

Versión en español a continuación.

Historic Landmark Commission Meeting Monday, May 24th, 2021, 6:00 PM

Historic Landmark Meeting to be held May 24th, 2021 with Social Distancing Modifications

Public comment will be allowed via telephone; no in-person input will be allowed. **All speakers must register in advance (Sunday, May 23rd by noon).** All public comment will occur at the beginning of the meeting.

To speak remotely at the May 24th Historic Landmark Commission Meeting, members of the public must:

- Call or email the board liaison at **(512) 974-3393** or preservation@austintexas.gov no later than noon, Sunday, May 23 (the day before the meeting). The following information is required: speaker name, item number(s) they wish to speak on, whether they are for/against/neutral, email address and telephone number (must be the same number that will be used to call into the meeting).
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Reunión del Historic Landmark Commission

FECHA de la reunion **(24 de mayo, 2021)**

La junta se llevará con modificaciones de distanciamiento social

Se permitirán comentarios públicos por teléfono; no se permitirá ninguna entrada en persona.

Todos los oradores deben registrarse con anticipación **(23 de mayo, 2021)** antes del mediodía).

Todos los comentarios públicos se producirán al comienzo de la reunión.

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**HISTORIC LANDMARK COMMISSION
MONDAY, MAY 24, 2021 – 6:00 PM
VIA VIDEOCONFERENCING**

COMMISSION MEMBERS:

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_____ Ben Heimsath, Vice Chair
_____ Anissa Castillo
_____ Witt Featherston
_____ Kevin Koch
_____ Carl Larosche

_____ Kelly Little
_____ Trey McWhorter
_____ Blake Tollett
_____ Beth Valenzuela
_____ Caroline Wright

AGENDA

CALL TO ORDER

CITIZEN 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.

1. APPROVAL OF MINUTES

A. April 26, 2021 – Offered for consent approval.

2. PRESENTATIONS, DISCUSSION, AND POSSIBLE ACTION

A. No briefings or presentations.

3. PUBLIC HEARINGS

A. **Discussion and Possible Action on Applications for Historic Zoning, Discussion and Action on Applications for Historic District Zoning, and Requests to Consider Initiation of Historic Zoning Cases**

A.1. **GF-2021-050281 – 905 E. 2nd St. – Discussion
Council District 3**

Proposal: Construct a two-story addition to a ca. 1906 house

Applicant: Luciana Corwin
City Staff: Kalan Contreras, Historic Preservation Office, 512-974-2727
Committee Feedback: Retain and repair original decorative details and character-defining architectural features. Smooth stairwell profile at west elevation. Match window proportions at façade to main house. Consider a one-story addition, rather than the current two-story plan.
Staff Recommendation: Recommend historic zoning or endorse and approve one version of revised plans.

**A.2. HR-2021-044151 – 1304 Bob Harrison – Discussion
Council District 1**

Proposal: Recommend historic zoning (Commission-initiated); construct a rear addition

Applicant: Will Fox

City Staff: Cara Bertron, Housing & Planning Department, 512-974-1446

Committee Feedback: See staff report.

Staff Recommendation: Recommend historic zoning; approve the plans.

B. Discussion and Possible Action on Applications for Certificates of Appropriateness

**B.1. C14H-1986-0015, C14H-2004-0008 – 907, 909, and 911 Congress Ave. – Discussion (postponed April 26, 2021)
Grandberry Building and Mitchell-Robertson Building
Congress Avenue National Register District
Council District 9**

Proposal: Deconstruct, store, and re-erect historic building façades

Applicant: Leah Bojo

City Staff: Elizabeth Brummett, Historic Preservation Office, 512-974-1264

Committee Feedback: Consider stabilization of the building façades in place rather than removal and reconstruction.

Staff Recommendation: Provide additional feedback on the scope of work for façade deconstruction/reconstruction based on the materials presented to date, and request additional information needed to consider Certificate of Appropriateness request at the June 28, 2021 Commission meeting.

**B.2. HR-2021-041008 – 1501 Northwood Rd. – Applicant-requested postponement to June 28, 2021
Voss House
Council District 10**

Proposal: Construct an addition

Applicant: John Stoddard

City Staff: Elizabeth Brummett, Historic Preservation Office, 512-974-1264

Staff Recommendation: Grant the postponement request.

