

**HISTORIC LANDMARK COMMISSION
PERMITS IN NATIONAL REGISTER HISTORIC DISTRICTS
DECEMBER 19, 2016
NRD-2016-0100
901 Spence Street
Willow Spence Historic District**

PROPOSAL

Construct a second-story rear addition to the existing historic house and construct a new two-story auxiliary dwelling unit at the rear of the lot.

PROJECT SPECIFICATIONS

On the existing historic house, the applicant proposes the construction of a second-story rear addition that will read as shed dormers from the front of the house. The proposed addition will be built into the existing roof and will employ materials compatible with the materials existing on the house.

The applicant further proposes the construction of a two-story auxiliary dwelling unit at the rear of the property. The proposed new construction will have a contemporary design, stucco walls, and a roof deck.

STANDARDS FOR REVIEW

The Willow-Spence Historic District has no design guidelines for additions or new construction within the district. General design principles in historic district encourage rear additions that do not overwhelm or compromise the appearance of the existing house from the street, and using materials, scale, massing, and fenestration patterns that are compatible with the historic character of the house and district. New construction should also be compatible with the contributing houses within the district in terms of materials, scale, massing, roof forms, and fenestration patterns.

STAFF RECOMMENDATION

The existing house is contributing to the historic district, but does not qualify as a historic landmark. The proposed addition is large and staff recommends minimizing its visual impact from the street. Staff recommends the use of an alternative siding material on the auxiliary dwelling unit to be more compatible with the historic character of the house and district.

901 Spence Street
ca. 1917



OCCUPANCY HISTORY 901 Spence Street

City Directory Research, Austin History Center
By City Historic Preservation Office
January, 2013

- | | |
|---------|--|
| 1992 | Ananias B. Perez, owner
Retired |
| 1985-86 | Ananias and Susie Perez, owners
Pantry man, Chariot Inn Motel, 7300 N. Interregional Highway.
NOTE: The directory indicates that Ananias and Susie Perez were new residents at this address. |
| 1981 | Ananias and Susie Perez, owners
Pantry man, Chariot Inn Motel, 7300 N. Interregional Highway. |
| 1977 | Ananias and Susie Perez, owners
Pantry man, Chariot Inn Motel, 7300 N. Interregional Highway. |
| 1973 | Ananias and Susie Perez, owners
Pantry man, Chariot Inn Motel, 7300 N. Interregional Highway. |

- 1969 Ananias and Susie Perez, owners
Pantry man, Charex Drive Inn, 5900 N. Lamar Boulevard.
- 1962 Ananias and Susie Perez, owners
Salad maker, Twin Oaks Cafeteria, 102 E. Oltorf Street.
- 1958 Ananias and Susie Perez, owners
Pantry man, Twin Oaks Cafeteria, 102 E. Oltorf Street.
- 1954 Ananias and Susie Perez, owners
Pantry man, Commodore Perry Hotel, 800 Brazos Street.
- 1952 Ananias and Susie Perez, owners
Laborer
- 1949 Ananias and Susie Perez, owners
Ananias: Salad room, Milam Cafeteria No. 1, 801 Congress Avenue.
Susie: Saleswoman, Jacob Schmidt – Yaring's 506-08 Congress Avenue.
Rear: Mrs. Felipe B. Perez, renter
Widow, Gabino Perez
No occupation listed
- 1947 Thomas and Sarah E. Richardson, renters
No occupation listed
NOTE: Ananias and Susie Perez are listed as living at 914 E. 7th Street; he was a pantry man for Milam Cafeteria, 801 Congress Avenue.
- 1944-45 Vacant
- 1941 Edward and Esther Kretzschmar, renters
Carpenter
- 1939 Edward and Esther Kretzschmar, renters
Carpenter
- 1937 Tuyko V. and Florence Westland, renters
No occupation listed

Hilding H. and Frances Carlson, renters
No occupation listed
- 1935 Floyd E. and Lena C. White, renters
Salesman, Hausler-Kilian Cigar and Candy Company, 302 Colorado Street.
- 1932-33 Vacant
NOTE: The address is listed as 811 Spence Street.
- 1930-31 Ernest A. and Sallie Ann Saunders, renters
Paper hanger
Also listed are Simeon J. and Ray Saunders; he was a painter.
NOTE: The address is listed as 811 Spence Street.
- 1929 George G. and Janie Morgan, renters

No occupation listed
NOTE: The address is listed as 811 Spence Street.

