



**HISTORIC LANDMARK COMMISSION
MONDAY, September 27, 2021 – 6:00 PM**

MEETING WILL BE HELD IN PERSON AT CITY HALL

**Council Chambers
301 W. 2nd Street
Austin, TX 78701**

Some members of the Commission may be participating by videoconference. The meeting may be viewed online at: <http://www.austintexas.gov/page/watch-atxn-live>.

COMMISSION MEMBERS:

_____ Terri Myers, Chair
_____ Ben Heimsath, Vice Chair
_____ Anissa Castillo
_____ Witt Featherston
_____ Kevin Koch
_____ Carl Larosche

_____ Kelly Little
_____ Trey McWhorter
_____ Blake Tollett
_____ Beth Valenzuela
_____ Caroline Wright

AGENDA

CALL TO ORDER

CITIZEN COMMUNICATION: GENERAL

The first (10) speakers who register to speak no later than noon the day before the meeting will be allowed a three-minute allotment to address their concerns regarding items not posted on the agenda.

1. APPROVAL OF MINUTES

- A. August 23, 2021 – Offered for consent approval

2. PRESENTATIONS, DISCUSSION, AND POSSIBLE ACTION

- A. No items

3. PUBLIC HEARINGS

- A. Discussion and Possible Action on Applications for Historic Zoning, Discussion and Action on Applications for Historic District Zoning, and Requests to Consider Initiation of Historic Zoning Cases

**A.1. C14H-2021-0144; ZC-2021-140508 – 3004 Belmont Cir. – Discussion
Council District 7**

Proposal: Owner-initiated historic zoning.

Applicant: Claire Oswalt

City Staff: Kalan Contreras, Historic Preservation Office, 512-974-2727

Staff Recommendation: Consider recommendation of historic zoning.

**A.2. PR-2021-092644 – 3703 Meadowbank Dr. – Discussion
Council District 10**

Proposal: Commission-initiated historic zoning.

Applicant: Linda Sullivan

City Staff: Kalan Contreras, Historic Preservation Office, 512-974-2727

Staff Recommendation: Consider recommendation of historic zoning.

**A.3. C14H-2000-0005; HR-2021-103182 – 10621 Pioneer Farms Dr. –
Consent postponement to October 25, 2021
Evangelical Lutheran Church
Council District 1**

Proposal: Commission-initiated historic zoning on the Evangelical Lutheran Church building when relocated to 10621 Pioneer Farms Dr.

Applicant: Mike Ward

City Staff: Elizabeth Brummett, Historic Preservation Office, 512-974-1264

Staff Recommendation: Postpone to allow the relocation to be completed.

**A.4. C14H-2000-0005; HR-2021-103182 – 13300 Dessau Rd. – Consent
postponement to October 25, 2021
Evangelical Lutheran Church
Council District 7**

Proposal: Commission-initiated removal of historic zoning from the parcel from which the Evangelical Lutheran Church is being moved.

Applicant: Mike Ward

City Staff: Elizabeth Brummett, Historic Preservation Office, 512-974-1264

Staff Recommendation: Postpone to allow the relocation to be completed.

**B. Discussion and Possible Action on Applications for Certificates of
Appropriateness**

**B.1. HR-2021-100814 – 200 Lee Barton Dr. – Consent (postponed August 23,
2021)
Paggi House
Council District 5**

Proposal: Replace existing butterfly roof and construct glass walls between the buildings to fully enclose the courtyard.

Applicant: Marc Toppel

City Staff: Elizabeth Brummett, Historic Preservation Office, 512-974-1264

Committee Feedback: Use caution in working around the historic buildings.

Staff Recommendation: Approve the application.

B.2. HR-2021-084469 – 1616 Northwood Rd. – Consent

McDonald-Doughtie House

Council District 10

Proposal: Replace existing wood fence with stucco estate wall in backyard, construct new black iron fence in front yard, replace sidewalk, and create curb-cut landing at street.