- B.3. HR-2021-039343 – 612 Highland Ave. – Consent (postponed April 26, 2021)**
Smoot/Terrace Park Historic District
Council District 9
Proposal: Construct a 1-story house with lower level
Applicant: Chuck Cook
City Staff: Cara Bertron, Housing & Planning Department, 512-974-1446
Committee Feedback: See staff report
Staff Recommendation: Approve the plans.
- B.4. HR-2021-053747 – 1100 E. 8th St. – Consent**
Lindemann House
Council District 9
Proposal: Construct perimeter brick retaining walls with metal fencing
Applicant: Meg Kyle
City Staff: Elizabeth Brummett, Historic Preservation Office, 512-974-1264
Staff Recommendation: Approve the application.
- B.5. HR-2021-144747 – 2406 Harris Blvd. – Discussion**
Jackson-Novy-Kelly-Hoey House
Council District 9
Proposal: Construct a swimming pool and perimeter fence. Note that the design of these elements has been revised, following denial of a certificate of appropriateness for a pool at the March 22, 2021 Historic Landmark Commission meeting.
Applicant: Tina Contros, Robert Kinney
City Staff: Elizabeth Brummett, Historic Preservation Office, 512-974-1264
Committee Feedback: See staff report.
Staff Recommendation: Approve the application.
- B.6. HR-2021-067051 – 1805 E. 3rd St. – Discussion**
Herrera House
Council District 3
Proposal: Paint the house, replace front doors, and reconstruct the rear wall with new openings; construct a rear 2-story addition
Applicant: William Hodge
City Staff: Cara Bertron, Housing & Planning Department, 512-974-1446
Committee Feedback: See staff report.
Staff Recommendation: Postpone the case to June 28, 2021, with additional feedback from the Architectural Review Committee regarding period-appropriate front doors and one-story design options for the addition.
Request redesign of the south wall to replicate historic openings, doors, and window. If the Commission elects to approve the project, authorize staff to administratively approve the color specification and release plans after accurate elevations are received.

**B.7. PR-2021-058680 – 4006 ½ Avenue B. – Discussion
Hyde Park Historic District
Council District 9**

Proposal: Construct a two-story addition to a one-story contributing house
Applicant: Eric Larson
City Staff: Kalan Contreras, Historic Preservation Office, 512-974-2727
Staff Recommendation: Consider referral to the June 2021 meeting of the Architectural Review Committee.

**B.8. HR-2021-063830 – 1113 E. 9th St. – Consent
Jobe House
Robertson/Stuart & Mair Historic District
Council District 1**

Proposal: Construct a 1-story side addition
Applicant: Saldana Homes, LLC
City Staff: Cara Bertron, Housing & Planning Department, 512-974-1446
Committee Feedback: See staff report.
Staff Recommendation: Approve the plans, except for the vinyl-sash windows; authorize staff to approve windows with a more appropriate material.

**B.9. HR-2021-063882 – 810 Lydia St. – Consent
Robertson/Stuart & Mair Historic District
Council District 1**

Proposal: Construct a 1-story accessory dwelling unit (ADU)
Applicant: Saldana Homes, LLC
City Staff: Cara Bertron, Housing & Planning Department, 512-974-1446
Staff Recommendation: Approve the plans.

**B.10. HR-2021-063776 – 611 W. 22nd St. – Consent for a limited number of signs
Kenney House
Council District 9**

Proposal: Signage, including flush-mounted signs on the north and east elevations of the house as well as a monument sign
Applicant: Patti Imbus; John Britten
City Staff: Steve Sadowsky, Historic Preservation Office, 512-974-6454
Staff Recommendation: Approve all signs except for the “Pick Up” sign over the principal entry to the house.

C. Discussion and Possible Action on Applications for Permits within National Register Districts

**C.1. HR-2021-055590 – 902 Willow St. – Consent
Willow-Spence National Register District
Council District 3**

Proposal: Demolish rear additions and construct a 2.5-story accessory dwelling unit (ADU)

Applicant: Lorenzo Hernandez

City Staff: Steve Sadowsky, Historic Preservation Office, 512-974-6454

Staff Recommendation: Recommend that the applicant simplify the roof form of the proposed ADU and refrain from modifying the fenestration pattern on the west side of the existing contributing house.

**C.2. HR-2021-063857 – 3204 Beverly Rd. – Consent
Old West Austin National Register District
Council District 10**

Proposal: Partially demolish 1940 contributing house; construct a second-story rear addition, reconfigure porch, and replace windows

Applicant: Norma Yancey

City Staff: Elizabeth Brummett, Historic Preservation Office, 512-974-1264

Staff Recommendation: Encourage retention of the original porch, door, and windows on the front of the house, but comment on and release the permit upon completion of a City of Austin Documentation Package.

**C.3. GF-2021-060230 – 1805 Waterston Ave. – Consent
Clarksville National Register District
Council District 9**

Proposal: Demolish a ca. 1952 contributing building

Applicant: DAR Construction

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

Staff Recommendation: Encourage rehabilitation and adaptive reuse, then relocation, but release the demolition permit upon completion of a City of Austin Documentation Package. Commission review of new construction plans is required prior to issuance of a demolition permit in National Register districts.

