

City of San Antonio



AGENDA Historic and Design Review Commission

Development and Business Services
Center
1901 South Alamo

Wednesday, August 21, 2019

3:00 PM

1901 S. Alamo

2:15 P.M. - Work Session - Discussion and training related to process. No action will be taken during the work session.

After the meeting is convened, the HDRC shall consider the following items no sooner than the designated times, but may consider them at a later time.

3:00 P.M. – Call to Order – Board Room, Development and Business Services Center

4:30 P.M. – 'B' Items

- Roll Call
- Chairman's Statement
- Announcements
- Living Heritage Symposium, September 4-6
- Rehabarama, September 7
- Historic Homeowner Fair, September 21
- For details and more information, visit www.sapreservation.com
- Citizens to be Heard

'A' CONSENT AGENDA

The items under the consent agenda are deemed by the Commission to be routine in nature and will be approved by one motion adopting the staff findings and recommendation as part of the approval. The items on the consent agenda will not be discussed. Any member of the Commission or the public desiring to discuss an item on the consent agenda may request that it be removed and placed on the individual consideration agenda.

- A-1 [19-6217](#) Address/Description: 623 HEMISFAIR BLVD
HDRC Case No.: 2019-453
Historic District Name: Hemisfair
RIO District: RIO-3
Applicant: Gary Boyd/HEMISFAIR PARK AREA
REDEVELOPMENT CO
Request: Signage
City Council Dist.: 1
- A-2 [19-6185](#) Address/Description: 233 E HOUSTON ST
HDRC Case No.: 2019-459
Historic District Name: Alamo Plaza
RIO District: RIO-3
Applicant: Carrie Barry/Comet Signs, LLC
Request: Signage
City Council Dist.: 1
- A-3 [19-6321](#) Address/Description: 145 NAVARRO ST/CPS Energy: Downtown
Street Light Replacement Pilot Program
HDRC Case No.: 2019-364
RIO District: RIO-3
Applicant: Jesse Lopez/CPS Energy
Request: Pilot program to replace streetlights in the Downtown District
for network node equipment
City Council Dist.: 1

'A' ITEMS INDIVIDUAL CONSIDERATION

Cases previously reviewed by sub-committee:

- A-4 [19-6209](#) Address/Description: 110 LEXINGTON
HDRC Case No.: 2019-450
RIO District: RIO-2
Applicant: Ian McClure/Phoenix Hospitality Group
Request: Exterior modifications, rehabilitation, partial demolition
City Council Dist.: 1

A-5 [19-6197](#) Address/Description: 1211 E Commerce
HDRC Case No.: 2019-456
Applicant: Paul Kahlich/MCS Architects, LLC
Request: Construction of a 4-story hotel
City Council Dist.: 2

New Cases:

A-6 [19-6229](#) Address/Description: 2214 SE MILITARY DR
HDRC Case No.: 2019-454
RIO District: RIO-6
Applicant: Kaliki Mendoza/Comet Signs
Request: Signage
City Council Dist.: 3

A-7 [19-6237](#) Address/Description: 315 E HOUSTON ST
HDRC Case No.: 2019-447
Applicant: Kayla Brooks/Tejas Sign Co. - A-1 Signs
Request: Signage
City Council Dist.: 1

A-8 [19-6245](#) Address/Description: 1700 S ST MARYS
HDRC Case No.: 2019-452
RIO District: RIO-4
Applicant: Raymon VanCleave
Request: Signage
City Council Dist.: 1

A-9 [19-6193](#) Address/Description: 1301 E COMMERCE ST
HDRC Case No.: 2019-458
Historic District Name: Dignowity Hill
Applicant: Alonzo Alston/Sol Studio Architects
Request: Exterior modifications
City Council Dist.: 2

A-10 [19-6327](#) Address/Description: 612 BROADWAY
HDRC Case No.: 2019-468
RIO District: RIO-2
Applicant: Roxanne Lozano/Industry Signs, LLC
Request: Signage
City Council Dist.: 1

4:30 P.M. TIME CERTAIN ITEMS (may be heard after this time)

'B' ITEMS CONSENT AGENDA

The items under the consent agenda are deemed by the Commission to be routine in nature and will be approved by one motion adopting the staff findings and recommendation as part of the approval. The items on the consent agenda will not be discussed. Any member of the Commission or the public desiring to discuss an item on the consent agenda may request that it be removed and placed on the individual consideration agenda.

