ORDINANCE NO. 20170323-092

AN ORDINANCE REZONING AND CHANGING THE ZONING MAP TO ESTABLISH THE ALDRIDGE PLACE HISTORIC DISTRICT FOR THE PROPERTY LOCALLY KNOWN AS THE PROPERTIES BETWEEN GUADALUPE STREET ON THE WEST, SPEEDWAY ON THE EAST, 30TH STREET ON THE SOUTH AND 34TH STREET ON THE NORTH.

BE IT ORDAINED BY THE CITY COUNCIL OF THE CITY OF AUSTIN:

PART 1. The zoning map established by Section 25-2-191 of the City Code is amended to add a historic area (HD) combining district to each base zoning district within the property (the “Property”) described in Zoning Case No. C14H-2016-0053, on file at the Planning and Development Review Department, as follows:

The area roughly bounded by Guadalupe Street on the west, Speedway on the east, 30th Street on the south and 34th Street on the north,

generally known as the Aldridge Place Historic District, in the City of Austin, Travis County, Texas, and identified in the map attached as Exhibit “A”.

PART 2. The properties within Aldridge Place Historic District are more particularly described and identified as to their contributing (C) and noncontributing (NC) status in the chart attached as Exhibit “B”.

PART 3. The Property identified as the Aldridge Place Historic District must comply with the Preservation Plan and Design Standards as set forth in Exhibit “C” attached and incorporated to this ordinance.

PART 4. Except as specifically provided in Part 2 and Part 3 of this ordinance, the Property may be developed and used in accordance with the regulations established for the respective base districts, and other applicable requirements of the City Code.
PART 5. This ordinance takes effect on April 3, 2017.

PASSED AND APPROVED

March 23, 2017

Steve Adler
Mayor

APPROVED:
Anne L. Morgan
City Attorney

ATTEST:
Jannette S. Goodall
City Clerk
SUBJECT TRACT
PENDING CASE
ZONING BOUNDARY

1" = 400'

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.
## Appendix B-1: Aldridge Place Inventory of Properties and Resources Sorted by Street Number

<table>
<thead>
<tr>
<th>Map Key</th>
<th>Address Number</th>
<th>Street Name</th>
<th>Legal Description</th>
<th>Property ID</th>
<th>Owner's Name</th>
<th>Owner's Address</th>
<th>Construction Date</th>
<th>Architectural Style</th>
<th>Contributing Status</th>
<th>Historic Use</th>
<th>Current Use</th>
<th>Owner's Support</th>
</tr>
</thead>
<tbody>
<tr>
<td>48</td>
<td>100</td>
<td>W 32nd St.</td>
<td>ALDRIDGE PLACE</td>
<td></td>
<td>SPEEDWAY and 32nd St.</td>
<td></td>
<td>1915</td>
<td>City Beautiful</td>
<td>C</td>
<td>Columns</td>
<td>Columns</td>
<td></td>
</tr>
<tr>
<td>49</td>
<td>100</td>
<td>W 32nd St.</td>
<td>LOT 111 BLK 2 OLT 74 DIV D ALDRIDGE PLACE</td>
<td>213074</td>
<td>FELPS MARY ELLEN</td>
<td>100 W 32nd St. AUSTIN, TX 78705</td>
<td>1915</td>
<td>Classical/Prairie Influence</td>
<td>C</td>
<td>Residential</td>
<td>Residential</td>
<td></td>
</tr>
<tr>
<td>50</td>
<td>101</td>
<td>W 32nd St.</td>
<td>LOT 1 BLK 1 OLT 74 DIV D UNIVERSITY HEIGHTS</td>
<td>210172</td>
<td>BIVEN DAVID MICHAEL</td>
<td>101 W 32nd St. AUSTIN, TX 78705</td>
<td>1925</td>
<td>Tudor Revival</td>
<td>C</td>
<td>Residential</td>
<td>Residential</td>
<td>Yes</td>
</tr>
<tr>
<td>51</td>
<td>102</td>
<td>W 32nd St.</td>
<td>LOT 109 BLK 2 OLT 74 DIV D ALDRIDGE PLACE</td>
<td>213075</td>
<td>PRINGLE B ROSS JR &amp; SUZANNE</td>
<td>105 W 32nd St. AUSTIN, TX 78705</td>
<td>1938</td>
<td>Colonial Revival</td>
<td>NC</td>
<td>Residential</td>
<td>Residential</td>
<td></td>
</tr>
<tr>
<td>52</td>
<td>103</td>
<td>W 32nd St.</td>
<td>LOT 2 &amp; E10FT OF LOT 3 BLK 1 OLT 74 DIV D UNIVERSITY HEIGHTS</td>
<td>210171</td>
<td>UMBERSON DEBRA JEAN</td>
<td>103 W 32nd St. AUSTIN, TX 78705</td>
<td>1939</td>
<td>Neo-Classical</td>
<td>C</td>
<td>Residential</td>
<td>Residential</td>
<td>Yes</td>
</tr>
<tr>
<td>53</td>
<td>104</td>
<td>W 32nd St.</td>
<td>LOT 107 &amp; E10FT OF LOT 105 BLK 2 OLT 74 DIV D ALDRIDGE PLACE</td>
<td>213076</td>
<td>DASCH KEVIN MICHAEL &amp; ROWENA DASCH</td>
<td>104 W 32nd St. AUSTIN, TX 78705</td>
<td>1917</td>
<td>Craftsman</td>
<td>C</td>
<td>Residential</td>
<td>Residential</td>
<td>Yes</td>
</tr>
<tr>
<td>54</td>
<td>105</td>
<td>W 32nd St.</td>
<td>W50FT OF LOT 3 &amp; E20FT OF LOT 4 BLK 1 OLT 74 DIV D UNIVERSITY HEIGHTS</td>
<td>210170</td>
<td>PRINGLE B ROSS JR &amp; SUZANNE</td>
<td>105 W 32nd St. AUSTIN, TX 78705</td>
<td>1927</td>
<td>Colonial Revival</td>
<td>C</td>
<td>Residential</td>
<td>Residential</td>
<td>Yes</td>
</tr>
<tr>
<td>55</td>
<td>106</td>
<td>W 32nd St.</td>
<td>E10FT OF LOT 103 &amp; W50FT OF LOT 105 BLK 2 OLT 74 DIV D ALDRIDGE PLACE</td>
<td>213077</td>
<td>LANGLEY JONATHAN R &amp; MARY CAVANAUGH</td>
<td>106 W 32nd St. AUSTIN, TX 78705</td>
<td>1925</td>
<td>Mediterranean Revival</td>
<td>C</td>
<td>Residential</td>
<td>Residential</td>
<td>Yes</td>
</tr>
<tr>
<td>56</td>
<td>107</td>
<td>W 32nd St.</td>
<td>LOT 5 &amp; W40FT OF LOT 4 BLK 1 OLT 74 DIV D UNIVERSITY HEIGHTS</td>
<td>210169</td>
<td>LARSON TIMOTHY J &amp; ELIZABETH PETTIT</td>
<td>107 W 32nd St. AUSTIN, TX 78705</td>
<td>1925</td>
<td>Classical Revival</td>
<td>C</td>
<td>Residential</td>
<td>Residential</td>
<td></td>
</tr>
<tr>
<td>57</td>
<td>108</td>
<td>W 32nd St.</td>
<td>E55FT OF LOT 101 &amp; W45FT OF LOT 103 BLK 2 OLT 74 DIV D ALDRIDGE PLACE</td>
<td>213078</td>
<td>JOHNSTON STERLING C &amp; CLARISSA M</td>
<td>108 W 32nd St. AUSTIN, TX 78705</td>
<td>1932</td>
<td>Italian Renaissance Revival</td>
<td>C</td>
<td>Residential</td>
<td>Residential</td>
<td>Yes</td>
</tr>
<tr>
<td>58</td>
<td>109</td>
<td>W 32nd St.</td>
<td>LOT 6 BLK 1 OLT 74 DIV D UNIVERSITY HEIGHTS</td>
<td>210168</td>
<td>CLARK RYAN &amp; JULIE GILBERG</td>
<td>109 W 32nd St. AUSTIN, TX 78705</td>
<td>1926</td>
<td>Neo-Classical</td>
<td>C</td>
<td>Residential</td>
<td>Residential</td>
<td>Yes</td>
</tr>
<tr>
<td>59</td>
<td>110</td>
<td>W 32nd St.</td>
<td>LOT 99 &amp; W50FT OF LOT 101 BLK 2 OLT 74 DIV D ALDRIDGE PLACE</td>
<td>213079</td>
<td>SCOTT MICHAEL S &amp; TERRIE GIVENS</td>
<td>110 W 32nd St. AUSTIN, TX 78705</td>
<td>1926</td>
<td>Tudor Revival</td>
<td>C</td>
<td>Residential</td>
<td>Residential</td>
<td>Yes</td>
</tr>
<tr>
<td>60</td>
<td>112</td>
<td>W 32nd St.</td>
<td>LOT 97 BLK 2 OLT 74 DIV D ALDRIDGE PLACE</td>
<td>213080</td>
<td>WELLAND DAVID R &amp; ISABEL R ROY</td>
<td>112 W 32nd St. AUSTIN, TX 78705</td>
<td>1912</td>
<td>Craftsman</td>
<td>C</td>
<td>Residential</td>
<td>Residential</td>
<td>Yes</td>
</tr>
<tr>
<td>61</td>
<td>113</td>
<td>W 32nd St.</td>
<td>LOT 7 BLK 1 OLT 74 DIV D UNIVERSITY HEIGHTS</td>
<td>210187</td>
<td>MCCLAIRN MARY</td>
<td>113 W 32nd St. AUSTIN, TX 78705</td>
<td>1936</td>
<td>Monterey</td>
<td>C</td>
<td>Residential</td>
<td>Residential</td>
<td>Yes</td>
</tr>
<tr>
<td>62</td>
<td>114</td>
<td>W 32nd St.</td>
<td>LOT 6 RESUB OF A PART OF BLK 1 OLT 74 DIV D UNIVERSITY HEIGHTS</td>
<td>210156</td>
<td>WIEDING DEL</td>
<td>115 W 32nd St. AUSTIN, TX 78705</td>
<td>1936</td>
<td>Tudor Revival</td>
<td>C</td>
<td>Residential</td>
<td>Residential</td>
<td>Yes</td>
</tr>
<tr>
<td>Map Key</td>
<td>Address Number</td>
<td>Street Name</td>
<td>Legal Description</td>
<td>Property ID</td>
<td>Owner's Name</td>
<td>Owner's Address</td>
<td>Construction Date</td>
<td>Architectural Style</td>
<td>Contributing Status</td>
<td>Historic Use</td>
<td>Current Use</td>
<td>Owner's Support</td>
</tr>
<tr>
<td>---------</td>
<td>----------------</td>
<td>-------------</td>
<td>-------------------</td>
<td>------------</td>
<td>--------------</td>
<td>----------------</td>
<td>------------------</td>
<td>-------------------</td>
<td>-------------------</td>
<td>--------------</td>
<td>-------------</td>
<td>----------------</td>
</tr>
<tr>
<td>63</td>
<td>117</td>
<td>W 32nd St.</td>
<td>LOT A BLK 1 RESUB OF PART OF OLT 74 DIV D UNIVERSITY HEIGHTS</td>
<td>210165</td>
<td>MINOR PHILIP &amp; ANNE</td>
<td>117 W 32nd St, AUSTIN, TX 78705</td>
<td>1962</td>
<td>Contemporary</td>
<td>NC</td>
<td>Residential</td>
<td>Residential</td>
<td>Yes</td>
</tr>
<tr>
<td>64</td>
<td>200</td>
<td>W 32nd St.</td>
<td>LOT 96 BLK 3 OLT 74 DIV D ALDRIDGE PLACE</td>
<td>213062</td>
<td>MOYLE JAMES W &amp; JANICE E</td>
<td>200 W 32nd St, AUSTIN, TX 78705</td>
<td>1930</td>
<td>Craftsman</td>
<td>C</td>
<td>Residential</td>
<td>Residential</td>
<td>Yes</td>
</tr>
<tr>
<td>65</td>
<td>201</td>
<td>W 32nd St.</td>
<td>LOT 11 W 307' &amp; LESS N95' OF LOT 74 DIV D UNIVERSITY HEIGHTS</td>
<td>210164</td>
<td>STURM CIRCLE D &amp; RANDOLPH LEWIS</td>
<td>201 W 32nd St, AUSTIN, TX 78705</td>
<td>1926</td>
<td>Tudor Revival</td>
<td>C</td>
<td>Residential</td>
<td>Residential</td>
<td>Yes</td>
</tr>
<tr>
<td>66</td>
<td>202</td>
<td>W 32nd St.</td>
<td>LOT 94 BLK 3 OLT 74 DIV D ALDRIDGE PLACE</td>
<td>213063</td>
<td>DIAL PHILIP S</td>
<td>202 W 32nd St, AUSTIN, TX 78705</td>
<td>1914</td>
<td>Prairie School</td>
<td>C</td>
<td>Residential</td>
<td>Residential</td>
<td>Yes</td>
</tr>
<tr>
<td>67</td>
<td>203</td>
<td>W 32nd St.</td>
<td>LOT 92 BLK 3 OLT 74 DIV D ALDRIDGE PLACE</td>
<td>213065</td>
<td>CHURCH CAROL E &amp; TIMOTHY A OZOR</td>
<td>204 W 32nd St, AUSTIN, TX 78705</td>
<td>1925</td>
<td>Tudor Revival</td>
<td>C</td>
<td>Residential</td>
<td>Residential</td>
<td>Yes</td>
</tr>
<tr>
<td>68</td>
<td>204</td>
<td>W 32nd St.</td>
<td>LOT 90 BLK 3 OLT 74 DIV D ALDRIDGE PLACE</td>
<td>213064</td>
<td>KEEVER CYNTHIA</td>
<td>206 W 32nd St, AUSTIN, TX 78705</td>
<td>1925</td>
<td>Prairie Influence</td>
<td>C</td>
<td>Residential</td>
<td>Residential</td>
<td>Yes</td>
</tr>
<tr>
<td>69</td>
<td>205</td>
<td>W 32nd St.</td>
<td>LOT 88 BLK 3 OLT 74 DIV D ALDRIDGE PLACE</td>
<td>210162</td>
<td>BEDNAR WILLIAM C</td>
<td>203 W 32nd St, AUSTIN, TX 78705</td>
<td>1930</td>
<td>Craftsman/Tudor Revival</td>
<td>C</td>
<td>Residential</td>
<td>Residential</td>
<td>Yes</td>
</tr>
<tr>
<td>70</td>
<td>206</td>
<td>W 32nd St.</td>
<td>LOT 86 BLK 3 OLT 74 DIV D ALDRIDGE PLACE</td>
<td>213066</td>
<td>HALPIN JOHN PATRICK</td>
<td>206 W 32nd St, AUSTIN, TX 78705</td>
<td>1928</td>
<td>Craftsman</td>
<td>C</td>
<td>Residential</td>
<td>Residential</td>
<td>Yes</td>
</tr>
<tr>
<td>71</td>
<td>207</td>
<td>W 32nd St.</td>
<td>LOT 84 BLK 3 OLT 74 DIV D ALDRIDGE PLACE</td>
<td>210161</td>
<td>ANDERSEN PETER R &amp; PATRICIA M J ANDERSEN</td>
<td>401 W 32nd St, AUSTIN, TX 78705</td>
<td>1929</td>
<td>Spanish Eclectic</td>
<td>C</td>
<td>Residential</td>
<td>Residential</td>
<td>Yes</td>
</tr>
<tr>
<td>72</td>
<td>208</td>
<td>W 32nd St.</td>
<td>LOT 82 BLK 3 OLT 74 DIV D ALDRIDGE PLACE</td>
<td>213065</td>
<td>CAMPBELL PATRICIA &amp; DONALD F CARNES</td>
<td>404 W 32nd St, AUSTIN, TX 78705</td>
<td>1926</td>
<td>Colonial Revival</td>
<td>C</td>
<td>Residential</td>
<td>Residential</td>
<td>Yes</td>
</tr>
<tr>
<td>73</td>
<td>401</td>
<td>W 32nd St.</td>
<td>LOT 80 BLK 3 OLT 74 DIV D ALDRIDGE PLACE</td>
<td>210159</td>
<td>ANDERSEN PETER R &amp; PATRICIA M J ANDERSEN</td>
<td>401 W 32nd St, AUSTIN, TX 78705</td>
<td>1929</td>
<td>Spanish Eclectic</td>
<td>C</td>
<td>Residential</td>
<td>Residential</td>
<td>Yes</td>
</tr>
<tr>
<td>74</td>
<td>404</td>
<td>W 32nd St.</td>
<td>LOT 78 BLK 3 OLT 74 DIV D ALDRIDGE PLACE</td>
<td>210158</td>
<td>CAMPBELL PATRICIA &amp; DONALD F CARNES</td>
<td>404 W 32nd St, AUSTIN, TX 78705</td>
<td>1926</td>
<td>Colonial Revival</td>
<td>C</td>
<td>Residential</td>
<td>Residential</td>
<td>Yes</td>
</tr>
<tr>
<td>75</td>
<td>406</td>
<td>W 32nd St.</td>
<td>LOT 76 BLK 3 OLT 74 DIV D ALDRIDGE PLACE</td>
<td>213059</td>
<td>ZENG LLC</td>
<td>3939 BEE CAVE RD STE C100 WEST LAKE HILLS, TX 78746 6429</td>
<td>1950</td>
<td>Early Ranch</td>
<td>C</td>
<td>Residential</td>
<td>Residential</td>
<td>Yes</td>
</tr>
<tr>
<td>76</td>
<td>407</td>
<td>W 32nd St.</td>
<td>LOT 74 BLK 3 OLT 74 DIV D ALDRIDGE PLACE</td>
<td>210158</td>
<td>WILKINSON JULIE MATTHEWS</td>
<td>3939 BEE CAVE RD STE C100 WEST LAKE HILLS, TX 78746 6429</td>
<td>1915</td>
<td>Dutch Colonial Revival</td>
<td>C</td>
<td>Residential</td>
<td>Residential</td>
<td>Yes</td>
</tr>
</tbody>
</table>
## Appendix B-1: Aldridge Place Inventory of Properties and Resources Sorted by Street Number

