



HISTORIC LANDMARK COMMISSION
WEDNESDAY, May 1st, 2024 – 6:00 PM
City Hall – Boards and Commissions Room
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 Sam Fahnestock 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. **April 3, 2024** – Offered for consent approval.

BRIEFINGS

2. Presentation on Code Department processes

Presenter: Sonya Herrera, Law Department

PUBLIC HEARINGS/DISCUSSION AND ACTION

Historic Zoning Applications

3. PR-2024-008278 – 2102 Four Oaks Ln.

Council District 5

Proposal: Commission-initiated historic zoning.

Applicant: Ryan Rodenberg

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

Staff Recommendation: Recommend the proposed zoning change from family residence (SF-2) to family residence-historic landmark (SF-2-H) combining district zoning.

Historic Landmark and Local Historic District Applications

4. PR-2024-014961 – 801 Lydia St.

Robertson/Stuart & Mair Local Historic District

Council District 1

Proposal: Total demolition. (Postponed April 3, 2024)

Applicant: Jennifer Hanlen

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

Staff Recommendation: Grant the applicant's postponement request to the June 5, 2024 meeting.

5. HR-2024-025501 – 1000 Blanco St.

West Austin Fire Station

Council District 9

Proposal: Build new construction outbuilding and concrete pad.

Applicant: GAATN

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

Staff Recommendation: Grant the applicant's postponement request to the June 5, 2024 meeting.

6. HR-2024-040233 – 1006 Congress Ave.

Old Bakery and Emporium

Council District 9

Proposal: Paint a mural.

Applicant: Kim McKnight

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

Staff Recommendation: Concur with Committee feedback and request that additional monitoring of the substrate be performed regularly over the course of the mural's installment to ensure that damage does not occur, and to provide a case study for future mural projects on historic properties. Approve the application.

7. **HR-2024-035240 – 1201 Travis Heights Blvd.
Stacy House
Council District 9**
Proposal: Construct a new accessory dwelling unit.
Applicant: Laurence Jitts
City Staff: Kalan Contreras, Historic Preservation Office, 512-974-2727
Staff Recommendation: Approve the application but encourage the applicant to add windows at the secondary elevations. Alternatively, consider postponing to June 5, 2024 to invite the applicant to the next meeting of the Architectural Review Committee.
8. **HR-2024-043920 – 4110 Avenue F
Hyde Park Local Historic District
Council District 9**
Proposal: Construct a new accessory dwelling unit and addition to the main house.
Applicant: Mike Osborne
City Staff: Kalan Contreras, Historic Preservation Office, 512-974-2727
Staff Recommendation: Concur with Committee feedback, approving the application on the condition that the applicant uses wood siding for at least the most visible of the rear-unit masses.

National Register District Permit Applications

9. **PR-2024-033568 – 1409 Alta Vista Ave.
Travis Heights-Fairview Park National Register Historic District
Council District 9**
Proposal: Total demolition.
Applicant: Miguel Vasquez
City Staff: Kalan Contreras, Historic Preservation Office, 512-974-2727
Staff Recommendation: Strongly encourage adaptive reuse and rehabilitation, then relocation over demolition, but release the demolition permit upon completion of a City of Austin Documentation Package. The Historic Landmark Commission must review plans for new construction in National Register Historic Districts before the permit is released.
10. **HR-2024-037833 – 2521 Harris Blvd.
Old West Austin National Register Historic District
Council District 10**
Proposal: New construction.
Applicant: Chester Wilson
City Staff: Kalan Contreras, Historic Preservation Office, 512-974-2727
Staff Recommendation: Comment on plans.
11. **HR-2024-043566 – 516 E 6th St.
Sixth Street National Register Historic District
Council District 9**
Proposal: Alteration/renovation.
Applicant: Patrick Lucas
City Staff: Kalan Contreras, Historic Preservation Office, 512-974-2727
Staff Recommendation: Comment on plans, concurring with Committee feedback. The

proposed changes do not preclude future landmark designation.

