

## HISTORIC AND DESIGN REVIEW COMMISSION

August 03, 2016

Agenda Item No: 13

**HDRC CASE NO:** 2016-302  
**ADDRESS:** 269 NORTH DR  
**LEGAL DESCRIPTION:** NCB 6708 BLK 18 LOT 16- E 25 FEET OF 17  
**ZONING:** R6 H  
**CITY COUNCIL DIST.:** 7  
**DISTRICT:** Monticello Park Historic District  
**APPLICANT:** Len McClure  
**OWNER:** Len McClure  
**TYPE OF WORK:** Driveway modification  
**REQUEST:**

The applicant is requesting a Certificate of Appropriateness for approval to place brick stone in between existing concrete driveway ribbons.

### APPLICABLE CITATIONS:

*Historic Design Guidelines, Chapter 5, Guidelines for Site Elements*

#### 5. Sidewalks, Walkways, Driveways, and Curbing

##### B. DRIVEWAYS

- i. *Driveway configuration*—Retain and repair in place historic driveway configurations, such as ribbon drives. Incorporate a similar driveway configuration—materials, width, and design—to that historically found on the site. Historic driveways are typically no wider than 10 feet. Pervious paving surfaces may be considered where replacement is necessary to increase stormwater infiltration.
- ii. *Curb cuts and ramps*—Maintain the width and configuration of original curb cuts when replacing historic driveways. Avoid introducing new curb cuts where not historically found.

### FINDINGS:

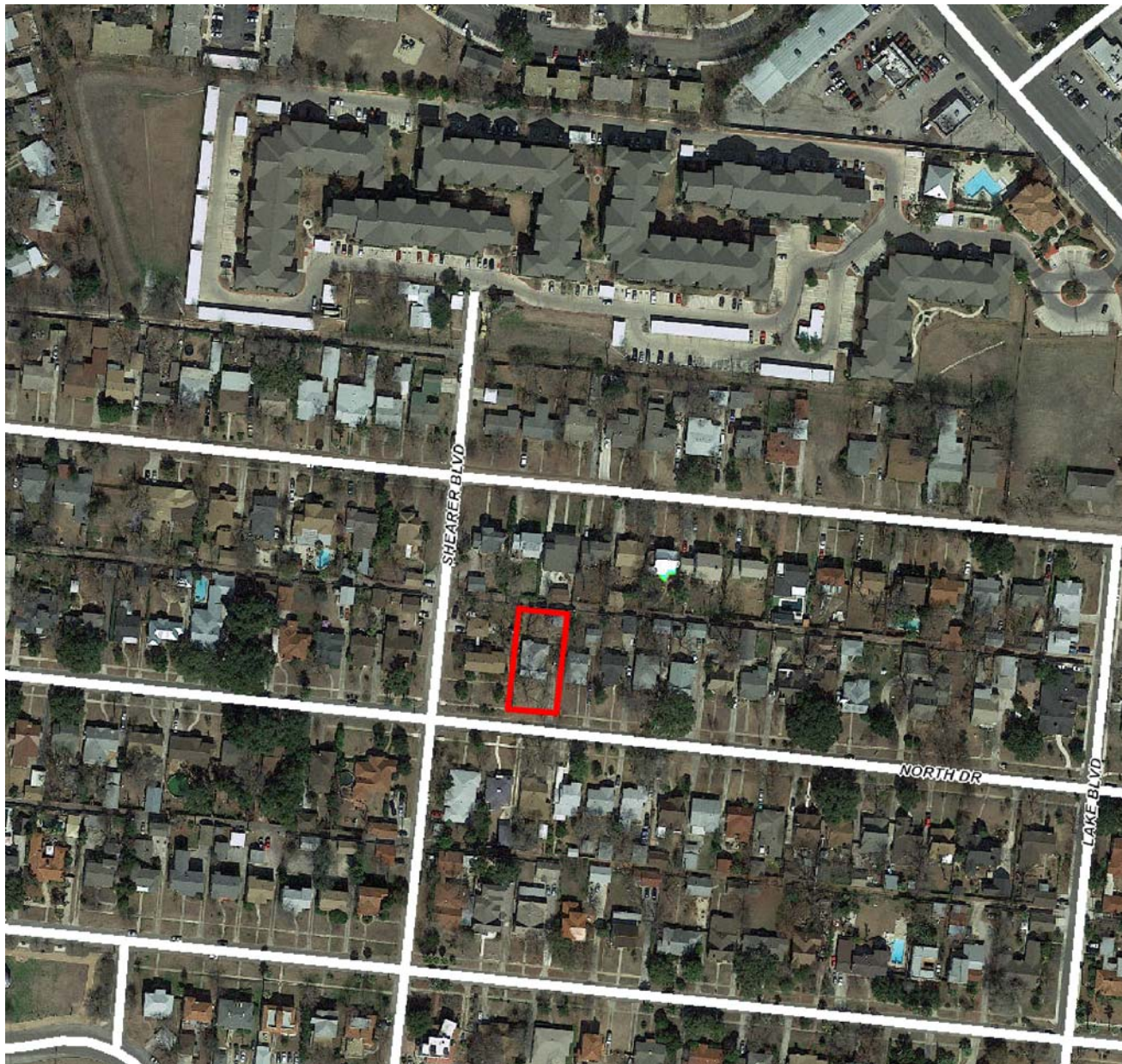
- a. The home at 269 North Drive is in the Monticello Park Historic District, and was designated March 23, 1995.
- b. The existing driveway is a concrete ribbon driveway with a flare at the sidewalk made of brick pavers. In between the ribbon strips there are existing brick pavers that terminate in line with the front façade of the existing home; there is also grass between the ribbon strips from the end of the brick pavers to where the driveway meets the sidewalk. The applicant is proposing to install brick pavers where grass is exists. According the Guidelines for Site Elements 5.B.i., driveway configuration should be retained. Staff finds the proposal to use removable material appropriate and consistent with the Guidelines as the ribbon configuration is retained.

