

**HISTORIC LANDMARK COMMISSION**  
**PERMITS IN NATIONAL REGISTER HISTORIC DISTRICTS**  
**MARCH 24, 2014**  
**NRD-2013-0073**  
**1512 W. 29<sup>th</sup> Street**  
**Old West Austin**

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**PROPOSAL**

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Construct a 2-story addition to the rear of the house.

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**PROJECT SPECIFICATIONS**

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The applicant proposes the construction of a two-story rear addition to a one-and-a-half story house. Rear hardscaping, a storage shed and a screened porch will be removed. The proposed addition will extend the roofline back; it will have wood siding to match existing siding on the house, and a standing seam metal roof. The existing gabled dormers will be retained, but will become shed dormers instead, with the shed roof curving toward the slope of the house roof. Windows in the proposed addition will match those in the original part of the house in terms of size, spacing pattern, and configuration. Small two-story additions to the side of the house will be the only visible changes to the width of the house from the street. The principal area of the addition is on the rear of the house and except for a broadened roofline from the sides, will not be visible from the street.

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**STANDARDS FOR REVIEW**

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The house is contributing to the Old West Austin National Register Historic District, which has no specific design guidelines for additions. General design principles for historic districts encourage additions to the rear of the house with scale, massing, materials, and fenestration patterns complementing the house and other contributing houses within the district.

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**STAFF RECOMMENDATION**

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Release the permit as proposed; the addition is to the rear of the house as recommended by design guidelines; the changes to the front of the house do not adversely affect the historic character of the house



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