

HISTORIC LANDMARK COMMISSION
JULY 23, 2018
DEMOLITION AND RELOCATION PERMITS
HDP-2018-0311
2204 San Antonio Street

PROPOSAL

Demolish a ca. 1968 building.

ARCHITECTURE

One-story, rectangular-plan, flat-roofed building built in the Neoelectic Mansard style. The building is clad in brick masonry and has an arched colonnade that spans the central bay. Fenestration includes fixed aluminum-sash arched windows and fully glazed paired aluminum doors.

RESEARCH

The building was constructed around 1968 following a capital campaign by 54 Baptist churches in Austin. J. C. Construction Co. was the general contractor; no architect is listed. The building has served as the Baptist Student Center for its entire life, hosting classes, gatherings, coordination of local community service programs and international mission projects, and religious and community events.

STAFF COMMENTS

The building may meet one criterion for designation as a historic landmark, but it does not appear to meet the designation threshold of two criteria.

Designation Criteria—Historic Landmark

- 1) The building is 50 years old, having been constructed around 1968.
- 2) The building retains a high degree of integrity.
- 3) Properties must meet two historic designation criteria for landmark designation (City of Austin Land Development Code, Section 25-2-352). The property appears to demonstrate significance according to one criterion.
 - a. **Architecture.** The house is built in the Neoelectic Modern style and does not appear to possess architectural distinction.
 - b. **Historical association.** The building does not appear to have significant historical associations that contributed significantly to the history of the city, state, or nation; or represent a significant portrayal of the cultural practices or way of life of a definable group of people in a historic time.
 - c. **Archaeology.** The property was not evaluated for its potential to yield significant data concerning the human history or prehistory of the region.
 - d. **Community value.** For the past fifty years, the building has been home to the Baptist Student Center (or Union), which has hosted programs, classes, and events. In its strategic location near UT and purpose-built facilities to guide and minister to Baptist and other students, the property may possess a unique location and physical characteristics that contribute to the character, image, or cultural identity of the community, Austin, or Texas. However, it should be noted that since the building was constructed just fifty years ago, the community value has developed outside of the historic period.

- e. **Landscape feature.** The property is not a significant natural or designed landscape with artistic, aesthetic, cultural, or historical value to the city.

STAFF RECOMMENDATION

Encourage rehabilitation and adaptive reuse of the building. If the Commission votes to release the permit, then staff recommends relocation over demolition, and completion of a City of Austin Documentation Package, consisting of photographs of all elevations, a dimensioned sketch plan, and a narrative history, for archiving at the Austin History Center.

LOCATION MAP



SUBJECT TRACT



PENDING CASE



ZONING BOUNDARY

1" = 167'

NOTIFICATIONS

CASE#: HDP-2018-0311
2204 SAN ANTONIO STREET

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.



PROPERTY INFORMATION

Photos



Primary (east) façade of 2204 San Antonio Street.



Primary façade, looking north.



Primary façade, looking south.



South elevation.

Occupancy History

1968-present Baptist Student Center

Background Research

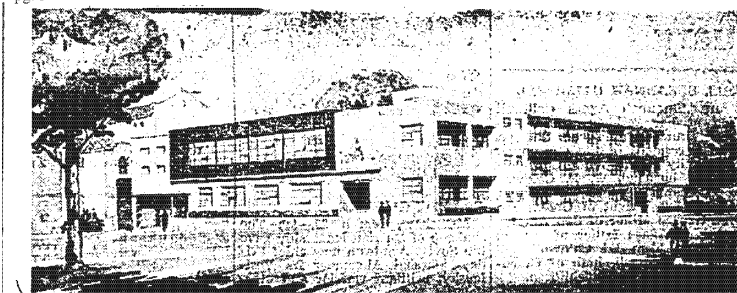
The existing building is the third home to the Baptist Student Union of Texas. The Union's first purpose-built home was a one-story building at 415 W. 22nd Street constructed in 1949 "to meet the spiritual and fellowship needs of Baptist students of college age." By 1957, the Union had outgrown its headquarters and moved into the Brackenridge Home, a three-story building at 2204 San Antonio Street.

