

HISTORIC LANDMARK COMMISSION
AUGUST 27, 2012
APPLICATION FOR A CERTIFICATE OF APPROPRIATENESS
C14H-1990-0014
Barton Springs Pool
2100 Barton Springs Road

PROPOSAL

General grounds improvements.

PROJECT SPECIFICATIONS

The applicant proposes to make the following grounds improvements to the north and south sides of the pool:

North side –

- Provide improved root environment for existing pecan trees located in Tree Court, including incorporating paved walking surface of suspended concrete slab with drainage, new seating and planting areas, and cantilevered overlook area.
- Plant new trees.
- Reuse existing wood light poles with new fixtures.
- Locate new 4' high steel mesh perimeter fence below existing limestone "gallery" utilizing existing post holes as possible.

South side –

- Extend fence line to incorporate row of pecan trees along current fence line, and to incorporate approximately one acre of the South Woods.
- Construct new ticket booth at south entrance similar to existing ticket booth, which will be removed.
- Construct new stone columns at the south gate. Design of columns to be similar shape to historic battered columns but with cut stone veneer. Gate to be wire mesh same as fence.
- Construct new ADA accessible pathways from south entrance to an overlook area in the south lawn, and through the South Woods to the pool deck.
- Provide new 10' pedestrian light fixtures along pathway.

Perimeter fence –

- Replace existing chain-link perimeter fence with a 6' high steel-mesh fence around the majority of the site perimeter, and install an 8' high weathered-steel fence at the south woods.

STANDARDS FOR REVIEW

The Commission's Standards for Review are:

- The distinguishing original qualities or character of a property and its environment shall not be destroyed. Removal or alteration of any historic material or distinctive architectural features should be avoided.
- All properties shall be recognized as products of their own time. Alterations which have no historical basis and which seek to create an earlier appearance shall be discouraged.
- Changes that have taken place in the course of time may have acquired significance in their own right, and shall be recognized and respected.
- Distinctive stylistic features or examples of skilled craftsmanship that characterize a property shall be treated with sensitivity.

- Contemporary designs for alterations and additions to existing properties are appropriate when such alterations and additions do not destroy significant historic, architectural, or cultural material and are compatible with the size, scale, color, material, and character of the property, neighborhood, or environment.
- Whenever possible, new additions or alterations to structures shall be done in such a manner that if such additions or alterations were to be removed in the future, the essential form and integrity of the structure would not be impaired.

