

# City of San Antonio



## AGENDA Historic and Design Review Commission

Development and Business Services  
Center  
1901 South Alamo

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**Wednesday, July 17, 2019**

**3:00 PM**

**1901 S. Alamo**

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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
- 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**    [19-5386](#)    Address/Description: 306 W MARKET ST  
HDRC Case No.: 2019-368  
RIO District: RIO-3  
Applicant: Kayla Bryson/Vincent Gerard & Associates  
Request: Installation of network node equipment onto building facade  
City Council Dist.: 1

**A-2**    [19-5383](#)    Address/Description: 1507 MISSION RD  
HDRC Case No.: 2019-361  
Historic District Name: Mission  
RIO District: RIO-4  
Applicant: Miguel Saldana/B&A Architects  
Request: Signage  
City Council Dist.: 3

**A-3**    [19-5398](#)    Address/Description: 514 W QUINCY  
HDRC Case No.: 2018-597  
Applicant: RVK Architects  
Request: Construction of a new SAISD administration building  
City Council Dist.: 1

**A-4**    [19-5393](#)    Address/Description: 329 N MAIN AVE  
HDRC Case No.: 2019-360  
Applicant: Peter Haller/Image Master Custom Signs  
Request: Signage  
City Council Dist.: 1

**'A' ITEMS INDIVIDUAL CONSIDERATION**

*New Cases:*

**A-5**    [19-5378](#)    Address/Description: 103 W GRAYSON ST  
HDRC Case No.: 2019-359  
Historic District Name: Tobin Hill  
RIO District: RIO-2  
Applicant: Lee Fordham/Harrison USA LLC  
Request: Construction of an addition, roof form modifications, window replacement, signage, exterior lighting, landscaping, painting  
City Council Dist.: 1

**A-6**    [19-5399](#)    Address/Description: 517 E HOUSTON ST  
HDRC Case No.: 2019-365  
Landmark Name: Frank Rosenberg Building  
Historic District Name: Alamo Plaza  
Applicant: Michael Litofsky  
Request: Storefront modifications  
City Council Dist.: 1

**A-7**    [19-5411](#)    Request: Discussion and possible action regarding potential new historic districts located within the existing boundaries of the Tobin Hill Community Association.  
Applicant: Historic and Design Review Commission  
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**    [19-5384](#)    Address/Description: 2500 E COMMERCE ST  
HDRC Case No.: 2019-371  
Public Property: Dawson Park  
Applicant: Albert Fernandez/CFZ Group, LLC.  
Request: Park improvements  
City Council Dist.: 2

**B-2**    [19-5387](#)    Address/Description: 309 DEVINE ST  
HDRC Case No.: 2019-378  
Historic District Name: Lavaca  
Applicant: Dianet Lopez Daniel  
Request: Historic Tax Certification  
City Council Dist.: 1

**B-3**    [19-5388](#)    Address/Description: 309 DEVINE ST  
HDRC Case No.: 2019-377  
Historic District Name: Lavaca  
Applicant: Dianet Lopez Daniel  
Request: Historic Tax Verification  
City Council Dist.: 1

**B-4**    [19-5397](#)    Address/Description: 431 E FRENCH PLACE  
HDRC Case No.: 2019-353  
Historic District Name: E French Place  
Applicant: Carlos Jaquez  
Request: Historic Tax Certification  
City Council Dist.: 1

- B-5**    [19-5402](#)    Address/Description: 700 CULBERSON AVE  
HDRC Case No.: 2019-369  
Public Property: Normoyle Park  
Applicant: Justin Sherwood/Open Air Studios  
Request: Park improvements  
City Council Dist.: 5
- B-6**    [19-5376](#)    Address/Description: 1000 BROADWAY  
HDRC Case No.: 2019-037  
RIO District: RIO-2  
Applicant: Beth Wells/Bender Wells Clark Design  
Request: Park improvements  
City Council Dist.: 1
- B-7**    [19-5379](#)    Address/Description: 104 BEAUREGARD  
HDRC Case No.: 2019-344  
Landmark Name: Hummel House  
Historic District Name: King William  
RIO District: RIO-4  
Applicant: Marlo Montoya/MONTOYA MARLO R  
Request: Demolition of rear accessory structure  
City Council Dist.: 1
- B-8**    [19-5391](#)    Address/Description: 322 W ELSMERE PLACE  
HDRC Case No.: 2019-383  
Historic District Name: Monte Vista  
Applicant: Peter B. and Julie A. Nyren  
Request: Historic Tax Certification  
City Council Dist.: 1
- B-9**    [19-5392](#)    Address/Description: 322 W ELSMERE PLACE  
HDRC Case No.: 2019-384  
Historic District Name: Monte Vista  
Applicant: Peter B. and Julie A. Nyren  
Request: Historic Tax Verification  
City Council Dist.: 1

