

# City of San Antonio



## AGENDA

### Historic and Design Review Commission

Development and Business Services Center

1901 South Alamo

San Antonio, Texas 78204

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**Wednesday, October 6, 2021**

**3:00 PM**

**1901 South Alamo**

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The Historic & Design Review Commission will hold its regular meeting in the Board Room at 1901 South Alamo beginning at 3:00 p.m. Once convened, the Historic and Design Review Commission will take up the following items no sooner than the designated times.

To protect the health of the public and limit the potential spread of COVID19, masks are strongly recommended for persons attending this meeting in person. To view this meeting live please visit: visit [www. Sanantonio.gov/DSD/Boards/MeetingVideos](http://www.Sanantonio.gov/DSD/Boards/MeetingVideos).

#### **Remote Participation**

Remote participation through voicemail comments is strongly recommended. Members of the public can provide their comment via voicemail by dialing 210-206-HDRC(4372). Voicemail messages will be played before or during consideration of the item. Please include your full name, home or work address, and the item number and address of the request. Recordings are limited to 2 minutes; voicemails must be received by 12 noon on the day of the hearing in order to be played.

#### **3:00 P.M. – Call to Order**

- Roll Call
- Chairman's Statement
- Public Comments

## Approval of Minutes

Approval of HDRC Meeting Minutes for September 15, 2021.

## CONSENT AGENDA

Items are placed on the consent agenda when staff recommends approval or recommends approval with stipulations that the applicant agrees to. Any member of the public desiring to speak on a consent agenda item may sign up and be heard prior to voting on the consent agenda. Commissioners may request to remove any item from the consent agenda and have it placed on the individual consideration agenda. All items on the consent agenda will be considered for approval by one motion adopting the items with staff findings and recommendations.

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|----|-----------------------------|-------------------------------|
| 1. | <b>Address/Description:</b> | 234 YUCCA ST                  |
|    | <b>HDRC Case No.:</b>       | 2021-489                      |
|    | <b>Applicant:</b>           | Jeremy Carter                 |
|    | <b>Request:</b>             | Historic landmark designation |
|    | <b>City Council Dist.:</b>  | 2                             |
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- |    |                             |                               |
|----|-----------------------------|-------------------------------|
| 2. | <b>Address/Description:</b> | 1502 BUENA VISTA ST           |
|    | <b>HDRC Case No.:</b>       | 2021-492                      |
|    | <b>Applicant:</b>           | Alberto Meija                 |
|    | <b>Request:</b>             | Historic Landmark Designation |
|    | <b>City Council Dist.:</b>  | 5                             |
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- |    |                                |  |
|----|--------------------------------|--|
| 3. | <b>Address/Description:</b>    | 903 LABOR ST   |
|    | <b>HDRC Case No.:</b>          | 2021-467   |
|    | <b>Historic District Name:</b> | Lavaca   |
|    | <b>Applicant:</b>              | Jeremy Carter/Neighborhood Housing Services of San Antonio, Inc. |
|    | <b>Request:</b>                | Relocation of historic structure, construction of an addition    |
|    | <b>City Council Dist.:</b>     | 1  |
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- |    |                             |                                   |
|----|-----------------------------|-----------------------------------|
| 4. | <b>Address/Description:</b> | 223 S ALAMO ST                    |
|    | <b>HDRC Case No.:</b>       | 2021-476                          |
|    | <b>Landmark Name:</b>       | Hilton Palacio de Rio Hotel       |
|    | <b>RIO District:</b>        | RIO-3                             |
|    | <b>Applicant:</b>           | Andrew Douglas/Douglas Architects |

<b>Request:</b>	Site modifications, patio modifications, hardscaping and canopy construction
<b>City Council Dist.:</b>	1

<b>5. Address/Description:</b>	2043 W SUMMIT AVE
<b>HDRC Case No.:</b>	2021-422
<b>Historic District Name:</b>	Monticello Park
<b>Applicant:</b>	Chester Bidmead/Haulbrooke Inc
<b>Request:</b>	Demolition of a rear accessory structure
<b>City Council Dist.:</b>	7

