

HISTORIC LANDMARK COMMISSION
OCTOBER 23, 2017
APPLICATION FOR A CERTIFICATE OF APPROPRIATENESS
C14H-1989-0002
Willie Wells House
1705 Newton Street

PROPOSAL

Demolish the ca. 2005 rear addition and replace it with a screened porch; remove all siding to refinish it and re-install it after reinforcing and insulating walls; replace existing windows; construct a new front porch.

PROJECT SPECIFICATIONS

The applicant proposes to:

1. Remove all the wood siding from the house to sand and refinish it, and then re-install it after reinforcing and insulating the walls. The siding will be numbered for accurate reinstallation;
2. Replace all windows in the house with new 4:4 windows that reproduce the original window configuration in the house;
3. Remove the existing hipped-roof front porch and construct a new shed-roofed front porch that reproduces the original porch on the house;
4. Demolish a ca. 2005 rear addition and construct a screened porch in its place.

STANDARDS FOR REVIEW

The Commission's Standards for Review of applications for Certificates of Appropriateness include:

- Do not destroy the distinguishing original qualities or character of a building, structure, or site and its environment. Avoid the removal or alteration of any historic material or distinctive architectural features.
- Recognize all buildings, structures, and sites as products of their own time. Do not construct alterations which have no historical basis and which seek to create an earlier appearance.
- Repair, rather than replace deteriorated architectural features wherever possible. In the event replacement is necessary, the new material should match the material being replaced in composition, design, color, texture, and other visual qualities. Base the repair or replacement of missing architectural features on accurate duplications of features, substantiated by historical, physical, or pictorial evidence rather than on conjectural designs or the availability of different architectural elements from other buildings or structures.
- Construct new additions or alterations to structures in such a manner that if such addition or alteration were to be removed in the future, the essential form and integrity of the structure will be unimpaired.

COMMITTEE RECOMMENDATIONS

The Committee recommends approval of the project.

STAFF RECOMMENDATION

Approve as proposed.



SUBJECT TRACT



PENDING CASE



ZONING BOUNDARY

CASE#: C14H-1989-0002
Address: 1705 NEWTON STREET



1" = 200'

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