

HISTORIC AND DESIGN REVIEW COMMISSION

May 06, 2015

Agenda Item No: 33

HDRC CASE NO: 2015-155
ADDRESS: 518 E PARK AVE
LEGAL DESCRIPTION: NCB 397 BLK 28 LOT E 40 FT OF 5 & W 23 FT OF 6
ZONING: R6 H HS
CITY COUNCIL DIST.: 1
DISTRICT: Tobin Hill Historic District
LANDMARK: House
APPLICANT: Michael Stein
OWNER: Michael Stein
TYPE OF WORK: Install front yard fence
REQUEST:

The applicant is requesting a Certificate of Appropriateness for approval to install a 4ft tall wrought iron front yard fence.

APPLICABLE CITATIONS:

Historic Design Guidelines, Chapter 5, Guidelines for Site Elements

2. Fences and Walls

B. NEW FENCES AND WALLS

i. *Design*—New fences and walls should appear similar to those used historically within the district in terms of their scale, transparency, and character. Design of fence should respond to the design and materials of the house or main structure.

ii. *Location*—Avoid installing a fence or wall in a location where one did not historically exist, particularly within the front yard. The appropriateness of a front yard fence or wall is dependent on conditions within a specific historic district. New front yard fences or wall should not be introduced within historic districts that have not historically had them.

iii. *Height*—Limit the height of new fences and walls within the front yard to a maximum of four feet. The appropriateness of a front yard fence is dependent on conditions within a specific historic district. New front yard fences should not be introduced within historic districts that have not historically had them. If a taller fence or wall existed historically, additional height may be considered. The height of a new retaining wall should not exceed the height of the slope it retains.

v. *Appropriate materials*—Construct new fences or walls of materials similar to fence materials historically used in the district. Select materials that are similar in scale, texture, color, and form as those historically used in the district, and that are compatible with the main structure. Screening incompatible uses—Review alternative fence heights and materials for appropriateness where residential properties are adjacent to commercial or other potentially incompatible uses.

FINDINGS:

- a. According to the Guidelines for Site Elements, front yard fences should not be installed where one did not historically exist or introduced within historic districts that have not historically had them. A high concentration of front yard fences exists on this block of East Park; however most houses with front yard fences on this block are located on the north side of the street. In addition, very few front yard fences exist on either side of the street on the adjacent blocks to the east and west. The south side of East Park is predominantly open and installation of a front yard fence at this location would break the continuity of the south side of the street.
- b. Consistent with the Guidelines for Site Elements, front yard fences should be similar to those used in the district, use materials that are compatible with the house, and be limited to 4ft. in height. The proposed wrought iron fence is in keeping with the guidelines.

RECOMMENDATION:

Staff does not recommend approval based on finding a.

CASE MANAGER:

Adriana Ziga





518 E Park

Powered by ArcGIS Server

Printed: Apr 28, 2015

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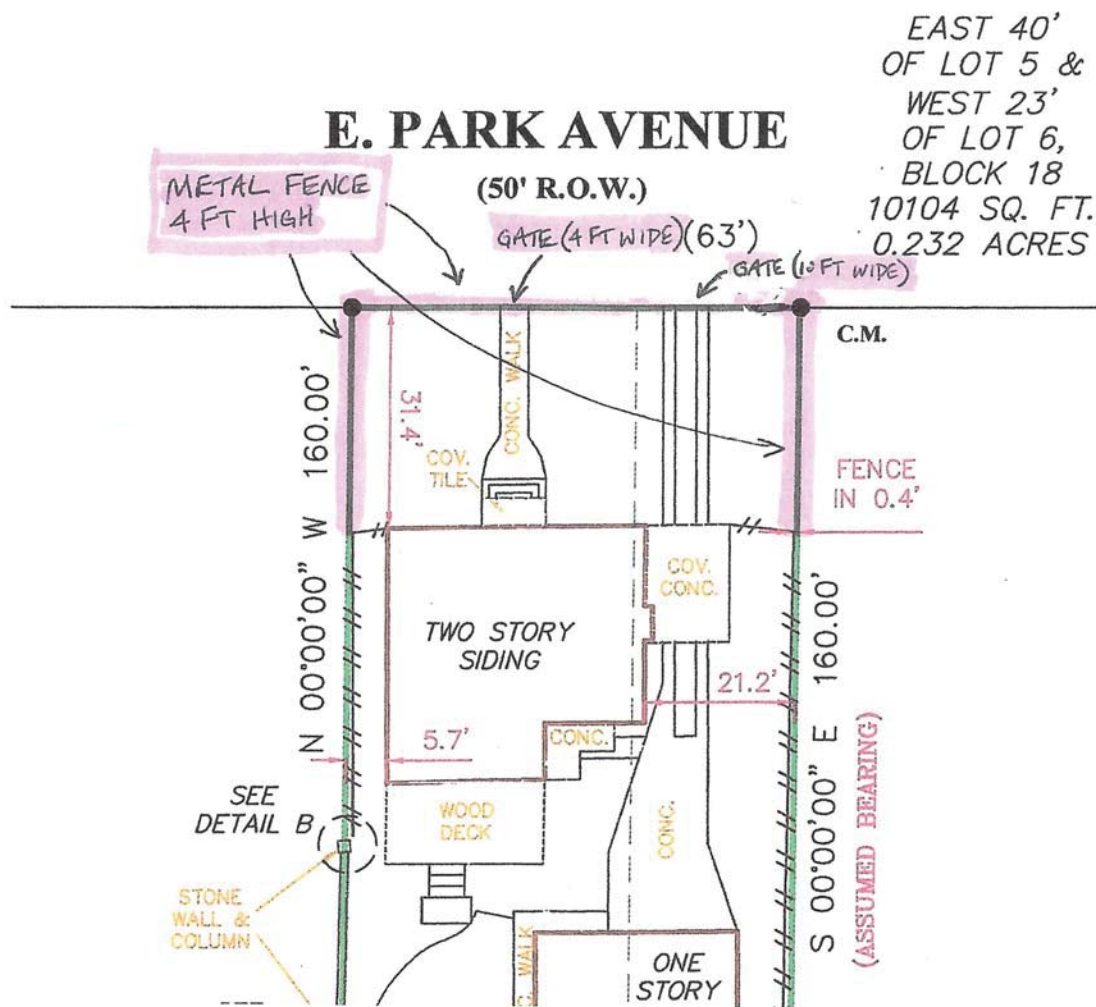


518 E. Park Ave (subject property)

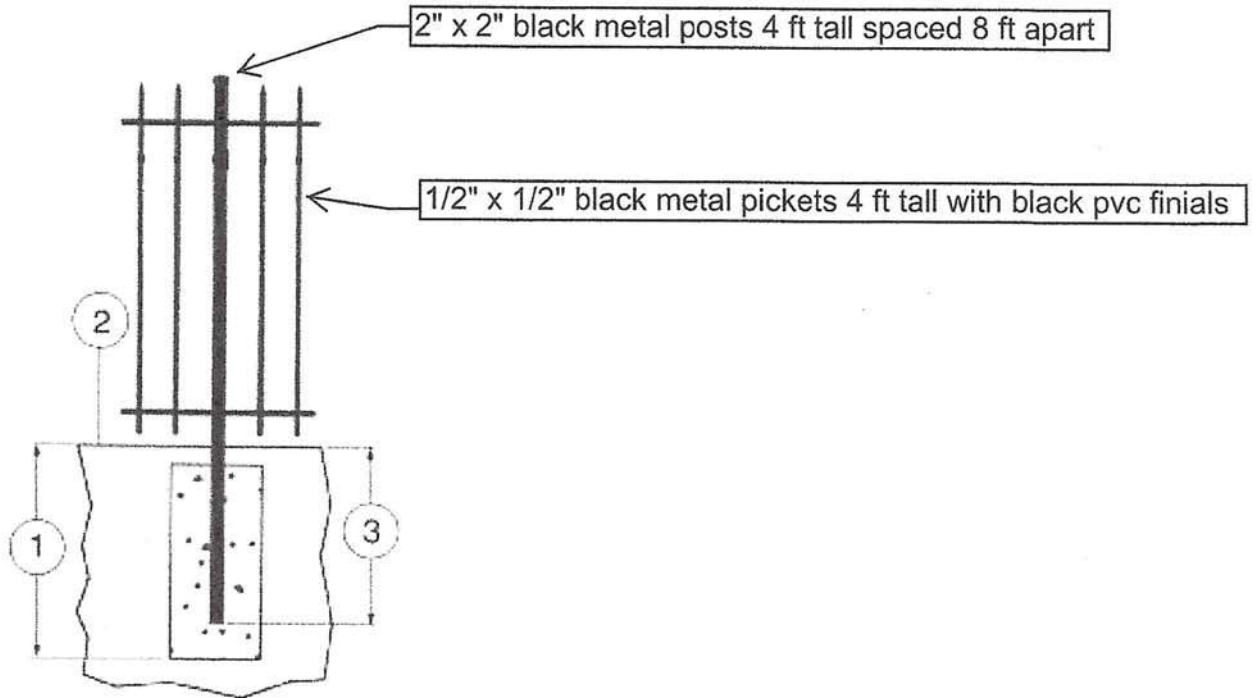
518 E. Park Ave (subject property)



