



HISTORIC LANDMARK COMMISSION
Monday, October 22, 2012 – 7:00 P.M.
REGULAR MEETING
Council Chambers, City Hall
301 W. 2nd Street
Austin, Texas

CURRENT BOARD MEMBERS:

____ *Laurie Limbacher, Chair*
____ *Andrea Roberts*
____ *Dan Leary*
____ *Mary Jo Galindo*

____ *John Rosato, Vice-Chair*
____ *Leslie Wolfenden Guidry*
____ *Terri Myers*

AGENDA

CALL TO ORDER

I. CITIZEN COMMUNICATION: GENERAL

The first three speakers signed up prior to the meeting being called to order will each be allowed a three-minute allotment to address their concerns regarding items not posted on the agenda.

II. APPROVAL OF MINUTES

1. September 24, 2012

III. BRIEFINGS

None.

IV. PUBLIC HEARINGS

A. DISCUSSION AND ACTION ON APPLICATIONS FOR HISTORIC ZONING and CHANGES TO HISTORICALLY-ZONED PARCELS

1. C14-2012-0081 – Austin High School
1212 Rio Grande Street

Proposal: Change zoning from UNZ-H to DMU-H

City Staff: Clark Patterson, Planning and Development Review
Department, 974-7691

Staff Recommendation: Postpone to November 26, 2012 at the applicant's request.

2. C14H-2012-0011 – Cabaniss-Tate-Chunn House
612 West Monroe Street

Applicant: Sue Long, owner
City Staff: Steve Sadowsky, Historic Preservation Office 974-6454
Staff Recommendation: Recommend historic zoning. The Commission recommended historic zoning for this house in 2007 and granted a Certificate of Appropriateness to move it from 1502 South First Street around the corner to 612 West Monroe Street. The zoning case expired before the house was moved.

B. DISCUSSION AND ACTION ON APPLICATIONS FOR CERTIFICATES OF APPROPRIATENESS

**1. C14H-1982-0001-F – Larmour Block
916 Congress Avenue**

Proposal: Construct a rear addition to the existing third story.
Applicant: Jeffrey Scott Needles, Sixth River Architects
City Staff: Steve Sadowsky, Historic Preservation Office, 974-6454
Committee Recommendation: Not reviewed.
Staff Recommendation: Approve as presented with the recommendation that the applicant continue to work with staff to determine the rear façade of the proposed addition.

**2. C14H-1990-0007 – Nelson Davis Warehouse
117 W. 4th Street**

Proposal: Construct improvements to the rooftop deck at Six Lounge.
Applicant: Scott Magic, Michael Hsu Architects; Chris Ruhling, Six Lounge.
City Staff: Steve Sadowsky, Historic Preservation Office, 974-6454
Committee Recommendation:
Staff Recommendation: Approve as presented.

**3. LHD-2012-0024 – Hyde Park Local Historic District
4404 Avenue F**

Proposal: Construct a new house on a vacant lot.
Applicant: Jason Williams, owner
City Staff: Alyson McGee, Historic Preservation Office, 974-7801
Committee Recommendation: Approve the design as proposed.
Staff Recommendation: Approve as presented.

**4. LHD-2012-0030 – Hyde Park Local Historic District
4001 Avenue D**

Proposal: Add front and rear dormers and a rear, one-story screened porch to a c.1945 contributing house.
Applicant: Brendon Rogers, owner
City Staff: Alyson McGee, Historic Preservation Office, 974-7801
Committee Recommendation: Provide documentation indicating previous dormers and change proportions to be more vertically oriented.
Staff Recommendation: Approve as presented.

**5. LHD-2012-0031 – Hyde Park Local Historic District
4406 Avenue F**

Proposal: Demolish a c. 1945 contributing house to allow for construction of a new house.
Applicant: Scott Miller, applicant
City Staff: Alyson McGee, Historic Preservation Office, 974-7801
Committee Recommendation: Not presented to Committee.
Staff Recommendation: Staff does not have a recommendation for the Certificate of Appropriateness; however additional testimony is anticipated at the public hearing that will provide more information regarding the condition of the foundation and the feasibility of repairing those conditions.

**6. C14H-2001-0147 – Goodall-Wooten House
1900 Rio Grande Street**

Proposal: Remove the porte-cochere, landscaping, installation of improved ADA compliant facilities, construction of a new private dining room and canopy; conversion of a window to a door; installation of new porch lighting.
Applicant: Jay Colombo, Michael Hsu Architects
City Staff: Steve Sadowsky, Historic Preservation Office, 974-6454
Committee Recommendation: Approve as presented with an itemization of specific work to be performed on the site.
Staff Recommendation: Approve as presented.

**7. C14H-2009-0008 – Massey-Page House
1305 Northwood Road**

Proposal: Construct a new brick wall with gates and trellises; extend the front patio; repave the front walkway.
Applicant: Robert Hicks, owner
City Staff: Steve Sadowsky, Historic Preservation Office, 974-6454
Committee Recommendation: Ensure a separation between the proposed wall and the house so that the two do not blend together; all other aspects of the proposal are appropriate.
Staff Recommendation: Approve as presented.

**8. C14H-2009-0015 – Gardner House
2418 Jarratt Avenue**

Proposal: Construct a side addition and a second-story addition to the garage.
Applicant: David Canciolosi, agent; Paul DeGroot, architect
City Staff: Steve Sadowsky, Historic Preservation Office, 974-6454
Committee Recommendation: Eliminate the stone accents from the addition and make it all stucco.
Staff Recommendation: Approve the proposal with the stone accents.