<b>6. Address/Description:</b>	725 E GUENTHER ST
<b>HDRC Case No.:</b>	2021-437
<b>Historic District Name:</b>	King William
<b>RIO District:</b>	RIO-4
<b>Applicant:</b>	Ronnie Groth/Sotex Renovation, LLC
<b>Request:</b>	Front porch decking installation, rear deck installation, fenestration modifications
<b>City Council Dist.:</b>	1

<b>7. Address/Description:</b>	N Palmetto ROW
<b>HDRC Case No.:</b>	2021-463
<b>Historic District Name:</b>	Dignowity Hill
<b>Applicant:</b>	Miranda Garrison/City of San Antonio
<b>Request:</b>	ROW improvements
<b>City Council Dist.:</b>	2

<b>8. Address/Description:</b>	430 E MYRTLE
<b>HDRC Case No.:</b>	2021-487
<b>Historic District Name:</b>	Tobin Hill
<b>Applicant:</b>	Lisa McCorquodale-Robalin
<b>Request:</b>	Historic Tax Verification
<b>City Council Dist.:</b>	1

<b>9. Address/Description:</b>	216 LAVACA ST
<b>HDRC Case No.:</b>	2021-488

<b>Landmark Name:</b>	Individual Landmark
<b>Historic District Name:</b>	Lavaca
<b>Applicant:</b>	David and Margarita Rodriguez
<b>Request:</b>	Historic Tax Certification
<b>City Council Dist.:</b>	1

<b>10. Address/Description:</b>	327 W COMMERCE ST
<b>HDRC Case No.:</b>	2021-486
<b>Applicant:</b>	Andi Rodriguez/Centro San Antonio
<b>Request:</b>	Mural installation
<b>City Council Dist.:</b>	1

<b>11. Address/Description:</b>	301 ALAMO PLAZA
<b>HDRC Case No.:</b>	2021-481
<b>Historic District Name:</b>	Alamo Plaza
<b>RIO District:</b>	RIO-3
<b>Applicant:</b>	Andi Rodriguez/Centro San Antonio
<b>Request:</b>	Mural installation
<b>City Council Dist.:</b>	1

<b>12. Address/Description:</b>	178 THORAIN BLVD
<b>HDRC Case No.:</b>	2021-454
<b>Historic District Name:</b>	Olmos Park Terrace
<b>Applicant:</b>	Daniel Klein
<b>Request:</b>	Roof replacement
<b>City Council Dist.:</b>	1

<b>13. Address/Description:</b>	214 W ROSEWOOD AVE
<b>HDRC Case No.:</b>	2021-461
<b>Historic District Name:</b>	Monte Vista
<b>Applicant:</b>	Robert Murray/Robert C Murray Architect
<b>Request:</b>	Rear accessory structure modifications
<b>City Council Dist.:</b>	1

<b>14. Address/Description:</b>	723 DONALDSON AVE
<b>HDRC Case No.:</b>	2021-484

<b>Landmark Name:</b>	Jefferson High School
<b>Historic District Name:</b>	Monticello Park
<b>Applicant:</b>	Allison Chambers/Ford, Powell & Carson Architects
<b>Request:</b>	Signage
<b>City Council Dist.:</b>	7

<b>15. Address/Description:</b>	323 DEVINE ST
<b>HDRC Case No.:</b>	2021-490
<b>Historic District Name:</b>	Lavaca
<b>Applicant:</b>	Nathan Manfred/French & Michigan
<b>Request:</b>	Construction of a side addition, carport installation, and new curb cut installation
<b>City Council Dist.:</b>	1

<b>16. Address/Description:</b>	304 E TRAVIS ST
<b>HDRC Case No.:</b>	2021-485
<b>Applicant:</b>	<i>Andi Rodriguez/Centro San Antonio</i>
<b>Request:</b>	Mural installation
<b>City Council Dist.:</b>	1

