

HISTORIC LANDMARK COMMISSION
PERMITS IN NATIONAL REGISTER HISTORIC DISTRICTS
MAY 1, 2023
HR-2024-043119
OLD WEST AUSTIN
3007 OAKMONT BOULEVARD

PROPOSAL

Partially demolish and construct an addition to a ca. 1955 house. The house was approved for total demolition in 2022 and the design for the new house revised.

PROJECT SPECIFICATIONS

Demolish the majority of the existing house to construct a two-story cross-gabled house clad in fiber cement siding and stone veneer, with 2:2 windows and shed dormers.

ARCHITECTURE

3007 Oakmont is a one-story Ranch house with enclosed carport.

RESEARCH

The house located at 3007 Oakmont Boulevard was constructed in 1955. Early residents were Allen Jackson, a student, and renters Don and Betty Payne.

DESIGN STANDARDS

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. As the new plans do not retain most of the original house, the following new construction standards apply to the proposed project:

Residential new construction

1. Location

The proposed building appears to be appropriately sited and set back.

2. Orientation

The proposed building’s orientation is consistent with the design standards; however, the front-facing garage is not compatible.

3. Scale, massing, and height

The proposed building’s scale and height appears to be appropriate when compared to the surrounding one and two-story houses.

4. Proportions

The proposed building’s proportions, design, and style somewhat reflect those of the surrounding district.

6. Roofs

The proposed roof is compatible with the district.

7. Exterior walls

The proposed stucco and stone are compatible with the district.

8. Windows and doors

Proposed fenestration is somewhat compatible, though 2:2 windows are not stylistically appropriate.

Summary

The project somewhat meets the applicable standards.

PROPERTY EVALUATION

The property contributes to the Old West Austin National Register district.

