

HISTORIC AND DESIGN REVIEW COMMISSION

September 16, 2020

HDRC CASE NO: 2020-392
ADDRESS: 145 E MAGNOLIA AVE
LEGAL DESCRIPTION: NCB 1703 BLK 8 LOT 26, E10 FT OF 25
ZONING: MF-33, H
CITY COUNCIL DIST.: 1
DISTRICT: Monte Vista Historic District
TYPE OF WORK: Historic Tax Certification
APPLICATION RECEIVED: August 31, 2020
60-DAY REVIEW: Not applicable due to City Council Emergency Orders
CASE MANAGER: Rachel Rettaliata

REQUEST:

The applicant is requesting Historic Tax Certification for the property at 145 E Magnolia.

APPLICABLE CITATIONS:

UDC Section 35-618. Tax Exemption Qualification.

(d)Certification.

(1)Historic and Design Review Commission Certification. Upon receipt of the owner's sworn application the historic and design review commission shall make an investigation of the property and shall certify the facts to the city tax assessor-collector within thirty (30) days along with the historic and design review commission's documentation for recommendation of either approval or disapproval of the application for exemption.

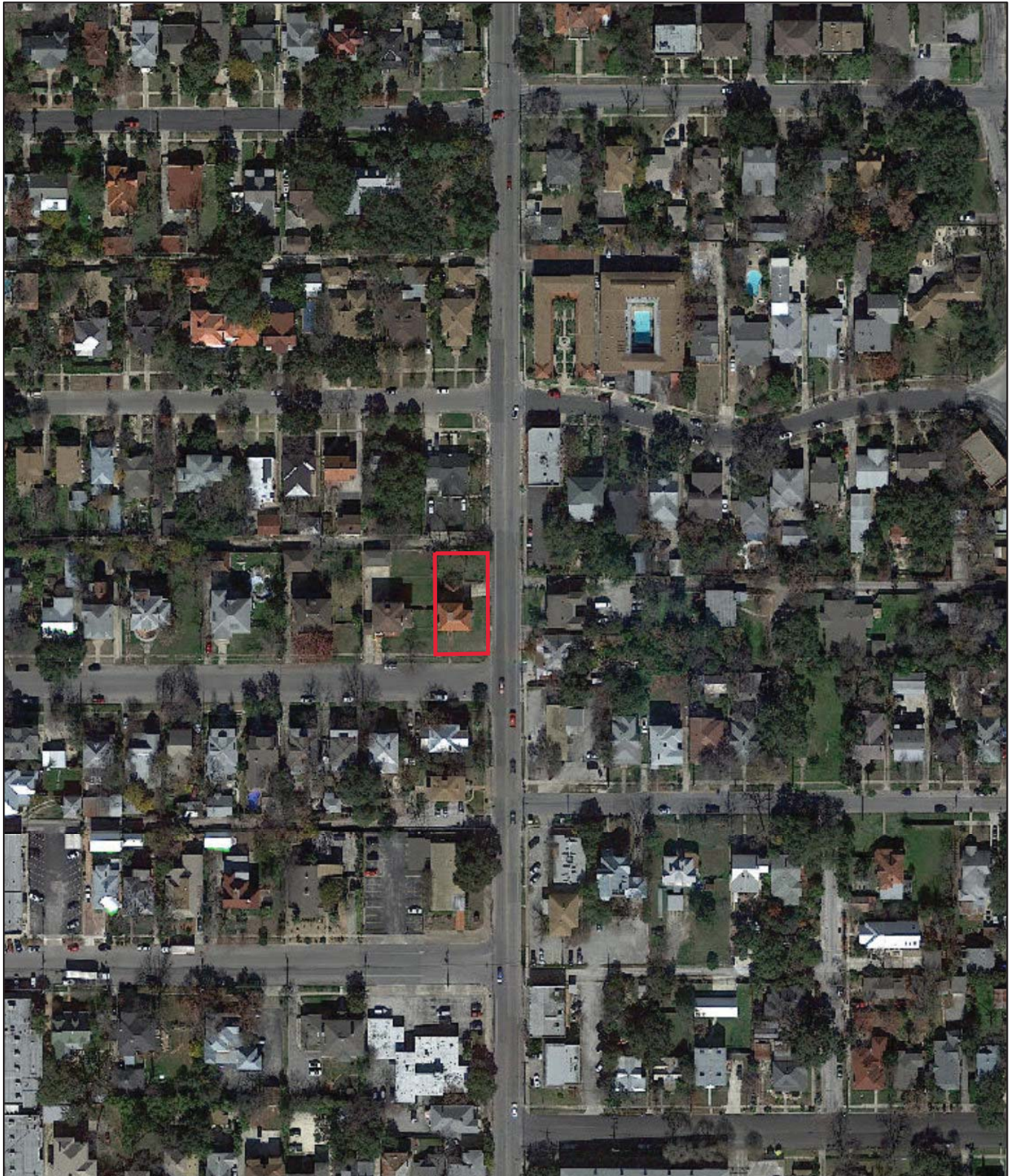
FINDINGS:

- a. The primary structure at 145 E Magnolia was constructed in the Spanish Revival style and first appears on the 1951 Sanborn map. The 2-story, single-family structure features a clay barrel tiled roofing material, stucco siding, wood sash windows, and a symmetrical front fenestration pattern. The property is contributing to the Monte Vista Historic District. The applicant is requesting Historic Tax Certification.
- b. The scope of work includes the installation of new electrical, HVAC and plumbing, roof repairs, a comprehensive interior remodel, and custom woodwork.
- c. The applicant has met all the requirements for Historic Tax Certification outlined in UDC Section 35-618 and has provided evidence to that effect to the Historic Preservation Officer.

RECOMMENDATION:

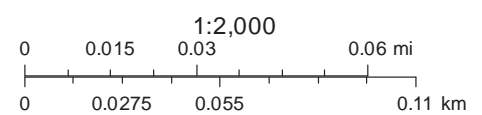
Staff recommends approval based on findings a through c.

City of San Antonio One Stop

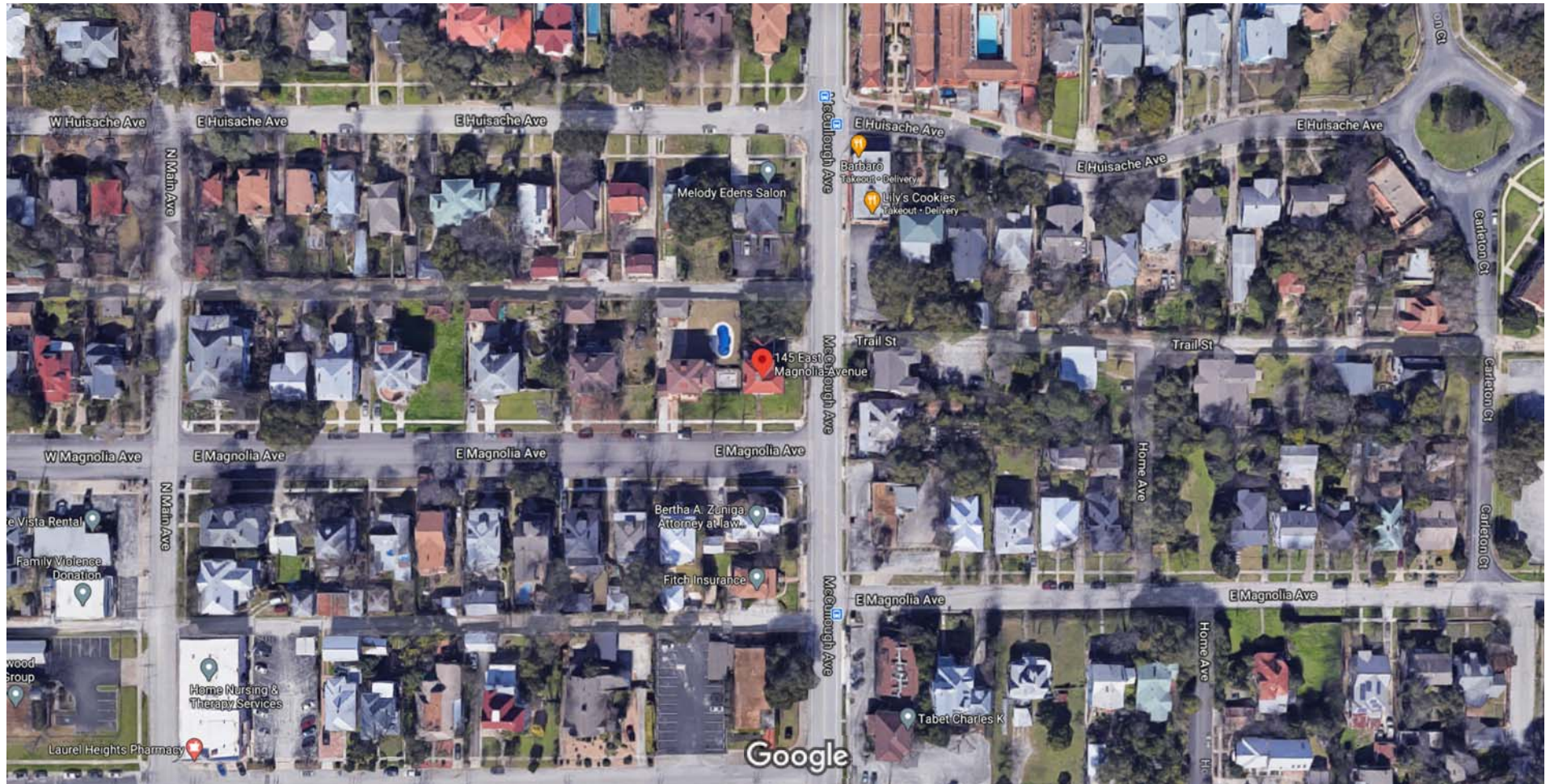


September 8, 2020

— User drawn lines



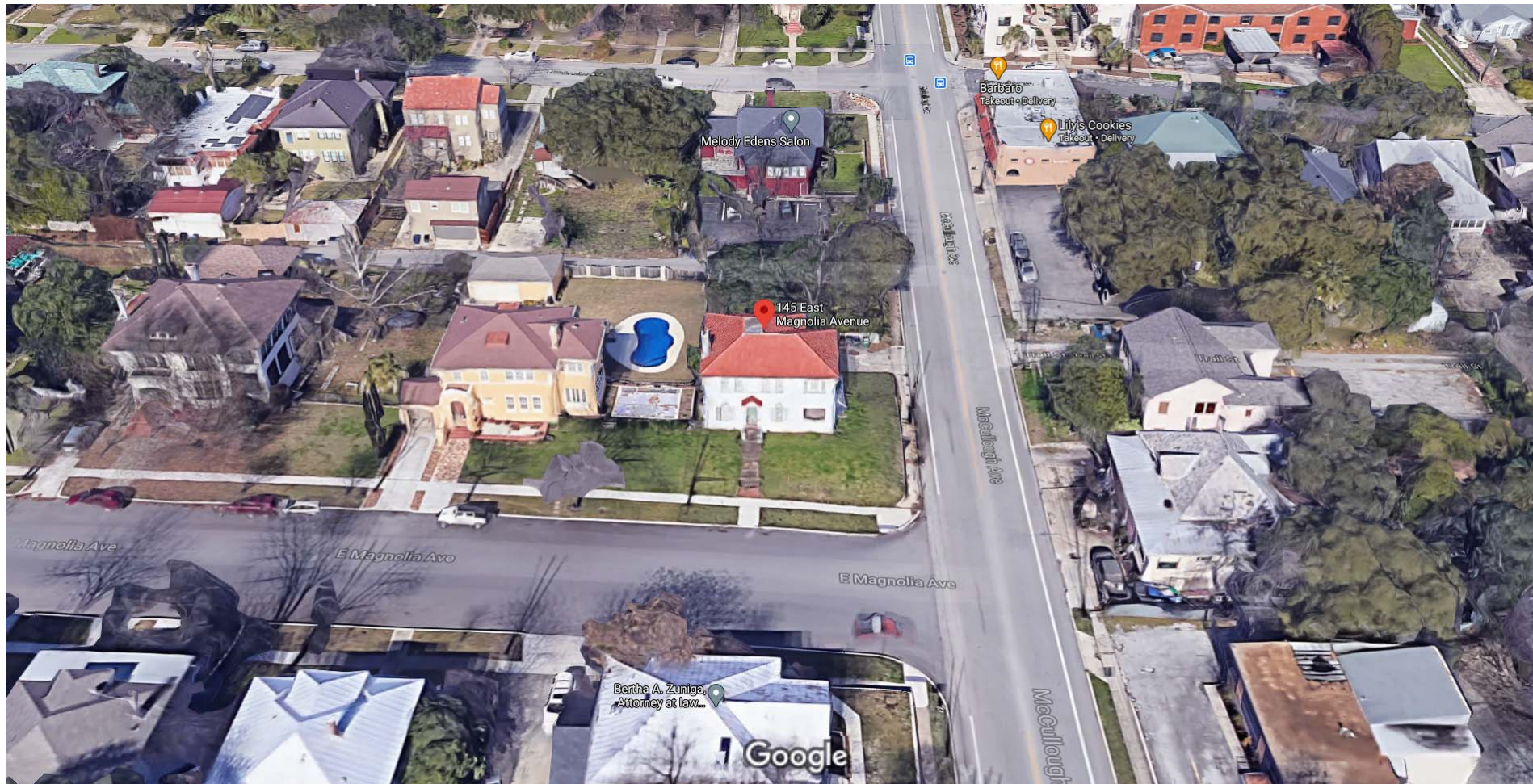
Google Maps 145 E Magnolia Ave



Imagery ©2020 Google, Imagery ©2020 CAPCOG, CNES / Airbus, Maxar Technologies, Map data ©2020

