

# City of San Antonio



## AGENDA Historic and Design Review Commission

Development and Business Services  
Center  
1901 South Alamo

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**Wednesday, April 17, 2019**

**3:00 PM**

**1901 S. Alamo**

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2:00 P.M. - Work Session - Discussion and training related to infill. 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**

**5:00 P.M. - 'B' Items**

- Roll Call
- Chairman's Statement
- Announcements
- Celebrate San Antonio's cultural heritage during Preservation Month this May. With over twenty events, there's something for everyone! Enter our Instagram photo contest, uncover the latest archaeological discoveries, dance the night away at local music festivals and parades, get your hands dirty at Rehabarama, or let your creative side thrive at the Donuts & DIY Mini Makers Fair. Event details are at [SAPreservationMonth.com](http://SAPreservationMonth.com)
- Citizens to be Heard

### **'A' 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.

**A-1**    [19-3501](#)    Address/Description: 1103 S PRESA ST  
HDRC Case No.: 2019-161  
Landmark Name: Toudouze Market  
Applicant: Sylvia Tijera  
Request: Installation of a painted mural  
City Council Dist.: 1

**A-2**    [19-3411](#)    Address/Description: 525 S ST MARYS  
HDRC Case No.: 2019-193  
Landmark Name: Hermann Son's Lodge  
RIO District: RIO-3  
Applicant: Lori Todd  
Request: Historic Tax Verification  
City Council Dist.: 1

**'A' ITEMS INDIVIDUAL CONSIDERATION**

- *Cases previously reviewed by sub-committee:*

**A-3**    [19-3403](#)    Address/Description: 306 E PARK AVE, 310 E PARK AVE  
HDRC Case No.: 2019-100  
Historic District Name: Tobin Hill  
Applicant: Patrick Christensen  
Request: Construction of eight detached multifamily and single family  
structures  
City Council Dist.: 1

- *New cases:*

**A-4**    [19-3461](#)    Address/Description: 1974 S ALAMO ST  
HDRC Case No.: 2019-175  
RIO District: RIO-7  
Applicant: Martin Strickland  
Request: Signage  
City Council Dist.: 1

- A-5**    [19-3399](#)    Address/Description: 200 BLOCK OF PEREZ ST  
HDRC Case No.: 2019-196  
Applicant: David Vasquez  
Request: Street name change request from Perez St to Robert B. Green  
Way  
City Council Dist.: 5
- A-6**    [19-3481](#)    Address/Description: ROW at 213 Chestnut  
HDRC Case No.: 2019-168  
Applicant: Anthony Kalanquin/Nexius  
Request: Installation of new small cell node and pole  
City Council Dist.: 2
- A-7**    [19-3407](#)    Address/Description: 527 E HUISACHE AVE, 525 E HUISACHE  
AVE  
HDRC Case No.: 2018-007  
Historic District Name: Monte Vista  
Applicant: David Bogle, R.A., AIA/SYNCRO Architecture Studio  
Request: Construction of a rear addition, construction of front porch,  
exterior alterations, hardscaping and landscaping  
City Council Dist.: 1

**5:00 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**    [19-3423](#)    Address/Description: 15551 NACOGDOCHES RD  
HDRC Case No.: 2019-186  
Applicant: Marc Zak/Terra Design Group  
Request: Park improvements  
City Council Dist.: 10

- B-2**    [19-3453](#)    Address/Description: 16875 JONES MALTSBERGER RD  
HDRC Case No.: 2019-184  
Applicant: Marc Zak/Terra Design Group  
Request: Park improvements  
City Council Dist.: 10
- B-3**    [19-3419](#)    Address/Description: Classen-Steubing Ranch Park  
HDRC Case No.: 2019-187  
Applicant: David Beyer/Rialto Studio, Inc.  
Request: Construction of park  
City Council Dist.: 9
- B-4**    [19-3525](#)    Address/Description: 219 FLORIDA ST  
HDRC Case No.: 2019-162  
Historic District Name: Lavaca  
Applicant: Rick Sperling  
Request: Re-construct front porch  
City Council Dist.: 1
- B-5**    [19-3444](#)    Address/Description: 322 MISSION ST  
HDRC Case No.: 2019-183  
Landmark Name: Nuessle / Old Onion Top House  
Historic District Name: King William  
Applicant: Justin Morgan/All Squared Away  
Request: Construction of garage structure  
City Council Dist.: 1
- B-6**    [19-3473](#)    Address/Description: 215 NATHAN  
HDRC Case No.: 2019-170  
Historic District Name: Nathan  
Applicant: Gloria Reyes  
Request: Construction of a rear addition  
City Council Dist.: 1