Applicant: Nicky & Craig Duewall

City Staff: Elizabeth Brummett, Historic Preservation Office, 512-974-1264

Committee Feedback: Proposed landscape elements are compatible.

Staff Recommendation: Approve the application.

B.3. HR-2021-135585 – 4208 Avenue F – Consent

Hyde Park Local Historic District

Council District 9

Proposal: Construct side addition.

Applicant: Joey Gallahan

City Staff: Kalan Contreras, Historic Preservation Office, 512-974-2727

Staff Recommendation: Approve the application.

B.4. HR-2021-133048 – 608 Baylor St. – Consent

Taylor House

Council District 9

Proposal: Construct a new two-story accessory structure.

Applicant: Clare Van Montfrans

City Staff: Elizabeth Brummett, Historic Preservation Office, 512-974-1264

Staff Recommendation: Approve the application.

C. Discussion and Possible Action on Applications for Permits within National Register Districts

C.1. PR-2021-055578 – 1805 Waterston Ave. – Consent (postponed August 23, 2021)

Clarksville National Register District

Council District 9

Proposal: Demolish a contributing building and construct a new building.

Applicant: DAR Construction

City Staff: Kalan Contreras, Historic Preservation Office, 512-974-2727

Staff Recommendation: Release the demolition permit upon completion of a City of Austin Documentation Package. Comment on and release plans for new construction, encouraging the applicant to simplify the proposed building's roofline and massing, omit or simplify decorative details, and set the garage back from the front of the house if a front-facing orientation is unavoidable.

C.2. PR-2021-092304 – 2521 Jarratt Ave. – Consent (postponed August 23, 2021)

Old West Austin National Register District

Council District 9

Proposal: Construct a new house.
Applicant: Joshua Hogan
City Staff: Kalan Contreras, Historic Preservation Office, 512-974-2727
Staff Recommendation: Comment on and release the plans.

C.3. HR-2021-115725 – 1104 Toyath St. – Consent (postponed August 23, 2021)

**Clarksville National Register District
Council District 9**

Proposal: Construct a new building.
Applicant: Todd Bennett
City Staff: Kalan Contreras, Historic Preservation Office, 512-974-2727
Staff Recommendation: Comment on and release the plans.

C.4. HR-2021-116459 – 1104 Charlotte St. – Applicant-endorsed postponement (postponed August 23, 2021)

**Clarksville National Register District
Council District 9**

Proposal: Addition/remodel.
Applicant: Kindra Welch
City Staff: Kalan Contreras, Historic Preservation Office, 512-974-2727
Committee Feedback: Refine project design and return to the October meeting of the Architectural Review Committee.
Staff Recommendation: Grant the applicant's postponement request.

C.5. HR-2021-122489 – 82 San Marcos St. – Consent (postponed August 23, 2021)

**Willow-Spence National Register District
Council District 3**

Proposal: Demolish a ca. 1941 house.
Applicant: Lisa Vela
City Staff: Steve Sadowsky, Historic Preservation Office, 512-974-6454
Staff Recommendation: Encourage rehabilitation and adaptive reuse, then relocation over demolition, but release the permit upon review of the plans for new construction by the applicant and completion of a City of Austin Documentation Package.

**C.6. HR-2021-126308 – 1505 Travis Heights Blvd. – Consent
Travis Heights-Fairview Park National Register District
Council District 9**

Proposal: Replace siding, windows, railings, and roof. Convert attic into second floor and crawlspace into basement.
Applicant: J. C. Schmeil
City Staff: Kalan Contreras, Historic Preservation Office, 512-974-2727
Staff Recommendation: Encourage retention of original materials and configuration at façade, but comment on plans and release the permit upon completion of a City of Austin Documentation Package.

