HISTORIC AND DESIGN REVIEW COMMISSION
March 03, 2021

HDRC CASE NO:	**2021-078**
ADDRESS:	1815 FREDERICKSBURG RD
LEGAL DESCRIPTION:	NCB 1929 BLK 36 LOT 1-A EXC NW TRI 16 FT AND SE TRI 5 FT
ZONING:	C-2, H
CITY COUNCIL DIST.:	7
LANDMARK:	Individual Landmark
APPLICANT:	Jacob Valenzuela/Deco Pizzeria
OWNER:	Jacob Valenzuela/OFFSPRING CAPITAL INVESTMENT LLC
TYPE OF WORK:	Patio cover
APPLICATION RECEIVED:	February 08, 2021
60-DAY REVIEW:	Not applicable due to City Council Emergency Orders
CASE MANAGER:	Huy Pham

REQUEST:

The applicant is requesting a Certificate of Appropriateness for approval to construct a new metal patio cover structure.

APPLICABLE CITATIONS:
2. Guidelines for Exterior Maintenance and Alterations
10. Commercial Facades
B. ALTERATIONS (REHABILITATION, RESTORATION, AND RECONSTRUCTION)
i. *New features*—Do not introduce new facade elements that alter or destroy the historic building character, such as adding inappropriate materials; altering the size or shape of windows, doors, bulkheads, and transom openings; or altering the façade from commercial to residential. Alterations should not disrupt the rhythm of the commercial block.

11. Canopies and Awnings
B. ALTERATIONS (REHABILITATION, RESTORATION, AND RECONSTRUCTION)
i. *Replacement canopies and awnings*—Replace canopies and awnings in-kind whenever possible.

ii. *New canopies and awnings*—Add canopies and awnings based on accurate evidence of the original, such as photographs. If no such evidence exists, the design of new canopies and awnings should be based on the architectural style of the building and be proportionate in shape and size to the scale of the building façade to which they will be attached. See UDC Section 35-609(j).

iii. *Lighting*—Do not internally illuminate awnings; however, lighting may be concealed in an awning to provide illumination to sidewalks or storefronts.

iv. *Awning materials*—Use fire-resistant canvas awnings that are striped or solid in a color that is appropriate to the period of the building.

v. *Building features*—Avoid obscuring building features such as arched transom windows with new canopies or awnings.

vi. *Support structure*—Support awnings with metal or wood frames, matching the historic support system whenever possible. Minimize damage to historic materials when anchoring the support system. For example, anchors should be inserted into mortar rather than brick. Ensure that the support structure is integrated into the structure of the building as to avoid stress on the structural stability of the façade.

FINDINGS:

a. The primary commercial structure at 1815 Fredericksburg was constructed circa 1960 in the Spanish Eclectic style with Art Deco influence and is an individual historic landmark. The one-story structure features stucco siding, half-barrel tiled parapet walls, arched fenestration patterns, and a tower element on the south-east corner.
b. COMPLIANCE – Upon submission of the application, staff finds that the work has already been completed prior to the issuance of a Certificate of Appropriateness. No loss or permanent alterations to historic materials have been found at this time.
c. PATIO – The applicant has proposed to install a 24’ by 26’6” patio cover with black metal construction and a galvalume metal roof, adjacent to the arched window to the northeast corner facing Fredericksburg. The site previously features a non-original wood patio cover which would be removed. Per the Guidelines for Exterior

Maintenance and Alterations 11.B.ii., if no such evidence exists of a historic canopy or awning, the design of new canopies and awnings should be based on the architectural style of the building and be proportionate in shape and size to the scale of the building façade to which they will be attached. Staff finds that the black metal construction relates to the existing site elements and storefront fenestration system and is appropriate. Additionally, staff finds that the proposed structure should remain freestanding and does not contact or obscure the arch window and parapet it is adjacent to.

RECOMMENDATION:
Staff recommends approval based on finding c with the stipulation that proposed structure should remain freestanding and does not contact or obscure the arch window and parapet it is adjacent to.