<table>
<thead>
<tr>
<th>Map Key</th>
<th>Address Number</th>
<th>Street Name</th>
<th>Legal Description</th>
<th>Property ID</th>
<th>Owner's Name</th>
<th>Owner's Address</th>
<th>Construction Date</th>
<th>Architectural Style</th>
<th>Contributing Status</th>
<th>Historic Use</th>
<th>Current Use</th>
<th>Owner's Support</th>
</tr>
</thead>
<tbody>
<tr>
<td>77</td>
<td>408 W 32nd St.</td>
<td>W 32nd St.</td>
<td>LOT 53 BLK 5 OLT 74 DIV D ALDRIDGE PLACE</td>
<td>213051</td>
<td>SILOPANNA LLC</td>
<td>3940 BEE CAVE RD STE C160 WEST LAKE HILLS, TX 78740 6430</td>
<td>1923</td>
<td>Prairie Influence</td>
<td>C</td>
<td>Residential</td>
<td>Residential</td>
<td>Yes</td>
</tr>
<tr>
<td>78</td>
<td>410 W 32nd St.</td>
<td>W 32nd St.</td>
<td>E55FT OF LOT 51 BLK 5 OLT 74 DIV D ALDRIDGE PLACE</td>
<td>212769</td>
<td>PARSEGAN HOMER &amp; PHYLLIS KALMAZ</td>
<td>410 W 32nd St. AUSTIN, TX 78705</td>
<td>1933</td>
<td>Spanish Eclectic</td>
<td>C</td>
<td>Residential</td>
<td>Residential</td>
<td>Yes</td>
</tr>
<tr>
<td>79</td>
<td>412 W 32nd St.</td>
<td>W 32nd St.</td>
<td>LOT 49 * &amp; W5FT OF LOT 51 BLK 5 OLT 74 DIV D ALDRIDGE PLACE</td>
<td>212761</td>
<td>HATFIELD THOMAS M</td>
<td>3404 NORTHWOOD CIR AUSTIN, TX 78703</td>
<td>1916</td>
<td>Prairie/ Mission/Craftsman</td>
<td>C</td>
<td>Residential</td>
<td>Residential</td>
<td>Yes</td>
</tr>
<tr>
<td>80</td>
<td>415 W 32nd St.</td>
<td>W 32nd St.</td>
<td>LOT 48 BLK 6 OLT 74 DIV D ALDRIDGE PLACE</td>
<td>211194</td>
<td>BONNER IAN &amp; RICHARD E BONNER &amp; SUSAN J PRYOR</td>
<td>415 W 32nd St. AUSTIN, TX 78705</td>
<td>1925</td>
<td>Craftsman</td>
<td>C</td>
<td>Residential</td>
<td>Residential</td>
<td>Yes</td>
</tr>
<tr>
<td>97</td>
<td>550 W 32nd St.</td>
<td>W 32nd St.</td>
<td>ALDRIDGE PLACE COLUMNS</td>
<td>213018</td>
<td>JESTER AMANDA KAY</td>
<td>100 W 33 ST AUSTIN, TX 78705</td>
<td>1925</td>
<td>Prairie School</td>
<td>C</td>
<td>Residential</td>
<td>Residential</td>
<td>Yes</td>
</tr>
<tr>
<td>1</td>
<td>100 W 33rd St.</td>
<td>W 33rd St.</td>
<td>LOT 1 BLK 1 OLT 74 DIV D ALDRIDGE PLACE</td>
<td>213071</td>
<td>DAVIS JOHN H &amp; BARBARA L</td>
<td>101 W 33 ST AUSTIN, TX 78705</td>
<td>1940</td>
<td>Colonial Revival</td>
<td>C</td>
<td>Residential</td>
<td>Residential</td>
<td>Yes</td>
</tr>
<tr>
<td>2</td>
<td>100 W 33rd St.</td>
<td>W 33rd St.</td>
<td>LOT 3 * &amp; E14FT OF LOT 5 BLK 1 OLT 74 DIV D ALDRIDGE PLACE</td>
<td>213072</td>
<td>BUTTREY JERROLD SCOUTT</td>
<td>105 W 33 ST AUSTIN, TX 78705</td>
<td>1923</td>
<td>Prairie School</td>
<td>C</td>
<td>Residential</td>
<td>Residential</td>
<td>Yes</td>
</tr>
<tr>
<td>3</td>
<td>101 W 33rd St.</td>
<td>W 33rd St.</td>
<td>LOT 4 &amp; S18FT OF LOT 2 BLK 2 OLT 74 DIV D ALDRIDGE PLACE</td>
<td>213073</td>
<td>DAVIS MIKE &amp; SUSAN</td>
<td>602 LAS LOMAS WEST LAKE HILLS, 78746</td>
<td>1923</td>
<td>Mediterranean Revival</td>
<td>C</td>
<td>Residential</td>
<td>Residential</td>
<td>Yes</td>
</tr>
<tr>
<td>4</td>
<td>102 W 33rd St.</td>
<td>W 33rd St.</td>
<td>LOT 6 * &amp; E15FT OF LOT 8 BLK 2 OLT 74 DIV D ALDRIDGE PLACE</td>
<td>213074</td>
<td>BINKLEY ROGER A &amp; CHRISTIE A</td>
<td>105 W 33 ST AUSTIN, TX 78705</td>
<td>1923</td>
<td>Mediterranean Revival</td>
<td>C</td>
<td>Residential</td>
<td>Residential</td>
<td>Yes</td>
</tr>
<tr>
<td>5</td>
<td>103 W 33rd St.</td>
<td>W 33rd St.</td>
<td>LOT 8 &amp; E5FT OF LOT 10 BLK 2 OLT 74 DIV D ALDRIDGE PLACE</td>
<td>213075</td>
<td>COLE DENNIS C &amp; ELIZABETH S</td>
<td>109 W 33 ST AUSTIN, TX 78705</td>
<td>1925</td>
<td>Spanish Eclectic</td>
<td>C</td>
<td>Residential</td>
<td>Residential</td>
<td>Yes</td>
</tr>
<tr>
<td>6</td>
<td>104 W 33rd St.</td>
<td>W 33rd St.</td>
<td>LOT 12 * &amp; E9FT OF LOT 14 BLK 2 OLT 74 DIV D ALDRIDGE PLACE</td>
<td>213076</td>
<td>COLE DENNIS C &amp; ELIZABETH S</td>
<td>109 W 33 ST AUSTIN, TX 78705</td>
<td>1920</td>
<td>Georgian Revival</td>
<td>C</td>
<td>Residential</td>
<td>Residential</td>
<td>Yes</td>
</tr>
<tr>
<td>Map Key</td>
<td>Address Number</td>
<td>Street Name</td>
<td>Legal Description</td>
<td>Property ID</td>
<td>Owner's Name</td>
<td>Owner's Address</td>
<td>Construction Date</td>
<td>Architectural Style</td>
<td>Contribution Status</td>
<td>Historic Use</td>
<td>Current Use</td>
<td>Owner's Support</td>
</tr>
<tr>
<td>---------</td>
<td>----------------</td>
<td>-------------</td>
<td>-------------------</td>
<td>-------------</td>
<td>--------------</td>
<td>-----------------</td>
<td>------------------</td>
<td>-------------------</td>
<td>--------------------</td>
<td>-------------</td>
<td>------------</td>
<td>-----------------</td>
</tr>
<tr>
<td>11</td>
<td>110</td>
<td>W 33rd St.</td>
<td>LOT 11 * &amp; W20FT OF LOT 13 BLK 1 OLT 74 DIV D ALDRIDGE PLACE</td>
<td>213014</td>
<td>ARCE ALEGRIA</td>
<td>110 W 33 ST AUSTIN, TX 78705</td>
<td>1923</td>
<td>Italian Renaissance Revival</td>
<td>C</td>
<td>Residential</td>
<td>Residential</td>
<td>Yes</td>
</tr>
<tr>
<td>12</td>
<td>111</td>
<td>W 33rd St.</td>
<td>W47FT OF LOT 14 * &amp; E6.62FT OF LOT 16 BLK 2 OLT 74 DIV D ALDRIDGE PLACE</td>
<td>213086</td>
<td>BROWNE JULIANNE H</td>
<td>112 W 33 ST AUSTIN, TX 78705</td>
<td>1932</td>
<td>Prairie Influence</td>
<td>C</td>
<td>Residential</td>
<td>Residential</td>
<td>No</td>
</tr>
<tr>
<td>13</td>
<td>112</td>
<td>W 33rd St.</td>
<td>W52.9FT OF LOT 16 BLK 2 OLT 74 DIV D ALDRIDGE PLACE</td>
<td>213067</td>
<td>VINEGAR ABBY L &amp; BRANDON TUCKER</td>
<td>113 W 33 ST AUSTIN, TX 78705</td>
<td>1930</td>
<td>Greek Revival</td>
<td>C</td>
<td>Residential</td>
<td>Residential</td>
<td>Yes</td>
</tr>
<tr>
<td>14</td>
<td>113</td>
<td>W 33rd St.</td>
<td>LOT 15 BLK 1 OLT 74 DIV D ALDRIDGE PLACE</td>
<td>213012</td>
<td>JORMAYVAZ ROBERT &amp; LOUISA</td>
<td>707 17th STE 4200 DENVER, CO 80202</td>
<td>1929</td>
<td>Lot Only</td>
<td>Lot</td>
<td>Lot</td>
<td>Yes</td>
<td></td>
</tr>
<tr>
<td>15</td>
<td>114</td>
<td>W 33rd St.</td>
<td>LOT 17 BLK 1 OLT 74 DIV D ALDRIDGE PLACE</td>
<td>213011</td>
<td>PRINCE EDWARD R &amp; CATHERINE C</td>
<td>200 W 33 ST AUSTIN, TX 78705</td>
<td>1922</td>
<td>Spanish Eclectic</td>
<td>C</td>
<td>Residential</td>
<td>Residential</td>
<td>Yes</td>
</tr>
<tr>
<td>16</td>
<td>200</td>
<td>W 33rd St.</td>
<td>0.1400 AC OF LOT 18 BLK 3 OLT 74 DIV D ALDRIDGE PLACE</td>
<td>213060</td>
<td>PALLAS SPIROS</td>
<td>1218 20TH ST S ARLINGTON, VA 22202</td>
<td>1929</td>
<td>Tudor Revival</td>
<td>C</td>
<td>Residential</td>
<td>Residential</td>
<td>Yes</td>
</tr>
<tr>
<td>17</td>
<td>201</td>
<td>W 33rd St.</td>
<td>E50FT OF LOT 19 BLK 1 OLT 74 DIV D ALDRIDGE PLACE</td>
<td>213010</td>
<td>ADAMS CHRISTOPHER T &amp; CHRISTINA</td>
<td>202 W 33 ST AUSTIN, TX 78705</td>
<td>2015</td>
<td>Greek Revival</td>
<td>NC</td>
<td>Residential</td>
<td>Residential</td>
<td>Yes</td>
</tr>
<tr>
<td>18</td>
<td>202</td>
<td>W 33rd St.</td>
<td>N107FT OF LOT 20 BLK 3 OLT 74 DIV D ALDRIDGE PLACE</td>
<td>213095</td>
<td>BRANNON JACK G JR</td>
<td>203 W 33 ST AUSTIN, TX 78705</td>
<td>1927</td>
<td>Craftsman</td>
<td>C</td>
<td>Residential</td>
<td>Residential</td>
<td>Yes</td>
</tr>
<tr>
<td>19</td>
<td>203</td>
<td>W 33rd St.</td>
<td>W10FT OF LOT 19 * &amp; E40FT OF LOT 21 BLK 1 OLT 74 DIV D ALDRIDGE PLACE</td>
<td>213009</td>
<td>COATS TERRE</td>
<td>204 W 33 ST AUSTIN, TX 78705</td>
<td>1932</td>
<td>Tudor Revival</td>
<td>C</td>
<td>Residential</td>
<td>Residential</td>
<td>Yes</td>
</tr>
<tr>
<td>20</td>
<td>204</td>
<td>W 33rd St.</td>
<td>LOT 22 BLK 3 OLT 74 DIV D ALDRIDGE PLACE</td>
<td>213058</td>
<td>KENS PAUL &amp; CARLA UNDERHILL</td>
<td>205 W 33 ST AUSTIN, TX 78705</td>
<td>1922</td>
<td>Colonial Revival</td>
<td>C</td>
<td>Residential</td>
<td>Residential</td>
<td>Yes</td>
</tr>
<tr>
<td>21</td>
<td>205</td>
<td>W 33rd St.</td>
<td>LOT 23 * &amp; W20FT OF LOT 21 BLK 1 OLT 74 DIV D ALDRIDGE PLACE</td>
<td>213008</td>
<td>MAYOFF ROBERT S &amp; DELIA M</td>
<td>1204 W 39 AUSTIN, TX 78756</td>
<td>1927</td>
<td>Colonial/Tudor Revival</td>
<td>C</td>
<td>Residential</td>
<td>Residential</td>
<td>No</td>
</tr>
<tr>
<td>22</td>
<td>206</td>
<td>W 33rd St.</td>
<td>LOT 24 * LESS SW TRI OF BLK 3 OLT 74 DIV D ALDRIDGE PLACE</td>
<td>213057</td>
<td>BEINKE JANET C</td>
<td>207 W 33 ST AUSTIN, TX 78705</td>
<td>1927</td>
<td>Craftsman</td>
<td>C</td>
<td>Residential</td>
<td>Residential</td>
<td>Yes</td>
</tr>
<tr>
<td>23</td>
<td>207</td>
<td>W 33rd St.</td>
<td>LOT 25 BLK 1 OLT 74 DIV D ALDRIDGE PLACE</td>
<td>213007</td>
<td>OTOOLE MICHAEL S &amp; LISA A PAULSON</td>
<td>208 W 33 ST AUSTIN, TX 78705</td>
<td>1927</td>
<td>Craftsman</td>
<td>C</td>
<td>Residential</td>
<td>Residential</td>
<td>Yes</td>
</tr>
<tr>
<td>24</td>
<td>208</td>
<td>W 33rd St.</td>
<td>LOT 26 &amp; SW TRI OF LOT 24 BLK 3 OLT 74 DIV D ALDRIDGE PLACE</td>
<td>213055</td>
<td>LECLAIR CAROLE A &amp; JAMES W MILLER</td>
<td>209 W 33 ST AUSTIN, TX 78705</td>
<td>1927</td>
<td>Craftsman</td>
<td>C</td>
<td>Residential</td>
<td>Residential</td>
<td>Yes</td>
</tr>
<tr>
<td>25</td>
<td>209</td>
<td>W 33rd St.</td>
<td>LOT 27 &amp; SW TRI OF LOT 25 BLK 1 OLT 74 DIV D ALDRIDGE PLACE</td>
<td>213055</td>
<td>LECLAIR CAROLE A &amp; JAMES W MILLER</td>
<td>209 W 33 ST AUSTIN, TX 78705</td>
<td>1935</td>
<td>Craftsman</td>
<td>C</td>
<td>Residential</td>
<td>Residential</td>
<td>Yes</td>
</tr>
<tr>
<td>Map Key</td>
<td>Address Number</td>
<td>Street Name</td>
<td>Legal Description</td>
<td>Property ID</td>
<td>Owner's Name</td>
<td>Owner's Address</td>
<td>Construction Date</td>
<td>Architectural Style</td>
<td>Contributing Status</td>
<td>Historic Use</td>
<td>Current Use</td>
<td>Owner's Support</td>
</tr>
<tr>
<td>---------</td>
<td>----------------</td>
<td>-------------</td>
<td>------------------</td>
<td>------------</td>
<td>--------------</td>
<td>----------------</td>
<td>------------------</td>
<td>------------------</td>
<td>------------------</td>
<td>-------------</td>
<td>------------</td>
<td>----------------</td>
</tr>
<tr>
<td>26</td>
<td>210</td>
<td>W 33rd St.</td>
<td>LOT 27B ALDRIDGE PLACE RESUB OF LOT 27 BLK 1</td>
<td>701859</td>
<td>HUTCHESON MARK S &amp; SHANNON N</td>
<td>210 W 33 ST AUSTIN, TX 78705</td>
<td>1922</td>
<td>Vernacular</td>
<td>C</td>
<td>Residential</td>
<td>Residential</td>
<td>Yes</td>
</tr>
<tr>
<td>27</td>
<td>212</td>
<td>W 33rd St.</td>
<td>LOT 29 BLK 1 OLT 74 DIV D ALDRIDGE PLACE</td>
<td>213003</td>
<td>BOWMAN ANDREW W &amp; RACHEL LOMAS</td>
<td>212 W 33 ST AUSTIN, TX 78705</td>
<td>1929</td>
<td>Tudor Revival</td>
<td>C</td>
<td>Residential</td>
<td>Residential</td>
<td>Yes</td>
</tr>
<tr>
<td>27.5</td>
<td>212.5</td>
<td>W 33rd St.</td>
<td>LOT 29 BLK 1 OLT 74 DIV D ALDRIDGE PLACE</td>
<td>213003</td>
<td>BOWMAN ANDREW W &amp; RACHEL LOMAS</td>
<td>212 W 33 ST AUSTIN, TX 78705</td>
<td>1929</td>
<td>Tudor Revival</td>
<td>C</td>
<td>Residential</td>
<td>Residential</td>
<td>Yes</td>
</tr>
<tr>
<td>28</td>
<td>400</td>
<td>W 33rd St.</td>
<td>LOT 31 BLK 4 OLT 74 DIV D ALDRIDGE PLACE</td>
<td>213002</td>
<td>LEVY RICHARD SIDNEY &amp; KENDALL LANGDON</td>
<td>400 W 33 ST AUSTIN, TX 78705</td>
<td>1917</td>
<td>Prairie Influence</td>
<td>C</td>
<td>Residential</td>
<td>Residential</td>
<td>Yes</td>
</tr>
<tr>
<td>28.5</td>
<td>400.5</td>
<td>W 33rd St.</td>
<td>LOT 31 BLK 4 OLT 74 DIV D ALDRIDGE PLACE</td>
<td>213002</td>
<td>LEVY RICHARD SIDNEY &amp; KENDALL LANGDON</td>
<td>400 W 33 ST AUSTIN, TX 78705</td>
<td>2006</td>
<td>Contemporary</td>
<td>NC</td>
<td>Residential</td>
<td>Residential</td>
<td>Yes</td>
</tr>
<tr>
<td>29</td>
<td>404</td>
<td>W 33rd St.</td>
<td>LOT 33 * &amp; W12FT OF LOT 31 BLK 4 OLT 74 DIV D ALDRIDGE PLACE</td>
<td>213001</td>
<td>FEIST MARK WALTON</td>
<td>404 W 33 ST AUSTIN, TX 78705</td>
<td>1922</td>
<td>Craftsman</td>
<td>C</td>
<td>Residential</td>
<td>Residential</td>
<td>Yes</td>
</tr>
<tr>
<td>29.5</td>
<td>404.5</td>
<td>W 33rd St.</td>
<td>LOT 33 * &amp; W12FT OF LOT 31 BLK 4 OLT 74 DIV D ALDRIDGE PLACE</td>
<td>213001</td>
<td>FEIST MARK WALTON</td>
<td>404 W 33 ST AUSTIN, TX 78705</td>
<td>1935</td>
<td>Vernacular: Garage Apartment</td>
<td>C</td>
<td>Residential</td>
<td>Residential</td>
<td>Yes</td>
</tr>
<tr>
<td>30</td>
<td>405</td>
<td>W 33rd St.</td>
<td>LOT 36 &amp; 0.0278 AC OF LOT 38 BLK 5 OLT 74 DIV D ALDRIDGE PLACE</td>
<td>213042</td>
<td>MAXWELL MADELINE M</td>
<td>405 W 33 ST AUSTIN, TX 78705</td>
<td>1953</td>
<td>Ranch Style</td>
<td>C</td>
<td>Residential</td>
<td>Residential</td>
<td>Yes</td>
</tr>
<tr>
<td>31</td>
<td>406</td>
<td>W 33rd St.</td>
<td>LOT 35 BLK 4 OLT 74 DIV D ALDRIDGE PLACE</td>
<td>213000</td>
<td>BAKER ROBERT A JR</td>
<td>1067 SUNFLOWER TRL AUSTIN, TX 78745</td>
<td>1839</td>
<td>Colonial Revival</td>
<td>C</td>
<td>Residential</td>
<td>Residential</td>
<td>Yes</td>
</tr>
<tr>
<td>31.5</td>
<td>406.5</td>
<td>W 33rd St.</td>
<td>LOT 36 * LESS E7FT OF BLK 5 OLT 74 DIV D ALDRIDGE PLACE</td>
<td>213042</td>
<td>BAKER ROBERT A JR</td>
<td>1067 SUNFLOWER TRL AUSTIN, TX 78745</td>
<td>1839</td>
<td>Vernacular: Garage Apartment</td>
<td>C</td>
<td>Residential</td>
<td>Residential</td>
<td>Yes</td>
</tr>
<tr>
<td>32</td>
<td>407</td>
<td>W 33rd St.</td>
<td>LOT 37 BLK 4 OLT 74 DIV D ALDRIDGE PLACE</td>
<td>212999</td>
<td>RIVERO CARINA E</td>
<td>1507 FALCON LEDGE DR AUSTIN, TX 78745</td>
<td>1827</td>
<td>Tudor Revival</td>
<td>NC</td>
<td>Residential</td>
<td>Residential</td>
<td>Yes</td>
</tr>
<tr>
<td>33</td>
<td>408</td>
<td>W 33rd St.</td>
<td>LOT 38 BLK 4 OLT 74 DIV D ALDRIDGE PLACE</td>
<td>213041</td>
<td>RIVERO CARINA E</td>
<td>1507 FALCON LEDGE DR AUSTIN, TX 78745</td>
<td>1827</td>
<td>Vernacular: Garage Apartment</td>
<td>C</td>
<td>Residential</td>
<td>Residential</td>
<td>Yes</td>
</tr>
<tr>
<td>33.5</td>
<td>408.5</td>
<td>W 33rd St.</td>
<td>LOT 38 BLK 4 OLT 74 DIV D ALDRIDGE PLACE</td>
<td>213041</td>
<td>RIVERO CARINA E</td>
<td>1507 FALCON LEDGE DR AUSTIN, TX 78745</td>
<td>1827</td>
<td>Vernacular: Garage Apartment</td>
<td>C</td>
<td>Residential</td>
<td>Residential</td>
<td>Yes</td>
</tr>
<tr>
<td>34</td>
<td>500</td>
<td>W 33rd St.</td>
<td>LOT 39 BLK 4 OLT 74 DIV D ALDRIDGE PLACE</td>
<td>212896</td>
<td>HUDDLESTON PATRICK &amp; JULIANE</td>
<td>1009 SPRING DR WEST LAKE HILLS, 78746</td>
<td>1937</td>
<td>Art Moderne</td>
<td>C</td>
<td>Residential</td>
<td>Residential</td>
<td>Yes</td>
</tr>
<tr>
<td>34.5</td>
<td>500.5</td>
<td>W 33rd St.</td>
<td>LOT 39 BLK 4 OLT 74 DIV D ALDRIDGE PLACE</td>
<td>212896</td>
<td>HUDDLESTON PATRICK &amp; JULIANE</td>
<td>1009 SPRING DR WEST LAKE HILLS, 78746</td>
<td>1937</td>
<td>Vernacular: Garage Apartment</td>
<td>C</td>
<td>Residential</td>
<td>Residential</td>
<td>Yes</td>
</tr>
<tr>
<td>35</td>
<td>501</td>
<td>W 33rd St.</td>
<td>LOT 40 BLK 5 OLT 74 DIV D ALDRIDGE PLACE</td>
<td>213040</td>
<td>REINARZ LISA CHRISTINE</td>
<td>75 W END AVE, APT C16J NEW YORK, NY 10023-7884</td>
<td>1935</td>
<td>Tudor Revival</td>
<td>C</td>
<td>Residential</td>
<td>Residential</td>
<td>Yes</td>
</tr>
<tr>
<td>36</td>
<td>502</td>
<td>W 33rd St.</td>
<td>LOT 41 BLK 4 OLT 74 DIV D ALDRIDGE PLACE</td>
<td>212738</td>
<td>MILLER LAURENCE D III</td>
<td>502 W 33 ST AUSTIN, TX 78705</td>
<td>1937</td>
<td>Colonial Revival</td>
<td>C</td>
<td>Residential</td>
<td>Residential</td>
<td>Yes</td>
</tr>
</tbody>
</table>
## Appendix B-1: Aldridge Place Inventory of Properties and Resources Sorted by Street Number