B-1 [19-6253](#) Address/Description: 503 N MESQUITE ST
HDRC Case No.: 2019-443
Historic District Name: Dignowity Hill
Applicant: Eric Bacus
Request: Historic Tax Certification
City Council Dist.: 2

B-2 [19-6249](#) Address/Description: 503 N MESQUITE ST
HDRC Case No.: 2019-444
Historic District Name: Dignowity Hill
Applicant: Eric Bacus
Request: Historic Tax Verification
City Council Dist.: 2

- B-3** [19-6265](#) Address/Description: 601 BURNET ST
HDRC Case No.: 2019-464
Historic District Name: Dignowity Hill
Applicant: Patrick Walther
Request: Historic Tax Certification
City Council Dist.: 2
- B-4** [19-6281](#) Address/Description: 118 DELAWARE
HDRC Case No.: 2019-440
Historic District Name: Lavaca
Applicant: Elizabeth Abad/118 Delaware LLC
Request: Historic Tax Verification
City Council Dist.: 1
- B-5** [19-6293](#) Address/Description: 2161 W KINGS HWY
HDRC Case No.: 2019-398
Historic District Name: Monticello Park
Applicant: SCHROEDER KYLE R & RAPP KAMI M
Request: Construction of 1-story rear addition and covered rear patio,
construction of rear carport and storage shed
City Council Dist.: 7
- B-6** [19-6317](#) Address/Description: 222 ADAMS ST
HDRC Case No.: 2019-471
Historic District Name: King William
Applicant: William Lambert/French & Michigan
Request: Reconstruction and exterior modifications to rear carriage
house
City Council Dist.: 1
- B-7** [19-6277](#) Address/Description: 327 E PARK AVE
HDRC Case No.: 2019-390
Historic District Name: Tobin Hill
Applicant: Katherine Turner
Request: Historic Tax Certification
City Council Dist.: 1

- B-8** [19-6273](#) Address/Description: 327 E PARK AVE
HDRC Case No.: 2019-391
Historic District Name: Tobin Hill
Applicant: Katherine Turner
Request: Historic Tax Verification
City Council Dist.: 1
- B-9** [19-6241](#) Address/Description: 1032 W LYNWOOD / BEACON HILL LINEAR
PARK
HDRC Case No.: 2019-461
Applicant: Tara Lindberg
Request: Park improvements
City Council Dist.: 1
- B-10** [19-6233](#) Address/Description: 2607 W HOUSTON ST
HDRC Case No.: 2019-445
Landmark Name: Yes
Request: Removal of Historic Landmark Designation
City Council Dist.: 1
- B-11** [19-6225](#) Address/Description: 215 LOWELL ST
HDRC Case No.: 2019-448
Applicant: Michael Perez/MP2 Urban Development LLC
Request: Historic Landmark Designation
City Council Dist.: 5

'B' ITEMS INDIVIDUAL CONSIDERATION

Cases previously reviewed by sub-committee:

- B-12** [19-6297](#) Address/Description: 648 LEIGH ST
HDRC Case No.: 2019-322
Historic District Name: Lavaca
Applicant: JENNIFER BARRAR/BOBO CUSTOM BUILDERS
Request: Window replacement
City Council Dist.: 1

- B-13** [19-6269](#) Address/Description: 214 LOTUS ST
HDRC Case No.: 2019-422
Applicant: Office of Historic Preservation
Request: Finding of Historic Significance
City Council Dist.: 1
- B-14** [19-6189](#) Address/Description: 335 TRAIL
HDRC Case No.: 2018-533
Historic District Name: River Road
RIO District: RIO-1
Applicant: Mark Odom Studio
Request: Construction of a multi-family residential development
City Council Dist.: 1
- B-15** [19-6181](#) Address/Description: 104 BEAUREGARD
HDRC Case No.: 2019-411
Landmark Name: Hummel House
Historic District Name: King William
RIO District: RIO-4
Applicant: Daniel Cruz/Design Coop
Request: Construction of a 1-story rear accessory structure, stairway
modifications
City Council Dist.: 1

New Cases:

- B-16** [19-6325](#) Address/Description: 233 GREENLAWN
HDRC Case No.: 2019-433
Applicant: ARMENDARIZ RUBEN P &
Request: Window replacement
City Council Dist.: 1
- B-17** [19-6309](#) Address/Description: 321 E DEWEY PLACE
HDRC Case No.: 2019-469
Historic District Name: Tobin Hill
Applicant: Linda Ricks/Reconstruction Design LLC
Request: Exterior modifications, site modifications, demolition of rear
accessory structure, construction of 1-story rear accessory structure
City Council Dist.: 1

- B-18** [19-6289](#) Address/Description: 323 LEIGH ST
HDRC Case No.: 2019-470
Historic District Name: Lavaca
Applicant: Desiree Williams
Request: Window replacement
City Council Dist.: 1
- B-19** [19-6213](#) Address/Description: 343 W HOLLYWOOD AVE
HDRC Case No.: 2019-460
Historic District Name: Monte Vista
Applicant: Mario Pena/PENA MARIO A
Request: Demolition of addition, construction of a 1-story addition, site modifications, rear accessory modifications, fencing
City Council Dist.: 1
- B-20** [19-6221](#) Address/Description: 519 NOLAN
HDRC Case No.: 2019-449
Historic District Name: Dignowity Hill
Applicant: Aaron Peterson/PETERSON AARON
Request: New construction of rear accessory
City Council Dist.: 2
- B-21** [19-6201](#) Address/Description: 523 BURNET ST
HDRC Case No.: 2019-451
Historic District Name: Dignowity Hill
Applicant: Travis Wagner/WAGNER TRAVIS & STEPHANIE L
Request: Exterior alterations, porch reconstruction
City Council Dist.: 2
- B-22** [19-6261](#) Address/Description: 1839 E HOUSTON ST
HDRC Case No.: 2019-436
Historic District Name: Dignowity Hill
Applicant: San Antonio San Antonio/SIMONS GAYLE & GOMEZ JORGE
Request: Installation of a front yard fence
City Council Dist.: 2

- B-23** [19-6205](#) Address/Description: 2330 W SUMMIT
HDRC Case No.: 2019-462
Historic District Name: Monticello Park
Applicant: Pete and Carol Kohrs
Request: Xeriscaping and site work
City Council Dist.: 7
- B-24** [19-6301](#) Address/Description: 227 GREENLAWN
HDRC Case No.: 2019-465
Applicant: ROJAS JAIME ISRAEL TREJO
Request: Installation of a 2nd driveway, accessory structure, and rear addition
City Council Dist.: 1
- B-25** [19-6285](#) Address/Description: 162 GREENLAWN
HDRC Case No.: 2019-466
Historic District Name: Greenlawn Estates
Applicant: Linda and Louis Trinidad
Request: Construction of a rear addition
City Council Dist.: 1
- B-26** [19-6257](#) Address/Description: 905 N MESQUITE ST
HDRC Case No.: 2019-437
Historic District Name: Dignowity Hill
Applicant: Shawn Collard/Shawn Collard Construction
Request: Window replacement and exterior modifications
City Council Dist.: 2
- B-27** [19-6305](#) Address/Description: 1418 W ROSEWOOD AVE
HDRC Case No.: 2019-467
Historic District Name: Keystone Park
Applicant: David Rodriguez/J D ROMI GROUP LLC
Request: Window replacement
City Council Dist.: 1

Approval of HDRC Meeting Minutes for August 7, 2019

Adjourn

At any time during the meeting, the Historic and Design Review Commission may meet in executive session regarding any of the matters posted above in compliance with the Texas Open Meetings Act.

ACCESSIBILITY STATEMENT

This meeting site is accessible to persons with disabilities. Accessible parking is located at the front of the building. Auxiliary Aids and Services, and interpreters for the deaf are also available and must be requested 48 hours prior to the meeting. For assistance, call (210) 207-7720 or 711 (Texas Relay Service for the Deaf).

Este edificio tiene acceso y estacionamiento para personas discapacitadas. Hay Asistencia y servicios auxiliares, y interpretes para los sordos. Estos servicios deben ser pedidos con 48 horas de anticipación. Para asistencia, llame al (210) 207-7720 o al 711 (servicio de transmisión para sordos).

Language interpreters are available and must be requested 48 hours prior to the meeting. For more information or to request an interpreter, call (210) 207-0035.

Hay servicios de traducción simultánea disponibles. Estos servicios deben ser pedidos con 48 horas de anticipación. Para más información, llame al (210) 207-0035.