1815 Fredericksburg Rd

February 26, 2021

1:1,000

0 0.0075 0.015 0.03 mi

0 0.0125 0.025 0.05 km

City of San Antonio GIS
Copyright 2-26-2021

ark Credit Union
345
102
104
1843
1837
1836
1830
1830 Fredericksburg Rd Parking
223
219
215
211
207
1601
1607
1800
1822
1835
1833
1825
1815
1727
1723
E-Z Wash
Brannen's
Hardware store
Norris Pl
Deco Pizzeria
Takeout · Delivery
Nite Owl Tattoo at Fredericksburg Rd
Tattoo shop
The Deco District
Fulton Ave
Beal St
W Gramercy Pl
N Zarzamora St
Feille's Fashions
Clothing store
Mike's Jewelry Repair & Gifts
1708
1738
1734
1730
1726
1722
Taqueria Datapoint
Takeout
Vp Racing Fuel
Fredericksburg Rd
Jackson Hewitt Tax Service
Mailbox Printing Postal Shipping
Ruiz Tailor Shop
Rios Barbacoa
Takeout
1522
1518
1514
1523
1519
1515
135
1606
127
123
119
115
Map
Google

Google

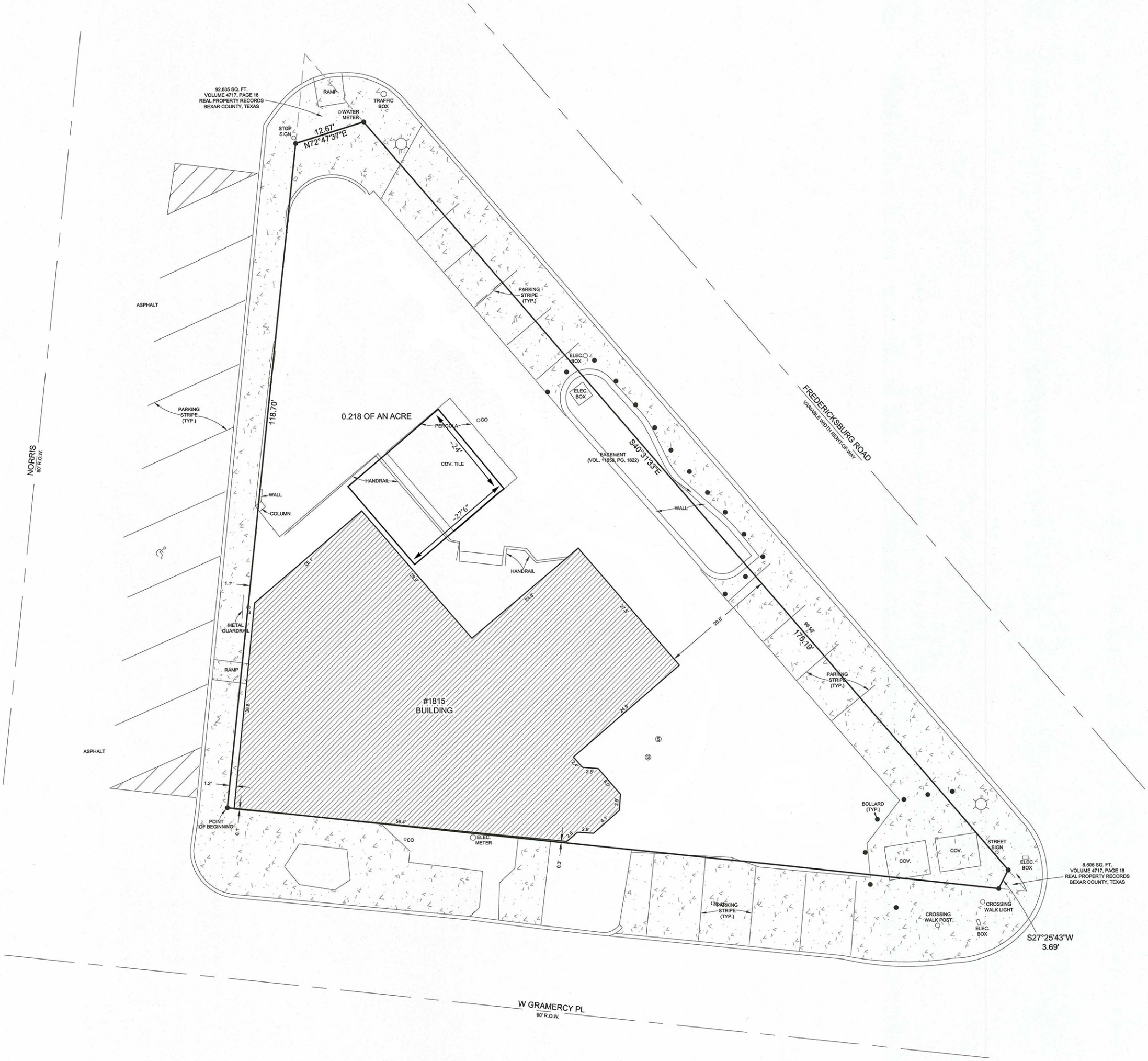
DECO
PIZZERIA
WWW.DECOPIZZA.COM
NOW OPEN

TAQUERIA
DATAPOINT
DECO
PIZZERIA
WWW.DECOPIZZA.COM
NOW OPEN
FRIDAY & AT DECO
SUPER BOWL AT DECO
FULL BAR
$5 COCKTAILS
& AN FOODIES BITE'S
TILL END OF JANUARY
FRIDAY & AT DECO
LUNCH SPECIAL 11AM-3PM

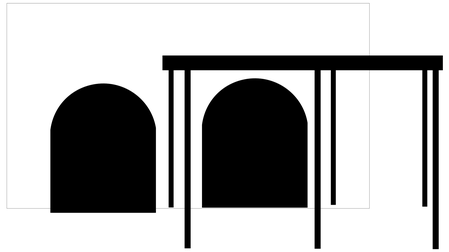
