City of San Antonio

AGENDA

Historic and Design Review Commission (HDRC)

1901 South Alamo
San Antonio, Texas 78204

Wednesday, September 16, 2026 **3:00 PM**

The Historic and Design Review Commission (HDRC) will hold its regular meeting in the Board Room at 1901 South Alamo, beginning at the above referenced date and time. Once convened, the HDRC will take up the following items.

To view this meeting, visit www.sanantonio.gov/DSD/Boards/MeetingVideos.

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

1. Attend in-person and sign-up to speak before the meeting begins at 3:00 PM.

2. Submit written comments to HistoricDesignReviewCommission@sanantonio.gov by 4:00 p.m. the business day before the meeting. Please include your full name, Council District, home or work address, the item number, and the item address of the request. Written comments will be provided to the commissioners prior to the hearing.

3:00 PM – Call to Order

Roll Call

Chair's Statement

Approval of minutes for the HDRC meeting of September 2, 2026.

Public Comments

CONSENT AGENDA

The consent agenda consists of items recommended by staff for approval or approval with stipulations that the applicant accepts. Any member of the public who would like to speak on a consent agenda item may sign up and speak prior to the commission's vote on the consent agenda. Commissioners may request to remove any item from the consent agenda to consider it individually. 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: 808 N PINE ST
HDRC Case No.: 2026-244
Historic District Name: Dignowity Hill
Neighborhood Assn Name: Dignowity Hill
Applicant: Irvin Hernandez/LASSEM Real Estate, LLC
Request: Construction of a 1-story, rear addition
City Council Dist.: 2

2. Address/Description: 875 E ASHBY PLACE
HDRC Case No.: 2026-238
Public Property:
RIO District: RIO-2
Neighborhood Assn Name: Tobin Hill Community
Applicant: Greg Burkett/Apex Sign Group
Request: Signage
City Council Dist.: 1

3. Address/Description: 1115 BROADWAY
HDRC Case No.: 2026-239
RIO District: RIO-2
Neighborhood Assn Name: Downtown
Applicant: Greg Burkett/Apex Sign Group
Request: Signage
City Council Dist.: 1

4. Address/Description: 1411 ALLING
HDRC Case No.: 2026-198
RIO District: RIO-1

Neighborhood Assn Name: Westfort Alliance
Applicant: Marissa Robinson/PDI
Request: Construction of a 3-story hotel
City Council Dist.: 2

5. Address/Description: 509 N OLIVE ST
HDRC Case No.: 2026-247
Historic District Name: Dignowity Hill
Neighborhood Assn Name: Dignowity Hill
Applicant: Richard Gonzalez
Request: Construction of a 1-story, rear addition; front porch reconstruction, window replacement, fenestration modifications, repair and maintenance
City Council Dist.: 2

6. Address/Description: 105 S ST MARYS ST
HDRC Case No.: 2026-250
RIO District: RIO-3
Neighborhood Assn Name: Downtown
Applicant: Jennifer Garcia/FSG Signs
Request: Signage
City Council Dist.: 1

7. Address/Description: 607 E NUEVA/Sweeney House
HDRC Case No.: 2026-251
Historic District Name: Hemisfair
RIO District: RIO-3
Neighborhood Assn Name: Downtown
Applicant: Derek Keck/Fisher Heck Architects
Request: Construction of a side addition
City Council Dist.: 1

8. Address/Description: 1505 E HOUSTON ST
HDRC Case No.: 2026-249
Historic District Name: Dignowity Hill
Neighborhood Assn Name: Dignowity Hill
Applicant: Amber Hodge/Beaty Palmer Architects
Request: Exterior modifications, fenestration modifications, new construction, site and landscaping work
City Council Dist.: 2

9. Address/Description: 105 S ST MARYS ST
HDRC Case No.: 2026-253

RIO District: RIO-3
Neighborhood Assn Name: Downtown
Applicant: Eduardo Robinson/Drury Construction Company, LLC
Request: Exterior Illumination of Historic Structure
City Council Dist.: 1

10. Address/Description: 119 E CRAIG PLACE
HDRC Case No.: 2026-254
Historic District Name: Monte Vista
Neighborhood Assn Name: Monte Vista Historical
Request: Historic Tax Certification
City Council Dist.: 1

11. Address/Description: 521 DAWSON ST
HDRC Case No.: 2026-242
Historic District Name: Dignowity Hill
Neighborhood Assn Name: Dignowity Hill
Applicant: Jerry Woolf/JB Woolf Sheds, LLC
Request: Construction of Rear Accessory Structure
City Council Dist.: 2

12. Address/Description: 125 W ASHBY PLACE
HDRC Case No.: 2026-243
Historic District Name: Monte Vista
Neighborhood Assn Name: Monte Vista Historical
Applicant: Bertha Fernandez/ClintRock Custom Homes
Request: Rear Accessory Construction & Carport Construction
City Council Dist.: 1

13. Address/Description: 10750 PLEASANTON RD
HDRC Case No.: 2026-240
Neighborhood Assn Name: Starbright Overlook South
Applicant: Nicholas Melde/Architexas
Request: New construction and park improvements
City Council Dist.: 3

INDIVIDUAL CONSIDERATION

Returning cases
14.

Address/Description: 523 ADAMS ST
HDRC Case No.: 2026-255
Historic District Name: King William
Neighborhood Assn Name: King William
Applicant: Nathan Manfred/French and Michigan
Request: Rear Addition Construction & Roofing Material Change
City Council Dist.: 1

New cases

15. Address/Description: 509 KING WILLIAM
HDRC Case No.: 2026-237
Historic District Name: King William
RIO District: RIO-4
Neighborhood Assn Name: King William
Applicant: Daniel Cruz/Design Coop
Request: Addition to Rear Accessory & Fenestration Modifications to Natatorium
City Council Dist.: 1

ADJOURNMENT

EXECUTIVE SESSION

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) 207-0035 or email the Office of Historic Preservation at ohppermits@sanantonio.gov. 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 o envíe un correo electrónico a (210) 207-0035 o a ohppermits@sanantonio.gov. Dando un aviso al menos 72 horas antes ayudará a garantizar la disponibilidad.

Posted on: 09/10/2026 04:23 PM