- 1927 George G. and Janie Morgan, renters
Manager, Messenger Service, 407 Congress Avenue.
NOTE: The address is listed as 811 Spence Street.
NOTE: Otis O. and Annie Mae Terrell are listed as living at 1700 S. 5th Street.
He was a sign maker – “Tell the World with Signs” – cards, signs, and bulletins, 6 Smith Building, 115 W. 6th Street.
- 1924 Otis O. and Annie M. Terrell, renters
Signs, 1401 E. 4th Street.
NOTE: The address is listed as 811 Spence Street.
- 1922 Otis O. and Annie Terrell, owners
Sign painter
NOTE: The address is listed as 811 Spence Street.
- 1920 Otis O. and Annie M. Terrell, renters
Compiling draftsman, General Land Office
NOTE: The address is listed as 811 Spence Street.
- 1918 Otis O. and Annie M. Terrell, renters
Assistant transcript clerk, General Land Office
NOTE: The address is listed as 811 Spence Street.
- 1916 The address is not listed in the directory.
NOTE: Otis O. Terrell is listed as an assistant transcript clerk for the General Land Office. He lived at 304 E. 18th Street.

BIOGRAPHICAL NOTES

Otis O. and Annie M. Terrell (ca. 1917 – ca. 1925)

Oscar Otis Terrell's June, 1917 World War I draft registration card shows him living at this house. He was born in Decatur, Texas in 1889 and worked as a Land Office Clerk for the State of Texas. He was married with two children, had served as a corporal in the infantry and National Guard. He was of medium height and medium build with blue eyes and black hair.

The 1920 U.S. Census shows Otis O. and Annie Mae Terrell as the renters of this house. They lived here with their two sons, Otis, 7, and Newton J., 3. Otis O. Terrell was a draftsman for the General Land Office.

Otis O. and Anna Mae Terrell appear in the 1930 U.S. Census, renting a house at 2701 Capital Avenue along with their sons, Otis O., Jr., 17, and James W., 13. Otis O. Terrell, Sr., is listed as a sign artist.

The 1940 U.S. Census shows Otis O. and Annie M. Terrell at 2700 Capital Avenue in Austin, a house they owned, and which was worth \$2,000. Otis Terrell was then 50 years old, had been born in Texas, and was a commercial sign painter. Annie M. Terrell was then 48, had been born in Texas, and had no occupation listed.

MRS. ANNIE MAE TERRELL

Mrs. Annie Mae Terrell, 69, of Wayside Dr. died in a local hospital late Tuesday evening, following an extended illness. She was a lifelong resident of Austin, and was the daughter of the late Mr. and Mrs. N. M. Newton, pioneer residents of Austin. She was a member of the Grace Methodist Church, and for many years, was active in the Methodist Sunday School work, and the Women's Christian Society.

She is survived by her husband, Otis O. Terrell of Austin, two sons Otis O. Terrell Jr., of Alvin and James Newton Terrell, of Bishop; 6 grandchildren and 4 great grandchildren. Funeral services were held at the Wilke-Clay Funeral Home, Thursday at 3:30 p.m., with the Rev. Troy Hickman, pastor of the Grace Methodist Church, officiating. Pallbearers were Gene Powers, Morris Willis, Mickey Caldwell, E. T. Howell, B. F. Wright and S. W. Poston.

Burial was in the Oakwood Cemetery.

Obituary of Annie Mae Terrell
Austin Statesman, March 2, 1961

OSCAR OTIS TERRELL SR.

Oscar Otis Terrell Sr., 81, of Alvin, died in Alvin Tuesday. He was a former resident of Austin and was a member of Grace United Methodist Church.