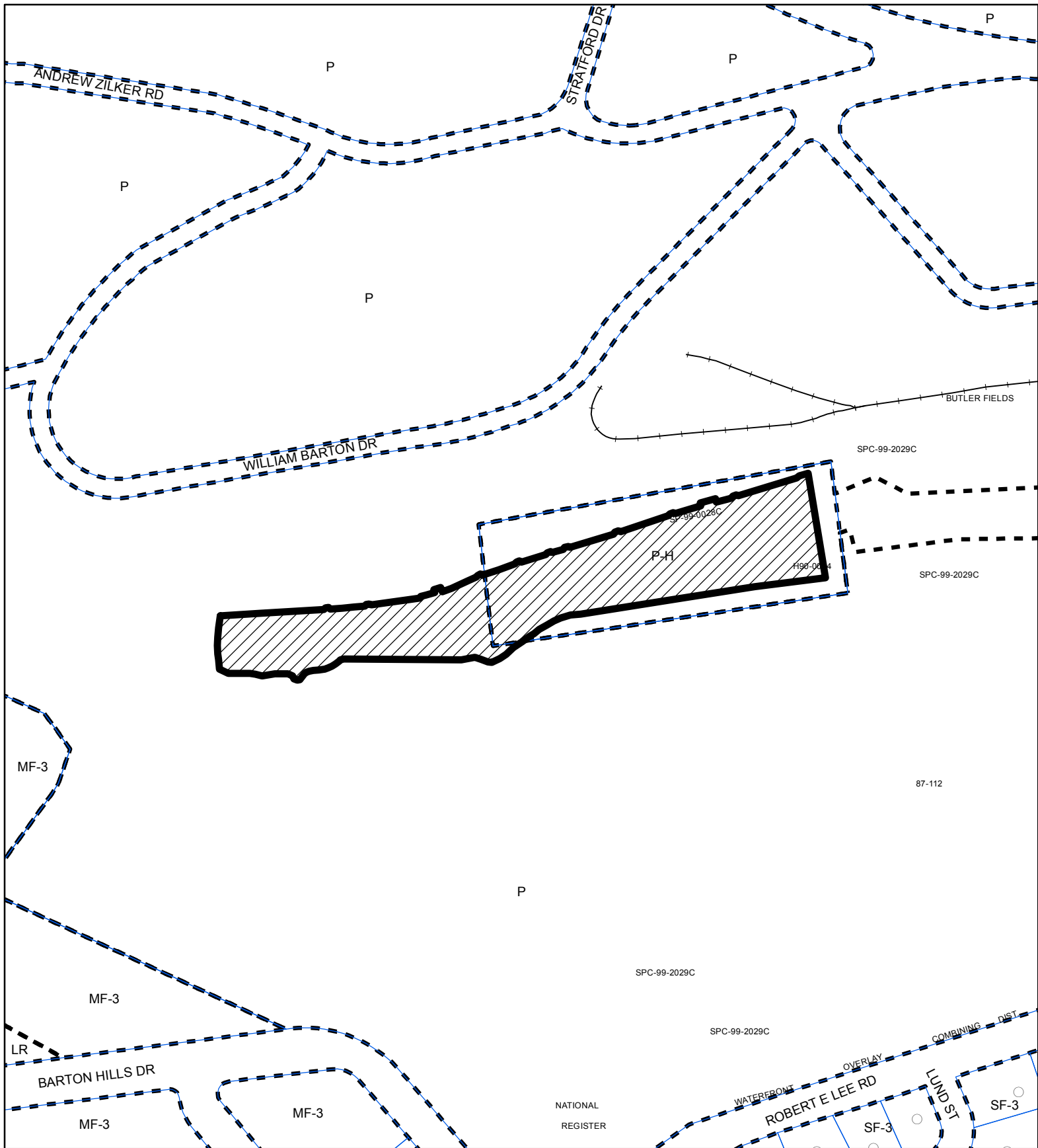
The proposed design addresses concerns raised by the Certificate of Appropriateness Review Committee and meets the review standards. The current proposed design for the south gate columns are of a similar form to historic battered columns constructed of rough cut stone, but are differentiated by utilizing cut stone, and the lack of decorative light fixtures. Use of a simple steel mesh gate is compatible with the historic character of the site. The placement and design of the new steel mesh fencing, below the historic stone gallery on the north side, protects the view of the pool from the tree court, and utilizes existing post holes to the extent possible, minimizing the potential for damage to the historic stone material. Utilizing the existing wood light posts on the north side allows for minimal changes to those historic features as well.

COMMITTEE RECOMMENDATIONS

Approve the design as proposed.

STAFF RECOMMENDATION

Approve the Certificate of Appropriateness as presented.



 SUBJECT TRACT

 PENDING CASE

 ZONING BOUNDARY

HISTORIC ZONING

ZONING CASE#: C14H-90-0014

This product is for informational purposes and may not have been prepared for or be suitable for legal, engineering, or surveying purposes. It does not represent an on-the-ground survey and represents only the approximate relative location of property boundaries.