- C.7. HR-2021-134469 – 1412 Alameda Dr. – Consent**
Travis Heights-Fairview Park National Register District
Council District 9
Proposal: Construct a two-story addition and replace windows and siding.
Applicant: Carolyn Van Meter
City Staff: Elizabeth Brummett, Historic Preservation Office, 512-974-1264
Staff Recommendation: Encourage retention of original windows, door, siding, and trim on the façade, but comment on and release the permit upon completion of a City of Austin Documentation Package.
- C.8. HR-2021-121876 – 2400 Pemberton Pl. – Consent**
Old West Austin National Register District
Council District 9
Proposal: Total demolition.
Applicant: DAR Construction
City Staff: Kalan Contreras, Historic Preservation Office, 512-974-2727
Staff Recommendation: Release the demolition permit.
- C.9. HR-2021-135437 – 2308 Woodlawn Blvd. – Consent**
Old West Austin National Register District
Council District 9
Proposal: Reconstruct a contributing house following fire damage.
Applicant: Kyle McCollum
City Staff: Elizabeth Brummett, Historic Preservation Office, 512-974-1264
Committee Feedback: Encourage the applicant to replicate lost features.
Staff Recommendation: Release the permit.
- C.10. HR-2021-139703 – 2109 Kenwood Ave. – Consent**
Travis Heights-Fairview Park National Register District
Council District 9
Proposal: Demolish garage, construct addition, and remodel.
Applicant: Hanna LeHeup
City Staff: Kalan Contreras, Historic Preservation Office, 512-974-2727
Staff Recommendation: Comment on and release the plans.
- C.11. HR-2021-130292 – 1400 Mohle Dr. – Consent**
Old West Austin National Register District
Council District 10
Proposal: Demolish a contributing building and garage.
Applicant: DAR Construction
City Staff: Kalan Contreras, Historic Preservation Office, 512-974-2727
Staff Recommendation: Release the demolition application upon completion of a City of Austin Documentation Package.
- C.12. HR-2021-136955 – 1908 W. 33rd St. – Consent**
Old West Austin National Register District
Council District 10

Proposal: Demolish a ca. 1949 duplex and garage and replace with new construction.
Applicant: Rusty Van Zandt
City Staff: Kalan Contreras, Historic Preservation Office, 512-974-2727
Staff Recommendation: Release the demolition permit upon completion of a City of Austin Documentation Package. Comment on and release new construction plans.

D. Discussion and Possible Action on Applications for Demolition or Relocation

D.1. PR-2021-087495 – 812 W. 12th St. – Consent postponement to October 25, 2021 (postponed August 23, 2021)

Council District 9

Proposal: Demolish a ca. 1946 commercial building.
Applicant: Neil Vickers
City Staff: Elizabeth Brummett, Historic Preservation Office, 512-974-1264
Staff Recommendation: Grant the applicant's postponement request.

D.2. PR-2021-105009 – 2501 Inwood Pl. – Discussion (postponed August 23, 2021)

Council District 10

Proposal: Demolish a ca. 1948 house.
Applicant: Dane Wilkin
City Staff: Elizabeth Brummett, Historic Preservation Office, 512-974-1264
Staff Recommendation: Consider initiation of historic zoning. Should the Commission instead choose to release the demolition permit, encourage rehabilitation and adaptive reuse, then require completion of a City of Austin Documentation Package prior to release of the permit; encourage documentation of significant interior features.

D.3. PR-2021-123039 – 4711 Delores Ave. – Consent

Council District 1

Proposal: Convert church building to residence, replacing fenestration and cladding and constructing a two-story addition and third-floor roof deck.
Applicant: We Simply Must, LLC
City Staff: Kalan Contreras, Historic Preservation Office, 512-974-2727
Staff Recommendation: Release the demolition permit upon completion of a City of Austin Documentation Package.