C. REVIEW OF PERMITS IN NATIONAL REGISTER HISTORIC DISTRICTS

**1. NRD-2012-0112
1612 W. 11th Street (Clarksville)**

Proposal: Demolish a rear addition on a c. 1912 house and add a new two-story addition to the rear.

Applicant: Richard Hughes, architect
City Staff: Alyson McGee, Historic Preservation Office, 974-7801
Staff Recommendation: Release the permit per the proposed design with the recommendation that the applicant retain as much of the original board and batten siding material as possible.

2. **NRD-2012-0113**
2301 Woodlawn Boulevard (Old West Austin)
Proposal: Demolish c. 1951 contributing house and construct a new house.
Applicant: Dennet and Catherine Wenske, owners
City Staff: Alyson McGee, Historic Preservation Office, 974-7801
Staff Recommendation: Recommend the applicant reconsider demolition of the existing house. If the applicant pursues demolition, release the demolition and building permit as the applicant has already submitted a City of Austin documentation package.
3. **NRD-2012-0114**
1704 W. 29th Street (Old West Austin)
Proposal: Construct a new house on a vacant lot.
Applicant: Mark and Leslie Love, owners
City Staff: Alyson McGee, Historic Preservation Office, 974-7801
Staff Recommendation: Release the building permit with the recommendation that the applicant revise the design to be more compatible with the neighborhood.
4. **NRD-2012-0115**
2421 Jarratt Avenue (Old West Austin)
Proposal: Construct a second story addition and front porch on a c. 1940 contributing house.
Applicant: Norma Yancy, architect
City Staff: Alyson McGee, Historic Preservation Office, 974-7801
Staff Recommendation: Recommend the applicant reconsider the proposed revisions. If the applicant pursues the design as proposed release the permit upon submission of a City of Austin documentation package.
5. **NRD-2012-0093**
416 E. 6th Street (Sixth Street)
Proposal: Extend the rooftop deck to the parapet wall.
Applicant: Afshin Mohammedzadeh
City Staff: Steve Sadowsky, Historic Preservation Office, 974-6454
Staff Recommendation: Approve as proposed.
6. **NRD-2012-0116**
Sixth Street at the IH-35 southbound service road (Sixth Street)
Proposal: Construct an arch over Sixth Street at the eastern entrance to the Historic District.
Applicant: Carl Daywood
City Staff: Steve Sadowsky, Historic Preservation Office, 974-6454

Staff Recommendation: Continue to work with staff to develop the details of the proposed gateway arch.

D. DISCUSSION AND POSSIBLE ACTION ON APPLICATIONS FOR DEMOLITION OR RELOCATION

1. HDP-2012-0289

2617 Pecos Street

Proposal: Demolish a ca. 1961 house.

Applicant: Ross Rathgeber, Southwest Destructors

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

Staff Recommendation: Release the demolition permit upon completion of a City of Austin Documentation Package consisting of photographs of all elevations, a dimensioned sketch plan, and a narrative history, for archiving at the Austin History Center. The Austin History Center already has the original drawings for this house. **However, staff strongly encourages the prospective owner to reconsider demolition of this excellent example of Leonard Lundgren's mid-century modern residential design.**

2. HDP-2012-0306

1512 Forest Trail

Proposal: Demolish a ca. 1938 house.

Applicant: Ryan Cumby, Noble Engineering; and Brian Cumby

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

Staff Recommendation: Release the demolition permit upon completion of a City of Austin Documentation Package consisting of photographs of all elevations, a dimensioned sketch plan, and a narrative history for archiving at the Austin History Center.

3. HDP-2012-0309

2008 Goodrich Avenue

Proposal: Demolish a ca. 1939 house.

Applicant: Scott Turner

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

Staff Recommendation: Release the demolition permit upon completion of a City of Austin Documentation Package consisting of photographs of all elevations, a dimensioned sketch plan, and a narrative history for archiving at the Austin History Center.

4. HDP-2012-0334

1512 Alta Vista Avenue

Proposal: Demolish a ca. 1951 house.

Applicant: Kari Blachly

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

Staff Recommendation: Release the demolition permit upon completion of a City of Austin Documentation Package consisting of photographs of all elevations, a dimensioned sketch plan, and a narrative history for archiving at the Austin History Center.

5. HDP-2012-0336

703 E. 49th Street

Proposal: Demolish a ca. 1948 house.
Applicant: Peter Peveto, Gossett-Jones Homes
City Staff: Steve Sadowsky, Historic Preservation Office, 974-6454
Staff Recommendation: Release the demolition permit upon completion of a City of Austin Documentation Package consisting of photographs of all elevations, a dimensioned sketch plan, and a narrative history for archiving at the Austin History Center.

**6. HDP-2012-0337
705 E. 49th Street**

Proposal: Demolish a ca. 1946 house.
Applicant: Peter Peveto, Gossett-Jones Homes
City Staff: Steve Sadowsky, Historic Preservation Office, 974-6454
Staff Recommendation: Release the demolition permit after completion of a City of Austin Documentation Package consisting of photographs of all elevations, a dimensioned sketch plan, and a narrative history for archiving at the Austin History Center.

E. DISCUSSION AND POSSIBLE ACTION ON REVISIONS TO CITY CODE

1. Code revisions to Rainey Street Subdistrict Regulations (25-2-739).

V. COMMITTEE REPORTS

- A. Certificates of Appropriateness Review Committee
- B. Operations Committee
- C. Grants Committee
- D. Preservation Plan Committee

VI. NEW BUSINESS

- A. Items from Commission
- B. Items from Staff

ADJOURNMENT