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General Grounds Improvements for Barton Springs Pool

Austin, Texas

Certificate of Appropriateness Meeting
August 13, 2012



Larson Burns & Smith

Landscape Architects / Planners

Stansberry Engineering

Civil Engineers

Saenz + Bury

MEP Engineers

Frank Lam & Associates

Structural Engineers



Barton Springs Pool – General Grounds Improvements – Existing Aerial View



August 13, 2012

Stansberry Engineering



Existing Aerial View



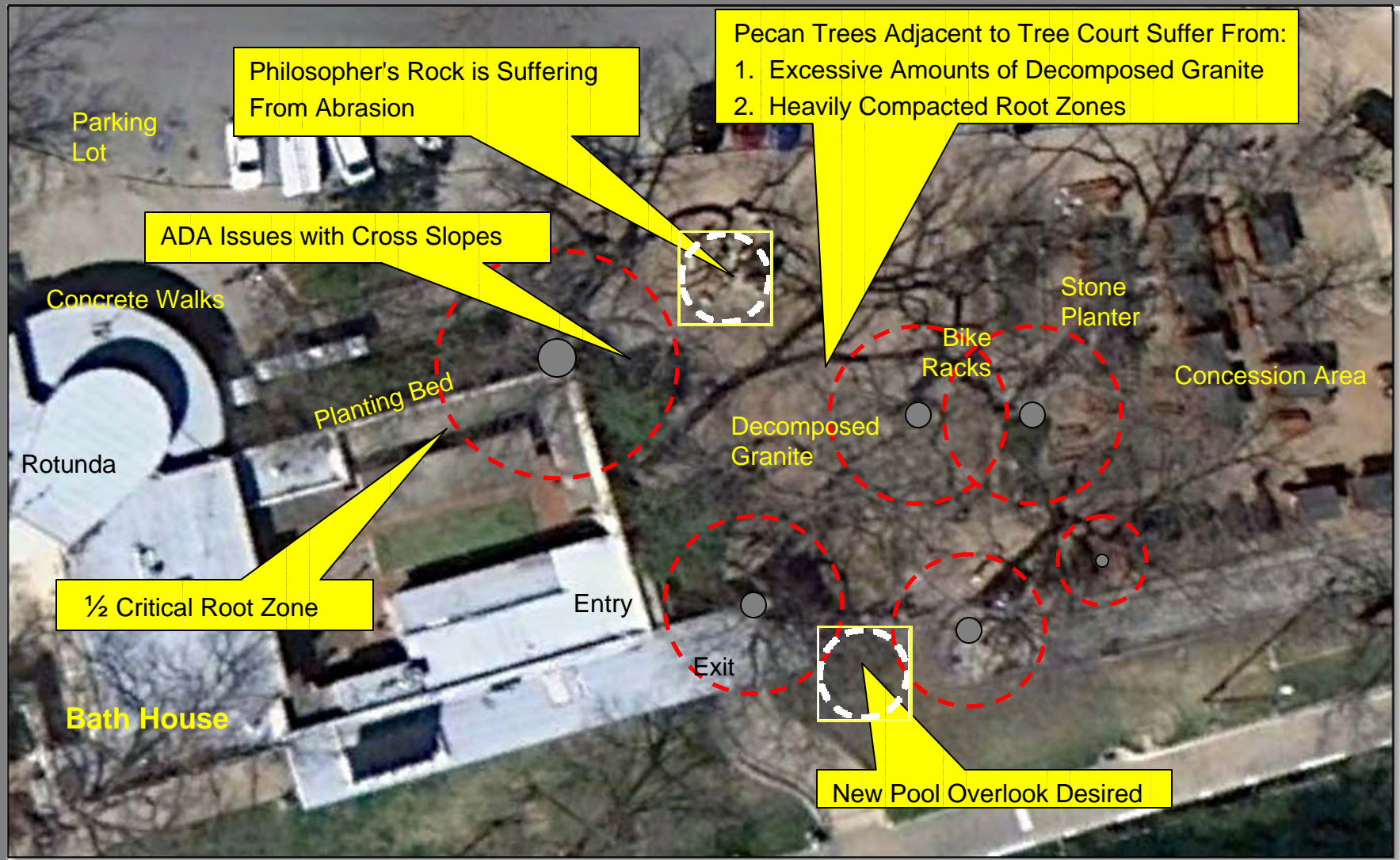
Barton Springs Pool

Tree Court Improvements



Stansberry Engineering

Existing Conditions Plan



Barton Springs Pool

Tree Court Improvements

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Tree Court Improvements



Arborist's Recommendations for Tree Care:

**From Don Gardner's Tree Care Option Letter dated March 27, 2011*

- ***Overall Objective - "Reinvigorate the Root System of the Pecan Trees"***

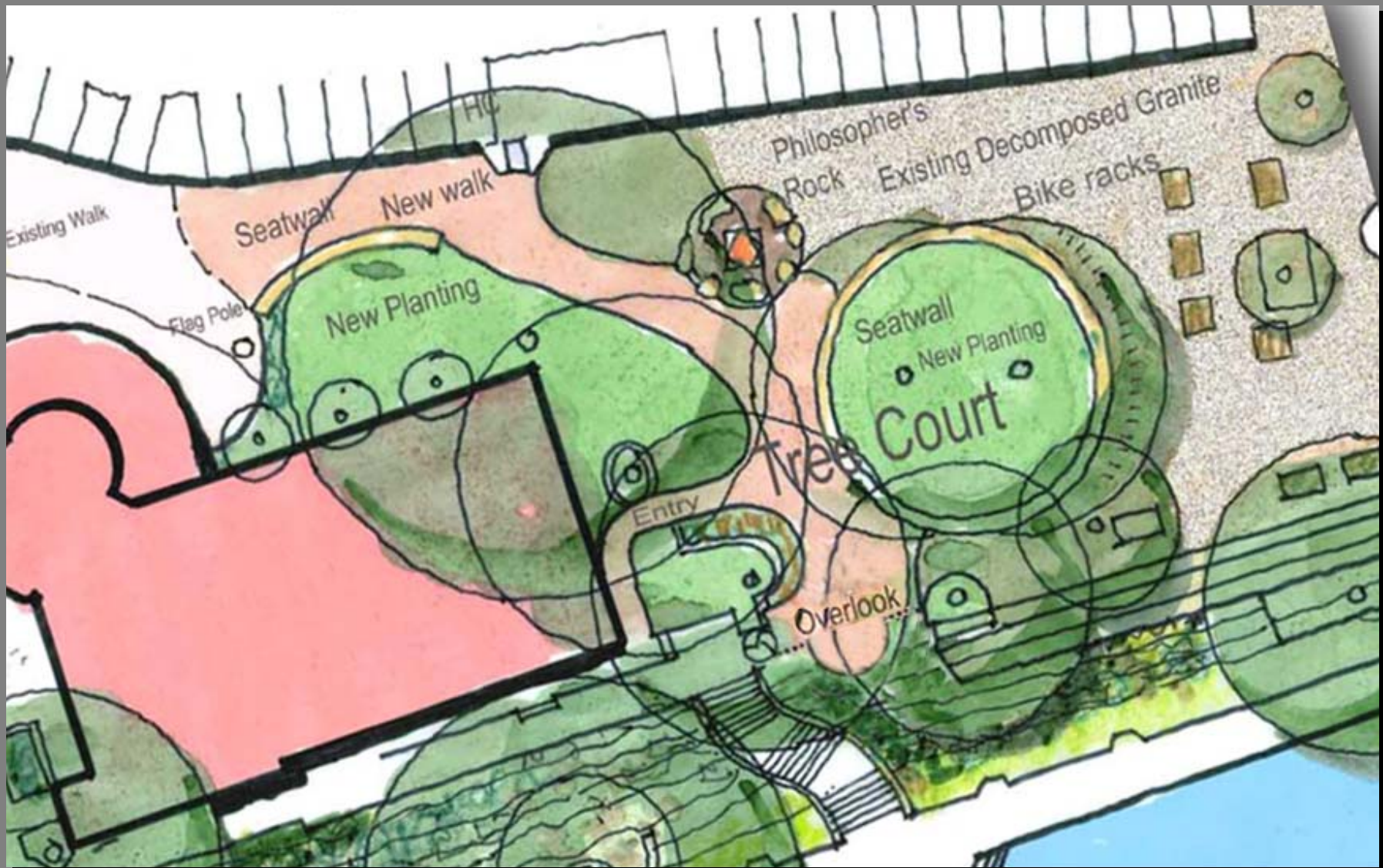
Recommended Treatments Include:

- 1. Remove the layer of Decomposed Granite (DG) approx. 12 inches deep***
- 2. Perform root invigoration work by using an air spade to loosen soil and adding compost***
- 3. Retain permanent planting and mulched areas as "dedicated tree root areas"***
- 4. These dedicated tree root areas should be a significant percentage (50%) of Tree Court area***
- 5. Dedicated tree root areas should be maintained regularly (compost, mulch and irrigation)***

Additional Recommendations Include:

- 1. Remove existing sidewalk that curves around the building at the entrance. The walk sits on one of the best areas to create root growth.***
- 2. Slightly elevate the new walk over the tree root area.***
- 3. Additional new trees (two to four) should be planted now for the future.***

Proposed Improvements Plan



Barton Springs Pool

Tree Court Improvements



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Before

Barton Springs Pool

Tree Court Improvements

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After

©

Barton Springs Pool

Tree Court Improvements

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Plan Detail South Woods and South Lawn Area



South Entry Gate & Stone Columns



Proposed Ticket Booth



Section - South Woods ADA Trail Min. Width 5'-6"



10' Pedestrian Light and
Parking Lot Light



30' Pool Light
Mounted on Existing Pole

Barton Springs Pool South Entrance – South Lawn – ADA Ramp - Lighting

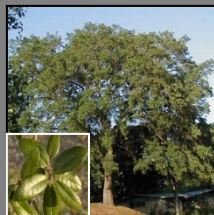
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Canopy and Ornamental Trees