Survivors include two sons, O. O. Terrell Jr. of Alvin and James Newton Terrell of Bishop; two sisters, Mrs. R. Myrtle Pritchett of East Greenbush, N.Y., and Mrs. John A. Mobley of Corpus Christi; six granddaughters and 14 great-grandchildren.

Funeral services will be at 10 a.m. Thursday at Wilke-Clay Funeral Home with Rev. Carl Israel, pastor of Grace United Methodist Church, officiating. Burial will be in Oakwood Cemetery.

Obituary of Otis Terrell
Austin Statesman, December 23, 1970

George G. and Janie Morgan (ca. 1925 – ca. 1930)

George G. and Janie Morgan appear in the 1940 U.S. Census as the renters of a house at 1811 Kinney Avenue in South Austin. George G. Morgan was 65, had been born in Mississippi, and was a filing clerk for the Records Research Project for the W.P.A. Janie Morgan was 56, had been born in Texas, and had no occupation listed. They had a son, George E. Morgan, 16, who had been born in Texas, and was a deliveryman for a retail drug store.

The 1930 U.S. Census shows the Morgan family renting a house in San Antonio, where George worked as a watchman for a construction company. Janie Morgan had no occupation listed. Three of their children lived with them: Cecil, 19, a house carpenter; Ruth, 14; and George, 7.

The 1920 U.S. Census shows George G. and Janie M. Morgan as the owners of the house at 801 West Monroe Street in South Austin. George G. Morgan was a 45-year old service car driver. Janie M. Morgan was 36, and had no occupation listed. They had 7 children: Alfred, 18, a drainage laborer; Homer, 17, a chauffeur; Lola, 14; Lois, 11; Cecil, 9; Lucille, 6; and Ruth, 4. All of the children had been born in Texas.

According to his 1918 World War I draft registration card, George Gilbert Morgan was born in 1874, and was living at 1601 Eva Street in Austin. He was a car driver, but was not employed at that time. He was of medium height and build, had blue eyes and light hair. He was married to Janie Morgan.

GEORGE GILBERT MORGAN

Funeral services for George Gilbert Morgan, 88, of 1001 West Mary, were held Wednesday at 4 p.m. at the Wilke-Clay Funeral Home with Rev. Charles Petty officiating.

He had been a resident of Austin for 50 years, and was a member of Capital Heights Baptist Church.

He is survived by his widow, Mrs. G. G. Morgan of Austin; three daughters, Mrs. Paul Gilliam and Mrs. S. W. Redd, both of Austin, and Mrs. Grady L. Murphy of Corpus Christi; three sons, Homer Morgan of George West, Cecil Morgan of San Antonio, and George E. Morgan of Austin; a sister, Mrs. Lottie Williams of Mississippi, 14 grandchildren and 20 great-grandchildren.

Pallbearers were grandsons, A. D. Morgan Jr., Milton Morgan, Kenneth Gilliam, Ed Allen Redd, Patrick Murphy and Michael Murphy.

Burial was in Masonic Cemetery.

Obituary of George G. Morgan
Austin Statesman, September 4, 1963

1930 U.S. Census

The 1930 U.S. Census shows William D. Smith as the renter of this house. William D. Smith was then 39, had been born in Texas, and was an engineer for an office building. With him lived his mother, Mary Smith, a 62-year old Texas-born widow with no occupation listed.

Ernest and Sally Ann Saunders (ca. 1931 – ca. 1932)

Ernest and Sally Ann Saunders appear in the 1920 U.S. Census as the renters of the house at 1000 E. 2nd Street in Austin. Ernest A. Saunders was 57, had been born in England, and was a paper hanger. Sally Ann Saunders was 52, had been born in Texas, and had no occupation listed. They had 2 sons: Herbert, 25; and Simeon, 22. Both boys had been born in Texas, and both worked as house painters.

According to his 1934 death certificate, E.A. Saunders was born in London, England in 1863; he was living at 1411 W. 34th Street at the time of his death and was a contractor. The 1940 U.S.

Census shows Sally Ann Saunders living with her son, Herbert, a house painter, in Houston, Texas. Sallie A. Saunders died in Houston in 1941.