### RECOMMENDATION:

Staff recommends approval as submitted based on findings a and b.

### CASE MANAGER:

Lauren Sage



## Flex Viewer

Powered by ArcGIS Server

Printed: Jul 20, 2016

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SUBJECT TO RECORDED RESTRICTIVE COVENANTS AND/OR EASEMENTS AS FOLLOWS:

VOL. \_\_\_\_\_ PAGE \_\_\_\_\_ RECORDS VOL. \_\_\_\_\_ PAGE \_\_\_\_\_ RECORDS  
VOL. \_\_\_\_\_ PAGE \_\_\_\_\_ RECORDS VOL. \_\_\_\_\_ PAGE \_\_\_\_\_ RECORDS

N45°00'00"E  
100.00'

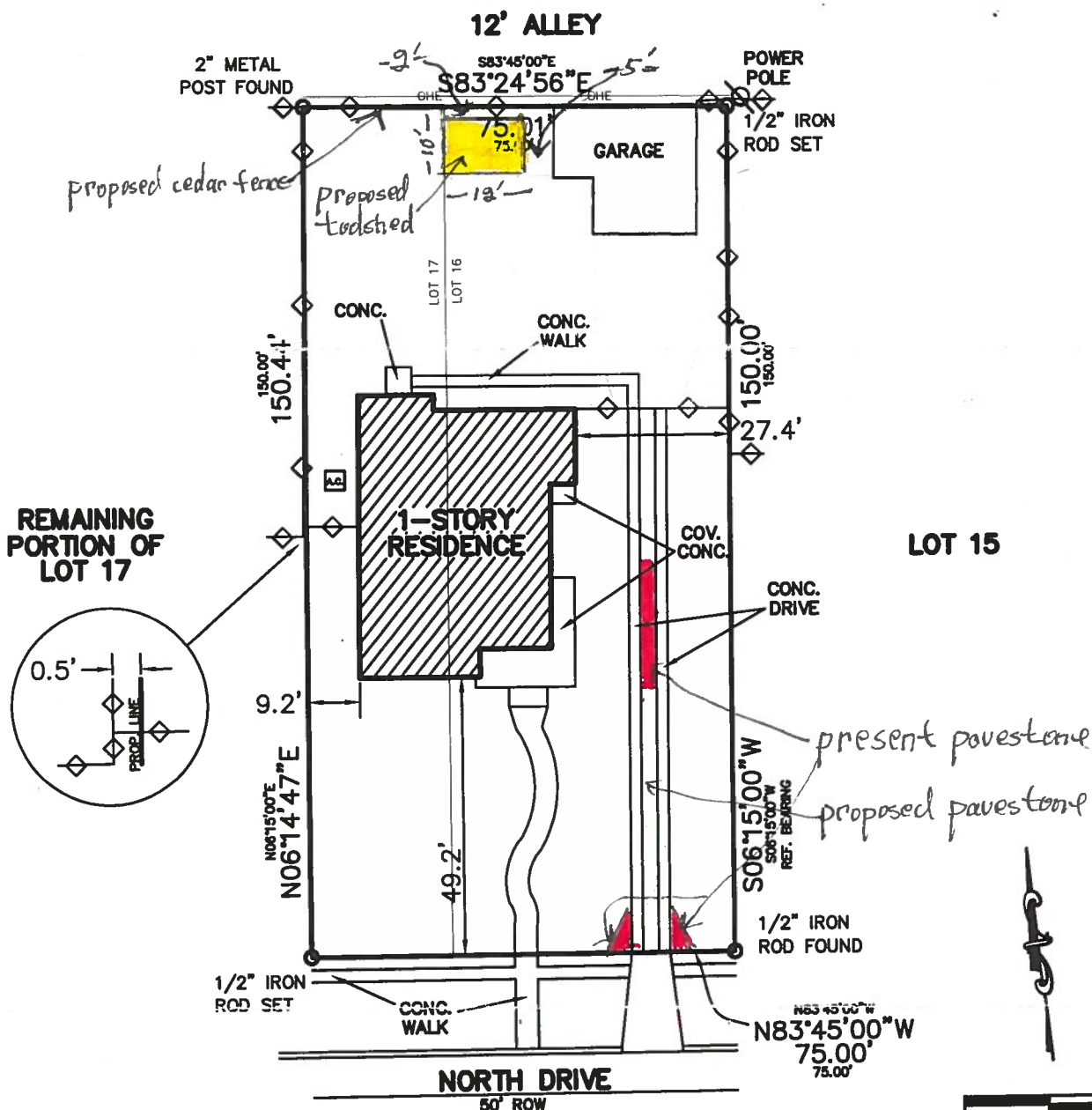
RECORD INFORMATION

S45°00'00"W AS MEASURED IN FIELD  
100.00'

× BARBED WIRE  
○ IRON FENCE

△ SMOOTH WIRE  
◇ CHAIN LINK FENCE

\\ / WOOD FENCE



\*LOT 16 AND THE EAST 25 FEET OF LOT 17

I, A REGISTERED PROFESSIONAL LAND SURVEYOR IN THE STATE OF TEXAS, DO HEREBY CERTIFY THAT THE ABOVE PLAT IS TRUE AND CORRECT ACCORDING TO AN ACTUAL SURVEY MADE ON THE GROUND UNDER MY SUPERVISION, OF THE PROPERTY DESCRIBED HEREON. I FURTHER CERTIFY