

HISTORIC LANDMARK COMMISSION  
NOVEMBER 21, 2016  
DEMOLITION AND RELOCATION PERMITS  
HDP-2016-0812  
2012 RUNDELL PLACE

**PROPOSAL**

---

Demolish a ca. 1953 house.

**ARCHITECTURE**

---

One-story, wing-and-gable plan frame house with a partial-width, shed-roofed independent porch; single and paired 1:1 fenestration.

**RESEARCH**

---

The house was built in 1953 by local builder Joe Hoffman. The first owners and occupants were Charles H. and Betty J. Rehn, who lived here from around 1953 to around 1957. Charles Rehn was a salesman for Austin Hydro Gas Company, a butane and propane dealer, while he lived in this house. He later went on to be the sales manager for the Lennox Corporation, heating and air conditioning manufacturers and installers.

The house was a rental property in the late 1950s, then owned by an Army man in the early 1960s. From around 1970 until 2010, the house was owned and occupied by Mike and Mary Ellen Rangel. Mike Rangel was a foreman at Guerrero's Carpet Cleaners on S. 1<sup>st</sup> Street for many years, then went to work for a lawfirm.

**STAFF COMMENTS**

---

The house is not listed in any City survey to date.





**STAFF RECOMMENDATION**

---

Recommend rehabilitation and adaptive re-use, as the house typifies the post-World War II residential character of this neighborhood, and appears to be in good condition, 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



-  N
-  SUBJECT TRACT
-  PENDING CASE
-  ZONING BOUNDARY

**NOTIFICATIONS**

CASE#: HDP-2016-0812  
LOCATION: 2012 Rundell Place



1" = 124'

This product is for informational purposes and may not have been prepared for or be suitable for legal, engineering, or surveying purposes. It does not represent an on-the-ground survey and represents only the approximate relative location of property boundaries.

This product has been produced by CTM for the sole purpose of geographic reference. No warranty is made by the City of Austin regarding specific accuracy or completeness.

2012 Rundell Place  
ca. 1953



OCCUPANCY HISTORY  
2012 Rundell Place

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

- 1992            Mike and Mary E. Rangel, owners  
Employed by Brown, Hartline & Oaks, attorneys, 111 Congress Avenue.
- 1985-86        Mike and Mary E. Rangel, owners  
Employed by Brown, Maroney, Rose, Barber & Dye, attorneys, 333 Guadalupe Street.
- 1981            Mike and Mary E. Rangel, owners  
Foreman, H.A. Guerrero Carpet Cleaners, 2313 S. 1<sup>st</sup> Street.
- 1977            Mike and Mary E. Rangel, owners  
Foreman, H.A. Guerrero Carpet Cleaners, 2313 S. 1<sup>st</sup> Street.
- 1973            Mike and Mary E. Rangel, owners  
Attendant, Alvin L. Rice Enco Products, service station, 7701 N Interregional Highway.
- 1968            L.E., Jr. and Betty J. Dunn, renters  
Parts man, International Harvester, 4711 E. 7<sup>th</sup> Street.  
NOTE: Mike and Mary E. Rangel are not listed in the directory.

- 1965 Vacant
- 1962 Thomas J. and Lillian C. Reynolds, owners  
U.S. Army
- 1959 Earl J. and Corriabel Matlock, renters  
Pressman, Sharp & Company, school book covers, 3404 E. 1<sup>st</sup> Street.
- 1955 Charles H. and Betty J. Rehn, owners  
Salesman, Austin Hydro Gas Company, butane and propane, 4140 S. Congress Avenue.
- 1954 Charles H. and Betty J. Rehn, owners  
Salesman, Austin Hydro Gas Company, butane and propane, 4140 S. Congress Avenue.
- 1953 The address is not listed in the directory.  
NOTE: Charles H. Rehn is listed as the manager of Austin Hydro Gas Company, butane and propane, 4140 S. Congress Avenue. He lived at 401 W. Live Oak Street and had no wife listed with him.

#### **BIOGRAPHICAL NOTES**

##### **Charles H. and Betty J. Rehn (ca. 1953 – ca. 1957)**

The 1940 U.S. Census shows Charles Henry Rehn as the 17-year old son of Oscar and Bessie Rehn, who owned their house in Justice Precinct 8 of Williamson County, Texas. Charles had been born in Texas, and had no occupation listed. His father, Oscar Rehn, 53, had been born in Sweden, and was a farmer. His mother, Bessie Rehn, 46, had been born in Texas and had no occupation listed. There were no other children listed in the census report.

His 1968 death certificate shows that Charles Henry Rehn was born in 1922 in Williamson County, Texas, and was living at 3001 Stardust Drive at the time of his death. He was a territorial sales manager for Lennox Industries.

**CHARLES REHN**

Charles Rehn, 3001 Stardust, died suddenly in a local hospital Friday.

He was a member of the Hyde Park Baptist Church. Mr. Rehn was Territorial Sales Manager for the Lennox Industrial Corporation. He was also a member of Masonic Lodge no. 456 AF&AM.

Mr. Rehn served in the Air Corps during World War II.

Survivors are his widow, Mrs. Betty Jean Rehn, Austin; one daughter, Debra Rehn; son, Karl Rehn; one sister, Mrs. Harold Berg, all of Austin.

Funeral arrangements are pending at the Weed-Corley Funeral Home.

