City of San Antonio

AGENDA

Historic and Design Review Commission

Development and Business Service Center
1901 South Alamo
San Antonio, Texas 78204

Wednesday, January 17, 2024 **3:00 PM**

The Historic and Design Review Commission will hold its regular meeting in the Board Room at 1901 South Alamo, beginning at 3:00 p.m. Once a quorum is established, the Historic and Design Review Commission will take up the following items no sooner than the designated times.

To watch and listen to this meeting, visit www.sanantonio.gov/DSD/Boards/MeetingVideos. To call to listen to audio only, in English or Spanish, call 210-206-LIVE (5483).

Members of the public can comment on items on the agenda, consistent with procedural rules governing HDRC meetings and state law. Public comments may also be provided as follows:

1. Leave a voice message a maximum of two minutes by dialing 210-206-HDRC(4372) by 12 noon on the day of the meeting. Voicemail messages will be played during the meeting. Please include your full name, home or work address, the item number and item address of the request.

2. Submit written comments to HistoricDesignReviewCommission@sanantonio.gov by 12 noon on the day of the meeting. Please include your full name, home or work address, the item number and item address of the request. Written comments will be part of the official written record only.

3. Attend the in-person hearing and signup to speak before the meeting begins at 3 PM. Each member of the public will have two minutes to speak unless otherwise directed by the Chair.

3:00 P.M. – Call to Order

- Roll Call

- Chairman's Statement
- Public Comments

Approval of Minutes

Approval of minutes for the December 20, 2023, Historic and Design Review Commission meeting.

CONSENT AGENDA

Items are placed on the consent agenda when staff recommends approval or recommends approval with stipulations that the applicant agrees to. Any member of the public desiring to speak on a consent agenda item may sign up and be heard prior to voting on the consent agenda. Commissioners may request to remove any item from the consent agenda and have it placed on the individual consideration agenda. All items on the consent agenda will be considered for approval by one motion adopting the items with staff findings and recommendations.

1. Address/Description: 3903 N ST MARYS ST
950 E HILDEBRAND AVE
HDRC Case No.: 2023-500
Landmark Name: Individual Landmark
RIO District: RIO-1
Applicant: Andrew Schumacher/PGAV Destinations
Request: Construction of a gorilla habitat and an event center
City Council Dist.: 2

2. Address/Description: 514 ADAMS ST
HDRC Case No.: 2023-483
Historic District Name: King William
Applicant: Michelle Burnham
Request: Roof replacement, modification to roof form, column shaft removal
City Council Dist.: 1

3. Address/Description: 115 WICKES
HDRC Case No.: 2024-009
Historic District Name: King William
Applicant: Jim Bailey/BAILEY JAMES H R
Request: Front porch replacement, column replacement, installation of porch screening, installation of foundation skirting
City Council Dist.: 1

4. Address/Description: 138 KING WILLIAM
HDRC Case No.: 2024-004
Landmark Name: Individual Landmark
Historic District Name: King William
Applicant: Nick Whitelonis
Request: Historic Tax Certification & Verification
City Council Dist.: 1

5. Address/Description: 225 W ELSMERE PLACE
HDRC Case No.: 2024-017
Historic District Name: Monte Vista
Applicant: Bradley & Georgie Tipper
Request: Historic Tax Verification
City Council Dist.: 1

6. Address/Description: 118 LOTUS ST
HDRC Case No.: 2024-005
Landmark Name: Individual Landmark
Applicant: David & Meredith Tilley
Request: Historic Tax Certification & Verification
City Council Dist.: 1

7. Address/Description: 207 WYANOKE
HDRC Case No.: 2024-021
Applicant: Elizabeth Haynes/Elizabeth Haynes Architect
Request: New construction of a detached garage
City Council Dist.: 10

8. Address/Description: 1951 W HUISACHE AVE
HDRC Case No.: 2024-019
Historic District Name: Monticello Park
Applicant: Bryan Milton McComb and Hannah Rachel Morales
Request: Historic Tax Certification & Verification
City Council Dist.: 7

9. Address/Description: 122 PRINCESS PASS
HDRC Case No.: 2024-016
Historic District Name: Monte Vista
Applicant: Eva Marie
Request: Historic Tax Verification