THAT ENCROACHMENTS, EASEMENTS AND RIGHT-OF-WAYS VISIBLE ON SITE ARE SHOWN HEREON. SETBACKS AND EASEMENTS SHOWN ARE FROM RECORDED COUNTY DOCUMENT RECORDS. MUNICIPAL RESTRICTIONS ARE NOT SHOWN. COPYRIGHT © 2001 STEPHEN G. COOK ENGINEERING, INC. ALL RIGHTS RESERVED

STEPHEN G. COOK, R.P.L.S.



LOT(S) \* \_\_\_\_\_ BLOCK 18 N.C.B. 6708  
NORTH WOODLAWN TERRACE VOLUME 642 PAGE 189  
OF THE DEED AND PLAT RECORDS OF BEXAR COUNTY, TEXAS.  
WITNESS MY HAND AND SEAL THIS 3 DAY OF DECEMBER 20 01  
BUYER LEONARD C. MCCLURE  
ADDRESS 269 NORTH DRIVE GF NO. 01-25003243  
STEPHEN G. COOK, INC. JOB NO. 999-999-149 DRAWN BY: PV DISK: CAD/S SURV. BY JC



12000 STARCREST, SUITE 107  
STEPHEN G. COOK ENGINEERING, INC. SAN ANTONIO, TEXAS 78247-4117  
REGISTERED LAND SURVEYORS 210/481-2533 \* FAX: 210/481-2150  
WWW.SGCE.NET







269 North Drive '18201

existing pave stones in center  
of driveway

269 North Drive '18201

proposed extension of pave stones  
in center of driveway