<table>
<thead>
<tr>
<th>Map Key</th>
<th>Address Number</th>
<th>Street Name</th>
<th>Legal Description</th>
<th>Property ID</th>
<th>Owner's Name</th>
<th>Owner's Address</th>
<th>Construction Date</th>
<th>Architectural Style</th>
<th>Contributing Status</th>
<th>Historic Use</th>
<th>Current Use</th>
<th>Owner's Support</th>
</tr>
</thead>
<tbody>
<tr>
<td>37</td>
<td>503</td>
<td>W 33rd St.</td>
<td>LOT 42 &amp; W10FT OF LOT 40 BLK 5 OLT 74 DIV D ALDRIDGE PLACE</td>
<td>212759</td>
<td>SMITH ANDREW K &amp; LINDSEY L</td>
<td>503 W 33 ST AUSTIN, TX 78705</td>
<td>1924</td>
<td>Prairie School</td>
<td>C</td>
<td>Residential</td>
<td>Residential</td>
<td>Yes</td>
</tr>
<tr>
<td>38</td>
<td>504</td>
<td>W 33rd St.</td>
<td>LOT E HEMPHILL PARK TOWNHOMES</td>
<td>212742</td>
<td>ROBERTUS JON &amp; POLLY ROBERTUS</td>
<td>504 W 33 ST AUSTIN, TX 78705</td>
<td>1980</td>
<td>French/New Orleans</td>
<td>NC</td>
<td>Residential</td>
<td>Residential</td>
<td>Yes</td>
</tr>
<tr>
<td>39</td>
<td>506</td>
<td>W 33rd St.</td>
<td>LOT D HEMPHILL PARK TOWNHOMES</td>
<td>212741</td>
<td>STAHL DALE O &amp; VALERIE J</td>
<td>506 W 33 ST AUSTIN, TX 78705</td>
<td>1960</td>
<td>French/New Orleans</td>
<td>NC</td>
<td>Residential</td>
<td>Residential</td>
<td>Yes</td>
</tr>
<tr>
<td>40</td>
<td>507</td>
<td>W 33rd St.</td>
<td>NS4.5FT OF LOT 44848' 3602FT IN LOT 44 BLK 5 OLT 74 DIV D ALDRIDGE PLACE</td>
<td>212758</td>
<td>HATFIELD THOMAS M &amp; CAROL S</td>
<td>3404 NORTHWOOD CIR AUSTIN, TX 78703</td>
<td>1918</td>
<td>Craftsman</td>
<td>C</td>
<td>Residential</td>
<td>Residential</td>
<td>Yes</td>
</tr>
<tr>
<td>41</td>
<td>508</td>
<td>W 33rd St.</td>
<td>LOT C HEMPHILL PARK TOWNHOMES</td>
<td>212740</td>
<td>BLISS ROBERT E &amp; HENRY W THORNTON</td>
<td>1433 MOUNT VERNON ST AUSTIN, TX 78706</td>
<td>1960</td>
<td>French/New Orleans</td>
<td>NC</td>
<td>Residential</td>
<td>Residential</td>
<td>Yes</td>
</tr>
<tr>
<td>42</td>
<td>510</td>
<td>W 33rd St.</td>
<td>LOT B HEMPHILL PARK TOWNHOMES</td>
<td>212739</td>
<td>JONES ANDRiAS R &amp; SAM FOSS &amp; REBECCA JONES</td>
<td>510 W 33 ST AUSTIN, TX 78705</td>
<td>1960</td>
<td>French/New Orleans</td>
<td>NC</td>
<td>Residential</td>
<td>Residential</td>
<td>Yes</td>
</tr>
<tr>
<td>43</td>
<td>512</td>
<td>W 33rd St.</td>
<td>LOT A HEMPHILL PARK TOWNHOMES</td>
<td>212737</td>
<td>BONER GRACE &amp; CHARLES</td>
<td>512 W 33 ST AUSTIN, TX 78705</td>
<td>1960</td>
<td>French/New Orleans</td>
<td>NC</td>
<td>Residential</td>
<td>Residential</td>
<td>Yes</td>
</tr>
<tr>
<td>46</td>
<td>530</td>
<td>W 33rd St.</td>
<td>ALDRIDGE PLACE COLUMNS</td>
<td>212630</td>
<td>IVerson richard m &amp; nancy owen</td>
<td>506 W 34 ST AUSTIN, TX 78705</td>
<td>1950</td>
<td>Postwar Modern</td>
<td>C</td>
<td>Residential</td>
<td>Residential</td>
<td>Yes</td>
</tr>
<tr>
<td>44.1</td>
<td>500</td>
<td>W 34th St.</td>
<td>LOT 54-A RESUB OF LOT 54 BLK 6 ALDRIDGE PLACE</td>
<td>212630</td>
<td>IVerson richard m &amp; nancy owen</td>
<td>506 W 34 ST AUSTIN, TX 78705</td>
<td>1950</td>
<td>Postwar Modern</td>
<td>C</td>
<td>Residential</td>
<td>Residential</td>
<td>Yes</td>
</tr>
<tr>
<td>44.2</td>
<td>502</td>
<td>W 34th St.</td>
<td>LOT 54-A RESUB OF LOT 54 BLK 6 ALDRIDGE PLACE</td>
<td>212630</td>
<td>IVerson richard m &amp; nancy owen</td>
<td>506 W 34 ST AUSTIN, TX 78705</td>
<td>1950</td>
<td>Postwar Modern</td>
<td>C</td>
<td>Residential</td>
<td>Residential</td>
<td>Yes</td>
</tr>
<tr>
<td>44.3</td>
<td>504</td>
<td>W 34th St.</td>
<td>NS4.35FT OF 202.93FT AV OF BLK 6 OLT 77 DIV D BUDDINGTON SUBD</td>
<td>212630</td>
<td>IVerson richard m &amp; nancy owen</td>
<td>506 W 34 ST AUSTIN, TX 78705</td>
<td>1950</td>
<td>Postwar Modern</td>
<td>C</td>
<td>Residential</td>
<td>Residential</td>
<td>Yes</td>
</tr>
<tr>
<td>44.4</td>
<td>506-508</td>
<td>W 34th St.</td>
<td>LOT 54-A RESUB OF LOT 54 BLK 6 ALDRIDGE PLACE</td>
<td>212630</td>
<td>IVerson richard m &amp; nancy owen</td>
<td>506 W 34 ST AUSTIN, TX 78705</td>
<td>1950</td>
<td>Postwar Modern</td>
<td>C</td>
<td>Residential</td>
<td>Residential</td>
<td>Yes</td>
</tr>
<tr>
<td>98</td>
<td>3117</td>
<td>GUAdalUe</td>
<td>LOT 47 BLK 5 ALDRIDGE PLACE OLT 74 DIV D</td>
<td>211213</td>
<td>BARKLEY HOUSE HOLDINGS LP</td>
<td>3117 GUADALUPE AUSTIN, TX 78705</td>
<td>1924</td>
<td>Colonial Revival</td>
<td>C</td>
<td>Residential</td>
<td>Office</td>
<td>Yes</td>
</tr>
<tr>
<td>81</td>
<td>3201</td>
<td>GUADALUpe</td>
<td>LOT 47 BLK 5 ALDRIDGE PLACE OLT 74 DIV D</td>
<td>212703</td>
<td>CHEN WANG REAL ESTATE GROUP LLC</td>
<td>2305 BONITA ST AUSTIN, TX 78703-1705</td>
<td>1929</td>
<td>Colonial Revival</td>
<td>C</td>
<td>Residential</td>
<td>Residential</td>
<td>Yes</td>
</tr>
<tr>
<td>45</td>
<td>3205</td>
<td>GUAdalUpe</td>
<td>$50.95FT OF LOT 46' &amp; $50.95FT OF W20FT AND $30.5FT OF E20FT OF LOT 44 BLK 5 OLT 74 DIV D ALDRIDGE PLACE</td>
<td>212765</td>
<td>MCCANDLESS ANN SHERIDAN TRUST &amp; LLOYD E III &amp; GREGORY L &amp; JAMES SEMIS</td>
<td>4100 DUVAL RD BLDG 1 AUSTIN, TX 78759</td>
<td>1915</td>
<td>Free Classic</td>
<td>C</td>
<td>Residential</td>
<td>Residential</td>
<td>Yes</td>
</tr>
<tr>
<td>99</td>
<td>3006</td>
<td>HEMPHILL PARK</td>
<td>LOT 11 BLK 9 OLT 73 DIV D FRUITHADDEN</td>
<td>210342</td>
<td>SPENCER HELEN VAN HOOK</td>
<td>1223 NEAL Pickett DR COLLEGE STATION , TX 77440</td>
<td>1935</td>
<td>Colonial Revival</td>
<td>C</td>
<td>Residential</td>
<td>Residential</td>
<td>Yes</td>
</tr>
<tr>
<td>100</td>
<td>3008</td>
<td>HEMPHILL PARK</td>
<td>LOT 10 BLK 9 OLT 73 DIV D FRUITHADDEN</td>
<td>210341</td>
<td>WOOLLET DAVID WILLIAM PAUL</td>
<td>500 E 32ND ST AUSTIN, TX 78705</td>
<td>1930</td>
<td>Tudor Revival</td>
<td>C</td>
<td>Residential</td>
<td>Residential</td>
<td>Yes</td>
</tr>
<tr>
<td>101</td>
<td>3010</td>
<td>HEMPHILL PARK</td>
<td>LOT 8 BLK 9 OLT 73 DIV D FRUITHADDEN</td>
<td>210340</td>
<td>DOGBINS PIKE II</td>
<td>3205 GREENLAWN PKWY AUSTIN, TX 78757</td>
<td>1952</td>
<td>No Style</td>
<td>C</td>
<td>Residential</td>
<td>Residential</td>
<td>Yes</td>
</tr>
<tr>
<td>Map Key</td>
<td>Address Number</td>
<td>Street Name</td>
<td>Legal Description</td>
<td>Property ID</td>
<td>Owner's Name</td>
<td>Owner's Address</td>
<td>Construction Date</td>
<td>Architectural Style</td>
<td>Contributing Status</td>
<td>Historic Use</td>
<td>Current Use</td>
<td>Owner's Support</td>
</tr>
<tr>
<td>---------</td>
<td>----------------</td>
<td>-------------------</td>
<td>-----------------------------------------------------------------------------------</td>
<td>-------------</td>
<td>---------------------------</td>
<td>-------------------------------</td>
<td>-------------------</td>
<td>---------------------</td>
<td>---------------------</td>
<td>-------------</td>
<td>-------------</td>
<td>------------------</td>
</tr>
<tr>
<td>102</td>
<td>3014</td>
<td>HEMPHILL PARK</td>
<td>550FT OF LOT 66 &amp; 550FT OF E33FT AV LOT 66 BLK 6 OLT 74 DIV D ALDRIDGE PLACE</td>
<td>210339</td>
<td>SUTTON CODY</td>
<td>2235 SOUTH BLVD HOUSTON, TX 77008</td>
<td>1931</td>
<td>Craftsman</td>
<td>C</td>
<td>Residential</td>
<td>Residential</td>
<td></td>
</tr>
<tr>
<td>103</td>
<td>3102</td>
<td>HEMPHILL PARK</td>
<td>LOT 77 BLK 7 OLT 74 DIV D ALDRIDGE PLACE</td>
<td>210152</td>
<td>COELHO ALCYR</td>
<td>3102 HEMPHILL PARK AUSTIN, TX 78705</td>
<td>1970</td>
<td>No Style</td>
<td>NC</td>
<td>Residential</td>
<td>Residential</td>
<td></td>
</tr>
<tr>
<td>104</td>
<td>3104</td>
<td>HEMPHILL PARK</td>
<td>LOT 79 BLK 7 OLT 74 DIV D ALDRIDGE PLACE</td>
<td>210151</td>
<td>WOOLLETT FAMILY LIMITED PARTNERSHIP NO 1</td>
<td>500 E 32ND ST AUSTIN, TX 78705</td>
<td>1926</td>
<td>Spanish Eclectic</td>
<td>C</td>
<td>Residential</td>
<td>Residential</td>
<td></td>
</tr>
<tr>
<td>105</td>
<td>3106</td>
<td>HEMPHILL PARK</td>
<td>LOT 81 BLK 7 OLT 74 DIV D ALDRIDGE PLACE</td>
<td>210150</td>
<td>LUSKIN ROBERT C</td>
<td>3106 HEMPHILL PARK AUSTIN, TX 78705</td>
<td>1934</td>
<td>Craftsman</td>
<td>C</td>
<td>Residential</td>
<td>Residential</td>
<td></td>
</tr>
<tr>
<td>106</td>
<td>3107</td>
<td>HEMPHILL PARK</td>
<td>LOT 72 LESS NW TRI OF BLK 8 OLT 74 DIV D ALDRIDGE PLACE</td>
<td>210219</td>
<td>MARCOM MR &amp; AM LIVING TRUST</td>
<td>3107 HEMPHILL PARK AUSTIN, TX 78705</td>
<td>1945</td>
<td>Early Ranch</td>
<td>C</td>
<td>Residential</td>
<td>Residential</td>
<td>Yes</td>
</tr>
<tr>
<td>107</td>
<td>3111</td>
<td>HEMPHILL PARK</td>
<td>LOT 76 * &amp; 875FT OF LOT 78 BLK 8 OLT 74 DIV D ALDRIDGE PLACE</td>
<td>210220</td>
<td>SALINAS JESSE &amp; CLAUDIA ADRIANA ARANGO LOPEZ</td>
<td>823 KENSINGTON DR FREMONT, CA 94539</td>
<td>1921</td>
<td>Classical Revival</td>
<td>C</td>
<td>Residential</td>
<td>Residential</td>
<td></td>
</tr>
<tr>
<td>108</td>
<td>3115</td>
<td>HEMPHILL PARK</td>
<td>LOT 76 * &amp; 875FT OF LOT 78 BLK 8 OLT 74 DIV D ALDRIDGE PLACE</td>
<td>210221</td>
<td>WILLIS PATRICK M</td>
<td>3115 HEMPHILL PARK AUSTIN, TX 78705</td>
<td>1925</td>
<td>Craftsman</td>
<td>C</td>
<td>Residential</td>
<td>Residential</td>
<td></td>
</tr>
<tr>
<td>109</td>
<td>3117</td>
<td>HEMPHILL PARK</td>
<td>LOT 76 * &amp; 875FT OF LOT 78 BLK 8 OLT 74 DIV D ALDRIDGE PLACE</td>
<td>210222</td>
<td>HELLER BENJAMIN</td>
<td>3117 HEMPHILL PARK AUSTIN, TX 78705</td>
<td>1950</td>
<td>No Style</td>
<td>NC</td>
<td>Residential</td>
<td>Residential</td>
<td>Yes</td>
</tr>
<tr>
<td>110</td>
<td>3121</td>
<td>HEMPHILL PARK</td>
<td>W100FT OF LOT 82 BLK 8 OLT 74 DIV D ALDRIDGE PLACE</td>
<td>210185</td>
<td>CREW DAVID FRANCIS &amp; SARA ANN PIETSCH</td>
<td>3121 HEMPHILL PARK AUSTIN, TX 78705</td>
<td>1935</td>
<td>Colonial Revival</td>
<td>C</td>
<td>Residential</td>
<td>Residential</td>
<td>Yes</td>
</tr>
<tr>
<td>111</td>
<td>3123</td>
<td>HEMPHILL PARK</td>
<td>LOT 76 * &amp; 875FT OF LOT 78 BLK 8 OLT 74 DIV D ALDRIDGE PLACE</td>
<td>210186</td>
<td>GAMMON REGAN K</td>
<td>3125 HEMPHILL PARK AUSTIN, TX 78705</td>
<td>1933</td>
<td>Tudor Influence</td>
<td>C</td>
<td>Residential</td>
<td>Residential</td>
<td>Yes</td>
</tr>
<tr>
<td>112</td>
<td>3125</td>
<td>HEMPHILL PARK</td>
<td>LOT 76 * &amp; 875FT OF LOT 78 BLK 8 OLT 74 DIV D ALDRIDGE PLACE</td>
<td>210187</td>
<td>GAMMON WILLIAM III</td>
<td>3125 HEMPHILL PARK AUSTIN, TX 78705</td>
<td>1928</td>
<td>Colonial Revival</td>
<td>C</td>
<td>Residential</td>
<td>Residential</td>
<td>Yes</td>
</tr>
<tr>
<td>113</td>
<td>3200</td>
<td>HEMPHILL PARK</td>
<td>1096AC OF LOT 8789 BLK 5 OLT 74 DIV D ALDRIDGE PLACE</td>
<td>213046</td>
<td>NEFF DANIELLE J TRUST</td>
<td>3200 HEMPHILL PARK AUSTIN, TX 78705</td>
<td>1925</td>
<td>Craftsman</td>
<td>C</td>
<td>Residential</td>
<td>Residential</td>
<td></td>
</tr>
<tr>
<td>114</td>
<td>3202</td>
<td>HEMPHILL PARK</td>
<td>CEN 54.1FT OF LOT 8789 BLK 5 OLT 73 DIV D ALDRIDGE PLACE</td>
<td>213047</td>
<td>SIMPSON ZACHARY B</td>
<td>3202 HEMPHILL PARK AUSTIN, TX 78705</td>
<td>2005</td>
<td>Gaudi-esque</td>
<td>NC</td>
<td>Residential</td>
<td>Residential</td>
<td>No</td>
</tr>
<tr>
<td>115</td>
<td>3204</td>
<td>HEMPHILL PARK</td>
<td>NSSFT OF LOT 8789 BLK 5 OLT 74 DIV D ALDRIDGE PLACE</td>
<td>213046</td>
<td>HARRIS WILLIAM M &amp; ELIZABETH TRUSTES</td>
<td>4100 JACKSON AVE AUSTIN, TX 78731</td>
<td>1928</td>
<td>Craftsman</td>
<td>C</td>
<td>Residential</td>
<td>Residential</td>
<td>Yes</td>
</tr>
<tr>
<td>116</td>
<td>3206</td>
<td>HEMPHILL PARK</td>
<td>S54.8FT OF LOT 91,93,95 BLK 5 OLT 74 DIV D ALDRIDGE PLACE</td>
<td>213045</td>
<td>PRATHER WILLIAM P III</td>
<td>3206 HEMPHILL PARK AUSTIN, TX 78705</td>
<td>1928</td>
<td>Craftsman</td>
<td>C</td>
<td>Residential</td>
<td>Residential</td>
<td>Yes</td>
</tr>
</tbody>
</table>
### Appendix B-1: Aldridge Place Inventory of Properties and Resources Sorted by Street Number