- B-7**    [19-3449](#)    Address/Description: 630 E CARSON  
HDRC Case No.: 2019-179  
Historic District Name: Government Hill  
Applicant: Michael Heller  
Request: Construction of a rear addition, installation of concrete stairs  
and Historic Tax Certification  
City Council Dist.: 2
- B-8**    [19-3529](#)    Address/Description: 515 HAYS ST  
HDRC Case No.: 2019-204  
Historic District Name: Dignowity Hill  
Applicant: Liz Franklin  
Request: Install temporary front access ramp  
City Council Dist.: 2
- B-9**    [19-3513](#)    Address/Description: 419 S HACKBERRY ST  
HDRC Case No.: 2019-147  
Applicant: Michael Perez  
Request: Historic Landmark Designation  
City Council Dist.: 2
- B-10**   [19-3457](#)    Address/Description: 903 W HUISACHE AVE  
HDRC Case No.: 2019-185  
Applicant: Jordan Ghawi  
Request: Historic Landmark Designation  
City Council Dist.: 1
- B-11**   [19-3493](#)    Address/Description: 148 SCHREINER PLACE  
HDRC Case No.: 2019-190  
Historic District Name: Monte Vista  
Applicant: Eddie Fryar/Roel Construction LLC  
Request: Driveway modifications  
City Council Dist.: 1

**B-12**   [19-3431](#)   Address/Description: 922 HAYS ST  
HDRC Case No.: 2019-182  
Historic District Name: Dignowity Hill  
Applicant: Michael Shaffer  
Request: Construction of rear addition, modification of siding, windows  
and install fencing  
City Council Dist.: 2

**B-13**   [19-3465](#)   Address/Description: 347 BUSTILLOS DR  
HDRC Case No.: 2019-191  
Historic District Name: Mission  
Applicant: Ramon Trevino  
Request: Extend existing front porch  
City Council Dist.: 3

**B-14**   [19-3477](#)   Address/Description: 534 MISSION ST  
HDRC Case No.: 2019-177  
Historic District Name: King William  
Applicant: Ravi Vemulapalli/Veterans Supply Services  
Request: Installation of solar panels on primary and accessory structure  
City Council Dist.: 1

**B-15**   [19-3469](#)   Address/Description: 841 E GUENTHER ST  
HDRC Case No.: 2019-172  
Historic District Name: King William  
RIO District: RIO-4  
Applicant: Carlos Villarreal  
Request: Installation of front yard fencing  
City Council Dist.: 1

**'B' ITEMS INDIVIDUAL CONSIDERATION**

- Cases previously reviewed by sub-committee:

**B-16**   [19-3395](#)   Address/Description: 415 N MESQUITE ST/105 - 113 BROWN  
HDRC Case No.: 2019-197  
Historic District Name: Dignowity Hill  
Applicant: Michael Perez/MP2 Urban Development  
Request: Construction of five, multi-story residential structures  
City Council Dist.: 2

- *New cases:*

- B-17**   [19-3521](#)   Address/Description: 307 E EVERGREEN  
HDRC Case No.: 2019-130  
Applicant: Frederica Kushner/Tobin Hill Community Association  
Request: Request for Review of Historic Significance  
City Council Dist.: 1
- B-18**   [19-3517](#)   Address/Description: 309 E EVERGREEN, 311 E EVERGREEN  
HDRC Case No.: 2019-129  
Applicant: Frederica Kushner/Tobin Hill Community Association  
Request: Request for Review of Historic Significance  
City Council Dist.: 1
- B-19**   [19-3427](#)   Address/Description: 445 DEVINE ST  
HDRC Case No.: 2019-195  
Historic District Name: Lavaca  
Applicant: Camden Greenlee  
Request: Window replacement and installation of window screens  
City Council Dist.: 1
- B-20**   [19-3489](#)   Address/Description: 101 LOVERA BLVD  
HDRC Case No.: 2019-174  
Historic District Name: Olmos Park Terrace  
Applicant: Brent Bell  
Request: Installation of vinyl shutters, porch railing and column  
modifications  
City Council Dist.: 1
- B-21**   [19-3497](#)   Address/Description: 309 DEVINE ST  
HDRC Case No.: 2019-166  
Historic District Name: Lavaca  
Applicant: Dianet Daniel  
Request: Installation of vinyl shutters  
City Council Dist.: 1

- B-22** [19-3485](#) Address/Description: 318 REFUGIO ST  
HDRC Case No.: 2019-178  
Historic District Name: Lavaca  
Applicant: Nataly Jennings  
Request: Replacement of front yard fence  
City Council Dist.: 1
- B-23** [19-3505](#) Address/Description: 125 E CAROLINA ST  
HDRC Case No.: 2019-163  
Historic District Name: Lavaca  
Applicant: Mark Reinz/Alamo City Construction  
Request: Skirting replacement  
City Council Dist.: 1
- B-24** [19-3415](#) Address/Description: 214 NELSON AVE  
HDRC Case No.: 2019-189  
Historic District Name: Knob Hill  
Applicant: Philip and Sheila Levin  
Request: Exterior modifications  
City Council Dist.: 2

Approval of April 3, 2019, HDRC Meeting Minutes

### 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.**