Obituary of Charles Rehn  
Austin American-Statesman, September 14, 1968

**CHARLES REHN**

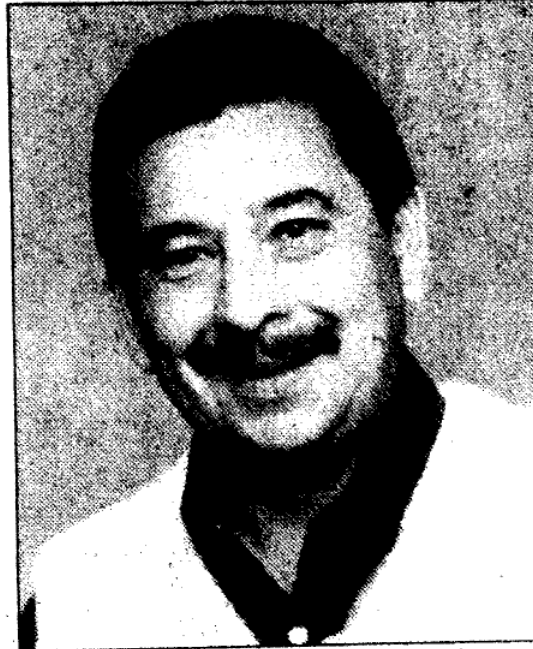
Charles Rehn, 3001 Stardust, died in a local hospital Friday.

Funeral will be Monday at 10 a.m. at Hyde Park Baptist Church with Dr. Ralph Smith officiating. Burial will be in Capital Memorial Park under direction of Weed-Corley Funeral Home. The body will be at the funeral home until Monday morning when it will be moved to the church to lie in state one hour before services.

Palibearers will be Floyd Clearman, Lou Matetjch, Thomas P. Rogers, Harold T. Berg, Gus L. Almquist, Gerald Anderson, Wayne Riddell, and Jim Gober.

Obituary and funeral notice for Charles Rehn  
Austin American-Statesman, September 15, 1968

Mike and Mary E. Rangel (ca. 1970 – ca. 2010)



**Mr. Mike Rangel**  
**Sept. 3, 1942 - Jan. 25, 2010**

Mr. Mike Rangel, 67, of Austin, passed away Monday, January 25, 2010. Recitation of the rosary will be at 7:00 p.m. Wednesday at the Angel Funeral Home. Funeral mass will be celebrated at 2:00 p.m. Thursday at San Jose Catholic Church. Burial will follow in Assumption Cemetery.

Mr. Rangel was preceded in death by parents, Ignacio and Dominga Rangel; son, Mike Allen Rangel; and daughter, Christina G. Rodriguez.

He is survived by his wife of 48 years, Mary Ellen Rangel; daughters, Mary Sue Scheuermann and husband, Robert, Blanca Saldivar and husband, Steve; son, Albert Rangel; brother, George Oscar Rangel and wife, Sandra; nine grandchildren, and three great-grandchildren.

Honored to serve as pallbearers,  
Mike Allen Rangel, Rogelio (Roy)  
Rivas, Gilbert (Gibby) Puebla III,  
Steven-Michael Saldivar, Matthew  
Reyna, and Cornelius Moore.

Honorary pallbearers are April  
Reyna, Madora Rangel, Ann  
Marie Nuncio, Kayla Scheuer-  
mann, Lindsey Scheuermann, Bi-  
anca Scheuermann, Madilyn  
Reyna, Malachi Reyna, and Isaiah  
Rivas.

Special honorary pallbearers will  
be his nephews.

*Angel*<sup>y</sup>

FUNERAL HOME  
1600 S. 1st 441-9738

Obituary of Mike Rangel

Austin American-Statesman, January 27, 2010

**Joe Hoffman**

**2012 Rundell Place**

**202**

**36**

- - +

**Sun Terrace**

**Frame residence and garage.**

**55070 9-30-53**

**\$8950.00**

**Owner**

**5**

Building permit to Joe Hoffman for the construction of this house (1953)



Receipt No. 20797

Application for Sewer Connection

No. 32347A

Austin, Texas, 12-1-53

To the Superintendent of Sanitary Sewer Division, City of Austin, Texas.

Sir:—

I hereby make application for sewer connection and instructions on premises owned by  
 Joe Pappan 2012 Rundell Place Street,  
 further described as Lot 36 Block Outlot Division  
 subdivision Sun Terrace Plat 201, which is to be used as Res.  
 In this place there are to be installed 5 fixtures. Plumbing Permit No. 6165-A  
 I agree to pay the City of Austin, the regular ordinance charge.

Depth at Prop. Line 3'

3 1/2' at stall 12-3-53-BF  
Respectfully,

Stat-Out } 4' w/ of E U  
Connected } (Location)

Travis Pfy Co  
EP

Date 12-8-53

By V. L. Urreall

NOTE: Connection Instruction to sewer in ST 4' E side  
 Man 14.5' 5" dia. 4" dia. W. JELL A 2567  
 7+5K

Sewer connection application for this address (1953)

Thomas J. Reynolds 2012 Rundell Place

202 36

Sun Terrace

Repair Residence

80577 7-19-61 300.00

Owner

Replace boards that have rotted out on overhang.

Paint residence

Building permit to Thomas J. Reynolds for repairs to the siding and eaves (1961)

A one-story detached garage was permitted in 2007. The windows were replaced in 2013.