPTANCE:

Walter M. Osborne DATE 6 Sept 1968  
Walter M. Osborne, Director of Planning

SURVEYED BY B. F. Priest DATE 8-29-68  
B. F. Priest, Reg. Public Surveyor

Sept 13, 1968 RE CHA 7107 1432





*1940 aerial photograph*



*1965 aerial photograph showing early marina at Ski Shores*

### **Universal Credit Firm To Open Office Here**

A new complete office of Universal CIT Credit corporation will open here Monday, as another development in the company's long range program to provide nationwide facilities for postwar service, according to Claude Haynes, vice president of the company, with offices in Houston.

The new office, in the Littlefield building will be under the management of Horace R. Leigh, and will serve 10 counties in Texas in financing the sale of automobiles, household appliances and home improvements coinciding with the home maintaining program of the federal housing authority. Leigh returns to the company and to Austin, after being in the armed services.

Leigh will be assisted by W. W. Cone, who, like Leigh, returns to the company also after being in the armed services.

### **H. R. Leighs Make Home In Gonzales**

Mr. and Mrs. Horace R. Leigh are at home in Gonzales after a short wedding trip. They were married in a ceremony at the home of Dr. and Mrs. Walter B. Howard here Saturday, the Rev. Kenneth Pope officiating.

Mrs. Leigh is the former Miss Amelia Emily Freeman, daughter of Mrs. Virginia K. Freeman of Austin, and was formerly employed by the Department of Internal Revenue.

Mr. Leigh, the son of Mr. and Mrs. H. F. Leigh of San Antonio, is in business in Gonzales, where he owns the Leigh Motors Company.

Mrs. Walter Howard and Claude

*The Austin American (1914-1973); Austin, Tex.. 15 Oct 1944: 12*

*The Austin Statesman (1921-1973); Austin, Tex.. 18 Dec 1946: 8.*

## DAR Meets Today

Thankful Hubbard Chapter, Daughters of the American Revolution, will meet Tuesday, at 1:30 p.m., at the Austin Woman's Club. The program will be on the DAR Schools. Hostesses will be

Mrs. W. R. Hemphill, Mrs. Horace R. Leigh, Mrs. Mary M. Hedrick, Mrs. Harry E. Kelly, Mrs. C. F. Niebuhr, Mrs. W. E. McCaleb, Mrs. Lee E. Edens, Mrs. John H. Johnson, Mrs. William A. Darter and Miss Lucy Norment.

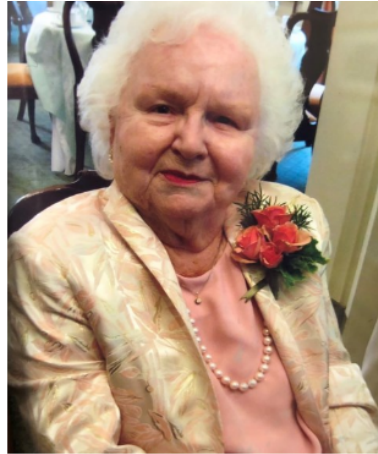
## Leigh-Bell

At St. Stephens Episcopal Chapel Monday evening, Miss Sandra Kay Leigh, daughter of Mr. and Mrs. Horace R. Leigh of 3409 Mt. Barker Dr., became the bride of Lawrence

back, short sleeve trapunto neckline, white kid gloves, shoes and a soft pair of white French ve carried a nosegay roses entwined with

*The Austin Statesman (1921-1973); Austin, Tex.. 05 Mar 1968: 9.*

*The Austin Statesman (1921-1973); Austin, Tex.. 12 Apr 1968: 7.*



Amelia Leigh was born in Cameron, Texas, on the 10th of March 1918, and passed away in Houston on Friday, the 2nd of October 2020. She was 102 years of age.

Amelia was born to Virginia Kentucky Williams and Andrew Clifford Freeman, both from prominent Milam County families. She graduated from Yoe High School with honors and attended Brantley Draughn Business School in Ft. Worth.

After graduation from business school, Amelia was employed for ten years by the Internal Revenue Service in Austin, Texas. Due to her excellent job performance, she was appointed the Deputy Collector of the IRS, the first woman to hold that position.

In 1946 Amelia married H. R. Leigh and they moved to Gonzales, Texas, where he operated a Ford Dealership. An award-winning Ford dealer for 34 years, he subsequently owned Ford dealerships in Alice and Round Rock.

Amelia returned with her husband to Austin in 1962 where she was active in many clubs, including the Austin Woman's Club, the Highland Park Garden Club, the Magna Charta Dames, the Thankful Hubbard Chapter of the Daughters of the American Revolution, the Colonial Dames of America, and the Huguenot Society.

Amelia was a loving daughter, wife, and mother, who devoted her life to taking care of others. From the time she was 18 years old she supported her mother and helped send her sister to college. After ten years in the workplace and with many marketable skills, Amelia devoted her life after her marriage to lovingly caring for her husband and three children. She made her home and garden a happy and welcoming place where her family could count on three delicious home cooked meals each day. After the death of her husband following a long illness, she managed her business affairs with skill and courage in an initially challenging economic environment. Ever adventurous, she began traveling to far away places, including Africa, Russia, and China. Eventually she traveled to almost every country in the world.

Dignity Memorial, <https://www.dignitymemorial.com/obituaries/houston-tx/amelia-leigh-9387041>

STATE OF TEXAS 227-01-2 227-01		CERTIFICATE OF DEATH 4375		STATE FILE NO. 56555	
1. PLACE OF DEATH a. COUNTY Travis		2. USUAL RESIDENCE (Where deceased lived. If institution, residence before admission) a. STATE Texas b. COUNTY Travis 2041			
b. CITY OR TOWN (If outside city limits, give precinct no.) Austin		c. LENGTH OF STAY Since 1963		c. CITY OR TOWN (If outside city limits, give precinct no.) Austin	
d. NAME OF HOSPITAL OR INSTITUTION St. David's Hospital		d. STREET ADDRESS (If rural, give location) 3409 Mt. Barker Drive			
a. IS PLACE OF DEATH INSIDE CITY LIMITS? YES <input checked="" type="checkbox"/> NO <input type="checkbox"/>		e. IS RESIDENCE INSIDE CITY LIMITS? YES <input checked="" type="checkbox"/> NO <input type="checkbox"/>		f. IS RESIDENCE ON A FARM? YES <input type="checkbox"/> NO <input checked="" type="checkbox"/>	
3. NAME OF DECEASED (Type or print) HORACE RUDGELY LEIGH		4. DATE OF DEATH 7-4-79			
5. SEX Male		6. COLOR OR RACE White		7. MARRIAGE STATUS Married <input checked="" type="checkbox"/> Never Married <input type="checkbox"/> Widowed <input type="checkbox"/> Divorced <input type="checkbox"/>	
8. DATE OF BIRTH March 14, 1912		9. AGE (In years, last birthday) 67		10. UNDER 1 YEAR 11. UNDER 24 HRS.	
11. BIRTHPLACE (State or foreign country) Huntsville, Texas		12. CITIZEN OF WHAT COUNTRY? USA			
13. FATHER'S NAME Horace Fisher Leigh		14. MOTHER'S MARDEN NAME Roberta Lamkin			
15. WAS DECEASED EVER IN U.S. ARMED FORCES? (Yes, no, or unknown) Yes Army - WWII		16. SOCIAL SECURITY NO. 460-01-0202			
17. INFORMANT Amelia Leigh (Wife)					