In 1967, 54 local Baptist churches undertook a \$100,000 capital campaign to fund a new building. The campaign chair noted that the "student Union is the contact point between the students and the Baptist church of the community," while the director of the UT Baptist Student Union called the Brackenridge Home "woefully outworn, outdated and totally inadequate to house the type of program needed... The inadequate facilities of the present student center and the growing student population demand immediate action and concern on the part of each church and every Baptist."

In 1968, the new center was constructed at a cost of \$152,000. The building included a range of spaces, including classrooms; gathering, social, and study areas; offices; and a library. Over the next decades, the building would host classes and events for Baptist students and others, with financial support from the Baptist General Convention of Texas and Austin congregations. Community events in the building's early years included an international student tea (1970), a theater production of "The Dead" (1973), Christian music performances (1974 and 1977), and an annual World Fair (mentioned in 1976). A 1974 newspaper article said that the Baptist Student Center "could easily be mistaken for...[a] community service agency" due to its heavy involvement in campus, city, state, and world missions. At the time, programs included Bible studies, tutoring, coordination of community service projects in East Austin and with senior citizens, and international mission projects. "It's a place where you can apply your Christianity," said staffer Ann Moore.

Construction of Baptist Student Center Begun

The Austin Statesman (1921-1973); Mar 25, 1949;
ProQuest Historical Newspapers: The Austin American Statesman
pg. 5



Construction of Baptist Student Center Begun

Construction has started on the \$275,000 student center at the University Baptist Church, the Rev. Blake Smith, pastor, announced Friday.

Contract for the building has been awarded to the J. M. Odem Company, which expects to complete construction in about 10 months.

The student center is being built cooperatively by the University Baptist Church and the executive board of the Baptist General Convention of Texas, which has contributed \$100,000 to the project. It will serve religious, social and recreational needs of the Baptist students at the University of Texas.

Plans for the building were drawn by Carlton Brush, architect, working with a building committee headed by Dr. R. T. Wilson, as

chairman. The committee included Dr. and Mrs. C. C. Colvert, Mrs. R. T. Wilson, Mrs. Eric Lappe, Dr. and Mrs. Blake Smith, Dr. C. S. Gardiner, Dr. and Mrs. Hal P. Bybee, Dr. B. Barrow, J. F. Clark, Mrs. John Aycock, Mrs. W. D. Richards, Mrs. Charles Cyrus, Mrs. Dave Cheavens, Dr. and Mrs. H. W. Newman, Gerald E. Williams, Mrs. D. A. Shipwash, Mrs. T. C. McCormick, Mrs. C. R. Reagan, Harris Brush, Mrs. W. L. Chapman, and Mrs. J. H. Lumpkin.

Dr. Smith said the land on which the building is to be constructed was purchased by Miss Roberta Lavender, one of the original members of the University Baptist Church. Mrs. Lavender made the purchase many years ago, he explained, believing that the church would need to expand.

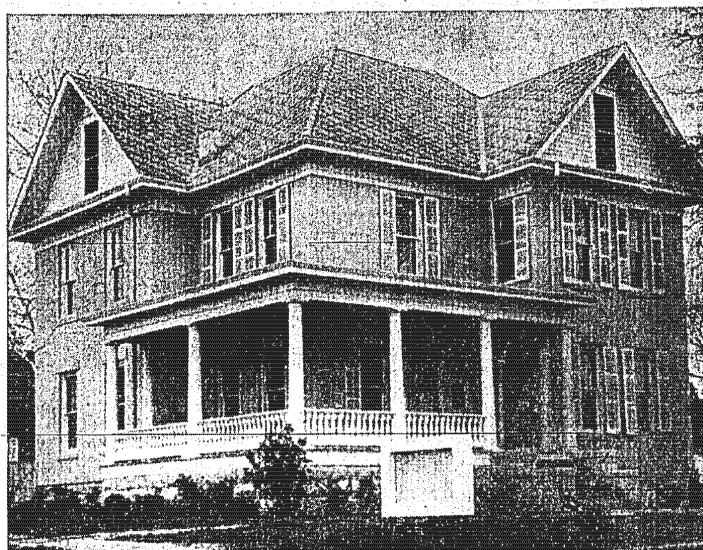
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"Construction of Baptist Student Center Begun," *The Austin Statesman*, 3/25/1949. This appears to have been the first purpose-built Baptist Student Center.