Bald Cypress



Live Oak



Chinquapin Oak



Native Pecan



Cedar Elm



Yaupon Holly



Texas Redbud



Flame Sumac

Shrubs & Groundcovers



Big Muhly Grass



Red Yucca



Evergreen Sumac



Dwarf Yaupon Holly



Turk's Cap



Gulf Muhly Grass



Pride of Barbados



Cedar Sage



Bicolor Iris



Soft Leaf Yucca



Mountain Pea



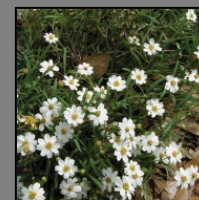
Silver Ponyfoot



Inland Sea Oats



Four Nerve Daisy



Blackfoot Daisy



Pink Skullcap

Turf Grass

St. Augustine
Cavalier Zoysia

Native Grass Seed Mix

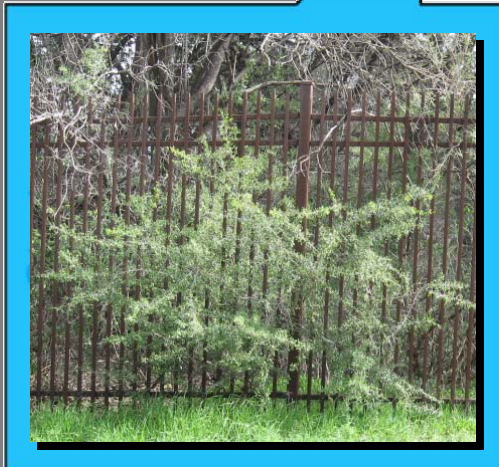
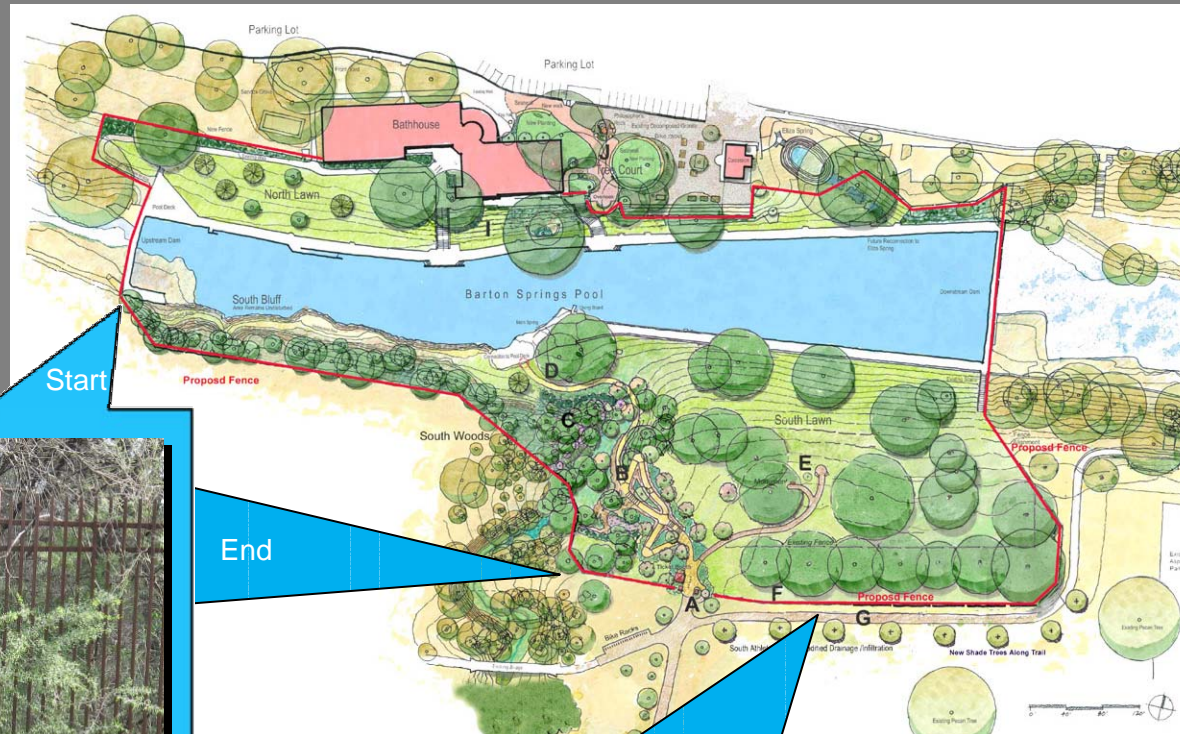
Buffalo Grass Eastern Grama Grass Green Sprangletop Prairie Wildrye Switchgrass Little Bluestem
Blue Grama Sideoats Grama Curly Mesquite Indiangrass Texas Cupgrass Sand Dropseed
Sand Lovegrass Big Bluestem Bushy Bluestem Cane Bluestem White Tridens Western Wheatgrass

Barton Springs Pool

Native & Adapted Plant Palette

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Proposed Weathered Steel
South Woods Only
Height - 8' ht.

Proposed Steel Mesh Fence
Height Varies:
4' ht. at Tree Court Overlook,
6' ht. All Remaining Areas.



Barton Springs Pool Proposed Perimeter Fence



A. South Entry Gate

See Options below for South Entry Gate
New Ticket Booth
New Bike Parking

B. Combined ADA Path and Steps

Access to Pool Deck
5' Wide Warm Tone Concrete with Handrails
Accented with Limestone
Weathered Limestone Boulders along Path

C. South Woods

Plant Native Vegetation on Slopes and Drainage Way

D. Connection to Pool Deck

Access to Pool Deck and South Lawn Area

E. Overlook Area

Decomposed Granite (D.G.) Pathway to Overlook
Access to South Lawn Area
Access to Historic Monument
Seating Provided

F. New Ornamental Perimeter Fence

G. Relocated D. G. Trail

H. South Parking Lot

Accessible Parking Spaces Provided in Base Bid
Expanded Concrete Paved Lot Provided in Add Alternate Bid
Pathway Connection Provided to Robert E. Lee

I. Planting on Slope

Planted with Native Vegetation

J. Tree Court

A Portion of the Walkway is Elevated over Existing Pecan Tree Root Zone
Overlook Area
Informal Seating
Native Plantings

General Grounds Improvements

1. Tree Court
2. South Trail
3. Landscape
4. Perimeter Fencing
5. Electrical Upgrades and Water
6. South Parking Lot

August 13, 2012

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