

**HISTORIC LANDMARK COMMISSION
FEBRUARY 25, 2013
NATIONAL REGISTER HISTORIC DISTRICT
NRD-2013-0001
Rainey Street
97 Rainey Street**

PROPOSAL

Relocate existing c. 1907 contributing house.

RESEARCH

The house was built c. 1907. The City Directory indicates E.A. Murchison residing at 97 Rainey Street in the first listing for the address in the 1906-07 City Directory; however Mr. Murchison's listing in the name directory indicates him residing at 1303 E. 12th Street.

The next listing in 1909 indicates physician and surgeon Dr. Samuel H. Haigler residing at the address. He resided there until 1913, after which Mrs. Sara A. Spence, widow of Robert Spence, was the resident and owner until at least 1924. J.C. Sample, a carpenter and his wife Minnie were the next residents until approximately 1933. For the remaining years the house was owned and rented by a series of families, none of which resided at the address for more than a few years at a time. All residents, save Dr. Haigler, were blue collar or "non-professional" workers with occupations such as waiter, dishwasher and janitor. Starting in the late 1940's surnames of the residents indicate a demographic change from Anglo to Hispanic residents as is typical for addresses in the district.

PROJECT SPECIFICATIONS

The existing house was constructed c. 1907. It is a one story house with gable front and wing plan. This Folk Victorian house has minimal Italianate-style architectural details, including chamfered columns similar to those found on many other houses in the neighborhood. The porch is inset into the "L" created by the gable and wing plan. There are single, tall, wood frame, double-hung windows on the front porch elevation and side elevation, and a tall, double window on the front elevation of the projecting gable wing. The siding is a medium width, horizontal lap, wood siding. The paneled front door appears to be original and has glass insets in the upper two panels and a glazed transom above. There is a corbelled brick chimney. A contemporary, weathered steel, decorative fence surrounds the property.

The applicant proposes to relocate the house and combine the lot with five other lots to provide for new development. A new location for the house has not yet been determined.

STANDARDS FOR REVIEW

The house is listed as contributing in the 1985 Rainey Street National Register Historic District nomination. Applicable general design review guidelines state:

- 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.
- 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 then 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.

On December 17, 2012 the Historic Landmark Commission approved requests from this applicant to relocate five other properties on this block of Rainey Street with the condition that the permits would not be released until Historic Preservation Office staff has approved new locations for the houses and assessed final feasibility of relocating each.

As with those applications the applicant is seeking parties willing to take the relocated house and their client is willing to provide up to \$25,000 to fund the move to a new location. The applicant has contacted a number of groups including the Clarksville Community Development Corporation, Guadalupe Neighborhood Development Corporation, Blackland Community Development Corporation, and Habitat for Humanity; none of which can currently take possession of this or the other houses. However, the houses do not require removal from their current location until October 2013 and the applicant has expressed a commitment to continue to work with community groups and individuals to identify new locations for the houses before that deadline.

The applicant is requesting that the Historic Landmark Commission approve this permit and allow the Historic Preservation Office staff the authority to approve the new location, as well as assess the final feasibility of moving the house in case it is found that it's not possible to move it for structural or other reasons.

STAFF RECOMMENDATION

Approve the permit request but do not release the relocation permit until staff has approved a new location for the house and assessed final feasibility of relocation.

PHOTOS



OCCUPANCY HISTORY 97 Rainey Street

From City Directories, Austin History Center

City of Austin Historic Preservation Office
January 2013

1970	Elias A. & Dionica Mendez, owners Maintenance, Post Office
1965	Elias A. & Dionica Mendez, owners Janitor, Post Office
1963	Elias A. & Dionica Mendez, owners Janitor, Post Office Chianti Lopez also listed as resident
1961	Vacant
1959	Martin & Maria G. Ybarra, tenant Dishwasher, Stephen F. Austin Hotel
1957	Martin & Maria G. Ybarra, tenant Dishwasher, Stephen F. Austin Hotel
1955	Vacant
1953	Telesforo & Eva Ramirez, owners Waiter, Alamo Hotel Coffee Room
1949	Telesforo & Eva Ramirez, owners Waiter
1947	Alf & Tellie Sanchez, tenants Clerk, Craft Cleaners
1944-45	Mrs. Beulah McGee, tenant No occupation
1942	Lloyd W. & Ruby Gunn (+2), tenants Carpenter
1940	Lloyd W. & Ruby Gunn (+2), tenants

Carpenter

1937	Clyde & Rachel V. Smith, tenants Station Installer, SW Bell Telephone Co.
1935	R.J. & Hattie Ringstaff, tenants Teamster, City Street & Bridge Department
1932-33	J.C. & Minnie Sample, tenants Carpenter
1929	J.C. & Minnie Sample, tenants Contractor
1927	J.C. & Minnie Sample, tenants J.C. listed with no occupation Minnie listed as employed by Standard Market
1924	Mrs. Sara A. Spence, owner Widow of Robert. No occupation listed.
1922	Mrs. Sara A. Spence, owner Widow of Robert. No occupation listed.
1920	Mrs. Sara A. Spence, owner Widow of Robert. No occupation listed.
1918	Mrs. Sara A. Spence, owner Widow of Robert. No occupation listed.
1916	Mrs. Sara A. Spence, owner Widow of Robert. No occupation listed.
1914	Mrs. Sara A. Spence, owner Widow of Robert. No occupation listed.
1912-13	Dr. Samuel H. Haigler Physician, Surgeon over 700 Congress
1909-10	Dr. Samuel H. Haigler Physician, Surgeon at 219 E. 6 th Street
1906-07	E.A. Murchison (+3) Note: listed at 1303 E. 12 th Street in listing of names.
1905	No listing for 97 Rainey Street



SUBJECT TRACT



ZONING BOUNDARY

CASE#: NRD-2013-0001
LOCATION: 97 Rainey



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