



HISTORIC LANDMARK COMMISSION
WEDNESDAY, June 4th, 2025 – 6:00 PM
City Hall – Council Chambers
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, please use the QR code or link at the end of this document. For questions, please email preservation@austintexas.gov.

COMMISSION MEMBERS:

_____ Ben Heimsath, (D-8) Chair
_____ Roxanne Evans (D-2), Vice Chair
_____ Jeffrey Acton (Mayor)
_____ Harrison Eppright (D-1)
_____ Kevin Koch (D-3)
_____ Judah Rice (D-4)

_____ Harmony Grogan (D-5)
_____ Carl Larosche (D-6)
_____ Jaime Alvarez (D-7)
_____ Bat Taniguchi (D-9)
_____ Trey McWhorter (D-10)

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. **May 7, 2025** – Offered for consent approval.

PUBLIC HEARINGS/DISCUSSION AND ACTION

Historic Zoning Applications

2. **C14H-2025-0022 – 1701 San Gabriel St.
Graves House
Council District 9**
Proposal: Owner-initiated historic zoning. (Postponed May 7, 2025)
Applicant: Sean Reynolds
City Staff: Austin Lukes, Historic Preservation Office, 512-978-0766
Staff Recommendation: Grant the applicant's request to postpone the public hearing to July 2, 2025.
3. **C14H-2025-0059 – 2500 Nueces St.
Whitehall Cooperative
Council District 9**
Proposal: Owner-initiated historic zoning.
Applicant: Whitehall Intentional Society
City Staff: Kalan Contreras, Historic Preservation Office, 512-974-2727
Staff Recommendation: Grant the proposed zoning change from multifamily-neighborhood plan (MF-4-NP) to multifamily-historic landmark-neighborhood plan (MF-4-H-NP) combining district zoning.

Historic Landmark and Local Historic District Applications

4. **HR-2025-039309 – 900 Chicon St.
Old Administration Building, Huston-Tillotson University
Heritage Grant Project
Council District 1**
Proposal: Remove and replace basement wall membrane.
Applicant: Canary Gallion
City Staff: Austin Lukes, Historic Preservation Office, 512-978-0766
Staff Recommendation: Approve the certificate of appropriateness in concurrence with Architectural Review Committee feedback.
5. **HR-2025-057874 – 600 Harthan St.
Harthan Street Local Historic District
Council District 9**
Proposal: Demolish a contributing building.
Applicant: Jewels Cain
City Staff: Kalan Contreras, Historic Preservation Office, 512-974-2727
Staff Recommendation: Concur with Committee feedback and deny the certificate of appropriateness for demolition. Demolition permits in historic districts may not be released until the Historic Landmark Commission approves new construction plans for the property.

National Register District Permit Applications

- 6. DA-2025-055682 – 1212-1214 W 6th St.**
West Line National Register Historic District
Council District 9
Proposal: Demolish a contributing building.
Applicant: Jewels Cain
City Staff: Kalan Contreras, Historic Preservation Office, 512-974-2727
Staff Recommendation: Consider initiation of historic zoning for the original intact portion of the building. Should the Commission decide against historic zoning, encourage rehabilitation and adaptive reuse that incorporates the 1951 portion of the building into the new development before approving the demolition application upon completion of a City of Austin Documentation Package and a plan for archaeological monitoring. Demolition permits in National Register Historic Districts may not be released until the Historic Landmark Commission has reviewed plans for new construction on the property.
- 7. PR-2025-029950; HR-2025-056344 – 1703 Alameda Dr.**
Travis Heights-Fairview Park National Register Historic District
Council District 9
Proposal: Demolish a contributing building. Construct a new building. (Demolition postponed May 7, 2025)
Applicant: Brian Randall
City Staff: Austin Lukes, Historic Preservation Office, 512-978-0766
Staff Recommendation: Comment on plans and approve the demolition application upon completion of a City of Austin Documentation Package.
- 8. HR-2024-123060 – 1003 Maufrais St.**
West Line National Register Historic District
Council District 9
Proposal: Construct a new addition and remodel a contributing building. Construct a new cabana and pool. (Postponed May 7, 2025)
Applicant: Jennifer Hanlen
City Staff: Kalan Contreras, Historic Preservation Office, 512-974-2727
Staff Recommendation: Grant the applicant's request to postpone the public hearing to July 2, 2025.
- 9. PR-2024-159632 – 705 West Lynn St.**
West Line National Register Historic District
Council District 9
Proposal: Demolish a contributing building. (Postponed May 7, 2025)
Applicant: DAR Construction
City Staff: Austin Lukes, Historic Preservation Office, 512-978-0766
Staff Recommendation: Approve the demolition application upon completion of a City of Austin Documentation Package. Demolition permits in National Register Historic Districts may not be released until the Historic Landmark Commission has reviewed plans for new construction on the property.