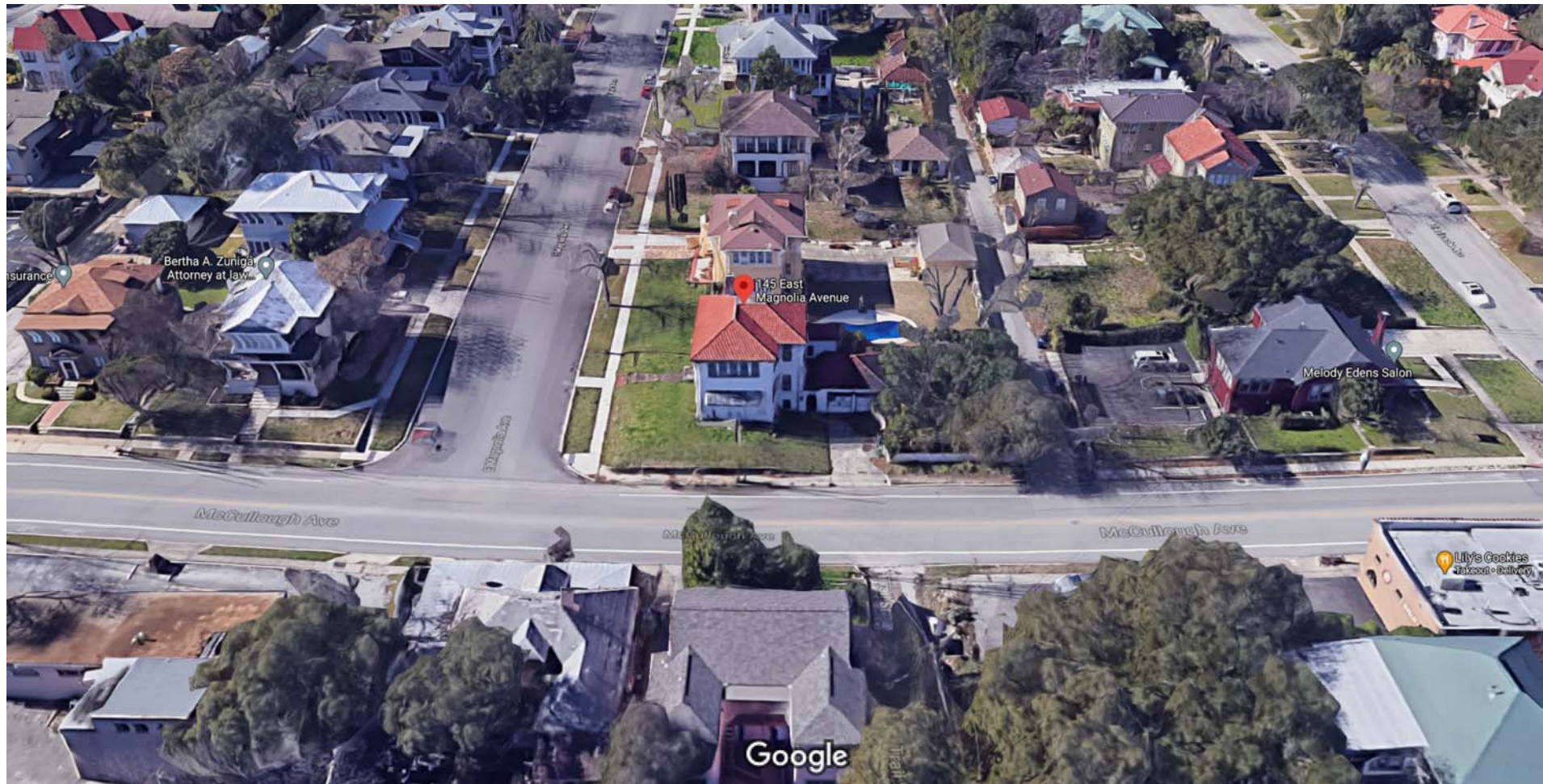
50 ft

Google Maps 145 E Magnolia Ave



