



**HISTORIC LANDMARK COMMISSION**  
**Monday, September 23, 2013 – 7:00 P.M.**  
**REGULAR MEETING**  
**Council Chambers, City Hall**  
**301 W. 2<sup>nd</sup> 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. August 26, 2013
2. September 9, 2013

**III. BRIEFINGS**

**A. DISCUSSION AND ACTION**

1. Design of Parks & Recreation Department Signage at Historic Park Sites.

**IV. PUBLIC HEARINGS**

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

1. **C14- 2013-0040 – Edgar and Lutie Perry Estate**  
**710 E. 41<sup>st</sup> Street**  
Proposal: Application for historic zoning.  
City Staff: Steve Sadowsky, Historic Preservation Office, 974-6454  
Staff Recommendation: Recommend historic zoning as proposed.
2. **C14-2013-0087 - Coon-Gilbert-Doggett House**  
**1402 West Avenue (C14H-1978-0020)**

Proposal: Change zoning from LO-H & SF-3-H (Limited Office, Historic Landmark, and Family Residence, Historic Landmark) to DMU-H (Downtown Mixed Use, Historic Landmark).

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

Staff Recommendation: Recommend change to DMU-H-CO (Downtown Mixed Use, Historic Landmark, Conditional Overlay). The Conditional Overlay would limit the height to forty feet (40') and limit vehicle trips to less than 2,000 per day.

**3. C14H- 2013-0004 – Halm-Mallory House  
1501 Wooldridge Drive**

Proposal: Application for historic zoning.

Applicant: Laura and Tommy Craddick, Jr., owners

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

Staff Recommendation: Recommend historic zoning as proposed.

**B. DISCUSSION AND ACTION ON APPLICATIONS FOR CERTIFICATES OF APPROPRIATENESS**

**1. LHD-2013-0014**

**Hyde Park Local Historic District, 4315 Avenue H**

Proposal: Construct a two-story addition at rear of a contributing property

Applicant: James Dunaway, Architect

City Staff: Alyson McGee, Historic Preservation Office, 974-7801

Committee Recommendation: Lower the overall height of the new building.

Staff Recommendation: Approve per proposed design incorporating the Committee recommendations.

**2. C14H-1989-0010**

**Dabney-Horne House, 507 W. 23<sup>rd</sup> Street**

Proposal: Relocate the house to the northwest corner of the same lot.

Applicant: Mike McHone; Donna Carter

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

Committee Recommendation: Keep the house where it is and remove non-historic additions and modifications to preserve the current setbacks.

Staff Recommendation: Staff supports the proposal to move the house a few feet to the northwest on the same site, and also supports the Committee's recommendation to investigate removal of non-historic additions before determining how far the house must be moved.

**3. C14H-1974-0033**

**Neill-Cochran House, 2310 San Gabriel Street**

Proposal: Repair entry walk and construct diagonal walks.

Applicant: Kristen Hennessey, Assistant Director, Neill-Cochran House Museum

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

Committee Recommendation: Soften the cut stone curbs and re-use existing stone.

Staff Recommendation: Approve the application with the recommendations of the Committee.

**4. C14H-1978-0033**

**Littlefield Building, 106 E. 6<sup>th</sup> Street**

Proposal: Repair/restoration of existing wood-frame and steel-framed windows; masonry repairs.

Applicant: Brian Faith, AIA, Walker Restoration Consultants

Committee Recommendation: Not reviewed.

Staff Recommendation: Approved as proposed.

**C. REVIEW OF PERMITS IN NATIONAL REGISTER HISTORIC DISTRICTS**

**1. NRD-2013-0047**

**507 Oakland Avenue (West Line)**

Proposal: Demolish a contributing house and garage.

Applicant: James Schissler

City Staff: Alyson McGee, Historic Preservation Office, 974-7801

Committee Recommendation: Continue to consider options that allow for adaptive reuse of the existing buildings. If new construction is pursued design a building, or buildings, that are compatible with the scale, patterns and character of the district.

Staff Recommendation: Postpone releasing the permit and encourage the applicant to consider alternatives to demolition.

**2. NRD-2013-0048**

**505 Oakland Avenue (West Line)**

Proposal: Demolish a contributing building.

Applicant: James Schissler

City Staff: Alyson McGee, Historic Preservation Office, 974-7801

Committee Recommendation: Continue to consider options that allow for adaptive reuse of the existing buildings. If new construction is pursued design a building, or buildings, that are compatible with the scale, patterns and character of the district.

Staff Recommendation: Postpone releasing the permit and encourage the applicant to consider alternatives to demolition.

**3. NRD-2013-0062**

**3401 Happy Hollow Lane (Old West Austin)**

Proposal: Construct additions and a front porch on a contributing house.

Applicant: Judy Leecraft, owner

City Staff: Alyson McGee, Historic Preservation Office, 974-7801

Staff Recommendation: Release the permit with the recommendation that the applicant consider a design that maintains the house's contributing status, and require a City of Austin documentation package be submitted prior to release of the permit.