<b>17. Address/Description:</b>	420 BROADWAY
<b>HDRC Case No.:</b>	2021-482
<b>Landmark Name:</b>	San Antonio Light Building
<b>RIO District:</b>	RIO-2
<b>Applicant:</b>	Mark Henderson/Ford Powell & Carson Architects
<b>Request:</b>	Signage
<b>City Council Dist.:</b>	1

## INDIVIDUAL CONSIDERATION

<b>18. Address/Description:</b>	114 PARKVIEW DR
<b>HDRC Case No.:</b>	2021-472
<b>Historic District Name:</b>	Mission
<b>RIO District:</b>	RIO-4
<b>Applicant:</b>	HMI Homes, LLC
<b>Request:</b>	Fenestration modifications, cover siding, porch construction, front

	door replacement
<b>City Council Dist.:</b>	3
<b>19. Address/Description:</b>	419 N MESQUITE ST/419, 423, 427 N MESQUITE
<b>HDRC Case No.:</b>	2021-493
<b>Historic District Name:</b>	Dignowity Hill
<b>Applicant:</b>	Pegy Brimhall/Figurd
<b>Request:</b>	Construction of three, 2-story residential structures and one, detached 2-story accessory structure
<b>City Council Dist.:</b>	2
<b>20. Address/Description:</b>	411 N MONUMENTAL
<b>HDRC Case No.:</b>	2021-479
<b>Historic District Name:</b>	Dignowity Hill
<b>Applicant:</b>	Pegy Brimhall/Figurd, LLC
<b>Request:</b>	Construction of a 1-story, residential structure with a detached rear accessory structure
<b>City Council Dist.:</b>	2
<b>21. Address/Description:</b>	515 N MONUMENTAL
<b>HDRC Case No.:</b>	2021-480
<b>Historic District Name:</b>	Dignowity Hill
<b>Applicant:</b>	Pegy Brimhall/Figurd, LLC
<b>Request:</b>	Construction of a 1-story residential structure with a detached rear accessory structure
<b>City Council Dist.:</b>	2
<b>22. Address/Description:</b>	114 BOSTON
<b>HDRC Case No.:</b>	2021-444
<b>Historic District Name:</b>	Dignowity Hill
<b>Applicant:</b>	Jaime Jimenez/Jaime Jimenez Idea Studio
<b>Request:</b>	Construction of an addition, site work, driveway and walkway replacement
<b>City Council Dist.:</b>	2
<b>23. Address/Description:</b>	3215 ROOSEVELT AVE
<b>HDRC Case No.:</b>	2021-373
<b>Historic District Name:</b>	Mission
<b>Applicant:</b>	Douglas Caffey/Empire Canopy Sign and Construction

	<b>Request:</b>	Signage
	<b>City Council Dist.:</b>	3
24.	<b>Address/Description:</b>	1003 N HACKBERRY ST
	<b>HDRC Case No.:</b>	2021-458
	<b>Historic District Name:</b>	Dignowity Hill
	<b>Applicant:</b>	Lawrence Briseno/New Comfort Homes Inc
	<b>Request:</b>	Window installation on an addition, construction of a side deck
	<b>City Council Dist.:</b>	2
25.	<b>Address/Description:</b>	232 LAVACA ST
	<b>HDRC Case No.:</b>	2021-380
	<b>Historic District Name:</b>	Lavaca
	<b>Applicant:</b>	Clint Belew/BelewHouse LLC
	<b>Request:</b>	Removal of rear addition, construction of 2-story rear addition, exterior modifications, site modifications
	<b>City Council Dist.:</b>	1
26.	<b>Address/Description:</b>	223 W AGARITA AVE
	<b>HDRC Case No.:</b>	2021-483
	<b>Historic District Name:</b>	Monte Vista
	<b>Applicant:</b>	Rachel Barnett
	<b>Request:</b>	Rear retaining wall replacement
	<b>City Council Dist.:</b>	1
27.	<b>Address/Description:</b>	421 BELKNAP PLACE
	<b>HDRC Case No.:</b>	2021-496
	<b>Historic District Name:</b>	Monte Vista
	<b>Applicant:</b>	Dave Isaacs/Dave Isaacs Homes
	<b>Request:</b>	Wood siding replacement
	<b>City Council Dist.:</b>	1
28.	<b>Address/Description:</b>	111 CEDAR ST
	<b>HDRC Case No.:</b>	2021-462
	<b>Historic District Name:</b>	King William
	<b>Applicant:</b>	Anthony Athens/Centro Properties Mngmnt LLC
	<b>Request:</b>	Site and fencing modifications
	<b>City Council Dist.:</b>	1