SAUNDERS—E. A. Saunders, 71, died at a local hospital Sunday at 5:30 a. m. He is survived by his wife; two daughters, Mrs. J. L. Monroe of Baytown and Mrs. G. T. Irving of Powell Butte, Oregon; three sons, W. E. Saunders of Houston, H. G. Saunders and S. J. Saunders, both of Austin; seven grandchildren and one great-grandson.

Mr. Saunders was born in London, England, July 13, 1862. He arrived in America at the age of 17 and spent his early days in Marble Falls and Burnet, moving to Austin in 1912.

Funeral services were held from the family home, 1411 West 34th street, Monday at 1 p. m. with Rev. J. A. Wilborn officiating. The body was taken overland to Burnet by the Meeks-Hylin funeral home and interment was held in the Odd Fellow's cemetery.

Obituary of Ernest A. Saunders
Austin Statesman, August 13, 1934

Edward and Esther Kretschmar (ca. 1936 – ca. 1943)

The 1940 U.S. Census shows Edwin and Ester Kretschmar as the renters of this house. Edwin Kretschmar was 42, had been born in Texas, and was a carpenter. Ester Kretschmar was 37, had been born in Texas, and had no occupation listed. With them lived their daughters, Frances, 13; and Norma Cannon, 19, a waitress in a cafe. They had a roomer, Ernest Wunneburger, 23, who worked as clerk in a lumberyard. He had lived in Paige, Texas in 1935.

The 1930 U.S. Census shows Edwin W. and Esther Kretschmar as the owners of the house at 4201 Bellevue Avenue, which was worth \$2,000. Edwin W. Kretschmar was 32, had been born in Texas, and was a salesman for an ice company. Esther M. Kretschmar was 27, had been born in Texas, and had no occupation listed. They had 3 daughters: Norma E., 9; Ruby I., 7; and Frances A., 3. All the girls had been born in Texas.

EDWARD L. KRETZSCHMAR

Edward L. Kretzschmar, 40, 1708 Morrow, died Saturday. He was a member of the Redeemer Lutheran Church, a veteran of World War II, and had been traffic manager for Frito-Lay Company for the past 19 years.

Survivors include his widow; son, Edwin Kretzschmar; daughter, Kristina Kretzschmar; parents, Mr. and Mrs. E. E. Kretzschmar, all of Austin; three sisters, Mrs. Ruth Pike, Houston, Mrs. Julia Ann Rogland and Mrs. Shirley Irby, Austin; brother, Lloyd Kretzschmar, Houston.

Funeral will be Tuesday at 2 p.m. at the Weed-Corley Funeral Home with Rev. Ray Schkade officiating.

Obituary of Edward Kretzschmar
Austin American-Statesman, June 26, 1966

A.B. and Susie Perez (ca. 1948 -)

Susie M. Perez
Obituary

Susie M. Perez An excellent wife, who can find? For her worth is far above jewels... Proverbs 31:10-31 Our beautiful mother and wife, Susie M. Perez, passed away on Tuesday, June 24, 2003, at the age of 88 where she lived with her daughter, Margot, for four months prior to her death. She peacefully went to be with God while her husband of 67 years and daughters were by her bedside. She bravely fought the battle of dementia and stroke disease for more than four years to be with her family. Mrs. Perez was born in Kyle, Texas, on January 10, 1915. She was the youngest and only surviving sibling of nine at the time of her death. She met her husband-to-be on the Capitol grounds in Austin and they were married on December 12, 1935. Mr. and Mrs. Perez gave birth to five daughters and ensured that each one was given the opportunity to become educated in the field of their choice and raised them in the Methodist Church. Mrs. Perez went to Bickler High School and later continued her education to become a nursing specialist for the OB department at Seton Hospital. She was a dedicated and loyal employee at Seton for 16 years. Prior to that, Mrs. Perez served for many years in retail in downtown Austin during the early fifties. She was active in Palm Elementary School as President of the PTA and served as a delegate to statewide conferences for many years. Mrs. Nell Shotz, retired elementary school teacher at Palm School says, "She was always ready to help me in any way. I remember her always looking so nice beautiful make-up and dress and pretty high heel shoes. I admired your Mom so much." She was instrumental in supporting Head Start Programs in the city and was called upon on many occasions to support education for all children. Mrs. Perez actively served Emmanuel United Methodist Church as a parishioner who loved her pastors and gave all to her church without thought of return. She served in every capacity in the church and encouraged her family to do the same. She was especially proud of her work with Church Women United and served to support their efforts while she could. Mrs. Perez acquired dementia in later life and suffered a stroke in February of 2003. During her entire illness, she remained faithful to her family, expressed her love for God, enjoyed music, and gave joy to her family during family times together through her humor and great ability to look on the bright side of life. She blessed everyone with whom she encountered in her final days. She is survived by her husband, A.B. Perez of Austin; daughters, Mrs. Yolanda Greathouse (Doug) of San Antonio, Mrs. Omega Kennard (Barron, deceased) of Austin, Ms. Rachel Ruiz of San Diego, CA, Mrs.