<table>
<thead>
<tr>
<th>Map Key</th>
<th>Address Number</th>
<th>Street Name</th>
<th>Legal Description</th>
<th>Property ID</th>
<th>Owner's Name</th>
<th>Owner's Address</th>
<th>Construction Date</th>
<th>Architectural Style</th>
<th>Contributing Status</th>
<th>Historic Use</th>
<th>Current Use</th>
<th>Owner's Support</th>
</tr>
</thead>
<tbody>
<tr>
<td>117</td>
<td>3208</td>
<td>HEMPHILL PARK</td>
<td>0.1897 AC OF LOT 91.93,95 BLK 5 OLT 74 DIV D ALDRIDGE PLACE</td>
<td>213044</td>
<td>WIGINTON MELISSA &amp; DAVID F WHITE</td>
<td>3206 HEMPHILL PARK AUSTIN, TX 78705</td>
<td>1924</td>
<td>Craftsman</td>
<td>C</td>
<td>Residential</td>
<td>Residential</td>
<td>Yes</td>
</tr>
<tr>
<td>118</td>
<td>3210</td>
<td>HEMPHILL PARK</td>
<td>NS4FT OF LOT 91.93,95 BLK 5 OLT 74 DIV D ALDRIDGE PLACE</td>
<td>213043</td>
<td>WIGINTON JOYCE REAVES TRUSTEE</td>
<td>2014 KIMBROOK DR ROUND ROCK, TX 78881</td>
<td>1930</td>
<td>Colonial Revival influences</td>
<td>C</td>
<td>Residential</td>
<td>Residential</td>
<td>Yes</td>
</tr>
<tr>
<td>118.5</td>
<td>3210.5</td>
<td>HEMPHILL PARK</td>
<td>LOT 22 BLK 1 OLT 74 DIV D UNIVERSITY HEIGHTS</td>
<td>210173</td>
<td>MACKAY CAROL</td>
<td>100 LAUREL LN AUSTIN, TX 78705</td>
<td>1928</td>
<td>Tudor Revival</td>
<td>C</td>
<td>Residential</td>
<td>Residential</td>
<td>Yes</td>
</tr>
<tr>
<td>119</td>
<td>100</td>
<td>LAUREL LN</td>
<td>LOT 1 BLK 2 OLT 74 DIV D UNIVERSITY HEIGHTS</td>
<td>210206</td>
<td>ATCHISON ROBERT DAVID</td>
<td>101 LAUREL LN AUSTIN, TX 78705</td>
<td>1930</td>
<td>Spanish Eclectic</td>
<td>C</td>
<td>Residential</td>
<td>Residential</td>
<td>Yes</td>
</tr>
<tr>
<td>120</td>
<td>101</td>
<td>LAUREL LN</td>
<td>LOT 21 BLK 1 OLT 74 DIV D UNIVERSITY HEIGHTS</td>
<td>210174</td>
<td>DAMRON DORIS SUDER &amp; KEITH E TUCKER</td>
<td>15525 ROAD 36.1 MANCOS, CO 81328</td>
<td>1928</td>
<td>Spanish Eclectic</td>
<td>C</td>
<td>Residential</td>
<td>Residential</td>
<td>Yes</td>
</tr>
<tr>
<td>121</td>
<td>102</td>
<td>LAUREL LN</td>
<td>LOT 2 BLK 2 OLT 74 DIV D UNIVERSITY HEIGHTS</td>
<td>210205</td>
<td>HUMPHREY CHRISTY C</td>
<td>103 LAUREL LN AUSTIN, TX 78705</td>
<td>1928</td>
<td>Tudor Influence</td>
<td>C</td>
<td>Residential</td>
<td>Residential</td>
<td>Yes</td>
</tr>
<tr>
<td>122</td>
<td>103</td>
<td>LAUREL LN</td>
<td>LOT 20 BLK 1 OLT 74 DIV D UNIVERSITY HEIGHTS</td>
<td>210175</td>
<td>JACOBS JERALD E</td>
<td>104 LAUREL LN AUSTIN, TX 78705</td>
<td>1928</td>
<td>Tudor Revival</td>
<td>C</td>
<td>Residential</td>
<td>Residential</td>
<td>Yes</td>
</tr>
<tr>
<td>123</td>
<td>104</td>
<td>LAUREL LN</td>
<td>LOT 3 BLK 2 OLT 74 DIV D UNIVERSITY HEIGHTS</td>
<td>210204</td>
<td>LAROSE DAVID &amp; MARGARET</td>
<td>4600 RANGER CREEK RD BOERNE, TX 78006</td>
<td>1928</td>
<td>Prairie School</td>
<td>C</td>
<td>Residential</td>
<td>Residential</td>
<td>Yes</td>
</tr>
<tr>
<td>124</td>
<td>105</td>
<td>LAUREL LN</td>
<td>LOT 10 BLK 1 OLT 74 DIV V UNIVERSITY HEIGHTS</td>
<td>210176</td>
<td>BORGELT MARY ELLEN &amp; ROGER B</td>
<td>106 LAUREL LN AUSTIN, TX 78705</td>
<td>1928</td>
<td>Tudor Revival</td>
<td>C</td>
<td>Residential</td>
<td>Residential</td>
<td>Yes</td>
</tr>
<tr>
<td>125</td>
<td>106</td>
<td>LAUREL LN</td>
<td>LOT 4 BLK 2 OLT 74 DIV D UNIVERSITY HEIGHTS</td>
<td>210203</td>
<td>LONGORIA MARIO</td>
<td>107 LAUREL LN AUSTIN, TX 78705</td>
<td>1925</td>
<td>Mission Revival /Spanish Col Revival</td>
<td>C</td>
<td>Residential</td>
<td>Residential</td>
<td>Yes</td>
</tr>
<tr>
<td>126</td>
<td>107</td>
<td>LAUREL LN</td>
<td>LOT 18 BLK 1 OLT 74 DIV D UNIVERSITY HEIGHTS</td>
<td>210177</td>
<td>SIDES MARGARET BELL</td>
<td>PO BOX 302218 AUSTIN, TX 78703</td>
<td>1935</td>
<td>Tudor Revival</td>
<td>C</td>
<td>Residential</td>
<td>Residential</td>
<td>Yes</td>
</tr>
<tr>
<td>127</td>
<td>108</td>
<td>LAUREL LN</td>
<td>LOT 5 BLK 2 OLT 74 DIV D UNIVERSITY HEIGHTS</td>
<td>210202</td>
<td>MOADAM STEPHEN J</td>
<td>109 LAUREL LN AUSTIN, TX 78705</td>
<td>1934</td>
<td>Tudor Influence</td>
<td>C</td>
<td>Residential</td>
<td>Residential</td>
<td>Yes</td>
</tr>
<tr>
<td>128</td>
<td>109</td>
<td>LAUREL LN</td>
<td>LOT 17 BLK 1 OLT 74 DIV D UNIVERSITY HEIGHTS</td>
<td>210178</td>
<td>STEFANI DARIEN &amp; FRANCESCO</td>
<td>110 LAUREL LN AUSTIN, TX 78705</td>
<td>1928</td>
<td>Craftsman</td>
<td>C</td>
<td>Residential</td>
<td>Residential</td>
<td>Yes</td>
</tr>
<tr>
<td>129</td>
<td>110</td>
<td>LAUREL LN</td>
<td>LOT 6 BLK 2 OLT 74 DIV D UNIVERSITY HEIGHTS</td>
<td>210201</td>
<td>MAXWELL MARY GAY</td>
<td>111 LAUREL LN AUSTIN, TX 78705</td>
<td>1982</td>
<td>Colonial Revival</td>
<td>NC</td>
<td>Residential</td>
<td>Residential</td>
<td>Yes</td>
</tr>
<tr>
<td>130</td>
<td>111</td>
<td>LAUREL LN</td>
<td>LOT 10 BLK 1 OLT 74 DIV D UNIVERSITY HEIGHTS</td>
<td>210179</td>
<td>HRRROMO PROPERTIES SAN ANTONIO</td>
<td>PO BOX 302218 SAN ANTONIO, TX 78212</td>
<td>1928</td>
<td>Spanish Eclectic</td>
<td>C</td>
<td>Residential</td>
<td>Residential</td>
<td>Yes</td>
</tr>
<tr>
<td>131</td>
<td>112</td>
<td>LAUREL LN</td>
<td>LOT 7 BLK 2 OLT 74 DIV D UNIVERSITY HEIGHTS</td>
<td>210200</td>
<td>SLOAN SCOTT &amp; CLAYTON MAXWELL</td>
<td>113 LAUREL LN AUSTIN, TX 78705</td>
<td>1923</td>
<td>Craftsman</td>
<td>NC</td>
<td>Residential</td>
<td>Residential</td>
<td>Yes</td>
</tr>
<tr>
<td>Map Number</td>
<td>Address Number</td>
<td>Street Name</td>
<td>Legal Description</td>
<td>Property ID</td>
<td>Owner's Name</td>
<td>Owner's Address</td>
<td>Construction Date</td>
<td>Architectural Style</td>
<td>Contributing Status</td>
<td>Historic Use</td>
<td>Current Use</td>
<td>Owner's Support</td>
</tr>
<tr>
<td>------------</td>
<td>----------------</td>
<td>-------------</td>
<td>-------------------</td>
<td>-------------</td>
<td>--------------</td>
<td>----------------</td>
<td>-------------------</td>
<td>-------------------</td>
<td>-------------------</td>
<td>-------------</td>
<td>-------------</td>
<td>-----------------</td>
</tr>
<tr>
<td>133</td>
<td>114</td>
<td>LAUREL LN</td>
<td>LOT 10 BLK 1 OLT 74 DIV D UNIVERSITY HEIGHTS</td>
<td>210190</td>
<td>MARTIN JAMES LATHAM &amp; TORRI A WEATHERSBY</td>
<td>114 LAUREL LN AUSTIN, TX 78705</td>
<td>1928</td>
<td>Colonial Revival</td>
<td>C</td>
<td>Residential</td>
<td>Residential</td>
<td></td>
</tr>
<tr>
<td>134</td>
<td>115</td>
<td>LAUREL LN</td>
<td>LOT 6 BLK 2 OLT 74 DIV D UNIVERSITY HEIGHTS</td>
<td>210199</td>
<td>PREWITT FRANCES JAYNE</td>
<td>115 1/2 LAUREL LN AUSTIN, TX 78705</td>
<td>1933</td>
<td>Spanish Eclectic</td>
<td>C</td>
<td>Residential</td>
<td>Residential</td>
<td></td>
</tr>
<tr>
<td>135</td>
<td>116</td>
<td>LAUREL LN</td>
<td>LOT 14 BLK 1 OLT 74 DIV D UNIVERSITY HEIGHTS</td>
<td>210181</td>
<td>GABRAITH JAMES K</td>
<td>116 LAUREL LN AUSTIN, TX 78705</td>
<td>1936</td>
<td>Spanish Eclectic</td>
<td>NC</td>
<td>Residential</td>
<td>Residential</td>
<td></td>
</tr>
<tr>
<td>136</td>
<td>117</td>
<td>LAUREL LN</td>
<td>LOT 9 BLK 2 OLT 74 DIV D UNIVERSITY HEIGHTS</td>
<td>210198</td>
<td>SCHENKKAN PIETER M &amp; MARY F</td>
<td>117 LAUREL LN AUSTIN, TX 78705</td>
<td>1935</td>
<td>Spanish Eclectic</td>
<td>C</td>
<td>Residential</td>
<td>Residential</td>
<td></td>
</tr>
<tr>
<td>137</td>
<td>118</td>
<td>LAUREL LN</td>
<td>LOT 13 BLK 1 OLT 74 DIV D UNIVERSITY HEIGHTS</td>
<td>210182</td>
<td>WILLIAMS RONALD T &amp; JEAN M</td>
<td>116 LAUREL LN AUSTIN, TX 78705</td>
<td>1948</td>
<td>Mid-Century Modern</td>
<td>C</td>
<td>Residential</td>
<td>Residential</td>
<td></td>
</tr>
<tr>
<td>138</td>
<td>119</td>
<td>LAUREL LN</td>
<td>LOT 10 BLK 2 OLT 74 DIV D UNIVERSITY HEIGHTS</td>
<td>210183</td>
<td>MATHIS LAWRENCE C</td>
<td>119 LAUREL LN AUSTIN, TX 78705</td>
<td>1925</td>
<td>Vernacular</td>
<td>C</td>
<td>Residential</td>
<td>Residential</td>
<td></td>
</tr>
<tr>
<td>139</td>
<td>120</td>
<td>LAUREL LN</td>
<td>LOT 11 &amp; E36FT AV OF LOT 12 BLK 1 OLT 74 DIV D UNIVERSITY HEIGHTS</td>
<td>210196</td>
<td>SATURDAY HOOPS LLC</td>
<td>1120 S CAPITAL OF TEXAS HWY, BLDG 2 SUITE 300 AUSTIN, TX 78746</td>
<td>1935</td>
<td>Craftsman</td>
<td>C</td>
<td>Residential</td>
<td>Residential</td>
<td></td>
</tr>
<tr>
<td>140</td>
<td>121</td>
<td>LAUREL LN</td>
<td>PART OF LOT 62 BLK 8 OF ALDRIDGE PLACE &amp; PART OF LOT 12 BLK 1 OLT 74 DIV D UNIVERSITY HEIGHTS</td>
<td>210184</td>
<td>MCDONALD RINDALA</td>
<td>121 LAUREL LN AUSTIN, TX 78705</td>
<td>1937</td>
<td>Colonial Revival</td>
<td>C</td>
<td>Residential</td>
<td>Residential</td>
<td></td>
</tr>
<tr>
<td>141</td>
<td>122</td>
<td>LAUREL LN</td>
<td>W33FT OF LOT 12 BLK 2 OLT 74 DIV D UNIVERSITY HEIGHTS</td>
<td>210195</td>
<td>PRUITT KEVIN WARREN &amp; EILEEN P GILL</td>
<td>122 LAUREL LN AUSTIN, TX 78705</td>
<td>1932</td>
<td>Spanish Eclectic</td>
<td>C</td>
<td>Residential</td>
<td>Residential</td>
<td></td>
</tr>
<tr>
<td>142</td>
<td>123</td>
<td>LAUREL LN</td>
<td>S41FT OF LOT 18 &amp; 20 BLK 3 OLT 74 DIV D ALDRIDGE PLACE</td>
<td>210361</td>
<td>RUSSELL WILLIAM GREGORY &amp; SARA LYNN RUSSELL</td>
<td>100 YOUNG AVE # 1 PELHAM , NY 10803-1724</td>
<td>1930</td>
<td>Colonial Revival</td>
<td>C</td>
<td>Residential</td>
<td>Residential</td>
<td></td>
</tr>
<tr>
<td>47</td>
<td>3204</td>
<td>LIPSCOMB</td>
<td>N98.5FT OF LOT 68 &amp; E15FT OF N100FT OF LOT 68 BLK 6 OLT 74 DIV D ALDRIDGE PLACE</td>
<td>210338</td>
<td>BRITKOVA ELENA &amp; VITALY SHMATIKOV</td>
<td>58 YOUNG AVE # 1 PELHAM , NY 10803-1724</td>
<td>1935</td>
<td>Tudor Revival</td>
<td>C</td>
<td>Residential</td>
<td>No</td>
<td></td>
</tr>
<tr>
<td>82</td>
<td>3100</td>
<td>WHEELER ST.</td>
<td>LOT 75 BLK 7 OLT 74 DIV D ALDRIDGE PLACE</td>
<td>210153</td>
<td>PREWITT FRANCES JAYNE</td>
<td>115 1/2 LAUREL LN AUSTIN, TX 78705</td>
<td>1926</td>
<td>Vernacular</td>
<td>C</td>
<td>Residential</td>
<td>Residential</td>
<td></td>
</tr>
<tr>
<td>83</td>
<td>3101</td>
<td>WHEELER ST.</td>
<td>LOT 66 LESS SE PT OF BLK 5 OLT 74 DIV D ALDRIDGE PLACE</td>
<td>210337</td>
<td>SOLOMON PATRICK</td>
<td>2633 PIN OAK LN PLANO, TX 75075</td>
<td>1933</td>
<td>Craftsman</td>
<td>C</td>
<td>Residential</td>
<td>Residential</td>
<td></td>
</tr>
<tr>
<td>84</td>
<td>3102</td>
<td>WHEELER ST.</td>
<td>LOT 73 BLK 7 OLT 74 DIV D ALDRIDGE PLACE</td>
<td>210154</td>
<td>CRESWELL JAMES S</td>
<td>3103 WHEELER ST AUSTIN, TX 78705</td>
<td>1933</td>
<td>Tudor Revival</td>
<td>C</td>
<td>Residential</td>
<td>Yes</td>
<td></td>
</tr>
<tr>
<td>85</td>
<td>3103</td>
<td>WHEELER ST.</td>
<td>LOT 71 BLK 7 OLT 74 DIV D ALDRIDGE PLACE</td>
<td>210155</td>
<td>ANDERSON LEODA A</td>
<td>3105 WHEELER ST AUSTIN, TX 78705</td>
<td>1927</td>
<td>Craftsman</td>
<td>C</td>
<td>Residential</td>
<td>Yes</td>
<td></td>
</tr>
</tbody>
</table>
### Appendix B-1: Aldridge Place Inventory of Properties and Resources Sorted by Street Number

