

HISTORIC LANDMARK COMMISSION
SEPTEMBER 26, 2016
DEMOLITION AND RELOCATION PERMITS
HDP-2016-0617
1813 MCKINLEY AVENUE

PROPOSAL

Demolish a ca. 1954 house.

ARCHITECTURE

One-story, rectangular-plan, side-gabled frame house with a painted stone veneer applied to the front; 1:1 and fixed-sash fenestration.

RESEARCH

The house was built in the winter of 1953-54 by the Keystone Realty Company. The first owners and occupants were Park and Mary Bell Manuel, who lived here for the rest of their lives. Park Manuel was a porter when he moved into this house; he later became a building attendant at the University of Texas before his retirement around 1970. He worked at Farm and Home Savings in the early 1980s and is then listed as retired again in the mid-1980s and early 1990s. He passed away in the 1990s, but there does not appear to have been a death notice or obituary in the Austin newspapers. His widow, Mary B. Manuel, continued to live in this house until her death in 2002.

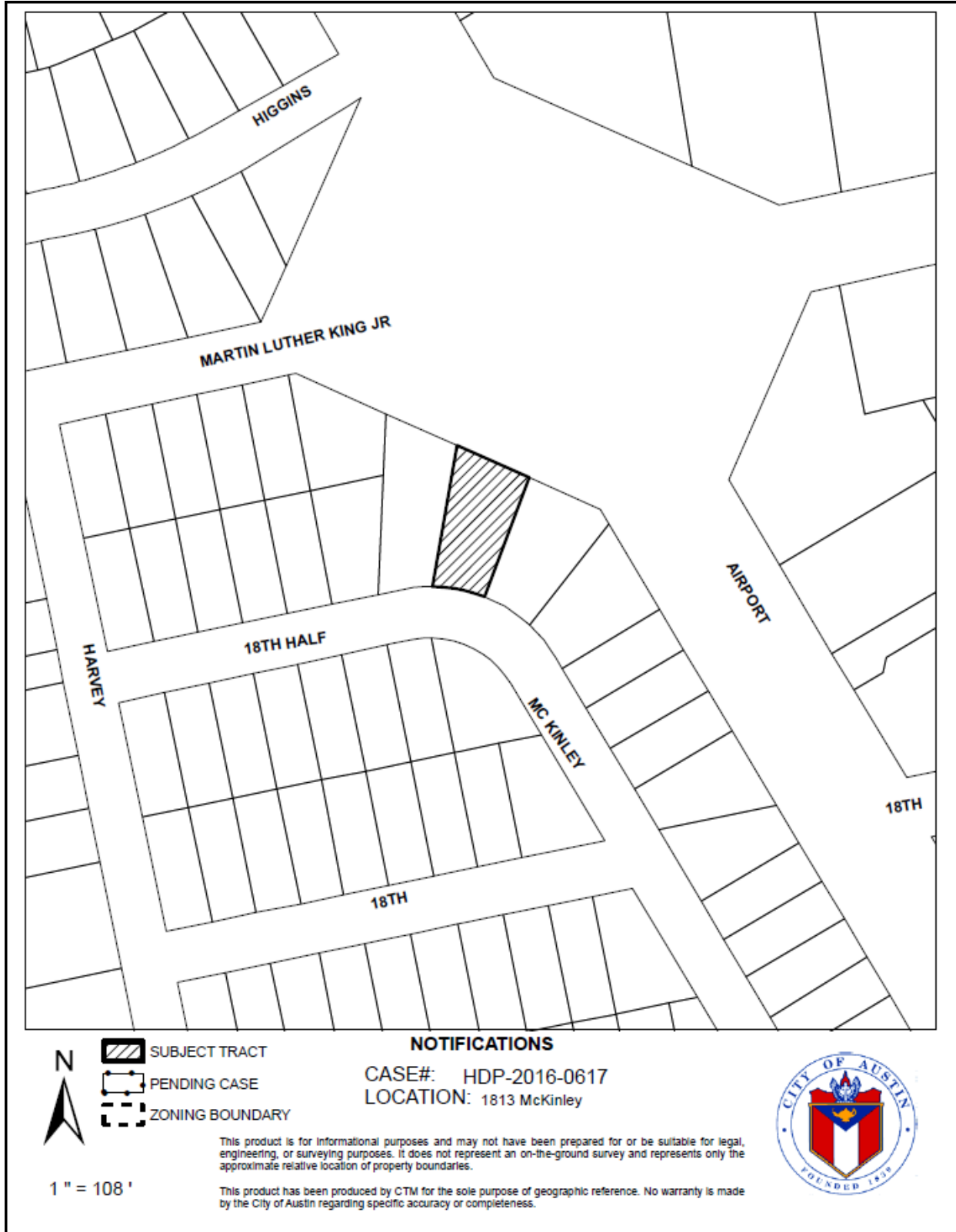
STAFF COMMENTS

The house does not appear in any City survey to date.