The previous building at 2204 San Antonio Street (photograph ca. 1913), which served as the home of Dr. R. J. Brackenridge before becoming the second Baptist Student Center in 1957. The building was demolished and replaced by the current building.

Baptist Student Union Goes Into New Home
The Austin American (1914-1973); Jan 6, 1957;
 ProQuest Historical Newspapers: The Austin American Statesman
 pg. C14



This newly decorated building is the new headquarters for the Baptist Student Union, an organization serving about 3,000 Baptist young people attending the Uni-

versity of Texas. The new headquarters will be dedicated in ceremonies to be conducted at 3 p. m. Sunday. An open house will be held from 2 until 5 p. m.

Baptist Student Union Goes Into New Home

The Brackenridge Home, an Austin showplace of years past, moves into a new role Sunday, as headquarters for the Baptist Student Union, an organization of University of Texas students and other young adults.

The property at 2204 San Antonio Street has been remodeled and redecorated to serve the needs of the BSU.

George W. Traver, president of the BSU, said an open house will be held at the new headquarters Sunday from 2 until 5 p.m. A formal dedication program with several Baptist leaders participating will be held Sunday at 3 p.m.

The BSU formerly used the Baptist Student Center at 415 West

22nd Street as its headquarters. But growth and expansion has made it necessary for the organization to seek new quarters, Traver explained. The Baptist Student Center now will be used solely by the University Baptist Church, Plans call for use of the center as an educational building.

The Rev. Hardy Clemmons will continue to serve as director and counselor for the BSU. Miss Eunice Parker is director of international student work and Dr. W. C. Raines is director of the Bible Chair.

Traver said the BSU is sponsored in cooperation with the Baptist General Convention of Texas and the Austin Baptist Association. It now serves 3,000 students at UT, he added.

A complete new finish inside and out has been given the two-story building that will house the BSU offices after Sunday. The new site has been streamlined inside with new, modern furnishings, and modernized outside with a fresh coat of pink paint. The grounds are being leveled and landscaped.

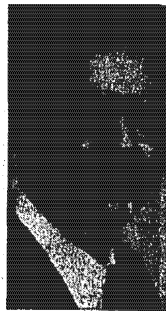
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"Baptist Student Union Goes into New Home," The Austin American, 1/6/1957.

Baptists Launch Building Drive
The Austin American (1914-1973); Sep 10, 1967.
 ProQuest Historical Newspapers: The Austin American Statesman
 pg. A6



DR. RALPH SMITH
 General Campaign chairman



W. A. IRVIN
 Announces drive

Baptists Launch Building Drive

A capital funds campaign has been launched by 54 Austin Baptist churches to raise \$100,000 for a new Baptist Student Union building at the University of Texas.

The announcement was made by Rev. W. A. Irvin, area missionary of the Austin Baptist Association; Rev. Don Murdock, director of the UT Baptist Student Union; and Rev. Gordon Bays, moderator of the Austin Baptist Association.

Dr. Ralph Smith, pastor of the Hyde Park Baptist Church, has been named General Campaign Chairman. The drive will be conducted among the 25,000 members of the 54 Baptist churches in Austin.

Campaign headquarters have been established at 2204 San Antonio, Room 4. Robert Flournoy is campaign director. Headquarters telephone number is GR 6-5626.

Mrs. Jack C. Goodman, a member of the First Baptist Church, will serve as Women's

Baptist work," Rev. Murdock said.

He said the Baptist student center is a medium through which all Baptist churches in Austin and in the state "can cooperate in following their students to the college campus."