518 E. Park Ave.

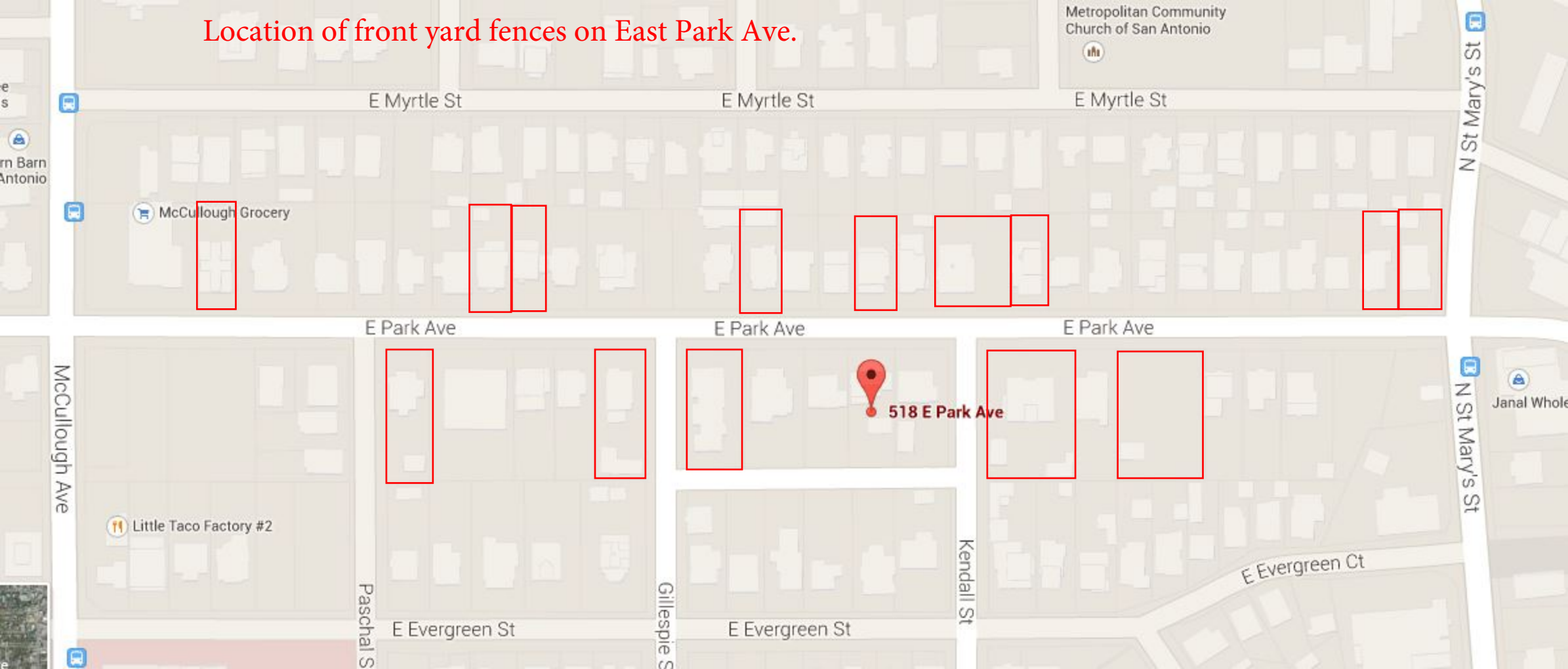


518 E. Park Ave.
metal fence



1. Concrete footing 6-8" in dia. 30" to 36" deep
2. Top of footing 3" below finished grade
3. Post embedment 24" deep

Location of front yard fences on East Park Ave.