D.4. PR-2021-113751 – 3411 Clearview Dr. – Consent

Council District 10

Proposal: Demolish a ca. 1951 house and accessory building.
Applicant: Linda Sullivan
City Staff: Kalan Contreras, Historic Preservation Office, 512-974-6454
Staff Recommendation: Encourage rehabilitation and adaptive reuse, but release the demolition permit upon completion of a City of Austin Documentation Package.

- D.5. PR-2021-117734 – 2103 E. 8th St. – Consent**
Council District 1
Proposal: Demolish a house that may have been moved ca. 1939.
Applicant: Dale Thornton
City Staff: Elizabeth Brummett, Historic Preservation Office, 512-974-1264
Staff Recommendation: Release the permit upon completion of a City of Austin Documentation Package.
- D.6. PR-2021-121884 – 1204 E 6th St. – Discussion**
Council District 3
Proposal: Relocate a ca. 1900 house.
Applicant: Cater Joseph
City Staff: Andrew Rice, Historic Preservation Office, 512-974-6454
Staff Recommendation: Consider initiation of historic zoning. Should the Commission instead choose to release the relocation permit, require completion of a City of Austin Documentation Package prior to release of the permit.
- D.7. PR-2021-128017 – 1902 Tillotson Ave. – Consent**
Council District 1
Proposal: Demolish a ca. 1932 house.
Applicant: Peter Pevoto
City Staff: Andrew Rice, Historic Preservation Office, 512-974-6454
Staff Recommendation: Release the permit upon completion of a City of Austin Documentation Package.
- D.8. PR-2021-121887 – 908 Columbus St. – Consent**
Council District 9
Proposal: Demolish a ca. 1936 house.
Applicant: Vance Cobb
City Staff: Andrew Rice, Historic Preservation Office, 512-974-6454
Staff Recommendation: Release the permit upon completion of a City of Austin Documentation Package.
- D.9. PR-2021-130003 – 909 W. Annie St. – Consent**
Council District 9
Proposal: Partially demolish a 1939 house, construct a two-story addition, and replace windows and siding.
Applicant: Liana Davis
City Staff: Elizabeth Brummett, Historic Preservation Office, 512-974-1264
Staff Recommendation: Encourage the applicant to consider design changes to reduce the impact on the house, namely retaining the gabled roof on the front porch, reducing the size of the dormer, and retaining the original windows and siding on the façade; but release the permit upon completion of a City of Austin Documentation Package.
- D.10. PR-2021-134048 – 1901 Hamilton Ave. – Consent**
Council District 1

Proposal: Demolish a ca. 1939 house.
Applicant: Garrett Hill
City Staff: Andrew Rice, Historic Preservation Office, 512-974-6454
Staff Recommendation: Release the permit upon completion of a City of Austin Documentation Package.

**D.11. PR-2021-134031 – 4512 Avenue C – Consent
Council District 9**

Proposal: Demolish a 1946 house.
Applicant: DAR Construction
City Staff: Elizabeth Brummett, Historic Preservation Office, 512-974-1264
Staff Recommendation: Release the permit upon completion of a City of Austin Documentation Package.

E. Discussion and Possible Action on Demolition by Neglect Cases

E.1. No items.

F. Discussion and Possible Action on Applications for Tax Abatement for Rehabilitation of Property in a Local Historic District

F.1. No items.

4. COMMISSION AND STAFF ITEMS

A. Discussion and Possible Action on Committee Reports

- A.1. Architectural Review Committee**
- A.2. Operations Committee**
- A.3. Grants Committee**
- A.4. Preservation Plan Committee**
 - **Update: Equity-Based Historic Preservation Plan**

B. Committee Appointments

C. Future Agenda Items

ADJOURNMENT

The City of Austin is committed to compliance with the American with Disabilities Act. Reasonable modifications and equal access to communications will be provided upon request. Meeting locations are planned with wheelchair access. If requiring Sign Language Interpreters or alternative formats, please give notice at least 2 days (48 hours) before the meeting date. Please call the Historic Preservation Office at 512-974-3393 for additional information; TTY users route through Relay Texas at 711.