Rev. Murdock said the student union is on the campus "to provide a vital Christian witness to all areas of the campus and to be a tangible testimony to Baptist students that their denomination is intelligently concerned about their spiritual welfare and is willing to invest liberally in this behalf."

Rev. Murdock said the student union at the University is where the Baptist Bible Chair, one of the two largest Bible chairs in the state, is located. "Through its university-accredited and spiritually motivated program of Bible instruction, the Bible Chair helps the Baptist Student program achieve its objective of showing students the relevancy of Christian faith to every area of learning," he added.

Chairman. Other members of the campaign Executive Committee are Hail Holmes, Mrs. Herbert Beard, Rev. Ray Burchette, Mrs. Tom Conners, Rev. Billy J. Clarke, Clyde Copus.

Rev. Logan Cummings, Mrs. Will D. Davis, Dr. W. E. Denham, Jr., J. C. Evans, Dr. Bill Glover, Frank M. Holloway and Harold Riley.

In accepting the general Campaign chairmanship, Dr. Smith said the student ministry program at the University of Texas is "community-wide in nature and beyond the scope or capability of any individual church to undertake successfully."

Dr. Smith said of all the students who enroll at UT this fall approximately 5,500 of them will be Baptist or have a Baptist preference. He said that 20 percent of the new students now participating in the programs and activities of the Baptist Student Union at UT are not Baptists and that this factor presents a "tremendous challenge and opportunity to Baptists of Austin because the student Union is the contact point between the students and the Baptist church of the community."

The present UT Baptist Student Union activities currently are centered in a three-story frame home at 22-4 San Antonio. Rev. Murdock, the director, said the present program there is "seriously outworn, outdated and totally inadequate to house the type of program needed."

"The inadequate facilities of the present student center and the growing student population demand immediate action and consensus on the part of each church and every Baptist in the Austin Baptist Association to provide more functional buildings for this center of

Rev. Murdock said the present Baptist Student Union provides a facility where students can meet for vespers, fellowship, prayer, counseling and church-student contacts.

Site of the present Baptist Student Union is owned by the Baptist General Convention of Texas, which has bought a second tract at 2nd and Nueces St. as a possible site for the new union building.

Whether the new building will be erected at the present union location or at the 2nd and Nueces streets location depends on final decision as to the routing of a proposed North-South freeway now in the planning stage. Proceeds from the sale of the unused property will go into the building fund.

"The need for this new facility is great and is constantly increasing," said Dr. Smith. "We are most optimistic with regard to the response with which this challenge will be met among all 54 churches. We have set a date for our campaign which extends to mid-October. We feel the \$100,000 goal will be achieved."

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"Baptists Launch Building Drive," The Austin American, 6/10/1967.

Baptists Reach Out to Students

KATHY HAWORTH Staff Writer

The Austin American Statesman (1973-1987), Sep 28, 1974
ProQuest Historical Newspapers: The Austin American Statesman
pg. 15



DIRECTOR CARROL SMITH REACHES OUT
"We're here to make a friend," Smith says

Baptists Reach Out to Students

This is the third in a series on University of Texas student centers.

By KATHY HAWORTH
Staff Writer

Christianity is taking the responsibility for the other person. It is helping him to uncover his own unique capabilities in the search for

spiritual awareness — and teaching him to use those talents to serve others.

Under any other name, the Baptist Student Center could easily be mistaken for any one of a solid list of community service agencies. Dispersing from the 2204 San Antonio headquarters, center students vent these talents not only toward the UT campus but to assorted Austin as well as state and even world missions.

"We want to show people that Jesus Christ is involved in relationships with other people — not just the 'religious' side of life," explains center director Carrol Smith. "We're here to reach out, extend, make a friend . . . give him the option of Christ."

Smith, along with Ann Moore, a Baptist staffer, and a

secretary head the center. Funding comes from the Baptist General Convention of Texas and Austin congregations.

Although Tuesday evening worship and throughout-the-week Bible study is offered, Smith disagrees the center is a "church."