10. **HR-2025-042102 – 1108 Elm St.**
West Line National Register Historic District
Council District 9
Proposal: Remodel and stabilize the structure, add conservatory and glass around front porch, demolish left entrance and stoop, and add dormers.
Applicant: Cuppett Kilpatrick
City Staff: Austin Lukes, Historic Preservation Office, 512-978-0766
Staff Recommendation: Comment on plans.
11. **HR-2025-054909 – 3006 Kerbey Ln.**
Old West Austin National Register Historic District
Council District 10
Proposal: Partially demolish and remodel a contributing structure. Construct a two-story addition.
Applicant: Erica Heroy
City Staff: Austin Lukes, Historic Preservation Office, 512-978-0766
Staff Recommendation: Comment on plans.
12. **HR-2025-050408 – 1611 Wethersfield Rd.**
Old West Austin National Register Historic District
Council District 10
Proposal: Partially demolish and remodel a contributing structure. Construct a second-story addition, replace windows and carport, and demolish a shed.
Applicant: Andrew Logan
City Staff: Austin Lukes, Historic Preservation Office, 512-978-0766
Staff Recommendation: Comment on plans.
13. **HR-2025-057111 – 1107 Eason St.**
West Line National Register Historic District
Council District 9
Proposal: New construction.
Applicant: Trey Farmer
City Staff: Austin Lukes, Historic Preservation Office, 512-978-0766
Staff Recommendation: Comment on plans.
14. **HR-2025-059564 – 1511 Hardouin Ave.**
Old West Austin National Register Historic District
Council District 10
Proposal: Construct an addition to a contributing structure, restore and replace windows, repair a garage and replace the doors.
Applicant: Amanda Martinez
City Staff: Austin Lukes, Historic Preservation Office, 512-978-0766
Staff Recommendation: Comment on plans.

Demolition and Relocation Permit Applications

15. PR-2025-045700 – 604 Copeland St.

Council District 9

Proposal: Total demolition.

Applicant: Carissa Travis

City Staff: Austin Lukes, Historic Preservation Office, 512-978-0766

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

16. PR-2025-044852 – 606 Copeland St.

Council District 9

Proposal: Total demolition.

Applicant: Carissa Travis

City Staff: Austin Lukes, Historic Preservation Office, 512-978-0766

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

17. PR-2025-049503 – 1004 S 1st St.

Council District 9

Proposal: Total demolition.

Applicant: Carissa Travis

City Staff: Austin Lukes, Historic Preservation Office, 512-978-0766

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

18. PR-2025-044914 – 1006 S 1st St.

Council District 9

Proposal: Total demolition.

Applicant: Carissa Travis

City Staff: Austin Lukes, Historic Preservation Office, 512-978-0766

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

19. PR-2025-047121 – 1904 Sharon Ln.

Council District 10

Proposal: Total demolition.

Applicant: Todd Bennett

City Staff: Austin Lukes, Historic Preservation Office, 512-978-0766

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

- 20. PR-2025-041615 – 607 E 38th St.**
Council District 9
Proposal: Total demolition.
Applicant: Lisa Vela
City Staff: Austin Lukes, Historic Preservation Office, 512-978-0766
Staff Recommendation: Strongly encourage rehabilitation and adaptive reuse, then material salvage and reuse, but release the demolition permit upon completion of a City of Austin Documentation Package.
- 21. PR-2025-047866 – 911 Post Oak St.**
Council District 9
Proposal: Total demolition.
Applicant: Eric Barth
City Staff: Austin Lukes, Historic Preservation Office, 512-978-0766
Staff Recommendation: Strongly encourage rehabilitation and adaptive reuse, then material salvage and reuse, but release the demolition permit upon completion of a City of Austin Documentation Package.
- 22. PR-2025-058881 – 1606 Cedar Ave.**
Council District 1
Proposal: Total demolition.
Applicant: Justin Jass
City Staff: Austin Lukes, Historic Preservation Office, 512-978-0766
Staff Recommendation: Strongly encourage rehabilitation and adaptive reuse, then material salvage and reuse, but release the demolition permit upon completion of a City of Austin Documentation Package.
- 23. PR-2025-058856 – 908 W Mary St.**
Council District 9
Proposal: Relocation.
Applicant: Kathy Robinson
City Staff: Austin Lukes, Historic Preservation Office, 512-978-0766
Staff Recommendation: Release the relocation permit upon completion of a City of Austin Documentation Package.
- 24. DA-2025-052131 – 604 W 18th St.**
Council District 9
Proposal: Total demolition.
Applicant: Drenner Group
City Staff: Kalan Contreras, Historic Preservation Office, 512-974-2727
Staff Recommendation: Encourage rehabilitation and adaptive reuse, then material salvage and reuse, but release the demolition permit upon completion of a City of Austin Documentation Package.