**C.4. HR-2021-064125 – 1602 Westover Rd. – Consent
Old West Austin National Register District
Council District 10**

Proposal: Partially demolish and construct an addition to a ca. 1937 contributing building. Demolish single-story garage and replace with two-story garage.

Applicant: Kristen Brown

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

Staff Recommendation: Comment on plans and release the permit.

**C.5. HR-2021-064145 – 2518 Harris Blvd. – Consent
Old West Austin National Register District
Council District 9**

Proposal: Demolish a ca. 1937 contributing house and garage

Applicant: Linda Sullivan

City Staff: Kalan Contreras, Historic Preservation Office, 512-974-2727
Staff Recommendation: Encourage rehabilitation and adaptive reuse, then relocation, but release the demolition permit upon completion of a City of Austin Documentation Package. Commission review of new construction plans is required prior to issuance of a demolition permit in National Register districts.

C.6. HR-2021-066941 – 71 Rainey St. – Discussion
Rainey Street National Register District
Council District 9

Proposal: Demolish a contributing building
Applicant: BK Woody

City Staff: Kalan Contreras, Historic Preservation Office, 512-974-2727
Staff Recommendation: Consider whether the building's longstanding association with a single representative family complies with the Code requirement for historic significance. Should the Commission choose to release the demolition permit, require completion of a City of Austin Documentation Package.

C.7. HR-2021-66900 – 2308 Woodlawn Blvd. – Discussion
Old West Austin National Register District
Council District 9

Proposal: Demolish 1940 contributing house due to fire damage
Applicant: Amanda Swor

City Staff: Elizabeth Brummett, Historic Preservation Office, 512-974-1264
Staff Recommendation: Although the house previously met the criteria for landmark designation, it has been compromised by fire damage. Staff recommends the commission release the demolition permit in consideration of life safety concerns. A City of Austin Documentation Package is not recommended due to the house's current condition.

C.8. SB-21-042346 – 1603 W. 6th St. – Postpone to June 28, 2020
Sixth Street National Register District
Council District 9

Proposal: Install sign
Applicant: Kevin Hull

City Staff: Cara Bertron, Housing & Planning Department, 512-974-1446
Staff Recommendation: Postpone to June 28, 2020. The revised design may qualify for administrative approval, but revised plans have not been received by staff for evaluation.

C.9. SB-21-054392, 055812, 055829 – 600 Congress Ave. – Discussion
Congress Avenue National Register District
Council District 9

Proposal: Install 3 signs on a noncontributing building
Applicant: Amanda Horn

City Staff: Kalan Contreras, Historic Preservation Office, 512-974-2727
Staff Recommendation: Consider referral to the June meeting of the Architectural Review Committee. Should the Commission instead choose to release the permit, recommend that the applicant rework sign designs to comply with the guidelines by reducing the number of signs to one per elevation, reducing the height of the flush-mounted signs to two feet, and choosing a neutral color palette to complement the building's existing signage.

D. Discussion and Possible Action on Applications for Demolition or Relocation

**D.1. GF-2020-115888 – 4714 Rowena – Discussion
Council District 9**

Proposal: Demolish a ca. 1932 house

Applicant: Josh Wilson

City Staff: Steve Sadowsky, Historic Preservation Office, 512-974-6454

Staff Recommendation: Consider initiation of historic zoning. Should the Commission choose to release the demolition permit, encourage rehabilitation and adaptive reuse or relocation, then require completion of a City of Austin Documentation Package prior to permit issuance.

**D.2. HR-2021-044092 – 2040 E. Cesar Chavez St. – Discussion
Council District 3**

Proposal: Demolish a ca. 1926-27 house

Applicant: Justin Poses

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

Staff Recommendation: Consider initiation of historic zoning. Should the Commission choose to release the demolition permit, encourage rehabilitation and adaptive reuse or relocation, then require completion of a City of Austin Documentation Package prior to permit issuance.

**D.3. HR-2021-044104 – 1807 Brackenridge St. – Consent
Council District 9**

Proposal: Relocate a ca. 1927 house

Applicant: Allison Searcy

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

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

**D.4. SP-2021-065153; GF-2021-068010 – 201 W. 30th St. – Discussion
Fire Station #3
Council District 9**

Proposal: Partially demolish a 1956 fire station and construct a new apparatus bay

Applicant: Rob Robbins

City Staff: Elizabeth Brummett, Historic Preservation Office, 512-974-1264

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

D.5. PR-2021-049619 – 307 E. 2nd St. – Discussion

**Leonard East House
Council District 3**

Proposal: Relocate a house of undetermined age to East Austin

Applicant: Natalia Garau; Dave Anderson

City Staff: Steve Sadowsky, Historic Preservation Office, 512-974-6454

Staff Recommendation: Release the permit and consider historic zoning for the house at its new site and after restoration and rehabilitation.