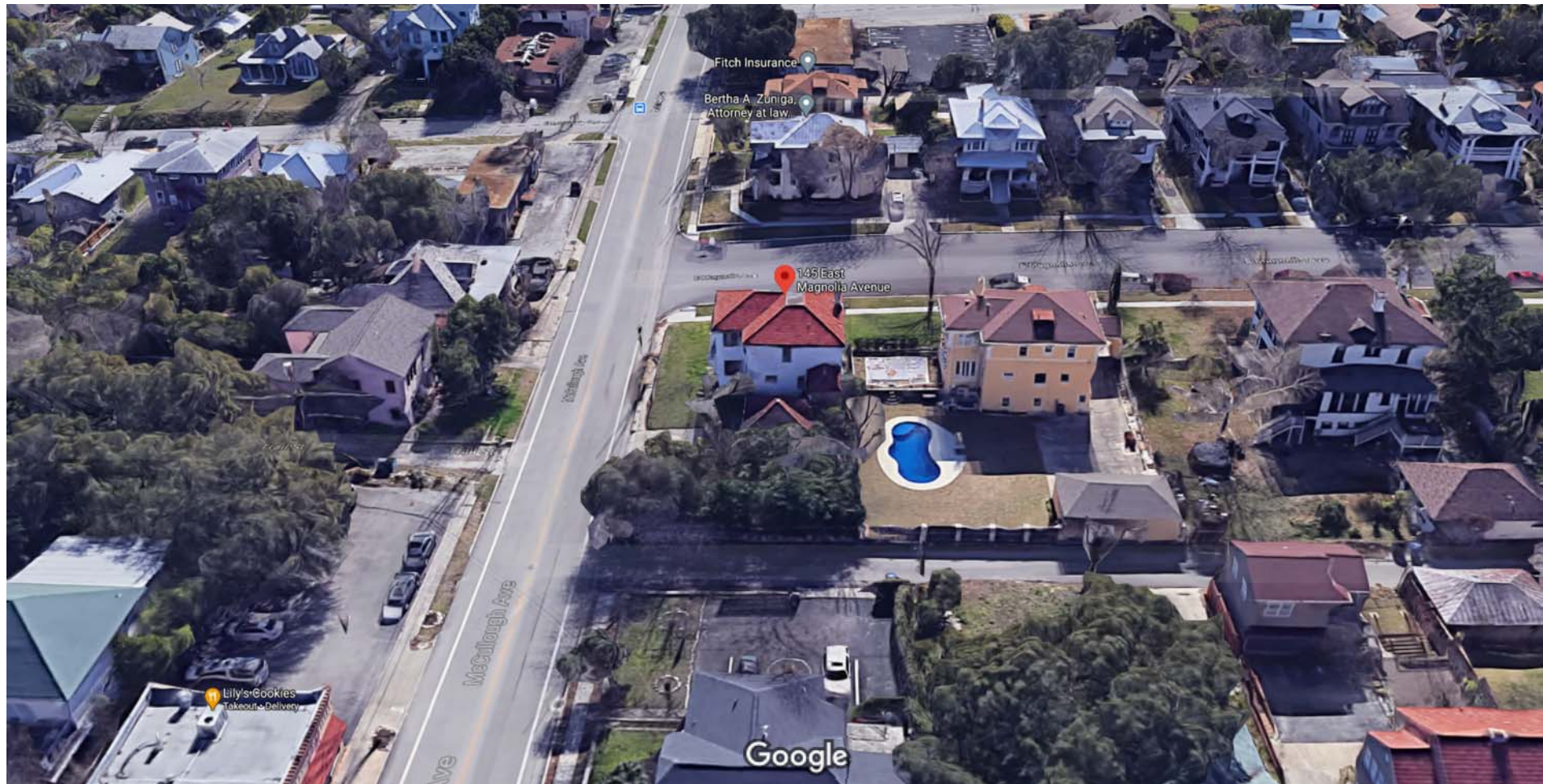
Imagery ©2020 Google, Map data ©2020, Map data ©2020 20 ft