Margot Perez-Greene (Ken) of Austin and Mrs. Marilyn Lacobee (James) of Virginia; seven grandchildren and nine great-grandchildren. The family will receive friends from 6:00 to 7:30 p.m., followed by Prayer Services at 7:30 p.m., Thursday, June 26, 2003, in the Colonial Chapel of Cook-Walden Funeral Home with Reverend Michael Dobbs officiating. A Celebration of Life will be held at 10:00 a.m., Friday, June 27, 2003, at Emmanuel United Methodist Church, 200 Brushy Street (IH-35 and 2nd Street, 472-4088) with Reverend Michael Albert officiating. Interment will follow at Cook-Walden/ Memorial Cemetery. Mrs. Perez's priorities were God, family, and work. Above all, she focused on passing along the value of faith in God and love of family. Mother, thank you for being our Mother and teaching us the lessons of life until the day you left us. We thank God for giving you to us and now, we give you back to Him and anxiously await our reunion. We count ourselves rich for having you as our Mother and wife. ``...what though the radiance which was once so bright be now forever taken from my sight, though nothing can bring back the hour of splendor in the grass, of glory in the flower; we will grieve not, rather find strength in what remains behind; in the primal sympathy which having been must ever be; in the soothing thoughts that spring out of human suffering; in the faith that look through death in years that bring the philosophic mind. William Wordsworth

Obituary of Susie Perez

Austin American-Statesman, June 26, 2003

**A.B. Perez
Obituary**



A.B. Perez How the mighty have fallen...2 Samuel 1:25 As was his custom, our daddy rose early in the morning on August 15th; this time it was to meet his Lord. He slipped away at 12:30 a.m., in the home that he cherished, at the age of 100 years, 3 months. Dad was the longest living member of Emmanuel United Methodist Church. Confirmed at the age of 12, he was a member for 88 years. He was born in Buda, Texas and moved to Austin with his family after the death of his father. He began to work at an early age and was trained in the hotel industry as a salad chef. Cafeteria businessman recruited him to open all Austin cafeteria locations in the 30's-40's. His family testifies to his extraordinary work ethic, a principle that has blessed the family. A.B. married Susie Mendez (1935), who preceded him in death (2003). He leaves daughters Yolanda Greathouse, Omega Kennard, Rachel Ruiz, Margot Perez-Greene (Ken), and Marilyn Lacobee, and 7 grandchildren, 13 great-grandchildren and 2 great-great grandchildren. This family was his life. Nothing else seemed to matter except for the church, family, and baseball! Our memories are full and rich. Important to us is that we know Dad loved us and left each one of us with the unequivocal task of living a life committed to God. He was not a man of pretense; he was genuine, gifted, generous, humorous, wise, kind, faithful and loving. As we look at the whole of his life, no one could ask for a better father. Our family now faces the grace-filled work of embrace and surrender. Our family is deeply grateful to our sister, Marilyn, who served as Dad's constant companion and caregiver during his last 3 years. Friends are cordially invited to a visitation with the family from half past six o'clock until eight o'clock in the evening, on Monday the 19th of August 2013, at Cook-Walden Funeral Home, 6100 North Lamar Boulevard, Austin, Texas. A worship service will be conducted at ten o'clock in the morning on Tuesday, the 20th of August 2013, at Emmanuel United Methodist Church, 200 Brushy Street, Austin, Texas. A private interment will be held at Cook-Walden Memorial Hill Cemetery, Pflugerville, Texas. Memorial contributions in Dad's memory can be made to Emmanuel United Methodist Church, Austin, Texas.