D.6. PR-2021-055821 – 2100 Chicon St. – Consent

Council District 1

Proposal: Demolish a ca. 1930 house

Applicant: Roy Jensen

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

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

D.7. PR-2021-051493 – 1709 Willow St. – Consent

Council District 3

Proposal: Demolish a ca. 1924 house

Applicant: Lee Taylor Andrews

City Staff: Steve Sadowsky, Historic Preservation Office, 512-974-6454

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

D.8. Number not used.

D.9. PR-2021-055337 – 2807 Bonnie Rd. – Consent

Council District 10

Proposal: Demolish a ca. 1937 house

Applicant: DAR Construction

City Staff: Steve Sadowsky, Historic Preservation Office, 512-974-6454

Staff Recommendation: Encourage rehabilitation and adaptive re-use, then relocation of the original part of the house over demolition, but release the permit upon completion of a City of Austin Documentation Package.

D.10. PR-2021-062320 – 1601 Canterbury St. – Consent

Council District 3

Proposal: Demolish a ca. 1908 house

Applicant: Jules Caplan

City Staff: Steve Sadowsky, Historic Preservation Office, 512-974-6454

Staff Recommendation: Encourage rehabilitation and adaptive re-use, then relocation over demolition, but release the permit upon completion of a City of Austin Documentation Package.

**D.11. PR-2021-061096 – 2708 Scenic Dr. – Discussion
Council District 10**

Proposal: Demolish a ca. 1952 house

Applicant: Linda Sullivan

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

Staff Recommendation: Consider initiating historic zoning. Recommend rehabilitation and adaptive reuse over demolition, but should the Commission choose to release the demolition permit, require completion of a City of Austin Documentation Package prior to release.

**D.12. PR-2021-063252 – 502 E. 42nd St. – Consent
Council District 9**

Proposal: Construct an addition to a ca. 1925 house

Applicant: Kenneth Dineen

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

Staff Recommendation: Approve the application upon completion of a City of Austin Documentation Package.

**D.13. PR-2021-063853 – 1109 Travis Heights Blvd. – Consent
Council District 9**

Proposal: Partially demolish ca. 1920 house; remove aluminum siding and restore stucco exterior; remove existing rear addition and construct new rear addition with covered porch and roof deck

Applicant: Norma Yancey

City Staff: Elizabeth Brummett, Historic Preservation Office, 512-974-1264

Staff Recommendation: Release the permit. A City of Austin Documentation Package is not recommended due to the existing non-original siding and overall sensitive approach.

**D.14. PR-2021-056818 – 1202 Perez St. – Consent
Council District 1**

Proposal: Demolish a ca. 1952 house

Applicant: Roy Jensen

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

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

E. Discussion and Possible Action on Demolition by Neglect Cases

E.1. HDP-2019-0394 – Sebron Sneed House, 1801 Nelms Drive – Offered for consent approval to maintain the case on the agenda

No new updates.

F. Discussion and Possible Action on Applications for Tax Abatement for Rehabilitation of Property in a Local Historic District

F.1. No applications.

4. COMMISSION AND STAFF ITEMS

A. Discussion and Possible Action on Committee Reports

A.1. Architectural Review Committee

A.2. Operations Committee

A.3. Grants Committee

A.4. Preservation Plan Committee

B. Future Agenda Items

ADJOURNMENT

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AGENDA ADDENDUM

Item B.11 has been added to the agenda.

3. PUBLIC HEARINGS

B. Discussion and Possible Action on Applications for Certificates of Appropriateness

**B.11. C14H-1993-0024, C14H-2000-0012 – 1809 and 1811 Newton – Discussion
Stanley Homestead and Outbuilding
Council District 9**

Review of work performed under prior certificate of appropriateness.

Video: <https://m.youtube.com/watch?v=NYy1-WMrucQ>

Relevant prior meeting minutes and backup:

February 13, 2017 Certificate of Appropriateness Review Committee

February 27, 2017 Commission meeting, Item B.2, application to move the stone outbuilding 20 feet to the west (towards Newton St.); Commission approved relocation of the outbuilding in accordance with the applicant's proposal to number stones, dismantle, and rebuild the building

November 19, 2018 Commission meeting, Item B.3, application to construct two new houses and move the outbuilding again

December 17, 2018 Commission meeting, Item B.3, application without second relocation of outbuilding

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