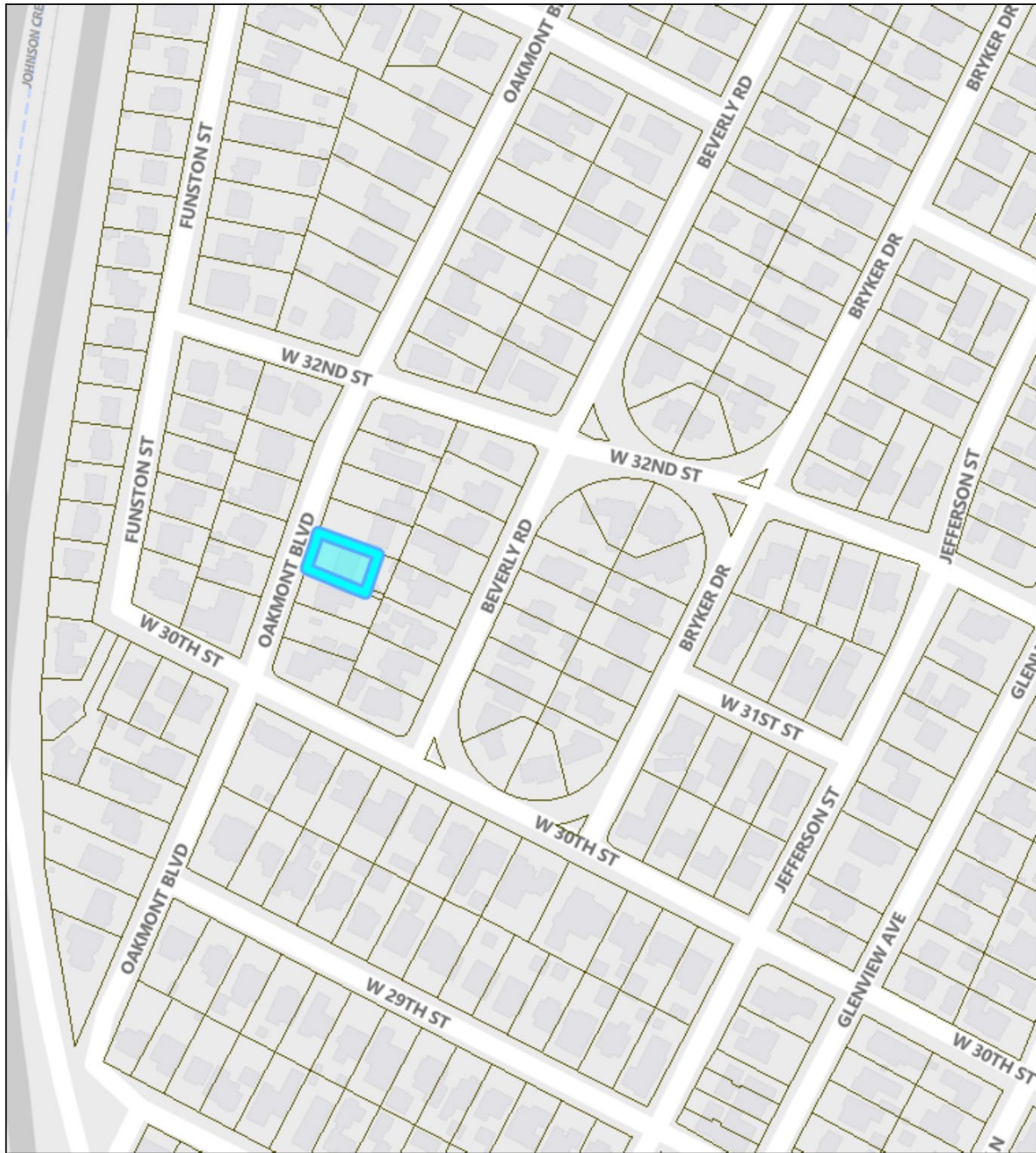
Designation Criteria—Historic Landmark

- 1) The building is more than 50 years old.
- 2) The building appears to retain a moderate to low degree of integrity. Windows have been replaced and the carport was enclosed in 1986 to install a bay window, per permit history.
- 3) Properties must meet two criteria for landmark designation (LDC §25-2-352). Staff has evaluated the property and determined that it does not meet two criteria:
 - a. Architecture. The building is constructed in the Ranch style.
 - b. Historical association. The property does not appear to have significant historical associations.
 - 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 does not 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 is not a significant natural or designed landscape with artistic, aesthetic, cultural, or historical value to the city.

STAFF RECOMMENDATION

Comment on plans.

LOCATION MAP



1: 2400

Lot Lines

Lot Line



11/29/2022

HR 22-169870

3007 OAKMONT BLVD.



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PROPERTY INFORMATION

Photos



Historic Review Application, 2022

Occupancy History

City Directory Research, December 2022

1959	Don and Betty Payne, renters
1955	Allen Jackson, owner Student
1952	Address not listed

Historical information

OPEN HOUSE
3 'Til Dark

BRYKER WOODS
3007 OAKMONT

2 B.R. — 1½ BATHS
\$11,950

Beautiful tree covered lot and a new quality-built architect designed home—all ready for you to be the first to move in. This is not a project house—it is a custom built home in a fine, well established neighborhood. Very convenient to bus, school and shopping center. Built of a beautiful combination of stone and asbestos for low maintenance and lasting appearance. No need to worry about the summer sun in this fine home—because it never hits the house. There are so many large oak and elm trees on the lot that the whole house is completely shaded. Inside there is a 13x17 living room, separate dining room, small birch kitchen with serving counter, 12x16 bedroom with double closets, 12x13 bedroom with double closet, all ceramic tile baths (one for each bedroom), furnace heat, beamed ceiling in living room, dining room and kitchen, wall to wall carpeting in living room, beautiful cork patterned vinyl tile in the balance of the home. There is an attached carport and large storage room, concrete drive, curb, gutter and paved street. The lot is not large but it is adequate and very nice. Drive by and look this one over—there are plenty of nice large trees and many extra features.

JOE CROW
PHONE 2-1103
417 W. 8TH AUSTIN, TEXAS

The Austin American (1914-1973); 10 July 1955: C21.

Permits

Receipt No. 23329 *if at all possible* Application for Sewer Connection N^o 35867
Austin, Texas 4-13 1955

To the Superintendent of Sanitary Sewer Division, City of Austin, Texas.

Sir:—

I hereby make application for sewer connection and instructions on premises owned by

Jim Crow 3007 Oakmont Blvd Street

Sewer service permit, 1955

WATER SERVICE PERMIT

Austin, Texas

E N^o 3406 ²⁰⁹

Received of Jim Crow Date 4-13-55
Address 3007 OAKMONT Blvd.
Amount TWENTY & NO/100 \$ 20.00
Plumber QUALITY PLB.G. Size of Tap 3/4
Date of Connection 5-11-55

Water service permit, 1955