Google Maps 145 E Magnolia Ave



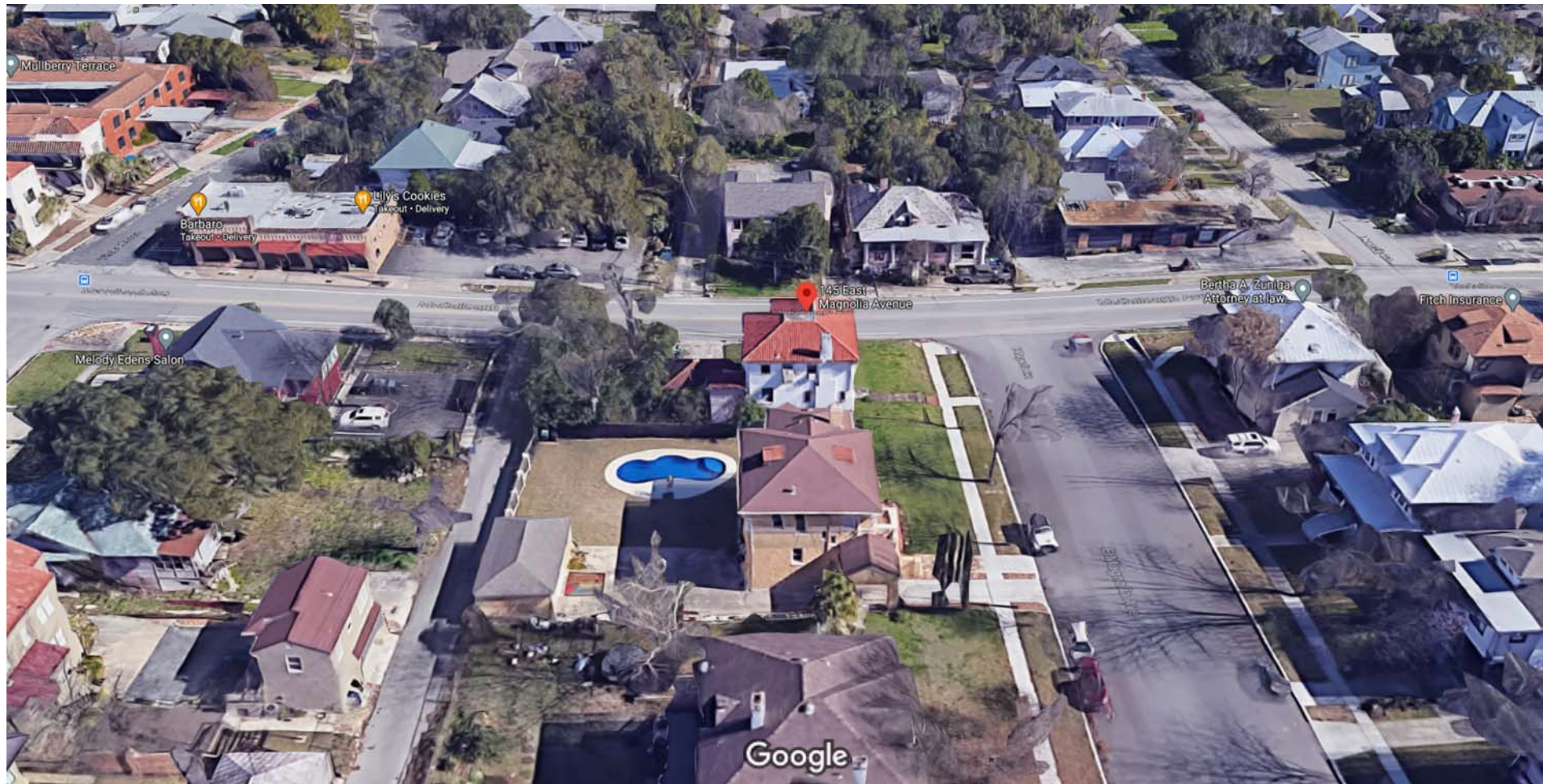
Imagery ©2020 Google, Map data ©2020, Map data ©2020 20 ft