STAFF RECOMMENDATION

Encourage rehabilitation and adaptive re-use, then 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.

LOCATION MAP



1813 McKinley Avenue
ca. 1954



OCCUPANCY HISTORY
1813 McKinley Avenue

City Directory Research, Austin History Center
 By City Historic Preservation Office
 September, 2016

- | | |
|---------|---|
| 1992 | Park F. and Mary B. Manuel, owners
Retired |
| 1985-86 | Park F. and Mary B. Manuel, owners
Retired |
| 1981 | Park F. and Mary B. Manuel, owners
Employed by Farm and Home Savings, 1400 Lavaca Street and 7900 Shoal
Creek Boulevard. |
| 1977 | Park F. and Mary B. Manuel, owners
Retired |
| 1973 | Park F. and Mary B. Manuel, owners
Retired |
| 1968 | Park F. and Mary B. Manuel, owners
Janitor |
| 1965 | Park F. and Mary B. Manuel, owners
Building attendant, University of Texas |
| 1962 | Park F. and Mary B. Manuel, owners
Maintenance man, University of Texas |
| 1959 | Park F. and Mary B. Manuel, owners
Building attendant, University of Texas |
| 1955 | Park F. and Mary B. Manuel, owners
Building attendant, University of Texas |
| 1954 | Park F. and Mae B. Manuel, owners
Porter |
| 1953 | The address is not listed in the directory.
NOTE: Park and May Manuel are listed at 1705 Salina Street; he had no
occupation shown. The 1952 city directory also shows Park and May B. Manuel
at 1705 Salina. He was a porter. |

BIOGRAPHICAL NOTES

Park F. and Mary B. Manuel (ca. 1954 – ca. 2002)



Mary Bell Moore Manuel

Mary Bell Moore Manuel, 91, of Austin passed away Monday, June 17, 2002.

Services will be held Saturday, June 22, 2002, 11:00 a.m. at First Baptist Missionary Baptist Church, Austin, Texas. Rev. Vernon Manor officiating.

Public may view Friday, June 21, 2002 from 2:00 - 7:00 p.m. at Fuller Sheffield Funeral Chapel.

Interment - Evergreen Cemetary.

Fuller Sheffield Funeral Service.

Obituary of Mary B. Manuel
Austin American-Statesman, June 21, 2002

Keystone Realty Co.

1813 McKinley Ave.

249

7

2

27

B

McKinley Heights #4

Frame residence.

55701 12-29-53

\$3400.00

Day labor

5

Building permit to Keystone Realty Company for the construction of this house (1953)

WATER SERVICE PERMIT
Austin, Texas

E No ²⁴⁹ 360

Received of KEystone REALTY CO. Date 7-22-54

Address 1813 MCKINLEY

Amount TWENTY & NO/100 20

Plumber CARL HOLLAND Size of Tap 3/4

Date of Connection	<u>4-1-54</u>
Size of Tap Made	<u>3/4"</u>
Size Service Made	<u>3/4"</u>
Size Main Tapped	<u>6" I.P.</u>
From Front Prop. Line to Curb Cock	<u>7.5'</u>
From <u>E</u> Prop. Line to Curb Cock	<u>9'</u>
Location of Meter	<u>10' W</u>
Type of Box	<u>LOW</u>
Depth of Main in St.	<u>3'</u>
Depth of Service Line	<u>2'</u>
From Curb Cock to Tap on Main	<u>3.4'</u>
Checked by Engr. Dept.	<u>5-17-54 GKR</u>

No. Fittings	Size
1	Curb Cock <u>3/4"</u>
1	Elbow <u>3/4"</u>
1	St. Elbow <u>3/4"</u>
	Bushing
	Reducer
36	Pipe <u>3/4" COP</u>
	Lead Comp.
	Nipples
	Union
1	Plug <u>T.I.C.</u>
1	Tee <u>" I.I.D.</u>
1	Box <u>" COP</u>
1	Lid
	Valves
	Job No. <u>29-323-502</u>
	Req. No. <u>11786</u>

INDEXED

Water service permit to Keystone Realty for this address (1954)

OWNER Park Manuel - ADDRESS 1813 McKinley Ave.
 PLAT 249 LOT 7 BLK 2
 SUBDIVISION McKinley Hts # 4
 OCCUPANCY Frame Addn to Res & Remodel
 BLD PERMIT # 92880 DATE 8-3-64 OWNERS ESTIMATE 4000.00
 CONTRACTOR Darrell Cummings NO. OF FIXTURES
 WATER TAP REC # SEWER TAP REC #
 DEN AND PORCH
 #146517 11-26-74 Park Manuel Remodel Exist. Res
 1600.00 Coastal Supply

Building permit to Park Manuel for a frame addition (1964) and to remodel the house (1974)