<b>29.</b>	<b>Address/Description:</b>	310 E CAROLINA ST
	<b>HDRC Case No.:</b>	2021-090
	<b>Historic District Name:</b>	Lavaca
	<b>Applicant:</b>	Nicholas Melde/Architexas
	<b>Request:</b>	Demolition of primary structure, new construction of primary structure and 2-story rear addition
	<b>City Council Dist.:</b>	1
<b>30.</b>	<b>Address/Description:</b>	302 FURR DR
	<b>HDRC Case No.:</b>	2021-453
	<b>Historic District Name:</b>	Monticello Park
	<b>Applicant:</b>	Arash Pazouki /Pebble Dawn Properties LLC
	<b>Request:</b>	Window replacement
	<b>City Council Dist.:</b>	7
<b>31.</b>	<b>Address/Description:</b>	314 NORTH DR
	<b>HDRC Case No.:</b>	2021-469
	<b>Historic District Name:</b>	Monticello Park
	<b>Applicant:</b>	Rudy Davila/Davila Concrete Contractors
	<b>Request:</b>	Installation of a driveway, curb cut, approach and on-site walkways
	<b>City Council Dist.:</b>	7
<b>32.</b>	<b>Address/Description:</b>	314 DELAWARE
	<b>HDRC Case No.:</b>	2021-477
	<b>Historic District Name:</b>	Lavaca
	<b>Applicant:</b>	Joe Morfin/Morfin Renovators LLC
	<b>Request:</b>	Window replacement, porch modifications, column modifications, fencing, fenestration modifications
	<b>City Council Dist.:</b>	1
<b>33.</b>	<b>Address/Description:</b>	901 MASON ST
	<b>HDRC Case No.:</b>	2021-475
	<b>Landmark Name:</b>	Individual Landmark
	<b>Historic District Name:</b>	Government Hill
	<b>Applicant:</b>	Robert Miranda/ Finesse Construction LLC
	<b>Request:</b>	Standing seam metal roof installation with a ridge cap
	<b>City Council Dist.:</b>	2

## **Adjourn**

At any time during the meeting, the Historic and Design Review Commission may meet in executive session for consultation with the City Attorney's Office concerning attorney-client matters under Chapter 551 of the Texas Government Code.

## **ACCESSIBILITY STATEMENT**

Interpreters for the Deaf must be requested forty-eight [48] hours prior to the meeting. For Assistance, Call (210) 207-7720 Voice/TTY or 711 (Texas Relay Service for the Deaf).

Spanish interpreters are available at every meeting. Interpreters for other languages must be ordered forty-eight [48] hours in advance of the meeting. For more information or for translation, call (210) 207-0035. This is a free service.

## **DECLARACIÓN DE ACCESIBILIDAD**

Ayudas auxiliares y servicios y interpretes para los sordos se deben pedir con cuarenta y ocho [48] horas de anticipación de la junta. Para asistencia llamar (210) 207-7720 o al 711 (servicio de transmitir para sordos).

Intérpretes en español estarán disponibles durante todas nuestras juntas. Interpretes para otras idiomas deben ser pedidos con 48 horas de anticipación de la junta. Para más información o para servicios de traducción, llame al (210) 207-0035. Esto es un servicio gratis.