"We want to relate the life and teachings of Jesus to the educational process . . . I guess it's an 'interdependent' philosophy."

Activities are not scheduled on Sunday so that students may attend local worship.

Aside from a battalion of on-campus witnesses, the center also offers noon lunch Bible study, "sandwich seminars," featuring key University personalities and an international program.

Center students tutor UT foreign students, who must often master English before continuing university education. Volunteers give one hour a week to meet with a student for conversation.

An international "host"

program is also organized in which students find families who will host a foreigner, having him to dinner or sharing activities once a month.

But Smith sees the program mainly as a "growth" center. "We're here to help initiate the Christian experience, but then one of our major responsibilities is a conservation role. We take the faith many students have brought from home, an immature faith, and help them to grow spiritually and to vent that faith toward helping others."

Students currently coordinate five mission projects to East Austin including day work with small children at Montopolis Activity Center and "friend" programs for teenagers.

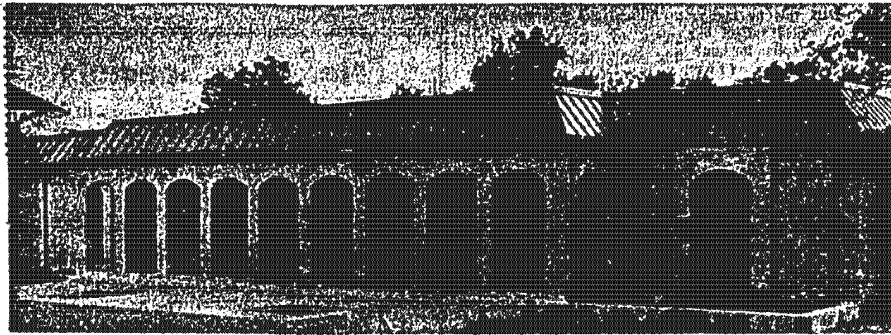
Students also manage "one-to-one" relationships with senior citizens at Governor's Residence Hall, visiting, writing letters and running errands for the residents.

But the Baptists also reach far beyond the auspices of a UT — or Austin — community. Three center students last summer served in summer missions in Jordan, Bangladesh and Africa. Six others worked in U.S. missions.

"We all have certain emotional and physical needs . . . We all need a friend," explains Miss Moore. "And here it's all offered. But we also give discipleship. It's a place where you can apply your Christianity."

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"Baptists Reach Out to Students," The Austin American Statesman, 9/28/1974.

NEW BAPTIST STUDENT CENTER*The Austin Statesman (1921-1973); Jul 14, 1969;*ProQuest Historical Newspapers: The Austin American Statesman
pg. 11

NEW BAPTIST STUDENT CENTER — The executive board of the Austin Baptist Association met Monday at 5:30 p.m. to dedicate their new student center, 2204 San Antonio. After the open house, the building will serve as a class-

room facility and will also be used for social gatherings for students of the University of Texas. Director of the \$200,000 center will be Don Murdock.

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"New Baptist Student Center," *The Austin Statesman*, 7/14/1969.

The building was constructed by J. C. Construction Co., headed by James Crutchfield. The following year, the company also constructed a new educational building for St. John's United Methodist Church on Allandale Road and an addition to Leander High School, northwest of Austin. No additional information about the company or James Crutchfield was located from archival newspapers.