<table>
<thead>
<tr>
<th>Map Key</th>
<th>Address Number</th>
<th>Street Name</th>
<th>Legal Description</th>
<th>Property ID</th>
<th>Owner's Name</th>
<th>Owner's Address</th>
<th>Construction Date</th>
<th>Architectural Style</th>
<th>Contributing Status</th>
<th>Historic Use</th>
<th>Current Use</th>
<th>Owner's Support</th>
</tr>
</thead>
<tbody>
<tr>
<td>87</td>
<td>3107</td>
<td>WHEELER ST.</td>
<td>LOT 59 BLK 7 OLT 74 DIV D ALDRIDGE PLACE</td>
<td>210156</td>
<td>MACMAHON ALAN B &amp; NANCY EATMAN</td>
<td>3107 WHEELER ST AUSTIN, TX 78705</td>
<td>1928</td>
<td>Craftsman</td>
<td>C</td>
<td>Residential</td>
<td>Residential</td>
<td>Yes</td>
</tr>
<tr>
<td>88</td>
<td>3108</td>
<td>WHEELER ST.</td>
<td>LOT 64 BLK 6 OLT 74 DIV D ALDRIDGE PLACE</td>
<td>210338</td>
<td>COFFIN CHRISTOPHER S &amp; ANN M</td>
<td>3108 WHEELER ST AUSTIN, TX 78705</td>
<td>1925</td>
<td>Craftsman</td>
<td>C</td>
<td>Residential</td>
<td>Residential</td>
<td>Yes</td>
</tr>
<tr>
<td>89</td>
<td>3109</td>
<td>WHEELER ST.</td>
<td>S 75FT AV LOT 67 BLK 7 OLT 74 DIV D ALDRIDGE PLACE</td>
<td>210157</td>
<td>SUSHOLTZ RODNEY DEAN</td>
<td>3934 SPICEWOOD SPRINGS RD, STE 202 AUSTIN, TX 78705</td>
<td>1935</td>
<td>Spanish Eclectic</td>
<td>C</td>
<td>Residential</td>
<td>Residential</td>
<td>No</td>
</tr>
<tr>
<td>90</td>
<td>3110</td>
<td>WHEELER ST.</td>
<td>LOT 68 LESS SW TRI OF BLK 6 OLT 74 DIV D ALDRIDGE PLACE</td>
<td>210335</td>
<td>TANKERSLEY FREDERICK &amp; EUGENE PATRICIA</td>
<td>3110 WHEELER ST AUSTIN, TX 78705</td>
<td>1923</td>
<td>Contemporary</td>
<td>NC</td>
<td>Residential</td>
<td>Residential</td>
<td>Yes</td>
</tr>
<tr>
<td>91</td>
<td>3112</td>
<td>WHEELER ST.</td>
<td>LOT 2 MARKOVITS &amp; DILLER ADDN</td>
<td>211199</td>
<td>MARKOVITS RICHARD &amp; INGA</td>
<td>3112 WHEELER ST AUSTIN, TX 78705</td>
<td>1923</td>
<td>Classical Revival</td>
<td>C</td>
<td>Residential</td>
<td>Residential</td>
<td>Yes</td>
</tr>
<tr>
<td>92</td>
<td>3114</td>
<td>WHEELER ST.</td>
<td>LOT 1 MARKOVITS &amp; DILLER ADDN</td>
<td>211198</td>
<td>TOMLINSON STEVEN &amp; EUGENE SEPULVEDA</td>
<td>3114 WHEELER ST AUSTIN, TX 78705</td>
<td>1923</td>
<td>Craftsman/Revival</td>
<td>C</td>
<td>Residential</td>
<td>Residential</td>
<td>Yes</td>
</tr>
<tr>
<td>93</td>
<td>3116</td>
<td>WHEELER ST.</td>
<td>LOT 56 &amp; N TRI LOT 59 BLK 6 OLT 74 DIV D ALDRIDGE PLACE</td>
<td>211197</td>
<td>SIVLEY STEVEN R</td>
<td>3116 WHEELER ST AUSTIN, TX 78705</td>
<td>1923</td>
<td>Classical Revival</td>
<td>C</td>
<td>Residential</td>
<td>Residential</td>
<td>Yes</td>
</tr>
<tr>
<td>94</td>
<td>3118</td>
<td>WHEELER ST.</td>
<td>LOT 54-B RESUB OF LOT 54 BLK 6 ALDRIDGE PLACE</td>
<td>211211</td>
<td>BARKLEY JOHN</td>
<td>3117 GUADALUPE ST. AUSTIN, TX 78705</td>
<td>1914</td>
<td>Craftsman</td>
<td>C</td>
<td>Residential</td>
<td>Residential</td>
<td>Yes</td>
</tr>
<tr>
<td>95</td>
<td>3120</td>
<td>WHEELER ST.</td>
<td>LOT 52 BLK 6 OLT 74 DIV D ALDRIDGE PLACE</td>
<td>211196</td>
<td>VALERA ALBERT &amp; J TANG</td>
<td>3120 WHEELER ST AUSTIN, TX 78705</td>
<td>1912</td>
<td>Craftsman</td>
<td>C</td>
<td>Residential</td>
<td>Residential</td>
<td>Yes</td>
</tr>
<tr>
<td>95.5</td>
<td>3120</td>
<td>WHEELER ST.</td>
<td>LOT 52 BLK 6 OLT 74 DIV D ALDRIDGE PLACE</td>
<td>211196</td>
<td>VALERA ALBERT &amp; J TANG</td>
<td>3120 WHEELER ST AUSTIN, TX 78705</td>
<td>1912</td>
<td>Rustic Wall</td>
<td>C</td>
<td>Rustic Wall</td>
<td>Rustic Wall</td>
<td>Yes</td>
</tr>
<tr>
<td>96</td>
<td>3124</td>
<td>WHEELER ST.</td>
<td>LOT 58 BLK 6 OLT 74 DIV D ALDRIDGE PLACE</td>
<td>211195</td>
<td>DORMAN KENNETH R &amp; DIANNA M</td>
<td>3124 WHEELER ST AUSTIN, TX 78705</td>
<td>1912</td>
<td>Georgian Revival</td>
<td>C</td>
<td>Residential</td>
<td>Residential</td>
<td>Yes</td>
</tr>
</tbody>
</table>