314 E. LOCUST ST.



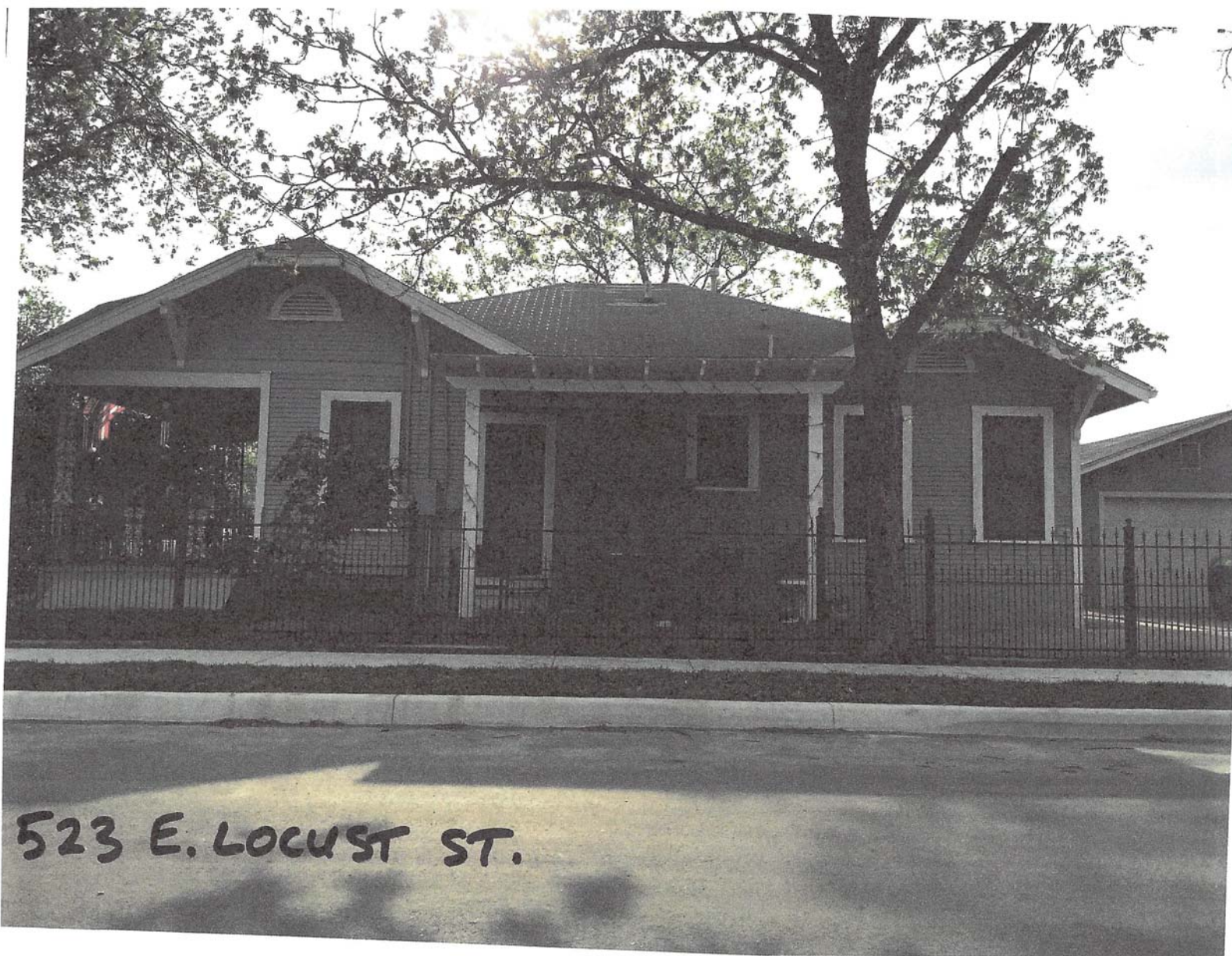


411 E. LOCUST ST.



522 E. LOCUST ST









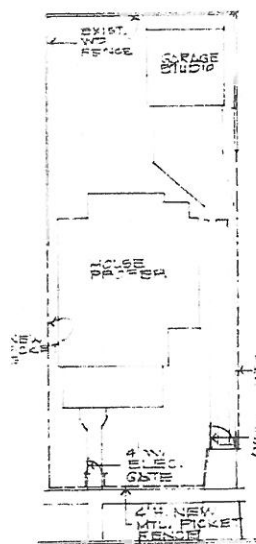
APPROVED METAL FENCE APPLICATION FOR 517 E. PARK AV.