Building Permits

WATER SERVICE PERMIT		Austin, Texas		No. 12552																																					
Received of Mary Brackenridge Est		Date April 4, 1939		Sec. 46																																					
Address 2206 San Antonio		Amount Two and 50/100 -		\$ 2.50																																					
Plumber Martin		Size of Tap 1"																																							
Date of Connection 4/7/39		Size of Tap Made 3/4"																																							
Size Service Made 3/4"		Size Main Tapped 6"																																							
From Front Prop. Line to Curb Cock 7'		From S. Prop. Line to Curb Cock 27'																																							
Location of Meter C-478B		Type of Box W.C.H.																																							
Depth of Main in St. 3'		Depth of Service Line 2'																																							
From Curb Cock to Tap on Main 12'6"		Checked by Engr. Dept. 5-9-39 LE																																							
REPLACES ST. 13, A-4670		<table border="1"> <thead> <tr> <th>No. Fittings</th> <th>Size</th> </tr> </thead> <tbody> <tr> <td>1 Curb Cock</td> <td>3/4"</td> </tr> <tr> <td>1 Elbow</td> <td>3/4"</td> </tr> <tr> <td>1 Co. St. Elbow</td> <td>3/4"</td> </tr> <tr> <td>1 Bushing</td> <td>3/4"</td> </tr> <tr> <td>1 Reducer</td> <td>3/4"</td> </tr> <tr> <td>1 1/4" Pipe</td> <td>3/4"</td> </tr> <tr> <td>1 Lead Comp.</td> <td>3/4"</td> </tr> <tr> <td>1 Nipples</td> <td>3/4"</td> </tr> <tr> <td>1 Union</td> <td>3/4"</td> </tr> <tr> <td>1 Plug</td> <td>3/4"</td> </tr> <tr> <td>1 Tee</td> <td>3/4"</td> </tr> <tr> <td>1 Stop</td> <td>3/4"</td> </tr> <tr> <td>1 Box</td> <td>3/4"</td> </tr> <tr> <td>1 Lid</td> <td>3/4"</td> </tr> <tr> <td>Valves</td> <td></td> </tr> <tr> <td>Job No.</td> <td>23912/12</td> </tr> <tr> <td>Req. No.</td> <td>34518</td> </tr> </tbody> </table>				No. Fittings	Size	1 Curb Cock	3/4"	1 Elbow	3/4"	1 Co. St. Elbow	3/4"	1 Bushing	3/4"	1 Reducer	3/4"	1 1/4" Pipe	3/4"	1 Lead Comp.	3/4"	1 Nipples	3/4"	1 Union	3/4"	1 Plug	3/4"	1 Tee	3/4"	1 Stop	3/4"	1 Box	3/4"	1 Lid	3/4"	Valves		Job No.	23912/12	Req. No.	34518
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Water tap permit issued to the Mary Brackenridge Estate, 4/4/1939. This is for the previous building on the property.

104-21-20: NO 19' 08' 11" WATER SERVICE PERMIT
 Austin, Texas
 Received of *Fox Schmidt* Date *10-28-68*
 Address *2204 San Antonio St*
 Amount *One hundred thirty dollars* \$130.00
 Plumber *Fox Schmidt* Size of Tap *2"*

COMMERCIAL WATER

Date of Connection *11-12-68*
 Size of Tap Made *2"*
 Size Service Made *2"*
 Size Main Tapped *6" C.I.*
 From Front Prop. Line to Curb Cock *8'*
 From *No.* Prop. Line to Curb Cock *3'*
 Location of Meter *Curb*
 Type of Box *Round (12)*
 Depth of Main in St. *3'*
 Depth of Service Line *2'*
 From Curb Cock to Tap on Main *14'*
 Checked by Engr. Dept. *CMA* 11-15-68

No. Fittings	Size
1	1/4" Pipe 2" Cop.
1	Corp. Cock
1	Cop. to Iron ell 2"
1	Cop. to Cop. ell 5 1/2"
2	Cop. to Iron Coupling 1"
1	Cop. to Corp. Coupling Pipe 1"
1	Angle Stop 2"
1	Curb Stop 1"
1	Pushing Nipple 5 1/2"
1	Nipples 8 1/2"
1	Service Clamp 8 1/2"
1	Water Tee 2 1/2" 1/2"
1	Meter Box Round (12)
1	Lock Lid
1	Drain Tile
1	Drain Tile Lid
1	Stop & Drain
1	Job No. 8212230002
1	Foreman <i>J. Powell</i>

Water tap permit issued to Fox Schmidt, 10/28/1968.

