

# City of San Antonio



## AGENDA Historic and Design Review Commission

Development and Business Services  
Center  
1901 South Alamo

---

**Wednesday, May 1, 2019**

**3:00 PM**

**1901 S. Alamo**

---

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

- 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. Of course our staples remain, the Amazing Preservation Race, and the Race for Kids! Kick-off event is May 2. 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**    [19-3726](#)    Address/Description: 100 PLAZA DE ARMAS/City Hall  
HDRC Case No.: 2019-213  
Landmark Name: Plaza de Armas / Military Plaza  
Historic District Name: Main/Military Plaza  
Applicant: Allison Chambers, AIA/Ford, Powell & Carson  
Request: Installation of an ADA ramp, site and landscaping modifications  
City Council Dist.: 1

- A-2    [19-3778](#)    Address/Description: 1904 BROADWAY  
1912 BROADWAY  
1926 BROADWAY  
510 E JOSEPHINE  
518 E JOSEPHINE  
1921 N ALAMO ST  
1917 N ALAMO ST  
1915 N ALAMO ST  
1913 N ALAMO ST  
1911 N ALAMO ST  
1909 N ALAMO ST  
417 E GRAYSON ST  
415 E GRAYSON ST  
405 E GRAYSON ST/1990 BROADWAY  
HDRC Case No.: 2019-200  
RIO District: RIO-2  
Applicant: Patrick Christensen  
Request: Construction of a ten story commercial tower  
City Council Dist.: 2
- A-3    [19-3821](#)    Address/Description: 112 E PECAN ST  
HDRC Case No.: 2019-032  
RIO District: RIO-3  
Applicant: Elizabeth Parks/RVK Architects  
Request: Expansion of the existing parking structure  
City Council Dist.: 1
- A-4    [19-3750](#)    Address/Description: 7519 Old Corpus Christie Rd  
HDRC Case No.: 2019-206  
RIO District: RIO-6  
Applicant: Patrick Spencer  
Request: Construction of a 3-story, self-storage facility  
City Council Dist.: 3
- A-5    [19-3714](#)    Address/Description: San Pedro Creek from W Houston to W Nueva  
HDRC Case No.: 2019-218  
Applicant: Steven Tillotson/Munoz & Company  
Request: San Pedro Creek Phase 1.2 from W Houston Street to W  
Nueva Street  
City Council Dist.: 1

**'A' ITEMS INDIVIDUAL CONSIDERATION**

*- Cases previously reviewed by sub-committee:*

- A-6**    [19-3802](#)    Address/Description: 100 SOLEDAD ST  
HDRC Case No.: 2019-236  
Landmark Name: Kampmann Bank Building  
Historic District Name: Main/Military Plaza  
RIO District: RIO-3  
Applicant: Moses Hernandez/Texas WW Southside, LLC  
Request: Signage  
City Council Dist.: 1
- A-7**    [19-3710](#)    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 single family and multifamily structures  
City Council Dist.: 1

*- New cases:*

- A-8**    [19-3782](#)    WITHDRAWN Address/Description: 319 E EVERGREEN, 323 E EVERGREEN  
HDRC Case No.: 2019-192  
Applicant: Diego Cardenas/Evergreen Town Homes LLC  
Request: Construction of attached 3-story townhomes  
City Council Dist.: 1
- A-9**    [19-3698](#)    Address/Description: 517 E HOUSTON ST  
HDRC Case No.: 2019-223  
Landmark Name: Rosenberg, Frank Building  
Historic District Name: Alamo Plaza  
Applicant: Michael Litofsky / LITOFSKY MICHAEL  
Request: Front Facade Reconstruction, including removal of ClearBoarding for compliance  
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**    [19-3798](#)    Address/Description: 130 KING WILLIAM  
HDRC Case No.: 2019-234  
Landmark Name: Scheer House  
Historic District Name: King William  
Applicant: Harry Jewett/Harry Jewett Associates  
Request: Rear carport modifications  
City Council Dist.: 1
- B-2**    [19-3770](#)    Address/Description: 152 E ROSEWOOD AVE  
HDRC Case No.: 2019-201  
Historic District Name: Monte Vista  
Applicant: Stephen Jillard  
Request: Historic Tax Certification  
City Council Dist.: 1
- B-3**    [19-3766](#)    Address/Description: 152 E ROSEWOOD AVE  
HDRC Case No.: 2019-202  
Historic District Name: Monte Vista  
Applicant: Stephen Jillard  
Request: Historic Tax Verification  
City Council Dist.: 1
- B-4**    [19-3794](#)    Address/Description: 314 E ROSEWOOD AVE  
HDRC Case No.: 2019-169  
Historic District Name: Monte Vista  
Applicant: Gordon Lee/Exxell Exxteriors  
Request: Construction of two rear accessory structures  
City Council Dist.: 1