Google Maps 145 E Magnolia Ave

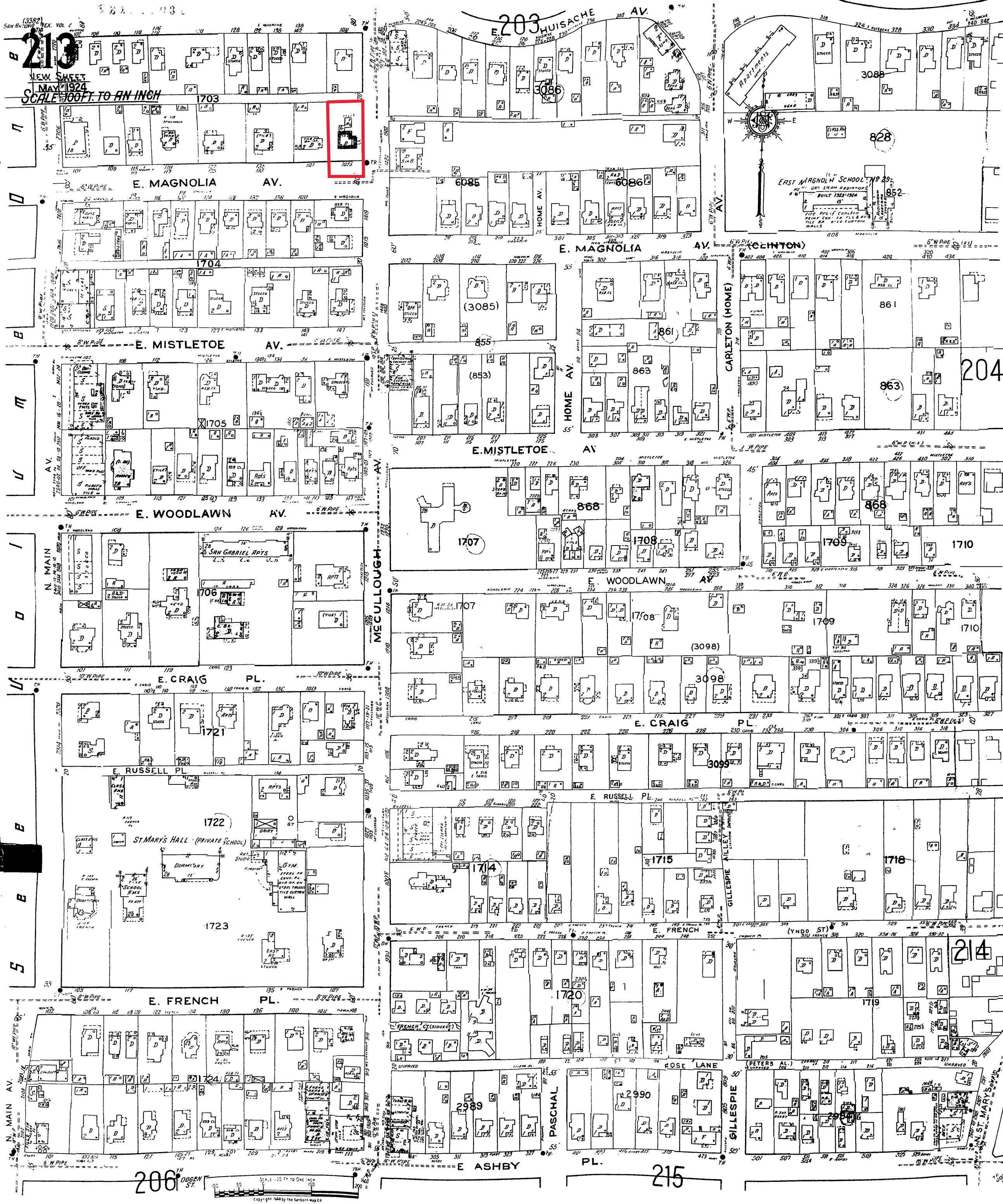


Imagery ©2020 Google, Map data ©2020, Map data ©2020 20 ft

Google Maps 145 E Magnolia Ave



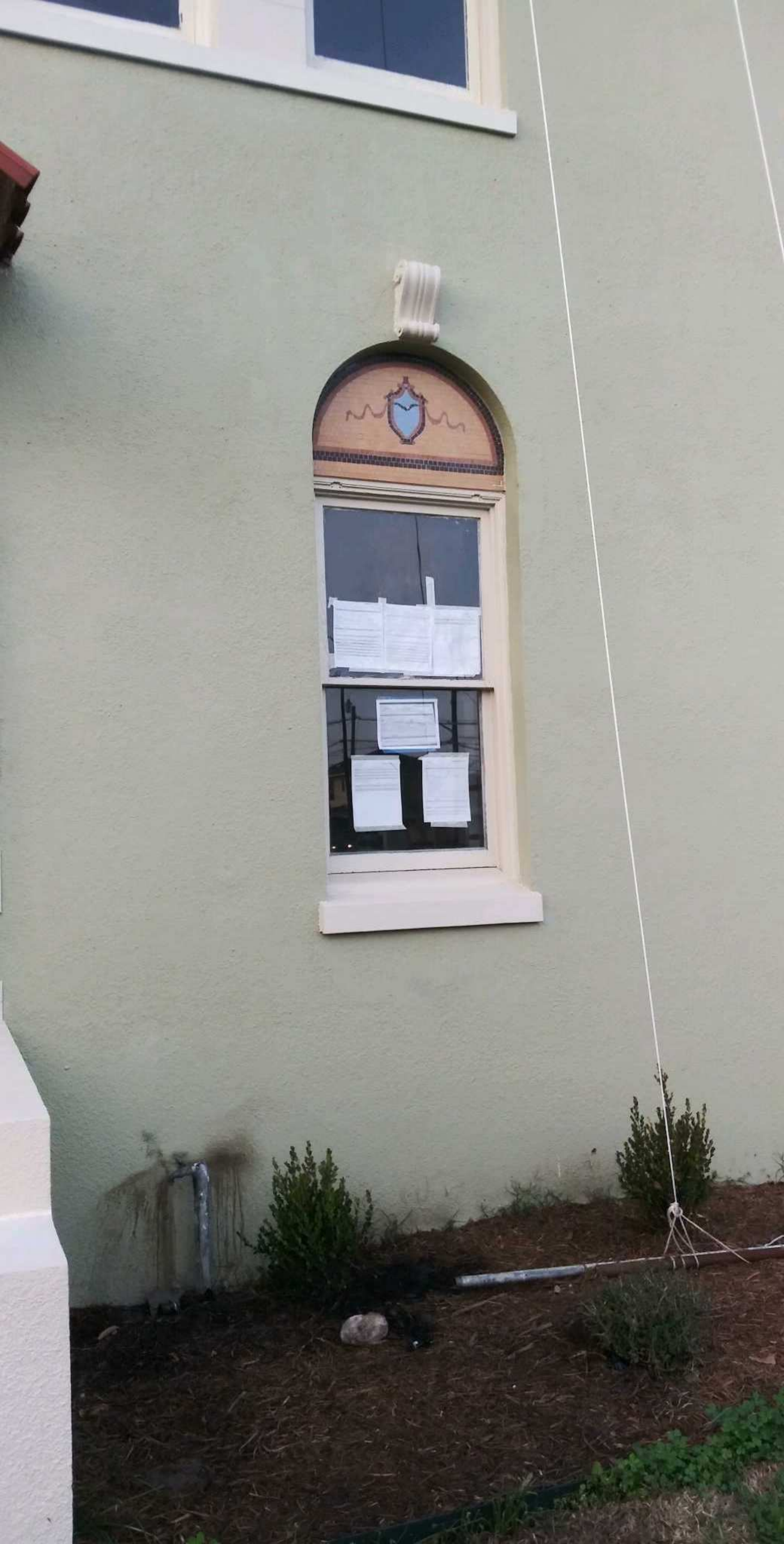
Imagery ©2020 Google, Map data ©2020, Map data ©2020 20 ft























DO NOT RETURN THIS
WATER HEATER TO
THE PLACE OF PURCHASE
1-866-279-4566

DO NOT RETURN THE
WATER HEATER TO THE
PLACE OF PURCHASE

1-866-279-4566

