### CITY PROPERTY

<table>
<thead>
<tr>
<th>Map Key</th>
<th>Address Number</th>
<th>Street Name</th>
<th>Legal Description</th>
<th>Property ID</th>
<th>Owner's Name</th>
<th>Owner's Address</th>
<th>Construction Date</th>
<th>Architectural Style</th>
<th>Contributing Status</th>
<th>Historic Use</th>
<th>Current Use</th>
<th>Owner's Support</th>
</tr>
</thead>
<tbody>
<tr>
<td>143</td>
<td></td>
<td>STREET LIGHTS</td>
<td>c. 1926 LOT &amp; ADU VAC ALLEY PT OF LOT 7 &amp; PT OF LOT 4-B ADU 7 DIV D ALDRIDGE ADDN</td>
<td></td>
<td>CITY OF AUSTIN</td>
<td>HEMPHILL PARK AUSTIN, TX 78705</td>
<td>1912</td>
<td>Park</td>
<td>C</td>
<td>Park</td>
<td>Park</td>
<td>Yes</td>
</tr>
<tr>
<td>144</td>
<td>3101</td>
<td>WHITIS AVE. &amp; HEMPHILL PARK</td>
<td>1.05ACR APPROX OLT 74 DIV D ALDRIDGE PLACE</td>
<td>210160</td>
<td>CITY OF AUSTIN</td>
<td>HEMPHILL PARK AUSTIN, TX 78705</td>
<td>1912</td>
<td>Park</td>
<td>C</td>
<td>Park</td>
<td>Park</td>
<td>Yes</td>
</tr>
<tr>
<td>145</td>
<td>3101</td>
<td>HEMPHILL PARK</td>
<td>LOT 70 OLT 74 ALDRIDGE PLACE LOT 2</td>
<td>210359</td>
<td>CITY OF AUSTIN</td>
<td>HEMPHILL PARK AUSTIN, TX 78705</td>
<td>1912</td>
<td>Park</td>
<td>C</td>
<td>Park</td>
<td>Park</td>
<td>Yes</td>
</tr>
<tr>
<td>146</td>
<td>3001</td>
<td>HEMPHILL PARK</td>
<td>LOT 70 OLT 74 ALDRIDGE PLACE LOT 2</td>
<td>210359</td>
<td>CITY OF AUSTIN</td>
<td>HEMPHILL PARK AUSTIN, TX 78705</td>
<td>1912</td>
<td>Park</td>
<td>C</td>
<td>Park</td>
<td>Park</td>
<td>Yes</td>
</tr>
</tbody>
</table>
### Appendix B-1: Aldridge Place Inventory of Properties and Resources Sorted by Street Number

<table>
<thead>
<tr>
<th>Map Key</th>
<th>Address Number</th>
<th>Street Name</th>
<th>Legal Description</th>
<th>Property ID</th>
<th>Owner's Name</th>
<th>Owner's Address</th>
<th>Construction Date</th>
<th>Architectural Style</th>
<th>Contributing Status</th>
<th>Historic Use</th>
<th>Current Use</th>
<th>Owner's Support</th>
</tr>
</thead>
<tbody>
<tr>
<td>147</td>
<td>3201</td>
<td>HEMPHILL PARK</td>
<td>1.1 ACRE OF QLT 74 DIV D</td>
<td>CITY OF AUSTIN</td>
<td>3201 HEMPHILL PARK</td>
<td>AUSTIN, TX 78705</td>
<td>1912</td>
<td>Park</td>
<td>C</td>
<td>Yes</td>
<td>Yes</td>
<td></td>
</tr>
<tr>
<td>148</td>
<td>3000</td>
<td>W 30th St.</td>
<td>30TH STREET BRIDGE</td>
<td>CITY OF AUSTIN</td>
<td>HEMPHILL PARK</td>
<td>AUSTIN, TX 78705</td>
<td>1935</td>
<td>City Beautiful</td>
<td>C</td>
<td>Yes</td>
<td>Yes</td>
<td></td>
</tr>
<tr>
<td>149</td>
<td>3100</td>
<td>HEMPHILL PARK</td>
<td>WHEELER ST. BRIDGE</td>
<td>CITY OF AUSTIN</td>
<td>HEMPHILL PARK</td>
<td>AUSTIN, TX 78705</td>
<td>1915</td>
<td>City Beautiful</td>
<td>C</td>
<td>Yes</td>
<td>Yes</td>
<td></td>
</tr>
<tr>
<td>150</td>
<td>300</td>
<td>W 32nd St.</td>
<td>32ND STREET BRIDGE</td>
<td>CITY OF AUSTIN</td>
<td>HEMPHILL PARK</td>
<td>AUSTIN, TX 78705</td>
<td>1915</td>
<td>City Beautiful</td>
<td>C</td>
<td>Yes</td>
<td>Yes</td>
<td></td>
</tr>
<tr>
<td>151</td>
<td>300</td>
<td>W 33rd St.</td>
<td>33RD STREET BRIDGE</td>
<td>CITY OF AUSTIN</td>
<td>HEMPHILL PARK</td>
<td>AUSTIN, TX 78705</td>
<td>1915</td>
<td>City Beautiful</td>
<td>C</td>
<td>Yes</td>
<td>Yes</td>
<td></td>
</tr>
</tbody>
</table>
Appendix D
The Aldridge Place Preservation Plan and Design Standards

D-1: Relevant Definitions
D-2: The Aldridge Place Preservation Plan: Overview
D-3: The Parts of the Aldridge Place Preservation Plan
D-4: Design Review Processes
D-5: Aldridge Place Local Historic District Design Standards
Appendix D
The Aldridge Place Preservation Plan and Design Standards

D-1: Relevant Definitions
D-2: The Aldridge Place Preservation Plan: Overview
D-3: The Parts of the Aldridge Place Preservation Plan
D-4: Design Review Processes
D-5: Aldridge Place Local Historic District Design Standards

APPENDIX D
The Aldridge Place Preservation Plan and Design Standards

April 2016

D-1 Relevant Definitions ........................................................................................................ D-3
D-2 The Aldridge Place Preservation Plan: Overview ......................................................... D-5
  D-2.1. The Need for A Preservation Plan ........................................................................... D-5
  D-2.2. The Overall Purpose of The Aldridge Place Preservation Plan ............................ D-5
  D-2.3. The Specific Goals of The Aldridge Place Preservation Plan ............................... D-6
D-3 The Parts of the Aldridge Place Preservation Plan ........................................................ D-7
  D-3.1 The Neighborhood Conservation Combining District ......................................... D-7
  D-3.2. The Secretary of the Interior's Standards for the Treatment of Historic Properties. .................................................................................................................. D-7
  D-3.3. Aldridge Place Local Historic District Design Standards Overview.................... D-8
D-4 Design Review Processes ................................................................................................ D-9
  D-4.1 Aldridge Place Design Review Process ................................................................. D-9
  D-4.2 Trustees Procedure .................................................................................................. D-10
  D-4.3 Trustee Selection ..................................................................................................... D-10
  D-4.4 The City of Austin Design Review Process ............................................................ D-10
  D-4.5. Penalties for Violations .......................................................................................... D-11
  D-4.6 Special Requirement for Applications for Demolition ............................................ D-11
D-5 Aldridge Place Local Historic District Design Standards ............................................ D-12
  D-5.1. General Standards ................................................................................................. D-12

Appendix D, D-1
Appendix D

The Aldridge Place Preservation Plan and Design Standards

D-1: Relevant Definitions
D-2: The Aldridge Place Preservation Plan: Overview
D-3: The Parts of the Aldridge Place Preservation Plan
D-4: Design Review Processes
D-5: Aldridge Place Local Historic District Design Standards

5.1.1: Prevention of Demolition ...................................................... D-12
5.1.2: Retention of Historic Style .................................................. D-12
5.1.3: Avoidance of False Historicism ........................................... D-12
5.1.4: Appropriate Treatment Options for Contributing Structures .......... D-12
5.1.5: Architectural Barriers and Accessibility .................................. D-13
5.1.6: Sustainability ................................................................. D-13
5.1.7: Sustainability Equipment .................................................... D-13

D-5.2. Preservation and Restoration of Contributing Structures .................. D-13
5.2.1: Front of Houses ............................................................... D-13
5.2.2: Doors and Doorways ......................................................... D-14
5.2.3: Windows and Screens ....................................................... D-14
5.2.4: Porches ................................................................. D-14
5.2.5: Roofs ................................................................. D-15
5.2.6: Chimneys ............................................................... D-15

D-5.3. General Standards for Additions and Changes to Contributing Structures... D-15
5.3.1: Preservation of Historic Character ....................................... D-15
5.3.2: General Standards Summary .............................................. D-15

5.3.3: Size and Scale of Additions ................................................. D-16
3.4: Roof, Fenestration, and Siding ........................................... D-17
5.3.5: Driveways and Parking ..................................................... D-17
5.3.6: Fences ................................................................. D-17
5.3.7: Garages ................................................................. D-17
5.3.8: Accessory Buildings ....................................................... D-18

D-5.4. General Standards for New Construction ...................................... D-18
Appendix D
The Aldridge Place Preservation Plan and Design Standards

D-1: Relevant Definitions
D-2: The Aldridge Place Preservation Plan: Overview
D-3: The Parts of the Aldridge Place Preservation Plan
D-4: Design Review Processes
D-5: Aldridge Place Local Historic District Design Standards

5.4.1: Compatibility Standards for All New Construction within
the Historic District
5.4.2: Massing, Scale, and Architectural Elements
5.4.3: Porches
5.4.4: Height
5.4.5: Roofs
5.4.6: Entrances
5.4.7: Exterior Wall Materials
5.4.8: Chimneys
5.4.9: Driveways and Parking
5.4.10: Fences
5.4.11: Garages
5.4.12: Garage Apartments/Secondary Units
5.4.13: Accessory Buildings

D-5.5. Public Space Standards
D-5.6. Reasonableness Clause
D-5.7. Exclusions

Appendix D, D-3
The following definitions are relevant to the understanding of this document.

**Certificate of Appropriateness:** The documentation provided by the Historic Landmark Commission after review of proposed changes to a contributing structure in the historic district certifying that the proposed change is in conformance with the Aldridge Place LHD Design Standards. Certificates of Appropriateness are governed by Section 25-11-2 and 25-11-212 of the City of Austin Land Development Code, which provide that a person must obtain a Certificate of Appropriateness to change, restore, remove, or demolish an exterior architectural or site feature of a structure that is contributing to the historic district. The City Historic Preservation Officer can approve applications for some Certificates of Appropriateness.

**Compatibility Standards:** Compatibility regulations are designed to minimize the impact of new construction, remodels, and additions to existing buildings on surrounding properties in residential neighborhoods by defining an acceptable building area for each lot within which new development may occur.

**Contributing Structure:** A structure that fits the following criteria:

1. Contributes architecturally and/or historically to the historic character of the historic district.
Appendix D
The Aldridge Place Preservation Plan and Design Standards

D-1: Relevant Definitions
D-2: The Aldridge Place Preservation Plan: Overview
D-3: The Parts of the Aldridge Place Preservation Plan
D-4: Design Review Processes
D-5: Aldridge Place Local Historic District Design Standards

2. Is at least 50 years old and maintains a high degree of integrity in that it retains its historic appearance.
3. Was built during the period of significance for the historic district.

The determination of whether a structure is contributing to the historic district was made by the historic preservation professional who evaluated the survey and inventory of the buildings within the district, in conjunction with professional city staff. A structure is designated contributing to the historic district by the ordinance establishing the district.

Altered structures may still be considered contributing to the character of the historic district if the alterations are minor and have not significantly compromised the integrity of materials and design of the building. However, a building which has been significantly altered and no longer retains its historic appearance is no longer contributing to the district, even if the building is over 50 years old.

Fenestration: The arrangement, proportioning, and design of windows and doors in a building.

Façade: The front or principal face of a building.

Historic District: A historic area (HD) combining district is the collection of structures that give an area its historic character. By definition, at least 51% of the principal buildings within the historic area (HD) combining district must be designated as contributing to the district.

Noncontributing Structure: A structure that fits the following criteria:
   1. Is less than 50 years old.
   2. Has been significantly altered over time so that the building no longer conveys its historic appearance.
   3. Has been moved into the district less than 50 years ago.
Appendix D
The Aldridge Place Preservation Plan and Design Standards

D-1: Relevant Definitions
D-2: The Aldridge Place Preservation Plan: Overview
D-3: The Parts of the Aldridge Place Preservation Plan
D-4: Design Review Processes
D-5: Aldridge Place Local Historic District Design Standards

A building which is over 50 years old but which has been significantly altered is non-contributing to the district until such time as the building is restored to its historic appearance. Current city incentives are available to owners of these properties to encourage restoration of the structure. Aldridge Place Local Historic District Design Standards do not apply to noncontributing structures.

Preservation: Measures necessary to sustain the existing form, integrity, and materials of a historic property. Preservation work generally focuses on maintenance and repair of historic materials and features rather than extensive replacement and/or new construction.

Reconstruction: New construction that replicates the form, features, and detailing of a non-surviving site, landscape, building, structure, or object. Reconstruction replicates the appearance and historic location of a non-surviving feature. Examples of reconstruction include the construction of new window screens that replicate historic screens on a structure, or the replacement of missing eave brackets or porch features. Reconstruction should be attempted only when physical and/or documentary (photographic) evidence is available of the size, scale, proportion, and materials of missing features.

Rehabilitation: The repair, alterations, and additions to a historic property which make a compatible use of the property possible, while preserving those portions or features of the structure which convey the historic, cultural, or architectural values of the structure. Rehabilitation generally involves the construction of additions to historic buildings.

Restoration: The accurate depiction of the form, features, and character of a property as it appeared at a particular period of time by removing features from other periods in its history and reconstruction of missing features from the restoration period. A restoration project is one that restores the historic appearance of a building by removing later additions or modifications, such
Appendix D
The Aldridge Place Preservation Plan and Design Standards

D-1: Relevant Definitions
D-2: The Aldridge Place Preservation Plan: Overview
D-3: The Parts of the Aldridge Place Preservation Plan
D-4: Design Review Processes
D-5: Aldridge Place Local Historic District Design Standards

as synthetic siding, aluminum windows, reconstructing missing architectural features, and preserving the historic fabric of the structure.

**Period of Significance:** A time period during the history of a neighborhood or district when a substantial amount of construction activity took place. For Aldridge Place, the period of significant is from 1860 to 1965. The majority of resources in the district (93%) were built during this period of significance.
Appendix D
The Aldridge Place Preservation Plan and Design Standards

D-1: Relevant Definitions
D-2: The Aldridge Place Preservation Plan: Overview
D-3: The Parts of the Aldridge Place Preservation Plan
D-4: Design Review Processes
D-5: Aldridge Place Local Historic District Design Standards

Appendix D-2
The Aldridge Place Preservation Plan: Overview

D-2.1. The Need for a Preservation Plan

Aldridge Place has one of the most intact concentrations of historic homes primarily from the 1920s and 1930s in the City of Austin and is the site of numerous historic landmark properties from the nineteenth and early twentieth centuries. Its proximity to downtown and The University of Texas, along with an increasing interest in redeveloping downtown Austin, are placing development pressure on the neighborhood.

Local Historic District (LHD) designation is intended to protect and enhance existing historic resources. By establishing Aldridge Place local historic district zoning, the City of Austin provides a mechanism to ensure that architectural changes within district are compatible with its historic character. Some buildings within the district may not have sufficient historical or architectural significance on their own to be designated as Austin Historic Landmarks, but they have significance as part of their neighborhood fabric.

Because it has retained its original appearance and landscape patterns so well, Aldridge Place conveys a vivid and accurate sense of its own history. Furthermore, Aldridge Place is significant for its relevance to important historic development and architectural trends in Austin; it is associated with Austin’s premier 20th century architectural firms; it is related to the development of the University of Texas as a world-class institution of higher education; and it is associated with individuals who have contributed substantially to the growth and development of Austin, Texas.

In sum, Aldridge Place exceeds the city’s requirements for establishing historic districts: it is overwhelmingly comprised of historic-age resources that retain exceptional levels of
Appendix D
The Aldridge Place Preservation Plan and Design Standards

D-1: Relevant Definitions
D-2: The Aldridge Place Preservation Plan: Overview
D-3: The Parts of the Aldridge Place Preservation Plan
D-4: Design Review Processes
D-5: Aldridge Place Local Historic District Design Standards

architectural integrity; it has an exceptional ratio of contributing to noncontributing properties; it has significant owner support; and it meets all city criteria for designation. From all perspectives, Aldridge Place is worthy to be called an Austin local historic district.

D-2.2. The Overall Purpose of the Aldridge Place Preservation Plan

The City of Austin benefits visually and aesthetically from having buildings from its earlier history with unique architectural styles. Because of the innate historical and architectural value of Aldridge Place as a neighborhood, the primary emphasis for the Aldridge Place Local Historic District will be preservation. With LHD designation, in so far as possible, the existing form, integrity, and materials of historic properties or contributing structures will be maintained.

Aldridge Place recognizes that change is inevitable. Changes in lifestyle between the early 1900s and the present require different uses of space. Additions, secondary dwelling units, and new residences will be built. Consequently, the aspects of the Aldridge Place Preservation Plan and Design Standards that address remodeling and new construction aim for appropriateness of construction, determined by compatibility of three types:

1. Compatibility with neighborhood architectural patterns. Despite the diversity of housing styles in Aldridge Place, most residential structures in the neighborhood share architectural patterns, including but not limited to an entrance in the front of the house, a the sidewalk to the front entrance, and windows that are taller than they are wide.