- B-5**    [19-3806](#)    Address/Description: 407 8TH ST  
HDRC Case No.: 2019-235  
Landmark Name: Wurzbach, Charles - House  
Applicant: David Hannan, Jr. /Fisher Heck Architects  
Request: Site modifications, exterior modifications, construction of a rear addition  
City Council Dist.: 1
- B-6**    [19-3694](#)    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-7**    [19-3730](#)    Address/Description: 5919 W COMMERCE ST  
HDRC Case No.: 2019-212  
Applicant: Marc Zac  
Request: Park improvements  
City Council Dist.: 5
- B-8**    [19-3742](#)    Address/Description: 651 DEVINE RD  
HDRC Case No.: 2019-232  
Applicant: Michael Baldwin/City of San Antonio  
Request: Installation of a memorial plaque  
City Council Dist.: 1
- B-9**    [19-3841](#)    Address/Description: 1118 IOWA ST  
HDRC Case No.: 2019-237  
Historic District Name: Knob Hill  
Applicant: Steven Lopez  
Request: Porch modifications  
City Council Dist.: 2
- B-10**   [19-3706](#)    Address/Description: 1122 N PINE ST  
HDRC Case No.: 2019-095  
Historic District Name: Dignowity Hill  
Applicant: Martin Da La Garza/Arki Design Homes  
Request: Front and rear additions  
City Council Dist.: 2

**'B' ITEMS INDIVIDUAL CONSIDERATION**

*- Cases previously reviewed by sub-committee:*

**B-11**    [19-3722](#)    Address/Description: 421 PIERCE  
HDRC Case No.: 2019-219  
Historic District Name: Government Hill  
Applicant: Peggy Brimhall  
Request: Construction of 5, residential structures and rehabilitation of  
an existing, 2-story residential structure  
City Council Dist.: 2

**B-12**    [19-3790](#)    Address/Description: 504 KING WILLIAM  
HDRC Case No.: 2019-173  
Landmark Name: Steves, Albert - House  
Historic District Name: King William  
RIO District: RIO-4  
Applicant: Daniel Cruz/Design Coop SA  
Request: Construction of a second story front porch  
City Council Dist.: 1

*- New cases:*

**B-13**    [19-3813](#)    Address/Description: 430 E MAGNOLIA AVE  
HDRC Case No.: 2019-220  
Applicant: Office of Historic Preservation  
Request: Finding of Historic Significance  
City Council Dist.: 1

**B-14**    [19-3812](#)    Address/Description: 434 E MAGNOLIA AVE  
HDRC Case No.: 2019-221  
Applicant: Office of Historic Preservation  
Request: Finding of Historic Significance  
City Council Dist.: 1

- B-15**   [19-3754](#)   Address/Description: 933 BURNET ST  
HDRC Case No.: 2019-226  
Historic District Name: Dignowity Hill  
Applicant: Travis Louie  
Request: Exterior modifications, fenestration modifications, installation of porch railings  
City Council Dist.: 2
- B-16**   [19-3734](#)   Address/Description: 315 JACKSON ST  
HDRC Case No.: 2019-210  
Applicant: Adolph Pruneda  
Request: Fenestration modifications, window replacement  
City Council Dist.: 1
- B-17**   [19-3762](#)   Address/Description: 423 E FRENCH PLACE  
HDRC Case No.: 2019-205  
Historic District Name: E French Place  
Applicant: Preston Granger  
Request: Historic Tax Certification, exterior modifications, chimney removal  
City Council Dist.: 1
- B-18**   [19-3758](#)   Address/Description: 423 E FRENCH PLACE  
HDRC Case No.: 2019-207  
Historic District Name: E French Place  
Applicant: Preston Granger  
Request: Historic Tax Verification  
City Council Dist.: 1
- B-19**   [19-3786](#)   Address/Description: 218 VANCE ST  
HDRC Case No.: 2019-203  
Historic District Name: Lavaca  
Applicant: Nicholas Melde  
Request: Modifications to rear accessory structure  
City Council Dist.: 1

- B-20**   [19-3738](#)   Address/Description: 222 MADISON ST  
HDRC Case No.: 2019-215  
Landmark Name: Witte / Garza House  
Historic District Name: King William  
Applicant: Daniel Sexton/Buffalo Contracting  
Request: Exterior modifications  
City Council Dist.: 1
- B-21**   [19-3746](#)   Address/Description: 302 MISSION ST  
HDRC Case No.: 2019-214  
Historic District Name: King William  
Applicant: Praful Mehta  
Request: Front yard fence  
City Council Dist.: 1
- B-22**   [19-3774](#)   Address/Description: 421 SPOFFORD  
HDRC Case No.: 2019-208  
Historic District Name: Government Hill  
Applicant: Jade Latkovich  
Request: Install 22-foot wide driveway  
City Council Dist.: 2
- B-23**   [19-3702](#)   Address/Description: 515 BURLESON ST  
HDRC Case No.: 2019-224  
Historic District Name: Dignowity Hill  
Applicant: Stephanie Padua/TexPro Painting and Renovations  
Request: Window replacement, porch steps replacement, paint  
City Council Dist.: 2
- B-24**   [19-3718](#)   Address/Description: 314 MISSION ST  
HDRC Case No.: 2019-225  
Historic District Name: King William  
Applicant: Isabelle Robledo  
Request: Front porch, door replacement, exterior modifications to  
addition  
City Council Dist.: 1

Approval of April 17, 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.**