

City of San Antonio



AGENDA

Historic and Design Review Commission

Wednesday, February 3, 2021

3:00 PM

Videoconference

No in-person public access to this hearing.

To protect the health of the public and limit the potential spread of COVID-19, the Historic and Design Review Commission (HDRC) will hold their meetings via videoconference. These meeting standards are based upon the various suspended provisions of the Open Meetings Act issued by the Texas Governor in response to the COVID-19 crisis. These modified standards shall remain in place until further notice or until the state disaster declaration expires or is otherwise terminated by the Texas Governor.

To watch and listen to this meeting, visit www.SanAntonio.gov/DSD/Boards/MeetingVideos. To listen to audio only, call 210-206-LIVE (5483) and select the option to listen in English or in Spanish.

Public Comment

Members of the public may provide comment on any agenda item, consistent with procedural rules governing HDRC meetings and state law. Public comment may be provided as follows:

1. Leave a voice message of a maximum two minutes by dialing 210-206-HDRC (4372). Your message will be played during the hearing. Please include your full name, home or work address, item #, and address of the request.
2. Submit written comments via Google Form. tiny.cc/hdrccommentform These will be read at the time the item is heard.

3. Sign up to give your comments live during the meeting by leaving your name, telephone number, and item on which you would like to speak on at 210-206-HDRC (4372). City staff will call you when your item is up for discussion. We cannot guarantee a specific time after 3 pm and will make only one attempt to reach you during the meeting. Once you join the call, you will be given two minutes to provide your comments.

Comments submitted to staff in another format will be provided to commissioners but not read aloud during the meeting.

*Note: Comments may be submitted in English or Spanish. Written comments, voicemails, and requests to make comments during the meeting live must be received by 9 am the day of the hearing to give time for translation. We will not accept comments or sign ups after this time.

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

- Roll Call
- Chairman’s Statement
- Public Comments

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.

1. [21-1417](#) Address/Description: 732 N PINE ST
HDRC Case No.: 2020-575
Historic District Name: Dignowity Hill
Applicant: John Perez/Castilla's Construction
Request: Demolition of accessory structure, rear porch enclosure
City Council Dist.: 2

2. [21-1415](#) Address/Description: 120 CALLAGHAN AVE
HDRC Case No.: 2021-041
Historic District Name: Lavaca
Applicant: Mario Mendiola
Request: Historic Tax Certification
City Council Dist.: 1

3. [21-1442](#) Address/Description: 511 VILLITA ST
HDRC Case No.: 2021-034
Landmark Name: Dashiell House
Historic District Name: La Villita
RIO District:RIO-1
Applicant: Sam Panchevre
Request: Leveling patio, adding ADA access ramp and lift, and fence relocation
City Council Dist.: 1

4. [21-1411](#) Address/Description: S MEDINA BETWEEN TAMPICO ST AND
CHIHUAHUA ST
HDRC Case No.: 2021-043
Applicant:City of San Antonio
Request: Street name change from S Medina to Carlos Martinez Dr
City Council Dist.: 5

5. [21-1438](#) Address/Description: 726 Fredericksburg Rd / LIZ DAVIES
GREENSPACE
HDRC Case No.: 2021-014
Applicant: Miranda Garrison
Request: Park and right-of-way improvements
City Council Dist.: 1

6. [21-1437](#) Address/Description: 112 ARMOUR
HDRC Case No.: 2021-015
Historic District Name: River Road
RIO District:RIO-1
Applicant: Maru Chung
Request: Construction of a rear addition, exterior modifications, site
modifications
City Council Dist.: 1

7. [21-1435](#) Address/Description: 223 E CAROLINA ST
HDRC Case No.: 2021-018
Historic District Name: Lavaca
Applicant: Alan Yoshida/YOSHIDA ALAN TATSUO & SARAH JO
Request: Front yard garden fence and xeriscaping
City Council Dist.: 1

8. [21-1418](#) Address/Description: Multiple Locations in Downtown ROW
 HDRC Case No.: 2021-046
 Applicant: Alex Ramirez/Nexius
 Request: Replace an existing streetlight pole with a new pole with
 network node equipment
 City Council Dist.: 1

9. [21-1425](#) Address/Description: 547 DONALDSON AVE
 HDRC Case No.: 2021-030
 Historic District Name: Monticello Park
 Applicant: FRANK GONZALEZ/KEYSTONE HOMES &
 PROPERTIES LLC
 Request: Fenestration modifications, window replacement
 City Council Dist.: 7

10. [21-1419](#) Address/Description: 250 THORAIN BLVD
 HDRC Case No.: 2021-035
 Historic District Name: Olmos Park Terrace
 Applicant: Property Solution Experts, LLC
 Request: Historic Tax Certification & Verification
 City Council Dist.: 1

11. [21-1429](#) Address/Description: 321 MADISON ST
 HDRC Case No.: 2021-029
 Historic District Name: King William
 Applicant: Johnathan Bailey/BAILEY JOHNATHAN M &
 Request: Construction of a rear wraparound patio structure
 City Council Dist.: 1

12. [21-1491](#) HDRC Case No.: 2021-008
 Applicant: Office of Historic Preservation
 Request: OHP Local Markers Program
 City Council Dist.: ALL

INDIVIDUAL CONSIDERATION

Cases Reset from Previous Hearing

13. [21-1450](#) Address/Description: 918 N OLIVE ST/914 N OLIVE ST
 HDRC Case No.: 2020-557
 Historic District Name: Dignowity Hill
 Applicant: Ricardo Turrubiates
 Request: Construction of nine, 2-story residential structures
 City Council Dist.: 2