4. **NRD-2013-0066**  
**1607 W. 10<sup>th</sup> Street (Clarksville)**  
 Proposal: Demolish a contributing house and construct a new house.  
 Applicant: David Cancialosi  
 City Staff: Alyson McGee, Historic Preservation Office, 974-7801  
 Staff Recommendation: Release the permit with the recommendation that the applicant consider a design that allows for the adaptive reuse of the existing house, and require a City of Austin documentation package be submitted prior to release of the demolition permit.
  
5. **NRD-2013-0067**  
**1601 West Lynn (Old West Austin)**  
 Proposal: Construct a new house.  
 Applicant: David Cancialosi  
 City Staff: Alyson McGee, Historic Preservation Office, 974-7801  
 Staff Recommendation: Release the permit per the proposed design.
  
6. **NRD-2013-0073**  
**1512 W. 29<sup>th</sup> Street (Old West Austin)**  
 Proposal: Construct a second story addition to a contributing house.  
 Applicant: Darby Pearson  
 City Staff: Alyson McGee, Historic Preservation Office, 974-7801  
 Staff Recommendation: Release the permit with the recommendation that the applicant consider a design that maintains the house's contributing status, and require a City of Austin documentation package be submitted prior to release of the permit.
  
7. **NRD-2013-0074**  
**Various locations (Congress Avenue and Sixth Street)**  
 Proposal: Install bike share stations.  
 Applicant: Adrian Lipscombe, City of Austin Public Works Neighborhood Connectivity Division  
 City Staff: Steve Sadowsky, Historic Preservation Office, 974-6454  
 Staff Recommendation: Release the permits if the proposed stations are on side streets rather than Congress Avenue, and set back to behind the front of the Congress Avenue façade of the building.

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

1. **HDP-2013-0554**  
**1193½ San Bernard Street**  
 Proposal: Demolition of rear additions at a ca. 1884 house.  
 Applicant: Matthew Powers  
 City Staff: Steve Sadowsky, Historic Preservation Office, 974-6454  
 Staff Recommendation: Release the permit; the applicant is preserving the house.
  
2. **HDP-2013-0567**

**1701 S. 3<sup>rd</sup> Street**

Proposal: Demolish a ca. 1937 house.

Applicant: Jerry Trademeyer

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

Staff Recommendation: Encourage relocation over demolition, but release the 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-2013-0588**

**4710 Sinclair Avenue**

Proposal: Demolish a ca. 1938 house.

Applicant: Ross Rathgeber, Southwest Destructors

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

Staff Recommendation: Encourage relocation over demolition, but release the 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-2013-0628**

**1110 Tillery Street**

Proposal: Demolish a ca. 1900 house.

Applicant: H2i, LLC

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

Staff Recommendation: Postpone to October 28, 2013 to evaluate alternatives to demolition.

**5. HDP-2013-0649**

**3608 Clawson Road**

Proposal: Demolish a ca. 1938 house.

Applicant: Clawson Partners Management, LLC

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

Staff Recommendation: Encourage relocation over demolition, but release the 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-2013-0650**

**3706 Clawson Road**

Proposal: Demolish a ca. 1966 house.

Applicant: Clawson Partners Management, LLC

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

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

**7. HDP-2013-0654**

**219 W. 4<sup>th</sup> Street**

Proposal: Partial demolition of a ca. 1937 warehouse and construction of upper stories.

Applicant: Bart Whatley; Thomas C. Calhoon

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

Staff Recommendation: Encourage the applicant to retain more of the historic fabric of the building; restore the historic appearance of the storefront; set the upper stories back from the facades.

**8. HDP-2013-0669  
3215 Bonnie Road**

Proposal: Demolish a ca. 1948 house.

Applicant: Ross Rathgeber, Southwest Destructors

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

Staff Recommendation: Encourage relocation over demolition, but release the 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.

**E. DISCUSSION AND POSSIBLE ACTION ON THE AWARD OF ACVB HERITAGE GRANTS**

1. German Free School, 507 E. 10<sup>th</sup> Street; Texas German Heritage Society  
Proposal: Seal and install drain holes in rock walls of building; install water barriers on two west windows to prevent further moisture penetration.  
Amount requested: \$4,760
2. Mayfield Park, 3505 W. 35<sup>th</sup> Street; City of Austin  
Proposal: Historic landscape master plan  
Amount requested: \$18,335
3. Neill-Cochran House, 2310 San Gabriel Street; National Society of the Colonial Dames of America in the State of Texas  
Proposal: Restore/replace hardscape walks around the house for ADA compliance.  
Amount requested: \$12,000

**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
1. DISCUSSION AND ACTION

- a. Determine whether property owned by the City of Austin contributes to the historic character of a potential Judge's Hill Local Historic District.

## **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 4 days before the meeting date. Please call Tori Haase at Planning and Development Review Department, at 512-974-2727, for additional information; TTY users route through Relay Texas at 711.

For more information on the Historic Landmark Commission, please contact Steve Sadowsky at 512-974-6454.