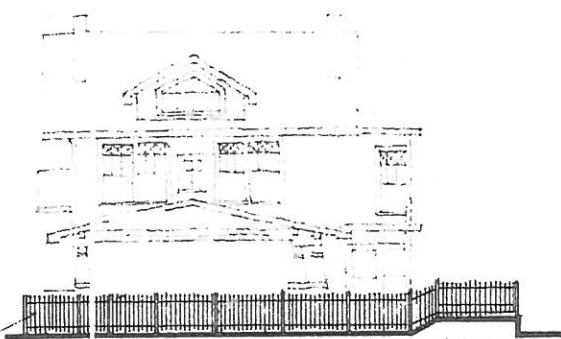
517 East Park Avenue
(Subject Property)

REQUEST:

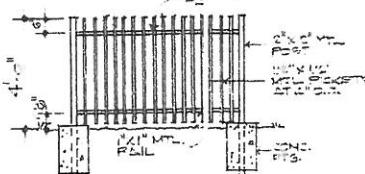
The applicant is requesting a Certificate of Appropriateness for approval to install a 4' tall front and side yard metal picket fence with a 4 ft. sidewalk gate and an 8 ft. solar mechanized driveway gate.



SITE PLAN
SCALE: 1" = 20'-0"



ELEVATION
SCALE 1/8" = 1'-0"



DETAIL
SCALE 3/8" = 1'-0"



6/20/19

A FENCE INSTALLATION TO
THE RESIDENCE OF MR. &
MRS. RICHARD GALIK
517 E. Park Ave.
San Antonio, Texas 78212

Architect:
DE LARA ARCHITECTS
311 W. Loop
San Antonio, Texas 78210
Tel 210.762-5018
e-mail: jdolar2010@hotmail.com

A-1

Letters In Support of Fence

September 16, 2013

To Whom it May Concern:

Re: Support of the request to erect a fence at 517 East Park Ave.


This is to support our neighbors, Elyse and Richard Galik, in their request to erect a fence around the front yard of their beautifully restored home. The fence that they plan to erect will enhance the historic appearance of both their home and the surrounding neighborhood.

Among the reasons I support their request are:

1. The design of their fence is tasteful and consistent with several other fences in the neighborhood.
2. There are many existing fences within sight of the Galik's property.
3. Some of the fences in the neighborhood have been there for decades.
4. Fences in historic neighborhoods add character to the properties, e.g., King William.
5. Fences enhance neighborhood security. They play a role in helping to keep pedestrian traffic on the sidewalk rather than in private yards.
6. Fences provide safety and shelter for smaller animals who are often threatened by larger strays. Our neighborhood has a recent history of strays killing smaller animals.
7. Good fences make good neighbors even better neighbors.
8. Approving the Galik's request would demonstrate a reasonable, helpful approach by the Historic Commission to support rather than encumber the ongoing restoration of abandoned houses in San Antonio.
9. The Galiks have chosen San Antonio as a retirement home and have spent a significant amount of money bringing a dilapidated structure back to life. It has been done in a tasteful, classy, and authentic manner. A wrought iron fence would add to, not detract from the restoration.

Please approve their request.

Respectfully,


Bo Brockman
509 E. Park

From: Charles Sumerset <csumerset@aol.com>

Date: September 15, 2013 10:56:20 PM CDT

To: richard@reducingdefectliability.com

To whom it may concern,

My name is Charles Sumerset and I live at 622 East Locust St. San Antonio, TX. It has come to my attention that the current Historical Preservation Guideline restriction, on a homeowner rights to protect his/her property is in need of modification. We no longer live in a time where you can sleep with your front door unlocked or even leave your bicycle in your backyard. As you walk around our neighborhood there are a number of homes with existing modern day fencing that provide protection of personal property with only a minimum impact on the Historical appearance of the community.

v/r
Charles Sumerset

16 September, 2013

Historic Commission:

Please approve the request to erect a fence at 517 East Park Avenue. I understand that Elyse and Richard Galik have applied to the Historic Commission to erect a fence around this property. It will enhance a beautifully restored home that has been vacant for probably over a decade.