- 25. DA-2025-052143 – 1801 Rio Grande St.
Council District 9**
Proposal: Total demolition.
Applicant: Drenner Group
City Staff: Kalan Contreras, Historic Preservation Office, 512-974-2727
Staff Recommendation: Encourage rehabilitation and adaptive reuse, then material salvage and reuse, but release the demolition permit upon completion of a City of Austin Documentation Package.
- 26. DA-2025-051801 – 601 W Martin Luther King Jr Blvd.
Council District 9**
Proposal: Total demolition.
Applicant: Drenner Group
City Staff: Kalan Contreras, Historic Preservation Office, 512-974-2727
Staff Recommendation: Encourage rehabilitation and adaptive reuse, then material salvage and reuse, but release the demolition permit upon completion of a City of Austin Documentation Package.
- 27. DA-2025-051808 – 611 W Martin Luther King Jr Blvd.
Council District 9**
Proposal: Total demolition.
Applicant: Drenner Group
City Staff: Kalan Contreras, Historic Preservation Office, 512-974-2727
Staff Recommendation: Postpone the application to the July 2, 2025 meeting.
- 28. DA-2025-051814 – 1800 Nueces St.
Council District 9**
Proposal: Total demolition.
Applicant: Drenner Group
City Staff: Kalan Contreras, Historic Preservation Office, 512-974-2727
Staff Recommendation: Postpone the public hearing to July 2, 2025, to allow the applicant time to investigate options for relocation, rather than demolition. Should the Commission choose not to postpone, encourage rehabilitation and adaptive reuse, then relocation or material salvage and reuse, but release the demolition permit upon completion of a City of Austin Documentation Package.
- 29. DA-2025-051821 – 1806 Nueces St.
Council District 9**
Proposal: Total demolition.
Applicant: Drenner Group
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.

COMMITTEE UPDATES

- 30. **Architectural Review Committee** – Comments on the May 14, 2025 meeting.
Members: Commissioners Koch, Alvarez, Grogan.
- 31. **Grants Committee** – Discussion on scheduling meeting dates for the Grants Committee.
- 32. **Operations Committee** – Discussion on scheduling meeting dates for the Operations Committee.
- 33. **Preservation Plan Committee** – Discussion on scheduling meeting dates for the Preservation Plan Committee.

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 Sam Fahnestock, Historic Preservation Planner II, at 512-974-3393; Austin Lukes, Historic Preservation Planner Senior, at 512-978-0766; or Kalan Contreras, Historic Preservation Officer, at 512-974-2727.

REGISTER TO SPEAK

Historic Landmark Commission Speaker Registration



Historic Landmark Commission 2025 Meeting Dates & Deadlines		
Fees for the Historic Landmark Commission must be paid in full prior to the fee deadline to be placed on the agenda for the corresponding HLC meeting.		
Application Deadline	Fee Deadline	Meeting Date
Friday, December 13, 2024	Thursday, December 19, 2024	Wednesday, January 8, 2025
Friday, January 10, 2025	Thursday, January 16, 2025	Wednesday, February 5, 2025
Friday, February 7, 2025	Thursday, February 13, 2025	Wednesday, March 5, 2025
Friday, March 7, 2025	Thursday, March 13, 2025	Wednesday, April 2, 2025
Friday, April 11, 2025	Thursday, April 17, 2025	Wednesday, May 7, 2025
Friday, May 9, 2025	Thursday, May 15, 2025	Wednesday, June 4, 2025
Friday, June 6, 2025	Thursday, June 12, 2025	Wednesday, July 2, 2025
Friday, July 11, 2025	Thursday, July 17, 2025	Wednesday, August 6, 2025
Friday, August 8, 2025	Thursday, August 14, 2025	Wednesday, September 3, 2025
Friday, September 5, 2025	Thursday, September 11, 2025	Wednesday, October 1, 2025
Friday, October 10, 2025	Thursday, October 16, 2025	Wednesday, November 5, 2025
Friday, November 7, 2025	Thursday, November 13, 2025	Wednesday, December 3, 2025