14. [21-1444](#) Address/Description: 212 E DEWEY PLACE
 HDRC Case No.: 2020-582
 Applicant: Frederica Kushner/Tobin Hill Community Association
 Request: Request for review of historic significance
 City Council Dist.: 1

15. [21-1410](#) Address/Description: 241 DONALDSON AVE
 HDRC Case No.: 2020-567
 Historic District
 Name: Monticello Park
 Applicant: Michael Pensabene/Freedom Solar Power
 Request: Solar panel installation
 City Council Dist.: 7

16. [21-1441](#) Address/Description: 111 W HUISACHE AVE
 HDRC Case No.: 2021-003
 Historic District Name: Monte Vista
 Applicant: Mitsuko Ramos/GRGTX Lobbying LLC
 Request: Stained concrete installation at driveway
 City Council Dist.: 1

17. [21-1416](#) Address/Description: 415 HAYS ST
HDRC Case No.: 2020-448
Historic District
Name: Dignowity Hill
Applicant: Juan Fernandez/CVF LLC
Request: Construction of three, 2-story residential structures
City Council Dist.: 2
18. [21-1443](#) Address/Description: 311 REFUGIO ST
HDRC Case No.: 2020-175
Historic District Name: Lavaca
Applicant: BRIAN VOGES/VOGES DESIGN, LLC
Request: Conceptual approval for the new construction of two 2-story duplex structures
City Council Dist.: 1

New Cases

19. [21-1439](#) Address/Description: 113 LINDELL PLACE
HDRC Case No.: 2021-023
Historic District Name: River Road
RIO District: RIO-1
Applicant: Seth Teel/TEEL AUDRA JANE
Request: Construction of a rear accessory structure
City Council Dist.: 1
20. [21-1474](#) Address/Description: 324 E ROSEWOOD AVE
HDRC Case No.: 2021-033
Historic District Name: Monte Vista
Applicant: Matt Bishop/BEXAR DIVERSIFIED MF-1 LLC
Request: Roof replacement, tile to shingle
City Council Dist.: 1
21. [21-1434](#) Address/Description: 1110 VIRGINIA BLVD
HDRC Case No.: 2021-019
Historic District Name: Knob Hill
Applicant: Stephanie Ramirez/RAMIREZ STEPHANIE MICHELLE
Request: Front yard fence
City Council Dist.: 2

22. [21-1433](#) Address/Description: 2231 W MAGNOLIA AVE
HDRC Case No.: 2021-022
Historic District Name: Monticello Park
Applicant: Lisa Norwood
Request: Roof replacement, shingle to metal
City Council Dist.: 7
23. [21-1432](#) Address/Description: 317 E MYRTLE
HDRC Case No.: 2021-045
Historic District Name: Tobin Hill
Applicant: ARMENDARIZ CHERYL KATHLEEN M & RICHARD ANTHONY
Request: Installation of window screens, amend window replacement on rear structure
City Council Dist.: 1
24. [21-1445](#) Address/Description: 405 CLUB DR
HDRC Case No.: 2020-519
Historic District Name: Monticello Park
Applicant: Stacey Zimmermann/Marc Jones Construction LLC dba Sunpro Solar
Request: Solar panel installation
City Council Dist.: 7
25. [21-1409](#) Address/Description: 815 QUITMAN ST
819 QUITMAN ST
HDRC Case No.: 2020-462
Historic District Name: Government Hill
Applicant: Mark Sullivan
Request: Conceptual approval for new construction of 24' tall studio structure
City Council Dist.: 2
26. [21-1423](#) Address/Description: 1829 N NEW BRAUNFELS AVE
HDRC Case No.: 2021-028
Historic District Name: Government Hill
Applicant: Pam Carpenter/Seventh Generation Design, Inc.
Request: Removal of existing, historic blade sign
City Council Dist.: 2

27. [21-1428](#) Address/Description: 520 LEIGH ST
HDRC Case No.: 2021-027
Historic District Name: Lavaca
Applicant: San Antonio San Antonio/LABOR STREET COMMONS
LLC
Request: Construction of a multistory residential structure
City Council Dist.: 1
28. [21-1430](#) Address/Description: 831 BURLESON ST
HDRC Case No.: 2021-044
Historic District Name: Dignowity Hill
Applicant: Joanne Knight
Request: Front/rear fence, carport, shed, and deck
City Council Dist.: 2
29. [21-1422](#) Address/Description: 119 FLOSS RD
HDRC Case No.: 2021-026
Landmark Name: Mission San Jose Historic District
Name: Mission
Applicant: Rene Cortez/CORTEZ RENE G & LAURA B
Request: Construction of an addition and detached carport
City Council Dist.: 3
30. [21-1420](#) Address/Description: 337 E SUMMIT AVE
HDRC Case No.: 2021-032
Historic District
Name: Monte Vista
Applicant: Samuel Asvestas/MONTEVISTA FOUNDATION INC
Request: Roof replacement, window replacement
City Council Dist.: 1

Approval of HDRC Meeting Minutes for January 20, 2021.

Adjourn

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

ACCESSIBILITY STATEMENT

Language interpreters are available at every meeting. For more Information call (210) 207-0035.

Contamos con servicios de traducción simultánea en todas nuestras juntas. Para más información llame al (210) 207- 0035.