PLOTTED
 1-3-1969
 BY *PD007*

SANITARY SEWER SERVICE PERMIT
 Austin, Texas
 No. 51972
 Received of *Fox Schmidt* Date *10-28-68*
 Address *2204 San Antonio St*
 Amount *Fifty dollars* \$50.00
 Builder or Owner *John* Plumber *Fox Schmidt*
 Lot *21-20' NO 19' 08' 11" Block* Subdivision *Louis West 5* Plat No. *46*

Date of Connection *11-22-68*
 By City *96' N of SLL*
 By Plumber
 Checked By *SEARCY*
 Size Main *12"* Depth *± 8 1/2'*
 Main Assign. *14.33' E. of W. F.*
 Stub Depth *0-2'*
 Stub Location *ANYWHERE IN*
 Book No. *B-1962 ALLEY*
 Paving Cut *OK 10-7-68 JEC*
 Paid 10-28-68 to K

No. Fittings	Size	Price
8	Pipe 12" 6' 1/2"	2.00
1	Pipe 12" 6' 1/2"	1.00
1	Wyes	
1	Bends 6" 6"	1.00
1	Reducers	
1	Plugs	
1	Sand	
1	Gravel	
1	Remix	
1	Stoppers	
1	Castings	
1	Other 1/2" 6"	1.00
1	BACKHOLE	3.00
1	Labor: 12 HRS.	15.00
1	TRUCK	1.50
1	FOREMAN	2.69
1	Total	26.19

Sewer permit issued to Fox Schmidt, 10/28/1968.

OWNER	Baptist General Convention of Texas		2204 San Antonio
PLAT	46	LOT 21-20- & north 19' og #19	BLK ---
SUBDIVISION	Louis Horst's		
OCCUPANCY	Baptist Student Center		
BLD PERMIT #	109020	DATE 7/24/68	OWNERS ESTIMATE 152,000.00
CONTRACTOR	J. C. Constr. Co.	NO. OF FIXTURES See Plans	
WATER TAP REC #	Exist	SEWER TAP REC #	exist
One story masonry bldg. 7443 Sq. ft.			

Building permit issued to J. C. Construction Co., 7/24/1968.

ADDRESS: <u>2204 SAN ANTONIO ST.</u>				PERMIT <u>109020</u>		PLAT <u>46</u>	
LOT: <u>21-20-1 N. 19' of 19</u>				BLOCK <u>OUTLOT 35</u>		SUB. <u>Louis Hensley</u>	
FIRE ZONE <u>3</u>		USE DIST: <u>B-2nd</u>		OCCUPANCY: <u>1 STORY BAPTIST STUDENT CENTER</u>			
<u>7-24-68</u>	LAYOUT		FRAMING		<u>OK</u>	FINAL	
<u>8-20-68</u>	PRINC. BLDG.	ACC. BLDG.	PRINC. BLDG.	ACC. BLDG.	<u>6-19-64</u>	PRINC. BLDG.	ACC. BLDG.
FOUNDATION	<u>Slabs on Piers</u>	FLOOR JOIST SIZE & O.C.	<u>Concrete</u>	NECESSARY BLDG. CONN.		ACC. BLDG.	
FR. SETBACK	<u>25</u>	CEILING JOIST SIZE & O.C.	<u>Hand Saws</u>	ROOM VENTILATION	<u>AC</u>	PAVED PARKING <u>17</u>	
TOTAL & MIN. SIDE YD.	<u>25' 8"</u>	STUD SIZE & O.C.	<u>Metal Studs</u>	STAIRS REQ. & NO.		<u>Type II Const.</u>	
SIDE STREET YARD	<u>28'</u>	MASONRY WALL		ATTIC FIRE STOPS REQ.			
OWNER: <u>BAPTIST GENERAL CONVENTION</u>				CONTRACTOR: <u>JAMES CRUTCHFIELD</u>			
				<u>57' X 136' 6" 1655 337 - 7443</u>			
INSPECTOR <u>P.P.</u>							

Building permit issued to James Crutchfield, 7/24/1968.