City Council Dist.: 1

10. Address/Description: 312 MISSION ST
HDRC Case No.: 2024-018
Historic District Name: King William
Applicant: Charles Riley
Request: Historic Tax Verification
City Council Dist.: 1

11. Address/Description: 834 IOWA ST
HDRC Case No.: 2024-013
Applicant: Sergio Espindola/RIBA HOME DESIGNS LLC
Request: Demolition of a designated structure (accessory); conceptual approval of new construction (accessory)
City Council Dist.: 2

12. Address/Description: 101 LAUREL HEIGHTS PLACE
HDRC Case No.: 2023-502
Historic District Name: Monte Vista
Applicant: Roman Puentes
Request: Partial demolition, additions, fenestration modifications (accessory); enclosure of a porch (primary)
City Council Dist.: 1

13. Address/Description: 129 E ROSEWOOD AVE
HDRC Case No.: 2024-008
Historic District Name: Monte Vista
Applicant: Robert King/Alamo Construction demo
Request: Construction of a two-story accessory
City Council Dist.: 1

14. Address/Description: 111 AUBREY ST
HDRC Case No.: 2023-508
RIO District: RIO-3
Applicant: Tammara Alarcon/111 Aubrey LLC
Request: Construction of a 450-square-foot rear addition, repairs and maintenance
City Council Dist.: 1

15. Address/Description: 615 HAYS ST
HDRC Case No.: 2024-007
Historic District Name: Dignowity Hill

Applicant: Todd Worrich/WORRICH TODD
Request: Roof and driveway replacement, front porch and roof modifications, and exterior painting
City Council Dist.: 2

16. Address/Description: 308 KING WILLIAM
HDRC Case No.: 2023-488
Historic District Name: King William
Applicant: Margaret Leeds/LEEDS MARGARET
Request: Front porch handrail installation
City Council Dist.: 1

INDIVIDUAL CONSIDERATION

Returning cases

17. Address/Description: 819 S LAREDO ST
HDRC Case No.: 2023-457
Applicant: Jacob Landin/KOTEL INVESTMENTS INC
Request: Signage
City Council Dist.: 1

18. Address/Description: 1223 MARCH AVE
HDRC Case No.: 2023-485
Historic District Name: Mission
Applicant: Vincent Huebinger/Vincent Gerard & Associates, Inc.
Request: Construction of a communications tower
City Council Dist.: 3

19. Address/Description: 1223 S ALAMO ST
HDRC Case No.: 2023-191
Historic District Name: King William
Applicant: Daniel Cruz
Request: Construction of a solid fence parallel to Madison Street, installation of artificial turf
City Council Dist.: 1

20. Address/Description: 518 E PARK AVE
HDRC Case No.: 2023-359
Historic District Name: Tobin Hill
Applicant: Mychal Krause/Mychals Designs LLC
Request: Demolition of a designated structure (accessory); new construction of a two-story

accessory; hardscaping
City Council Dist.: 1

New cases

21. Address/Description: 622 SHERMAN
HDRC Case No.: 2024-012
Historic District Name: Dignowity Hill
Applicant: Terry Richardson
Request: Construction of a 2-story, multi-family residential structure
City Council Dist.: 2

22. Address/Description: 107 S PINE ST
HDRC Case No.: 2023-494
Applicant: Abe Gonzales/LS Contracting Inc
Request: Amendment to a previously approved design regarding the construction of a side addition
City Council Dist.: 2

23. Address/Description: 122 E HOUSTON ST
HDRC Case No.: 2024-002
Historic District Name: Main/Military Plaza
RIO District: RIO-3
Applicant: Jennifer Gribble/INSITE
Request: Storefront modifications, canopy installation
City Council Dist.: 1

24. Address/Description: 227 QUENTIN DR
HDRC Case No.: 2024-020
Historic District Name: Monticello Park
Applicant: Reed Kirksey
Request: Construction of a 1-story, 1,752-square-foot residential structure
City Council Dist.: 7