The fence will literally be just like dozens of others on East Park Avenue, and on Myrtle Street, the next street over. The fence that they have applied to build is a 4 feet high, iron fence with half-inch pickets 4 inches apart. There will be an entry gate on the front walk, and a gate across the driveway. It looks like a historic fence.

Good fences make good neighbors; they keep the owner's dogs inside the property and stray animals out; they also provide a degree of security.

Sincerely,

Pat Brockman

Pat Brockman

Neighbor



"Gabriel Sanchez" <gabriels@mcesi.com>

To: Elyse Galik

Re: fence

September 17, 2013 9:10 AM

To Whom it may Concern / Historic Commission:

I understand that Elyse and Richard Galik of 517 East Park Avenue have applied to the Historic Commission to erect a fence around their property.

I own a home in Tobin Hill at 418 E Myrtle Street. As I continue to see the neighborhood grow and develop, I am proud to see such people as the Galik's taking pride in their home.

Fences are welcome additions to our homes. They create tasteful security barriers that keep crime down and stray dogs out. That in turn creates a better neighborhood and a continued interest in the downtown area. This is directly in line with our Mayors vision of infill in to downtown and surrounding neighborhoods.

I encourage the ideals of maintaining our Historic Neighborhood and recognize the need for slight changes due to living in a modern world. I do not see how the requested fence will change any historic significance to our community or their home. Please allow them to add the finishing touch to their beautifully restored home.

Thank you so much for considering this.

Gabriel L. Sanchez
Past President - Tobin Hill Community Association
418 E. Myrtle Street
210-389-4417

September 14, 2013

To Whom It May Concern,

I have been a resident in Tobin Hill since 2002. I love the area so much that I now own three properties here, one of them being my primary residence, and currently I am working on buying a fourth. I have watched the area slowly grow and gentrify into something beautiful for the city and Tobin Hill residents to be proud of. The area still has a long way to go before its properties and socioeconomics are significantly improved.

There was a period when I first moved to Tobin Hill that there was a prominent police presence due to a staggering number of homeless people, burglaries and illicit activities. I have been the victim of more than one theft at my properties. Though the area continues to improve, it still has a long way to go before the area is secure from people wondering into our yards to take things or break into our homes to steal things that we have worked so hard for. I am sure that you would agree that security is very important to us all.

We have placed a fence around two of our properties that not only adds beauty and charm to the property but it adds an attractive piece of security to our home and belongings. Upon fencing our properties in 2010 we have not had a single incidence of theft at these properties. We have had countless accolades from Tobin Hill residents about the beauty of our wrought iron fencing but more importantly we are able to lock the fence gates, secure our vehicles in the driveway and sleep better at night. We, Chad Walling and Cody Doege living at 325 E. Myrtle in Tobin Hill, support Richard and Elyse Galik's decision to add this vital piece of beauty and security to their property. Thank you for your support. Sincerely, Chad Walling and Cody Doege



On Sep 14, 2013, at 6:00 PM, juanita lawhn <jlawn13@gmail.com> wrote:

Historic Commission.

I understand that Elyse and Richard Galik of 517 East Park Avenue have applied to the Historic Commission to erect a fence around their property.

The fence that they have applied to build is a 4 feet high, iron fence with half-inch pickets 4 inches apart. There will be an entry gate on the front walk, and a gate across the driveway.

In other words, the fence will be just like literally dozens of others on East Park Avenue, and on the next road over, Myrtle Street.

Good fences make good neighbors, they keep the owner's dogs inside the property and stray animals out; they also provide a degree of security. The iron fence requested is an open design that allows good interaction between the private space of the house and porch, and the public space of the sidewalk and roadway, while establishing a very reasonable boundary between the two.

Thank you so much for considering this.

Juanita Luna Lawhn
526 E. Park Ave
S.A. Tx 78212

Cody Doege <codydoege819@hotmail.com>
To Elyse Galik
517 East Park

September 16, 2013 2:25 AM

Historic Commission:

I understand that Elyse and Richard Galik of 517 East Park Avenue have applied to the Historic Commission to erect a fence around their property.