2. Compatibility with the immediately surrounding structures. New buildings should be reviewed in the context of their surroundings.
3. Compatibility of structures in neighborhoods surrounding LHD. Compatibility of structures in the neighborhood surrounding the LHD must comply with March 2016 city standards. Historic landmark (H or HD) within the Aldridge Place LHD are subject to the March 2016 city compatibility standards Chapter 25-2, Subchapter F.

Designation of the Aldridge Place Local Historic District does not require property owners to make changes to their properties, such as returning buildings to their historic appearance. Additionally, the review of construction projects within the district that results from district designation is limited to those projects that affect the exterior of the building and its site; interior remodeling projects do not require review and approval.

D-2.3. The Specific Goals of the Aldridge Place Preservation Plan

The goals of the Aldridge Place Local Historic District Preservation Plan are as follows:

- Preserve the historic fabric of Aldridge Place.
- Prevent the demolition of contributing buildings in the neighborhood that can be saved.
- Encourage the rehabilitation, maintenance, and retention of historic structures.
- Ensure that alterations to existing buildings are compatible with the historic character of the structure and the district.
- Assist property owners and designers in developing plans for historic properties and encourage the compatibility of new structures in the historic district.
- Encourage sustainable design and building practices in the neighborhood.
- Ensure that new construction in and near the LHD meet city compatibility standards.

This document is a tool for the following interested parties:
Appendix D
The Aldridge Place Preservation Plan and Design Standards

D-1: Relevant Definitions
D-2: The Aldridge Place Preservation Plan: Overview
D-3: The Parts of the Aldridge Place Preservation Plan
D-4: Design Review Processes
D-5: Aldridge Place Local Historic District Design Standards

- Property owners, tenants, contractors, design professionals, realtors or anyone else planning a change to the exterior or site of a building or new construction within the district.
- The Historic Landmark Commission, in its evaluation of whether to grant a Certificate of Appropriateness for any project covered by these Standards.
Appendix D
The Aldridge Place Preservation Plan and Design Standards

D-1: Relevant Definitions
D-2: The Aldridge Place Preservation Plan: Overview
D-3: The Parts of the Aldridge Place Preservation Plan
D-4: Design Review Processes
D-5: Aldridge Place Local Historic District Design Standards

Appendix D-3
The Parts of the Aldridge Place Preservation Plan

Documents and City Code sections governing buildings within the Aldridge Place Local Historic District include the following:

1. The Neighborhood Conservation Combining District (NCCD)
2. The Secretary of the Interior's Standards for the Treatment of Historic Properties
3. The Aldridge Place Local Historic District Design Standards

D-3.1. The Neighborhood Conservation Combining District

The City of Austin North University Neighborhood Conservation Combining District (NCCD) (Ordinance No. 040826-58) already regulates the modification and construction of buildings and other structures in Aldridge Place. It also provides for standards that affect fences, driveways, accessory buildings, garages, maximum building coverage, maximum impervious cover, maximum height, setbacks, and building facades, among other things. In no case shall the standards established by the NCCD be invalidated by any additional standards; they may, however, be narrowed by additional standards in order to ensure compatibility with the historic patterns of the Aldridge Place neighborhood, an issue which is not addressed by the NCCD.

The North University NCCD guidelines have been incorporated into the Aldridge Place LHD Design Standards so that they will be retained if the NCCD ordinance is eliminated.

D-3.2. The Secretary of the Interior's Standards for the Treatment of Historic Properties

Appendix D, D-12
Appendix D
The Aldridge Place Preservation Plan and Design Standards

D-1: Relevant Definitions
D-2: The Aldridge Place Preservation Plan: Overview
D-3: The Parts of the Aldridge Place Preservation Plan
D-4: Design Review Processes
D-5: Aldridge Place Local Historic District Design Standards


Basic standards for rehabilitation were developed in 1976 and are as follows:

- A property shall be used for its historic purpose or be placed in a new use that requires minimal change to the defining characteristics of the building and its site and environment.
- The historic character of a property shall be retained and preserved. The removal of historic materials or alteration of features and spaces that characterize a property shall be avoided.
- Each property shall be recognized as a physical record of its time, place, and use. Changes that create a false sense of historical development, such as adding conjectural features or architectural elements from other buildings, shall not be undertaken.
- Most properties change over time; those changes that have acquired historic significance in their own right shall be retained and preserved.
- Distinctive features, finishes, and construction techniques or examples of craftsmanship that characterize a historic property shall be preserved.
- Deteriorated historic features, finishes, and construction techniques or examples of craftsmanship that characterize a historic property shall be preserved.
- Chemical or physical treatments such as sandblasting that cause damage to historic materials shall not be used. The surface cleaning of structures, if appropriate, shall be undertaken using the gentlest means possible.
Appendix D
The Aldridge Place Preservation Plan and Design Standards

D-1: Relevant Definitions
D-2: The Aldridge Place Preservation Plan: Overview
D-3: The Parts of the Aldridge Place Preservation Plan
D-4: Design Review Processes
D-5: Aldridge Place Local Historic District Design Standards

- Significant archeological resources affected by a project shall be protected and preserved. If such resources must be disturbed, mitigation measures shall be undertaken.
- New additions, exterior alterations, or related new construction shall not destroy historic materials that characterize the property. The new work shall be differentiated from the old and shall be compatible with the massing, size, scale, and architectural features to protect the historic integrity of the property and its environment.
- New additions and adjacent or related new construction shall be undertaken in such a manner that if removed in the future, the essential form and integrity of the historic property and its environment would be unimpaired.

For the complete document, readers are referred to http://www.nps.gov/tps/standards/four-treatments/standguide/.

D-3.3. Aldridge Place Local Historic District Design Standards Overview
The Design Standards itemized in this document (beginning on page 13) are in addition to those of the NCCD and the Secretary of the Interior’s Standards. The Aldridge Place Local Historic District Design Standards provide a guide for decision-making on changes to the exterior appearance of buildings and sites within the Aldridge Place Local Historic District. In the event there is a contradiction between the Aldridge Place Local Historic District Design Standards and the Secretary of the Interior’s Standards for the Treatment of Historic Properties, the Aldridge Place Local Historic District Design Standards will govern.
Design Review Processes

Most building and remodeling projects in Aldridge Place are regulated by a design review process that requires both LHD approval and city issuance of a certificate of appropriateness. The design review process requires conformity to Design Standards specific to Aldridge Place, which protect the historic and neighborhood character of Aldridge Place.

Activities that Require a Certificate of Appropriateness
The LHD does not require property owners to proactively make changes to their properties, such as restoring buildings to their original historic appearance. The design review process only comes into play once a property owner. The Preservation Office will determine whether a project is routine maintenance or requires an approval by the Historic Landmark Commission.

According to Sections 25-11-2 and 25-11-212 of the City of Austin Land Development Code, an owner must obtain a Certificate of Appropriateness before a building permit will be issued to change, restore, remove, or demolish an exterior architectural or site feature of a structure that is contributing to the historic district.

A Certificate of Appropriateness is NOT required for:
- Remodeling the interior of the building;
- Routine maintenance projects that do not affect the historic character of the resource. This may include painting, repointing of masonry, foundation repair, etc., or
- Remodeling of non-contributing buildings.

A Certificate of Appropriateness IS required for:
Appendix D
The Aldridge Place Preservation Plan and Design Standards

D-1: Relevant Definitions
D-2: The Aldridge Place Preservation Plan: Overview
D-3: The Parts of the Aldridge Place Preservation Plan
D-4: Design Review Processes
D-5: Aldridge Place Local Historic District Design Standards

- Replacing porches, doors, windows, or changes of roofing or siding materials visible from the front façade;
- Exterior alterations to existing buildings and sites including, but not limited to, the construction of additions, decks, or pools.
- Demolition of existing buildings or parts of buildings;
- New construction;
- Relocation of existing buildings into or out of the district; or
- Changes (such as tree removal) requiring a City permit.

D-4.1 Aldridge Place Design Review Process
The Certificate of Appropriateness design review process should start with a review by the Aldridge Place Local Historic District trustees prior to City of Austin action. The Aldridge Place LHD Board of Trustees is an advisory committee of neighbors who will review proposals for remodeling or building prior to their submission to the City. Any owner considering a remodeling or building project is encouraged to meet with the trustees as early as possible in the planning process. These meetings are open to anyone who wants to attend as neighbors of a proposed construction or remodel might find it valuable to hear and respond to the plans. The trustees welcome input from all neighbors. The trustees will work with homeowners to ensure that their proposals meet the requirements of the LHD.

For major projects the following information should be submitted to the trustees:
   1. A site plan with these elements indicated:
      - Property lines and setback lines, including all setback dimensions
      - Footprint of new additions and any new site items that affect impervious cover
      - Location and dimensions of parking spots
      - Any trees with a diameter of 19 inches or more, measured four and one-half feet above natural grade.
Appendix D
The Aldridge Place Preservation Plan and Design Standards

D-1: Relevant Definitions
D-2: The Aldridge Place Preservation Plan: Overview
D-3: The Parts of the Aldridge Place Preservation Plan
D-4: Design Review Processes
D-5: Aldridge Place Local Historic District Design Standards

2. Impervious cover calculations, both existing and proposed.
3. FAR (floor to area ratio) calculations, both existing and proposed.
4. Square footages of the existing lot, existing improvements, and proposed improvements.
5. Existing and proposed floor plans.
6. Existing and proposed exterior elevations, showing the McMansion envelope compliance and the total building height. Photographs of all sides of the property can be substituted for existing exterior elevations.
7. Photographs of the exterior pertinent to the improvements.

For lesser changes, such as new exterior doors, replacement windows, or roofing changes, information and plans or photos of existing and planned changes should be submitted.

D-4.2 Trustees Procedure
When an owner brings a case to the trustees for review, the trustees can do several things with it.
- If it's a simple case, such as clarification of the standards, the trustees will provide advice.
- If it requires a Certificate of Appropriateness, the trustees will make a recommendation and refer the case to the city preservation staff.

D-4.3 Trustee Selection
The LHD is segmented into six districts of similar proportion, and include one at-large Aldridge Place member to comprise an odd number of representatives.

The six districts are defined as:
- West 33rd St (east of Hemphill Park Drive)
- West 33rd St (west of Hemphill Park Drive)
The defined districts will select the trustees ad hoc. The selected trustees will designate the at-large trustee.

The trustees are responsible for working with LHD property owners in the remodels, building, or refinements of their homes in accordance with the Design Standards of the LHD. Once consensus with the property owners is reached, the trustees will advocate for them with the City Preservation Department, the Landmark Commission, and the City Council, where necessary.

D-4.4 The City of Austin Design Review Process
After trustee review, applications for a Certificate of Appropriateness must be submitted to the City Historic Preservation Office at least 21 days before a scheduled Historic Landmark Commission meeting. Depending on the scale of the project, the application for a Certificate of Appropriateness will be evaluated by either the City Historic Preservation Officer or the City of Austin Historic Landmark Commission, as determined by the criteria below.

The City Historic Preservation Officer may administratively approve applications for Certificates of Appropriateness for the following:
- Accurate restoration or reconstruction of a documented missing historic architectural element of the structure or site;
- Changes which do not affect the appearance of the structure or site from an adjacent public street, limited to:
  - Demolition of garages, sheds, carports, or other outbuildings that are non-contributing;
Appendix D

The Aldridge Place Preservation Plan and Design Standards

D-1: Relevant Definitions
D-2: The Aldridge Place Preservation Plan: Overview
D-3: The Parts of the Aldridge Place Preservation Plan
D-4: Design Review Processes
D-5: Aldridge Place Local Historic District Design Standards

- Construction of a ground-floor, one-story addition or outbuilding with less than 600 square feet of gross floor area;
- Two-story additions to the rear of two-story houses; or
- A pool, deck, fence, back porch enclosure, or other minor feature.

The Historic Landmark Commission must hear other Certificates of Appropriateness.

Property owners may contact the City Historic Preservation Office to determine whether a project may receive administrative approval. Owners may also contact City staff in the early planning stages of a project for assistance in interpreting the Design Standards, suggesting solutions to problems, and explaining the review process and requirements. The Historic Preservation Office staff can also make on-site consultations and provide technical assistance.

The Historic Landmark Commission generally meets on the fourth Monday of each month, but schedules may vary. Contact the City Historic Preservation Office for information about meeting dates and times. The City Historic Preservation Office conducts a preliminary review of the application for a Certificate of Appropriateness and may contact the applicant for additional information or to suggest changes prior to presenting the case to the Historic Landmark Commission. The Historic Landmark Commission may grant the Certificate of Appropriateness if the application conforms to the Aldridge Place LHD Design Standards. The Historic Landmark Commission has the authority to grant exemptions to the Design Standards if it determines that the proposed new construction or changes to the existing buildings or sites will maintain the relevant character-defining features of the property and/or historic district.

If the Certificate of Appropriateness is not granted, the Historic Landmark Commission may require the applicant to modify the proposed work and revise the application. Appeal of a denial of a Certificate of Appropriateness may be made to the appropriate land use commission and, if denied, to the City Council, per Sections 25-11-247 and 25-1, Article 7, Division 1 of the City
Appendix D
The Aldridge Place Preservation Plan and Design Standards

D-1: Relevant Definitions
D-2: The Aldridge Place Preservation Plan: Overview
D-3: The Parts of the Aldridge Place Preservation Plan
D-4: Design Review Processes
D-5: Aldridge Place Local Historic District Design Standards

Appellant must establish that the decision by the Historic Landmark Commission is contrary to applicable law or regulation.

D-4.5. Penalties for Violations
Any person or corporation who violates provisions of the Standards is subject to the same criminal misdemeanor and/or civil penalties that apply to any other violation of the City Code.

D-4.6 Special Requirement for Applications for Demolition
The Commission will not hear an application for the demolition of an existing building within the District until it has granted a Certificate of Appropriateness for the replacement building.
Appendix D
The Aldridge Place Preservation Plan and Design Standards

D-1: Relevant Definitions
D-2: The Aldridge Place Preservation Plan: Overview
D-3: The Parts of the Aldridge Place Preservation Plan
D-4: Design Review Processes
D-5: Aldridge Place Local Historic District Design Standards

Appendix D-5
Aldridge Place Local Historic District Design Standards

The purpose of these Standards is to preserve the historic character of Aldridge Place by encouraging the preservation and rehabilitation of existing buildings, and providing design parameters for additions to existing buildings and for new construction within the district. These Design Standards incorporate all applicable City of Austin zoning codes as well as the provisions of the North University Neighborhood Conservation Combining District (NCCD).

These Design Standards are in addition to those of the NCCD and the Secretary of the Interior's Standards and provide a guide for decision-making on changes to the exterior appearance of buildings and sites within the Aldridge Place LHD. In the event there is a contradiction between the Aldridge Place Local Historic District Design Standards and the Secretary of the Interior's Standards for the Treatment of Historic Properties, the Aldridge Place Local Historic District Design Standards will govern.

5.1. General Standards

All properties within the Aldridge Place Local Historic District are zoned for residential use only.

5.1.1: Prevention of Demolition

The preservation of contributing buildings is essential to maintain the integrity, appeal, and character of the district. Demolition of any contributing structure is discouraged. A contributing structure or any significant exterior part of any contributing structure within the local historic district cannot be demolished without prior approval by the Historic Landmark Commission with a Certificate of Appropriateness.

Appendix D, D-21
5.1.2: Retention of Historic Style

Respect the historic style of existing structures and retain their historic features, including character-defining elements and building scale.

5.1.3: Avoidance of False Historicism

Respect each contributing structure as an example of the architecture of its time. Do not make alterations that have no historic basis, such as the addition of gingerbread trim to a 1920s bungalow. Do not give an existing contributing structure a "historic" appearance it never had. When developing plans for additions, porches, and other exterior alterations, look to other houses of similar vintage to see how these changes were made historically, and then use that information as a guide to developing an appropriate size, scale, and massing for your proposed exterior change.

5.1.4: Appropriate Treatment Options for Contributing Structures

Preserve the historic fabric whenever possible by repairing deteriorated historic features and architectural elements. Reconstruct missing or un-repairable architectural features with recycled historic materials, if available, or new materials that approximate the size and match the scale, profile, and appearance of the deteriorated or missing feature. Reconstruct or rebuild missing architectural features using photographic or physical indications as a guide.

5.1.5: Architectural Barriers and Accessibility

Accessibility to historic properties can be achieved with careful and creative design solutions. Design ramps, lifts, and accessible entrances in compliance with applicable Standards to avoid
5.1.6 Sustainability

Construction of any new structures or alterations of existing structures shall meet or exceed the intent and requirements of current energy codes except in cases where compliance with the codes would adversely impact the historic character of the property of the district. In no case, however, shall compliance with energy or building codes be used as a reason to demolish a historic, contributing or potentially contributing structure, or to change a structure in such a way that its historic features are modified or removed. The City of Austin recognizes that protection of our cultural heritage contributes to sustainable communities and preserves the value of embodied energy used in the construction of the building.