- B-10** [19-5403](#) Address/Description: 742 DENVER BLVD  
HDRC Case No.: 2019-350  
Applicant: Jose Juarez  
Request: Construction of an ADA ramp  
City Council Dist.: 2
- B-11** [19-5406](#) Address/Description: 8701 MYSTIC PARK  
HDRC Case No.: 2019-370  
Public Property: Nani Falcone Skate Park  
Applicant: Albert Fernandez/CFZ Group, LLC.  
Request: Park improvements  
City Council Dist.: 7
- B-12** [19-5410](#) Address/Description: MARTIN LUTHER KING, JR PLAZA / E  
HOUSTON ST AT N NEW BRAUNFELS AVE  
HDRC Case No.: 2019-386  
Applicant: Mark Padilla/MP Studio  
Request: Right-of-way improvements  
City Council Dist.: 2
- B-13** [19-5401](#) Address/Description: 534 MISSION ST  
HDRC Case No.: 2019-381  
Historic District Name: King William  
Applicant: Curtis Muller  
Request: Installation of solar panels  
City Council Dist.: 1
- B-14** [19-5394](#) Address/Description: 405 GILLESPIE  
HDRC Case No.: 2019-363  
Historic District Name: Tobin Hill  
Applicant: Jake Forshpan/FORSHPAN JAKE B & FORSHPAN  
SHARON K  
Request: Modifications to side porch  
City Council Dist.: 1

- B-15** [19-5390](#) Address/Description: 311 REFUGIO ST  
HDRC Case No.: 2019-373  
Historic District Name: Lavaca  
Applicant: BRIAN VOGES/VOFGES DESIGN, LLC  
Request: Construction of four, 2-story residential structures  
City Council Dist.: 1

**'B' ITEMS INDIVIDUAL CONSIDERATION**

*Cases previously reviewed by sub-committee:*

- B-16** [19-5382](#) Address/Description: 138 S JOSEPHINE TOBIN  
HDRC Case No.: 2019-283  
Public Property: Berta Almaguer Dance Studio  
Historic District Name: Woodlawn Lake and Park  
Applicant: Melissa Douglas/Douglas Architects, Inc.  
Request: Demolition of existing structure with new construction of a  
community center  
City Council Dist.: 1
- B-17** [19-5407](#) Address/Description: 910 N HACKBERRY ST  
HDRC Case No.: 2019-379  
Historic District Name: Dignowity Hill  
Applicant: Cy Goudge/JCG Homes  
Request: Construction of two, 2-story residential structures  
City Council Dist.: 2
- B-18** [19-5408](#) Address/Description: 914 N PINE ST and 918 N PINE  
HDRC Case No.: 2019-356  
Historic District Name: Dignowity Hill  
Applicant: David Ericsson/Pine 14 & Pine 18 LLC  
Request: Construction of a 1-story, residential structure at 918 N Pine  
and a 1-story, rear accessory structure at 914 N Pine  
City Council Dist.: 2

**B-19**   [19-5389](#)   Address/Description: 311 BARRERA  
HDRC Case No.: 2019-320  
Historic District Name: Lavaca  
Applicant: Cotton Estes/HighCotton Architects  
Request: Construction of a 2-story residential structure  
City Council Dist.: 1

*New Cases:*

**B-20**   [19-5396](#)   Address/Description: 414 DONALDSON AVE  
HDRC Case No.: 2019-343  
Historic District Name: Monticello Park  
Applicant: KKW Donaldson  
Request: Window replacement, fenestration modifications, exterior modifications  
City Council Dist.: 7

**B-21**   [19-5380](#)   Address/Description: 1104 NOLAN  
HDRC Case No.: 2019-340  
Historic District Name: Dignowity Hill  
Applicant: JENNY HERNANDEZ/HHGC, LLC  
Request: Construction of a 1-story, single family residential structure  
City Council Dist.: 2

**B-22**   [19-5405](#)   Address/Description: 831 LAMAR ST  
HDRC Case No.: 2019-357  
Historic District Name: Dignowity Hill  
Applicant: Octavio Viramontes/HACAM PROPERTIES LLC  
Request: Construction of a 1-story, single family residential structure  
City Council Dist.: 2

**B-23**   [19-5409](#)   Address/Description: 9338 ESPADA RD  
HDRC Case No.: 2019-351  
Historic District Name: Mission  
RIO District: RIO-6  
Applicant: Veronica Santellan  
Request: Construction of a rear addition  
City Council Dist.: 3

- B-24** [19-5400](#) Address/Description: 529 E CRAIG PLACE  
HDRC Case No.: 2019-382  
Historic District Name: River Road  
RIO District: RIO-1  
Applicant: Christopher Green  
Request: Demolition of rear accessory structure  
City Council Dist.: 1
- B-25** [19-5381](#) Address/Description: 1110 VIRGINIA BLVD  
HDRC Case No.: 2019-376  
Historic District Name: Knob Hill  
Applicant: Logan Nichols  
Request: Window replacement  
City Council Dist.: 2
- B-26** [19-5395](#) Address/Description: 410 DEVINE ST  
HDRC Case No.: 2019-372  
Landmark Name: Fuezell House  
Historic District Name: Lavaca  
Applicant: Stephanie Faulkner/FAULKNER WILLIAM &  
STEPHANIE  
Request: Construction of front landings and installation of a rear 8'  
fence  
City Council Dist.: 1
- B-27** [19-5404](#) Address/Description: 813 BURLESON ST  
HDRC Case No.: 2019-374  
Historic District Name: Dignowity Hill  
Applicant: Melissa Iruegas  
Request: Historic Tax Certification, window replacement and  
fenestration modifications  
City Council Dist.: 2
- B-28** [19-5377](#) Address/Description: 1024 DAWSON ST  
HDRC Case No.: 2019-274  
Historic District Name: Dignowity Hill  
Applicant: Mark Flinn  
Request: Historic Tax Certification  
City Council Dist.: 2



Approval of June 24, 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.**