25. Address/Description: 825 BURLESON ST
HDRC Case No.: 2024-014
Historic District Name: Dignowity Hill
Applicant: Vanessa Shelton/MORGAN KEITH & SHELTON VANESSA
Request: Column modifications, roof replacement
City Council Dist.: 2

26. Address/Description: 134 E MULBERRY AVE
HDRC Case No.: 2023-495
Historic District Name: Monte Vista
Applicant: Charles Gonzalez/GONZALEZ LINDA LOPEZ & CHARLES
Request: Demolition of a designated structure (accessory); conceptual review of new construction (accessory)
City Council Dist.: 1

27. Address/Description: 144 E GRAMERCY PLACE
HDRC Case No.: 2023-501
Historic District Name: Monte Vista
Applicant: LORI URBANO/URBANO DESIGN & BUILD LLC
Request: Construction of two chimneys
City Council Dist.: 1

28. **Address/Description: 510 ADAMS ST – POSTPONED BY APPLICANT**
HDRC Case No.: 2023-499
Historic District Name: King William
Applicant: Matthew Witherspoon/WW Construction
Request: Front yard fence installation
City Council Dist.: 1

29. Address/Description: 2619 MCCULLOUGH AVE
HDRC Case No.: 2023-505
Historic District Name: Monte Vista
Applicant: Bertha Zuniga/Zuniga Law, PLLC
Request: Siding installation
City Council Dist.: 1

30. Address/Description: 269 E ROSEWOOD AVE
267 E ROSEWOOD AVE
HDRC Case No.: 2023-506
Historic District Name: Monte Vista
Applicant: Rutilo Martinez/ARCHWAY DIVERSIFIED LLC
Request: Wholesale wood window replacement with vinyl
City Council Dist.: 1

31. Address/Description: 517 WICKES
HDRC Case No.: 2024-010
Historic District Name: King William
Applicant: FLORES STEPHANIES & JOE MARK

Request: Driveway modifications
City Council Dist.: 1

32. Address/Description: 107 PASO HONDO
HDRC Case No.: 2023-459
Historic District Name: Dignowity Hill
Applicant: Cesar Pedraza/PEDRAZA CESAR
Request: Front yard fence installation and sidewalk, front steps, and walkway replacement
City Council Dist.: 2

33. Address/Description: 919 MASON ST
HDRC Case No.: 2023-330
Historic District Name: Government Hill
Applicant: Juan Guajardo/By Grace Floors and Construction LLC
Request: Wholesale wood window replacement
City Council Dist.: 2

34. Address/Description: 210 CLUB DR
HDRC Case No.: 2023-487
Historic District Name: Monticello Park
Applicant: Raque Kunz/KUNZ JOSEPH DAVID LIVING TRUST & KUNZ RAQUE
Request: Chimney removal
City Council Dist.: 7

35. Address/Description: 118 DANIEL ST
HDRC Case No.: 2023-503
Historic District Name: Nathan
Applicant: Robert Macias/MACIAS CONCEPCION
Request: Front yard fence, pedestrian gate, and driveway gate installation
City Council Dist.: 1

Adjourn

At any time during the meeting, the Historic and Design Review Commission may meet in executive session for consultation with the City Attorney's Office concerning attorney-client matters under Chapter 551 of the Texas Government Code.

ACCESSIBILITY STATEMENT

The City of San Antonio ensures meaningful access to City meetings, programs and services by reasonably providing: translation and interpretation, materials in alternate formats, and other

accommodations upon request. To request these services call (210) 2072098 or Relay Texas 711 or by requesting these services online at https://www.sanantonio.gov/gpa/LanguageServices. Providing at least 72 hours' notice will help to ensure availability.

DECLARACIÓN DE ACCESO

La Ciudad de San Antonio garantiza acceso a las reuniones, los programas y los servicios de la Ciudad proporcionando: traducción e interpretación, materiales en formatos alternativos y otras adaptaciones a pedido. Para solicitar estos servicios llame al (210) 207−2098 o Relay Texas 711 o solicite estos servicios en línea en https://www.sanantonio.gov/gpa/LanguageServices. Dando un aviso al menos 72 horas antes ayudará a garantizar la disponibilidad.

Posted on: 01/12/2024 04:52 PM