5.1.7: Sustainability Equipment

1. Locate all new mechanical or energy conservation equipment in a manner that does not obscure the front view of the building. Keep them in scale with the existing roofline.

2. When sustainability equipment must be attached to the exterior wall of the house, limit the damage to the original exterior wall material.

3. Locate photovoltaic, solar thermal, wind power, and satellite dishes (external systems) on ancillary/secondary structures or new additions to the maximum extent feasible. If the installations must be placed on the main house, hide the installation from the front view of the house to the greatest extent possible, such as on the back roof of the house. Do not put free-standing solar panels on the front or street sides of a structure.
Appendix D
The Aldridge Place Preservation Plan and Design Standards

D-1: Relevant Definitions
D-2: The Aldridge Place Preservation Plan: Overview
D-3: The Parts of the Aldridge Place Preservation Plan
D-4: Design Review Processes
D-5: Aldridge Place Local Historic District Design Standards

4. Rainwater harvesting is encouraged. If polyvinyl chloride (PVC) piping is used for rainwater system, paint all pipe visible from the street to resemble metal. Rainwater collection tanks may be of any material, but if visible from the primary street, they shall be unobtrusive.

5.2. Preservation and Restoration of Contributing Structures

5.2.1: Front of Houses

Houses in Aldridge Place uniformly face the street, generally with a visible front door and with windows facing the street.

Retain the historic character of a house in terms of door and window placement and exterior wall materials. Repair damaged or deteriorated exterior wall materials where reasonably possible. If replacement of exterior wall materials is necessary, choose a material identical/similar in size, profile, and appearance as the historic material. Cementitious fiber board, such as hardi-plank, is acceptable; vinyl and aluminum siding are not acceptable.

5.2.2: Doors and Doorways

1. Do not enlarge, alter, or relocate doorways on the façade of the house.

2. Retain and repair an original entry door, if feasible. In cases where replacement of an original entry door is required, or where the house does not have the original door, choose a replacement door that is compatible in terms of design and appearance with the historic character of the house.
3. Retain the glazing (window or glass) in its original configuration on doors that contain glass.

**Recommendation:** Look to other houses of similar age and style in choosing a replacement door, or consult publications, catalogs, or design professionals to determine the appropriate door styles and materials for the age and style of your house.

### 5.2.3: Windows and Screens

*Original windows are one of the most important features of the façade of a house and define the character of the contributing buildings in the district. Many contributing structures in Aldridge Place still retain their original wood windows.*

1. Repair or rehabilitation of the original windows and screens is the preferred option, followed by replication, and then replacement.

2. The energy efficiency of original windows can be improved by using methods that do not damage historic sashes, glass, or frames, such as: weather-stripping, insulating weight pockets, adding insulated glass and the necessary additional balancing weights, or adding a clear interior film or interior storm window inserts, or a combination of these methods.

3. Do not use tinted glass or tinted film on original windows.

4. If replacing windows or screens, use windows and screens that match the scale, profile, appearance, and configuration of existing historic windows. Aluminum-clad wood windows generally are appropriate for historic districts, but vinyl and aluminum windows or windows with interior vinyl pane dividers are not appropriate.
5.2.4: Porches

Front porches are an integral part of the character of homes in Aldridge Place. Consider the architectural style of the house if making decisions about changes to the front porch.

Preserve the original front and street-side porches. Do not enclose open front and street-side ground-floor porches with glass or other enclosure materials, except screening.

5.2.5: Roofs

The roof form and pitch are among the most distinguishing characteristics of historic buildings.

1. Retain the original roof pitches and profiles on the building. Avoid changes to roofs on the front of the building. Avoid adding to the eave height of original roofs, especially at the front of the structure. Retain historic dormers.

2. In replacing roof materials, consider first the use of the original material, then the use of a product that resembles the original material, such as a fiberglass or other energy-efficient shingle. Metal roofs are also acceptable. Preserve original gable/attic vents and roof brackets.

5.2.6: Chimneys
5.3. General Standards for Additions and Changes to Contributing Structures

Items of most concern are finished floor height, floor-to-floor heights, roof heights and pitches, fenestration pattern, porch size and location, setbacks, and an overall scale that reflects neighborhood patterns.

5.3.1: Preservation of Historic Character

Construct additions so as to require the removal or modification of a minimum of the historic fabric of the structure. Do not construct additions that will require the removal of any portion of the front façade. Design additions to existing residential buildings to reflect the form and scale of the existing house within the historical context of the neighborhood.

Set additions behind the ridgeline of the original roof if the original historic building has a side-gabled, hipped, or pyramidal roof form.

5.3.2: General

1. Locate additions and alterations to the rear or rear side of the building so that they will be less visible from the street, and have less impact on the character and configuration of the contributing building.

2. Houses must front on streets within Aldridge Place, even if located on a through lot between West 33rd and West 34th Streets. (See deed restrictions.)
Appendix D
The Aldridge Place Preservation Plan and Design Standards

D-1: Relevant Definitions
D-2: The Aldridge Place Preservation Plan: Overview
D-3: The Parts of the Aldridge Place Preservation Plan
D-4: Design Review Processes
D-5: Aldridge Place Local Historic District Design Standards

3. Do not attach a separate residential unit to a primary residence.

4. Place any additions or reconstructions to fronts of houses in a manner that is consistent with the existing structure.

5. Place additions or reconstructions in street side yard a minimum of 15 feet from the street.

6. Limit the height of structures in Aldridge Place LHD to 30 feet maximum.

7. Porches must be a minimum of 8 feet in depth and may extend into the 25 foot front yard setback.

8. On a corner lot, a porch may extend a maximum of 5 feet into the 15 foot street side yard setback.

Standards Summary

<table>
<thead>
<tr>
<th>Minimum Lot Size</th>
<th>5,750 square feet</th>
</tr>
</thead>
<tbody>
<tr>
<td>Maximum building coverage</td>
<td>40%</td>
</tr>
<tr>
<td>Maximum impervious coverage</td>
<td>45%</td>
</tr>
<tr>
<td>Maximum height</td>
<td>30 feet</td>
</tr>
<tr>
<td>Min front setback</td>
<td>25 feet; excluding porch</td>
</tr>
<tr>
<td>Min street side yard setback</td>
<td>15 feet; excluding porch</td>
</tr>
<tr>
<td>Minimum interior side yard setback</td>
<td>10 feet for principal structure on adjacent lot; 5 feet for all others</td>
</tr>
<tr>
<td>Minimum rear setback</td>
<td>for a through lot, the rear setback is 15 feet; 10 feet for all others</td>
</tr>
</tbody>
</table>

Appendix D, D-28
5.3.3: Size and Scale of Additions

1. Design new additions so that they do not visually overpower the existing building, compromise its historic character, or destroy any significant historic features or materials. Additions shall appear subordinate to the existing house.

2. Locate additions as inconspicuously as possible, which is generally at the rear of the house.

3. Design additions to have the same scale as the existing house.

4. Locate second story additions at least 15 feet or one-third of the depth of the house back from the front house wall. The front house wall is the exterior wall closest to the street and not including the front porch walls or posts. Houses on corner lots have only one front wall.

Recommendations:

1. Consider adding one-story additions to one-story houses.

2. Wherever possible, build additions in existing attic space without raising the roof height.Consider the construction of attic dormers opening to the side or rear of the house to open underused attic space. Design side wall heights on second floor additions to be in scale and proportion to the original house.
Appendix D

The Aldridge Place Preservation Plan and Design Standards

D-1: Relevant Definitions
D-2: The Aldridge Place Preservation Plan: Overview
D-3: The Parts of the Aldridge Place Preservation Plan
D-4: Design Review Processes
D-5: Aldridge Place Local Historic District Design Standards

3. Where attic heights are adequate to support second floor living space, dormers or rear additions that do not exceed the original roof ridge height are preferable, as are side walls that maintain the same proportions.

4. Consider the effect that the addition will have on the existing and neighboring buildings.

5.3.4: Roof, Fenestration, and Siding

1. Make the pitch and height, materials of the roof of the addition match or be compatible to that of the existing house.

2. Make windows visible from the street on any addition compatible with those on the existing house in terms of sash configuration, proportion, spacing and placement.

3. Use exterior siding materials on the addition that match or are compatible with that of the existing house.

5.3.5: Driveways and Parking

1. Runners are preferred for driveways and parking. Driveways and parking are subject to an impervious cover restriction of 45% of the property.

2. Circular drives are not appropriate.

3. A parking space may not be located in a street side yard unless it is part of the original configuration.

4. The maximum number of parking spaces in all street yards on a site is two.
Appendix D
The Aldridge Place Preservation Plan and Design Standards

D-1: Relevant Definitions
D-2: The Aldridge Place Preservation Plan: Overview
D-3: The Parts of the Aldridge Place Preservation Plan
D-4: Design Review Processes
D-5: Aldridge Place Local Historic District Design Standards

5. Pavement for a parking space in a front yard may not be located in front of a principal structure.

5.3.6: Fences
1. Fences should be built with materials that are compatible with the architectural character of the structure.
2. Fences located in a front yard may not exceed a height of four feet and shall have a ratio of open space to solid material of not less than 1 to 1.5.

5.3.7: Garages

Garages have generally been located to the rear of the lot and as separate structures. They were constructed in complementary design to the main building.

1. Garages should be placed behind primary residences. Construct new garages on the rear of the lot or out of view of the street. Design a new garage to be complementary to the main structure on the property. Do not locate garages or carports on the façade of a building.
2. When rebuilding an original garage or adding a second story to it, make the roof pitch and style of siding match or be complementary to the original structure.
3. When installing new garage doors, make them complementary in design to the original structure or match historic garage doors.
Appendix D
The Aldridge Place Preservation Plan and Design Standards

D-1: Relevant Definitions
D-2: The Aldridge Place Preservation Plan: Overview
D-3: The Parts of the Aldridge Place Preservation Plan
D-4: Design Review Processes
D-5: Aldridge Place Local Historic District Design Standards

Recommendation: Look around the neighborhood and seek out pictures or documentary evidence of the types of garage doors that were used at the time of the construction of the garage.

5.3.8: Accessory Buildings

1. Accessory buildings may not exceed 10 percent of the site.

2. Accessory buildings should be located in rear yards with a minimum setback of 5 foot from property lines.

5.4. General Standards for New Construction

Local Historic District designation does not prevent change, but instead provides design parameters that work with the special character of the District. Aldridge Place recognizes that design for new residential construction should support the architectural patterns and character of the neighborhood and its immediately surrounding structures. Items of most concern are finished floor height, floor-to-floor heights, roof heights and pitches, fenestration pattern, porch size and location, setbacks, and an overall scale that reflects neighborhood patterns. These Standards apply to new construction on contributing and non-contributing properties.

Recommendation: Austin is fortunate to have many architects in town that have experience working in historic areas and on historic buildings. Consider using an architect who has experience working in historic areas.

5.4.1: Compatibility Standards for All New Construction within the Historic District
1. Front houses on streets within Aldridge Place, even if located on a through lot between West 33rd and West 34th Streets. (See deed restrictions.)

2. Do not attach a separate residential unit to a primary residence.

3. Design a new garage to be complementary to the main structure on the property. Do not locate garages or carports on the façade of a building.

4. Set new primary houses equal to the houses on either side, if those houses are contributing, or equal to the nearest two contributing houses on the same street. Goal: Visual conformity with adjacent front setbacks.

5. Place new construction in street side yard a minimum of 15 feet from setbacks.

6. The impervious cover standard is a maximum of 45%.

7. This section applies to all new construction including new garage apartments and secondary units.

### Standards Summary

<table>
<thead>
<tr>
<th>Standard</th>
<th>Requirement</th>
</tr>
</thead>
<tbody>
<tr>
<td>Minimum Lot Size</td>
<td>5,750 square feet</td>
</tr>
<tr>
<td>Maximum building coverage</td>
<td>40%</td>
</tr>
<tr>
<td>Maximum impervious coverage</td>
<td>45%</td>
</tr>
<tr>
<td>Maximum height</td>
<td>30 feet</td>
</tr>
<tr>
<td>Min front setback</td>
<td>25 feet; excluding porch</td>
</tr>
<tr>
<td>Min street side yard setback</td>
<td>15 feet; excluding porch</td>
</tr>
<tr>
<td>Minimum interior side yard setback</td>
<td>10 feet for principal structure on adjacent lot; 5 feet for all others</td>
</tr>
</tbody>
</table>
Appendix D
The Aldridge Place Preservation Plan and Design Standards

D-1: Relevant Definitions
D-2: The Aldridge Place Preservation Plan: Overview
D-3: The Parts of the Aldridge Place Preservation Plan
D-4: Design Review Processes
D-5: Aldridge Place Local Historic District Design Standards

| Minimum rear setback          | for a through lot, the rear setback is 15'; 10 feet for all others |

5.4.2: Massing, Scale, and Architectural Elements

Use massing, scale, and architectural elements typical of the contributing buildings on the block when designing a new building. The geometry of new primary house construction shall be in a scale with contributing buildings on the same block. When applying to Historic Landmark Commission, include photographs of all existing adjacent buildings and any other buildings on the block which have inspired design choices for the new construction.

5.4.3: Porches

Front porches on new construction are not necessary, but if present, they may extend a maximum of eight feet in front of the front yard setback if a principal building has a setback of at least 25 feet. On a corner lot, a porch may extend a maximum of five feet in front of the 15 feet street side yard setback.

Recommendation: If appropriate for the architectural style, front porches or at least sheltered front entries similar to the contributing houses within the district are encouraged.

5.4.4: Height

Raise porch and first floor levels for new houses to a height comparable to existing houses with pier and beam construction, even if new construction is on a slab. Limit the maximum height of new structures to 30 feet.

5.4.5: Roofs
Roof forms shall correspond to the building form and architectural style of the new building and typical of roof types in the district.

5.4.6: Entrances

Locate the primary entrance to the building on the front. Use a front entryway configuration that is compatible with the front entries of contributing houses in the district.

5.4.7: Exterior Wall Materials

Use exterior wall materials that are compatible with those on the contributing structures on the block, such as wood, cementitious lap siding, brick, or stucco.

5.4.8: Chimneys

Use stone, stucco, or brick as the primary material for an exterior chimney.

5.4.9: Driveways and Parking

1. Runners are preferred for driveways and parking. Driveways and parking are subject to the City's impervious cover restrictions. Circular drives are not appropriate.

2. A parking space may not be located in a street side yard.

3. The maximum number of parking spaces in all street yards on a site is two.
Appendix D
The Aldridge Place Preservation Plan and Design Standards

4. Pavement for a parking space in a front yard may not be located in front of a principal structure.

5. For tandem parking, only one car may be parked behind one other.

5.4.10: Fences

1. Fences should be built with materials that are compatible with the architectural character of the structure.

2. Fences located in a front yard may not exceed a height of four feet and shall have a ratio of open space to solid material of not less than 1 to 1.5.

5.4.11: Garages

Design a new garage to be complementary to the main structure on the property. Do not locate garages or carports on the façade of a building. Garages should be placed behind primary residences. Construct new garages on the rear of the lot or out of view of the street.

5.4.12: Garage Apartments/Secondary Units

1. Design new secondary units to respect the traditional patterns of Aldridge Place in determining the location of the building and access to parking.

2. Design new secondary units and garage apartments to match or complement the form, massing, materials, scale, character elements, and fenestration patterns of the primary structure.
3. A new secondary unit or garage apartment is permitted on a lot that is 7,000 square feet or larger and has a front lot width of at least 50 feet. If two or more adjacent lots have the same ownership, the combined square footage and front lot width may be used to determine whether the overall site is 7,000 square feet or larger and has a front lot width of at least 50 feet.

4. The maximum gross floor area of the rear dwelling unit of a new secondary unit or garage apartment is 850 square feet.

5. New structures comply with impervious cover standards of 45% coverage.

4.13: Accessory Buildings

1. Accessory buildings may not exceed 10 percent of the site.

2. Accessory buildings should be located in rear yards with a minimum rear setback of five (5) feet from property lines.

5.5. Public Space Standards

Aldridge Place public space consists of streets, sidewalks, bridges, and park space.

Preserve and maintain the width, materials, and historic location of contributing civic structures, including sidewalks, retaining walls, and bridges. Maintain the historic park bridges structures in compliance with the Secretary of the Interior’s Standards.

5.6. Reasonableness Clause
Appendix D
The Aldridge Place Preservation Plan and Design Standards

D-1: Relevant Definitions
D-2: The Aldridge Place Preservation Plan: Overview
D-3: The Parts of the Aldridge Place Preservation Plan
D-4: Design Review Processes
D-5: Aldridge Place Local Historic District Design Standards

The purpose of these Design Standards is to preserve the historic character of Aldridge Place. The Board of Trustees recognizes that strict compliance with the Standards will best serve this purpose. However, if a property owner(s) can prove that unforeseen circumstances and conditions have arisen that would render strict compliance with these Design Standards impossible or unreasonable, the Board of Trustees may, in their discretion, permit a reasonable design or development decision that is consistent with the historic character and scale of Aldridge Place.

5.7. Exclusions

Paint color and house interiors are excluded from any Design Standards.