The fence that they have applied to build is a 4 feet high, iron fence with half-inch pickets 4 inches apart. There will be an entry gate on the front walk, and a gate across the driveway.

In other words, the fence will be just like literally dozens of others on East Park Avenue, and on the next road over, Myrtle Street which I live. 4 years ago I restored our home and also erected the same fence that the Galik's are requesting to build.

Good fences make good neighbors; they keep the owner's dogs inside the property and stray animals out; they also provide a degree of security. The iron fence requested is an open design that allows good interaction between the private space of the house and porch, and the public space of the sidewalk and roadway, while establishing a very reasonable boundary between the two.

Thank you so much for considering this.

Cody Doege
The Medicines Company
Engagement Manager/Surgical Critical Care
Cody.doege@themedco.com
210-685-4674

Sent from my iPad



Jesse Mata <jesse.mata@gmail.com>

September 16, 2013 10:44 AM

To "egalik@communicatebydesign.com" <egalik@communicatebydesign.com>, "richard@reductionofuncertainty.com" <richard@reductionofuncertainty.com>

Cc: hill.colinj@gmail.com

Historic Commission Hearing

Elyse and Richard,

Please accept this letter of support of your effort to obtain approval for the construction of an iron fence on the front portion of your property:

Historic Commission Members:

I understand that Elyse and Richard Galik of 517 East Park Avenue have applied to the Historic Commission to erect a fence around their property.

The fence that they have applied to build is a 4 feet high, iron fence with half-inch pickets 4 inches apart. There will be an entry gate on the front walk, and a gate across the driveway. I reviewed the plans for the fence and the design is quite consistent with numerous others in the neighborhood, both on our street and on Myrtle one block north. In fact, several of these are in direct line of sight from our adjoining properties. Good fences make good neighbors; they keep the owner's dogs inside the property and stray animals out; they also provide a degree of security, something I consider a necessity given the recent theft of furniture and other items from our own front porch. The iron fence requested is an open design that allows good interaction between the private space of the house and porch, and the public space of the sidewalk and roadway, while establishing a very reasonable boundary between the two.

Thank you for your time and consideration, and please feel free to contact me if you have any questions.

Jesse J. Mata
515 East Park Avenue
210-317-9384

Mario Laque <mlaque98@yahoo.com>
To: "egalik@communicatebydesign.com" <egalik@communicatebydesign.com>
Reply-To: Mario Laque <mlaque98@yahoo.com>
Fw: Fencing Recommendation 517 E Park Ave 78212

September 16 2013 10:23 AM

Below is what I sent the commission.

----- Forwarded Message -----

From: Mario Laque <mlaque98@yahoo.com>
To: "ohp@sanantonio.gov" <ohp@sanantonio.gov>
Sent: Monday, September 16, 2013 10:22 AM
Subject: Fencing Recommendation 517 E Park Ave 78212

Office of Historic Preservation:

I understand that Elyse and Richard Galik of 517 East Park Avenue have applied to the Historic Commission to erect a fence around their property.

The fence that they have applied to build is a 4 feet high, iron fence with half-inch pickets 4 inches apart. There will be an entry gate on the front walk, and a gate across the driveway.

In other words, the fence will be just like literally dozens of others on East Park Avenue, and on the following street which is Myrtle.

Good fences make good neighbors; they keep the owner's dogs inside the property and stray animals out; they also provide a degree of security. The iron fence requested is an open design that allows good interaction between the private space of the house and porch, and the public space of the sidewalk and roadway, while establishing a very reasonable boundary between the two.

Thank you so much for considering this.

If there are any questions, I can be reached at (210) 332-7520.