For more information on the Historic Landmark Commission, please contact Elizabeth Brummett, Manager, Historic Preservation Office, at 512-974-1264; Steve Sadowsky, Historic Preservation Officer, at 512-974-6454; Kalan Contreras, Senior Planner, at 512-974-2727; or Amber Allen, Historic Preservation Planner II, at 512-974-3393.

REGISTER TO SPEAK INSTRUCTIONS

Participants who wish to speak during the Public Hearing will be able to register at the meeting. A sign-in binder will be available on the limestone ledge as you enter Council Chambers 30 minutes prior to the meeting and will be closed at 6:00 PM when the meeting has started, so please arrive early if you wish to register to speak. In the binder, each agenda item will have its own speaker registration page with 3 sections. The first section is for the Applicant/Owner Team. The second and third sections will be for citizen comments, one for those who wish to speak in favor of the item, and the other for those who wish to speak in opposition to the item. If you do not sign-in to speak by the beginning of the meeting, then you will not be able to speak the duration of the meeting.

COVID 19 PROTOCOLS & REQUIREMENTS

Participants are required to wear masks while on City property and should observe social distancing. Disposable masks will be provided to anyone who is not wearing proper face coverings. While the public is always welcome in chambers during the meeting, to allow for social distancing, participants are encouraged to only be in chambers during the item they are addressing. In between cases an announcement will be made to inform participants in the atrium that the next item is ready to be **heard**.

Commented [BE1]: I took out emailing folks 15 minutes before their item—let's not attempt.

PARKING & VALIDATION

Parking is available at the City Hall parking garage and is free with validation.

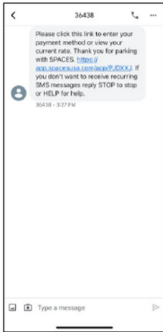
A stamp machine will be available to manually stamp the parking ticket.

A second option will be to use a new touch-free parking process which allows drivers to enter the garage and park using their smartphones. This technology is phone number based, allowing drivers to call phone numbers that will be posted in the lanes to enter or exit. No app download is required. **This video shows how the technology works. Note the video does not demonstrate the available coupon /code option, see attached document. Attached is a reference document that shows how a person can validate their parking using a QR code which will be displayed in chambers. See additional information below.**

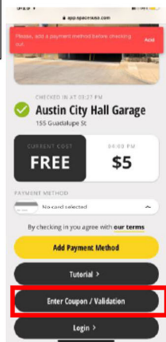
Commented [BE2]: Link?

SPACES Parking Validation Process – QR Code

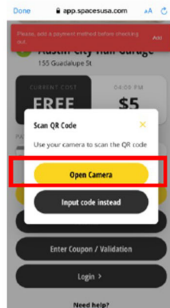
1. Click link in text message that SPACES sent.



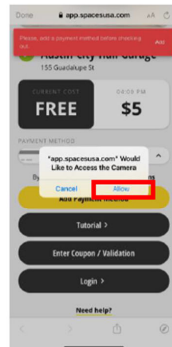
2. Click "Enter Coupon/Validation."



3. Click "Open Camera" from box that pops up.



4. Click "Allow."



5. Camera will open with box.

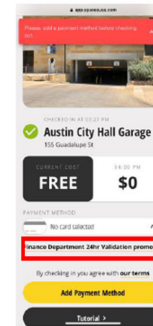


6. Point camera at QR code on display. It can take a few seconds to recognize. Parker may need to move their phone closer or farther away to get it to work.



Note: If QR code doesn't work, click "input QR instead" and type the number code that can be found below the QR code on the display.

7. Once it QR code is recognized, the camera will disappear. A 24-hour validation will appear on screen.



Validation is complete. Parker can head to garage and exit by calling the exit phone number. After exiting, they will get a text receipt.