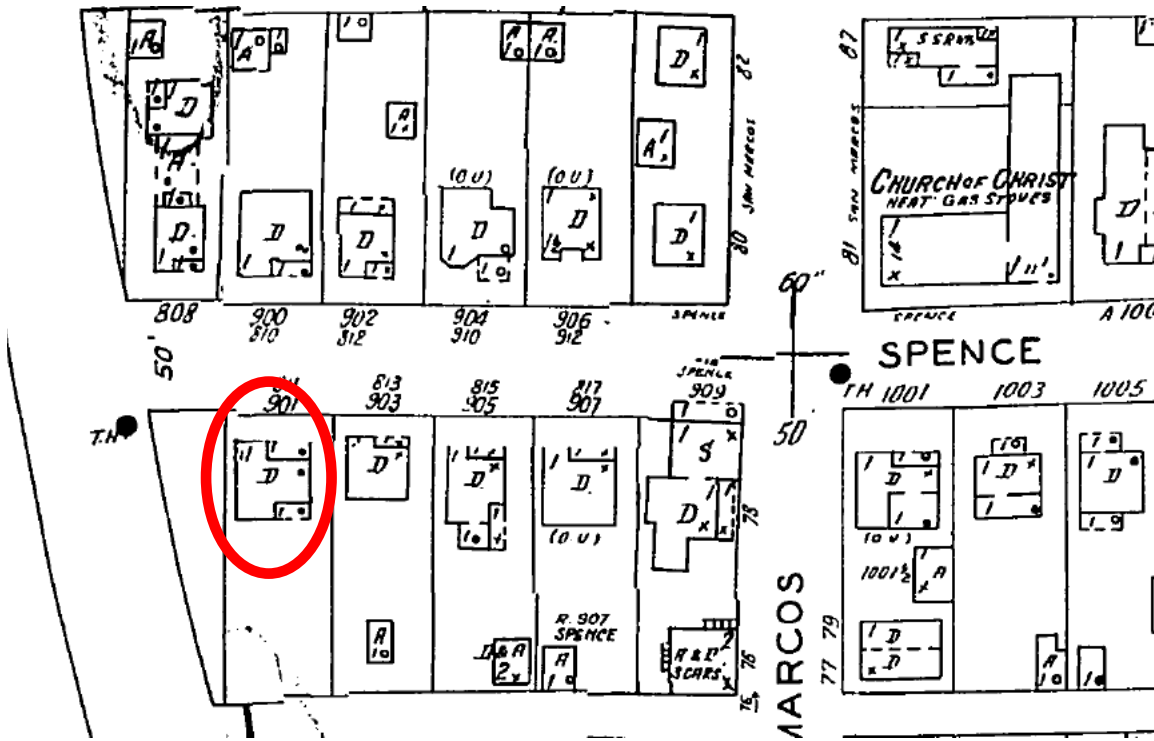
Obituary of Ananias B. Perez
 Austin American-Statesman, August 18, 2013

OWNER	A. B. Perez		ADDRESS	901 Spence
PLAT	21	LOT	6	BLK 3
SUBDIVISION	Spence Addn.			
OCCUPANCY	washroom			
BLD PERMIT #	102765	DATE	3-15-67	OWNERS ESTIMATE \$350.00
CONTRACTOR	owner		NO. OF FIXTURES	
WATER TAP REC #	X	SEWER TAP REC #	X	
frame addn. to a res.				

Building permit to Ananias Perez for the construction of a frame addition (1967)



The house appears on the 1935 Sanborn map with its former address of 811 Spence Street.



The 1962 Sanborn map shows the same configuration as the 1935 map above.