- 12. HR-2024-026690 – 900 Spence St.**
Willow-Spence National Register Historic District
Council District
Proposal: Total demolition.
Applicant: Katherine Warren
City Staff: Kalan Contreras, Historic Preservation Office, 512-974-2727
Staff Recommendation: Grant the applicant’s postponement request to the June 5, 2024 meeting.
- 13. HR-2024-043119 – 3007 Oakmont Blvd.**
Old West Austin National Register Historic District
Council District 10
Proposal: Partial demolition and addition.
Applicant: Margaret Burns
City Staff: Kalan Contreras, Historic Preservation Office, 512-974-2727
Staff Recommendation: Comment on plans.
- 14. HR-2024-042688 – 1102 Charlotte St.**
Clarksville National Register Historic District
Council District 9
Proposal: New construction.
Applicant: Roy Jensen
City Staff: Kalan Contreras, Historic Preservation Office, 512-974-2727
Staff Recommendation: Comment on plans.
- 15. HR-2024-043013 – 1008 Spence St.**
Willow-Spence National Register Historic District
Council District 3
Proposal: Partial demolition/addition to the main house.
Applicant: Becky Jeanes
City Staff: Kalan Contreras, Historic Preservation Office, 512-974-2727
Staff Recommendation: Concur with Committee feedback and encourage the applicant to retain original windows and siding at the portion of the original house to remain. Comment on plans.
- 16. PR-2024-018182 – 2307 Windsor Rd. #2**
Old West Austin National Register Historic District
Council District 10
Proposal: Total demolition.
Applicant: DAR Construction
City Staff: Kalan Contreras, Historic Preservation Office, 512-974-2727
Staff Recommendation: Encourage rehabilitation and adaptive reuse, but release the demolition permit upon completion of a City of Austin Documentation Package.
Demolition permits in National Register Historic Districts cannot be released until the Historic Landmark Commission has reviewed plans for new construction on the site.

Demolition and Relocation Permit Applications

- 17. PR-2024-025110 – 3205 Tom Green St.**
Council District 9
Proposal: Total demolition. (Postponed April 3, 2024)
Applicant: David Whitworth
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.
- 18. DA-2024-025871 – 400 W Live Oak St.**
Council District 3
Proposal: Site plan exemption.
Applicant: Jewels Cain
City Staff: Kalan Contreras, Historic Preservation Office, 512-974-2727
Staff Recommendation: Encourage rehabilitation and adaptive reuse for Building A, but release the demolition permit upon completion of a City of Austin Documentation Package for that building.
- 19. PR-2024-021145 – 7304 Knox Ln.**
Council District 10
Proposal: Relocation.
Applicant: Ricca Keepers
City Staff: Kalan Contreras, Historic Preservation Office, 512-974-2727
Staff Recommendation: Consider initiation of historic zoning. Should the Commission decide against historic zoning, release the relocation permit only upon receipt of a City of Austin Documentation Package and a plan for archaeological monitoring.
- 20. PR-2024-029444 – 801 W 29th St.**
Council District 9
Proposal: Partial demolition.
Applicant: Adam Stephens
City Staff: Kalan Contreras, Historic Preservation Office, 512-974-2727
Staff Recommendation: Release the partial demolition permit upon completion of a City of Austin Documentation Package, encouraging the applicant to retain the existing roof ridge line.
- 21. PR-2024-037714 – 501 Texas Ave.**
Council District 9
Proposal: Partial demolition.
Applicant: Luciana Corwin
City Staff: Kalan Contreras, Historic Preservation Office, 512-974-2727
Staff Recommendation: Release the permit upon completion of a City of Austin Documentation Package.
- 22. PR-2024-038253 – 803 River Rd.**
Council District 10

Proposal: Total demolition.

Applicant: Chris Housley

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

Staff Recommendation: If the Commission feels that Sanford's residence at the property was of sufficient length to establish significance, consider initiation of historic zoning. If not, strongly encourage adaptive reuse, but release the demolition permit upon completion of a City of Austin Documentation Package.

**23. PR-2024-038735 – 5514 Montview St.
Council District 7**

Proposal: Total demolition.

Applicant: Ben Goudy

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.

**24. PR-2024-039098 – 2806 Pecos St.
Council District 10**

Proposal: Total demolition.

Applicant: Jennifer Smith

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

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

**25. PR-2024-042274 – 1205 Cotton St.
Council District 1**

Proposal: Total demolition.

Applicant: DAR Construction

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

Staff Recommendation: Consider initiation of historic zoning. Should the Commission decide against initiation, strongly encourage rehabilitation and adaptive reuse, then relocation over demolition, but release the demolition permit only upon completion of a City of Austin Documentation Package.

DISCUSSION AND ACTION ITEMS

Commission Items

- 26. Approve budget recommendation for FY 2024-25.
- 27. Vote to approve letter to Council on University Junior High.
- 28. Vote to nominate a Commissioner to serve on the Downtown Commission.

COMMITTEE UPDATES

- 29. **Grants Committee** – Discussion on scheduling meeting dates for the Grants Committee.
- 30. **Operations Committee** – Discussion on scheduling meeting dates for the Operations Committee.
- 31. **Architectural Review Committee** – Updates from April 10, 2024 meeting.
- 32. **Preservation Plan Committee** – Updates from April 17, 2024 meeting.

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 Sam Fahnestock, Historic Preservation Planner II, at 512-974-3393.