Mario Laque

Front Yard Fences on East Park Avenue

(16 Houses)



525 East Park Avenue (2 houses from subject property)



529 East Park Avenue (3 houses from subject property)



606 East Park Avenue (3 houses from subject property)



614 East Park Avenue (5 houses from subject property)



509 East Park Avenue (3 houses from subject property)



502 East Park Avenue (3 houses from subject property)



420 East Park Avenue (5 houses from subject property)



407 East Park Avenue (7 houses from subject property)



405 East Park Avenue (8 houses from subject property)



402 East Park Avenue (10 houses from subject property)



315 East Park Avenue



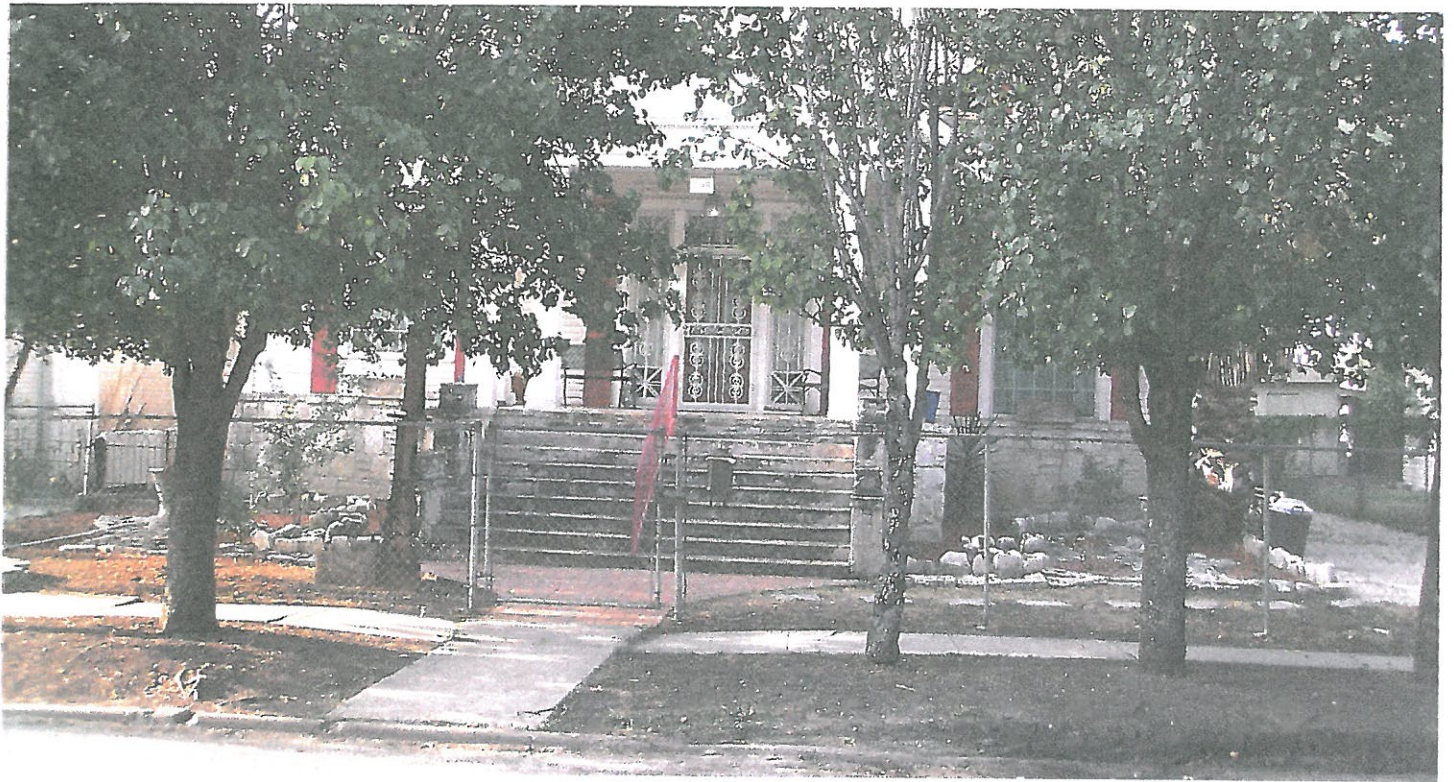
225 East Park Avenue



641 East Park Avenue



645 East Park Avenue



208 East Park Avenue



206 East Park Avenue

Front Yard Fences on East Myrtle Street

(16 Houses)



306 East Mytle Street



312 East Mytle Street



317 East Mytle Street



323 East Mytle Street



325 East Mytle Street



329 East Mytle Street



331 East Mytle Street



400 East Mytle Street



403 East Gillespie Street (corner of East Gillespie and East Myrtle)



503 East Myrtle Street



516 East Mytle Street



526 East Mytle Street



528 East Mytle Street



530 East Mytle Street



546 East Mytle Street



632 East Mytle Street