

## MINUTES OF THE CITY COUNCIL

CITY OF AUSTIN, TEXAS

Recessed Meeting of  
December 16, 1959December 18, 1959  
10:00 A. M.

Council Chamber, City Hall

The meeting was called to order with Mayor Pro-tem Palmer presiding.

## Roll call:

Present: Councilmen Bechtol, Perry, White, Mayor Pro-tem Palmer  
Absent: Mayor Miller

Present also: W. T. Williams, Jr., City Manager; Doren R. Eskew, City Attorney; T. B. Marshall, Tax Assessor and Collector.

The Council had set this date to hear three appeals represented by Mr. Trueman O'Quinn.

R. H. Folmar, By Trueman O'Quinn - Lot 2, R. H. Folmar Subdivision, Parcel 2-0101-0205

	Full Value By Tax De- partment	Full Value By Board	Value Rendered by Owner	Assessed Value Fixed By Board
Land	\$15,074	\$12,434	Not Rendered	\$9,330
Imps.	-	-		-
Total	<u>\$15,074</u>	<u>\$12,434</u>		<u>\$9,330</u>

205 Riverside Drive - .98 acres Isaac Decker League, (Parcel 2-0101-0209)

Land	\$19,152	\$13,188	Not Rendered	\$ 9,890
Imps.	54,372	54,372		40,780
Total	<u>\$73,524</u>	<u>\$67,560</u>		<u>\$50,670</u>

.39 acres, Martin Estate, Isaac Decker League (Parcel No. 2-0101-0215)

Land	\$ 5,096	\$ 2,548	Not Rendered	\$ 1,910
Imps.	-	-		-
Total	<u>\$ 5,096</u>	<u>\$ 2,548</u>		<u>\$ 1,910</u>

.22 acres of Martin Estate, Isaac Decker League (Parcel 2-0101-0216)

Land	\$ 2,875	\$ 1,437	Not Rendered	\$ 1,090
Imps.	-	-		-
Total	\$ 2,875	\$ 1,437		\$ 1,090

.28 acres of Martin Estate, Isaac Decker League (Parcel No. 2-0101-0217)

Land	\$ 3,659	\$ 1,830	Not Rendered	\$ 1,370
Imps.	-	-		-
Total	\$ 3,659	\$ 1,830		\$ 1,370

.30 acres of Martin Estate, Isaac Decker League (Parcel 2-0101-0220)

Land	\$ 5,930	\$ 3,488	Not Rendered	\$ 2,620
Imps.	-	-		-
Total	\$ 5,930	\$ 3,488		\$ 2,620

.16 acres of Martin Estate, Isaac Decker League (Parcel No. 2-0101-0222)

Land	\$ 2,788	\$ 1,046	Not Rendered	\$ 780
Imps.	-	-		-
Total	\$ 2,788	\$ 1,046		\$ 780

MR. O'QUINN stated the first parcel, No. 2-0101-0205, Lot 2, R. H. FOLMAR Subdivision, was no longer owned by Mr. Folmar. The appeal covered only land on Riverside Drive. He stated the total assessed value was \$17,650 as against \$10,490; that the Board had reduced the amount from \$29,620 to \$17,650. He compared properties in the area. The Mayor stated the Council would go look at the properties.

SHOPPERS' WORLD, 5300 Block of Burnet Road - 3.45 acres of George W. Spear League (Parcel No. 2-2703-0103)

	Full Value by Tax De- partment	Full Value By Board	Value Rendered By Owner	Assessed Value Fixed By Board
Land	\$ 88,843	\$ 88,843	\$ 46,290	\$ 66,630
Imps.	205,586	205,586	129,440	154,190
Total	\$294,429	\$294,429	\$175,730	\$220,820
Personal Property	(Assessed)			
Merchandise	\$150,000		\$ 71,750	\$150,000
Furn. & Fixt.	35,090		20,450	35,090
Total	\$185,090		\$ 92,200	\$185,090

Mr. O'Quinn stated the building probably was not too far out of line; but on the land, he did not believe enough credit was given to the fact that the back corner for the service station was taken out of this tract, and they were in the rear. The Mayor asked for a comparison with Allandale Shopping Center property, and Mr. Gladden stated Shoppers' World was about one-third less than that for Allandale. Mr. O'Quinn then discussed the inventory for Shoppers' World and filed certificates of inventory for FASHION-THIMBLE SHOE COMPANY, DARNELL JEWELERS, O'CONNOR MILLINERY CO., H. R. FISHER FURNITURE STUDIOS, and GIANT VALUE STORES, INC.

Mr. Belmont stated they had been unable to look at the books, as they were in New York; and although the Tax Department wrote to the New York firm and asked for a C.P.A. certified statement, the request was never answered. He stated the Tax figures followed the square footage charge in line with similar stores. Discussion was held on proper reporting, and Mr. O'Quinn stated the Manager would furnish the inventories at the time the rendition is made from now on. The Council heard Mr. O'Quinn on the appeal on the Furniture and Fixtures. Discussion was held on the cost of the sign, which the Manager of Shoppers' World had assumed went along with the value on the building. The Mayor asked that the price of the sign be obtained. The Equalization Board was to make a recommendation.

LAMARWELL REALTY COMPANY - 9.39 acres of Lots 5 & 6, Evergreen Heights  
(Parcel No. 1-0204-0301) 1120 South Lamar Boulevard.

Land	\$ 92,541	\$ 92,541	\$27,040	\$ 69,410
Imps.	381,964	381,964	112,500	286,470
Total	<u>\$474,505</u>	<u>\$474,505</u>	<u>\$139,540</u>	<u>\$355,880</u>

Mr. O'Quinn stated it was their belief that the \$69,410 assessment on the land was too high, and said they had to bring the land down to grade; that it was on a hillside and they had to use a dangerous intersection; that they were unable to use a corner on account of the terrain; and the railroad property from which area very little trade will come. Mayor Miller stated he thought the \$69,410 was reasonable. As to the building, with nearly 70,000 square feet, he thought that value was correct. Mr. O'Quinn stated they were not protesting the building. Mr. Gladden, Tax Department, stated the property was assessed at \$60.00 on front foot on Lamar, and the other was discounted 25% for the bluff. Councilman Palmer stated \$60.00 on front foot in that area was not out of line.

There being no further business, the Council adjourned subject to the call of the Mayor.

APPROVED

*L. E. Palmer*  
 Mayor Pro-tem

ATTEST:

*Elsie Massey*  
 City Clerk