DECO
PIZZERI
WWW.DECOPIZZA.C
NOW OPEN

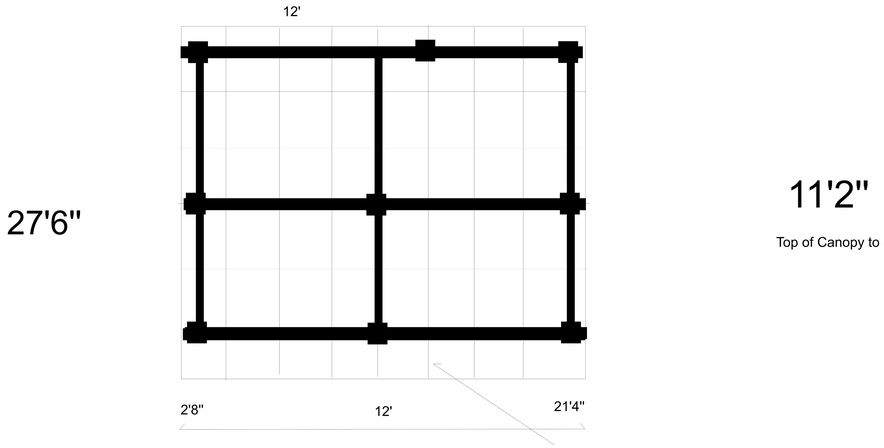
LIVE MUSIC-FRI & SAT 7:30PM
DECODENT BINGO-WED 8PM
DINE IN | CURBSIDE | DELIVERY
210-732-3326 | www.decopizza.com
WE'RE OPEN
DINE IN | CURBSIDE | DELIVERY
Please pardon our dust!
210-732-3326 | www.decopizza.com

BRANNEN'S INC


92,835 SQ. FT.
VOLUME 4717, PAGE 18
REAL PROPERTY RECORDS
BEXAR COUNTY, TEXAS
RAMP
TRAFFIC BOX
WATER METER
STOP SIGN
12.67'
N72°47'37"E
ASPHALT
PARKING STRIPE (TYP.)
ELEC. BOX
ELEC. BOX
FREDERICKSBURG ROAD
VARIABLE WIDTH RIGHT-OF-WAY
NORRIS
60' R.O.W.
118.70'
0.218 OF AN ACRE
PERCO A
CO
~24'
COV. TILE
HANDRAIL
~27'6"
WALL
COLUMN
EASEMENT
(VOL. 11858, PG. 1822)
S40°31'33"E
WALL
HANDRAIL
METAL GUARDRAIL
RAMP
#1815
BUILDING
175.19'
PARKING STRIPE (TYP.)
ASPHALT
POINT OF BEGINNING
ELEC. METER
CO
BOLLARD (TYP.)
COV.
COV.
STREET SIGN
ELEC. BOX
8,606 SQ. FT.
VOLUME 4717, PAGE 18
REAL PROPERTY RECORDS
BEXAR COUNTY, TEXAS
PARKING STRIPE (TYP.)
CROSSING WALK POST
CROSSING WALK LIGHT
ELEC. BOX
S27°25'43"W
3.69'
W GRAMERCY PL
60' R.O.W.

GFR Development
Lone Star Awning
2711 Fredericksburg

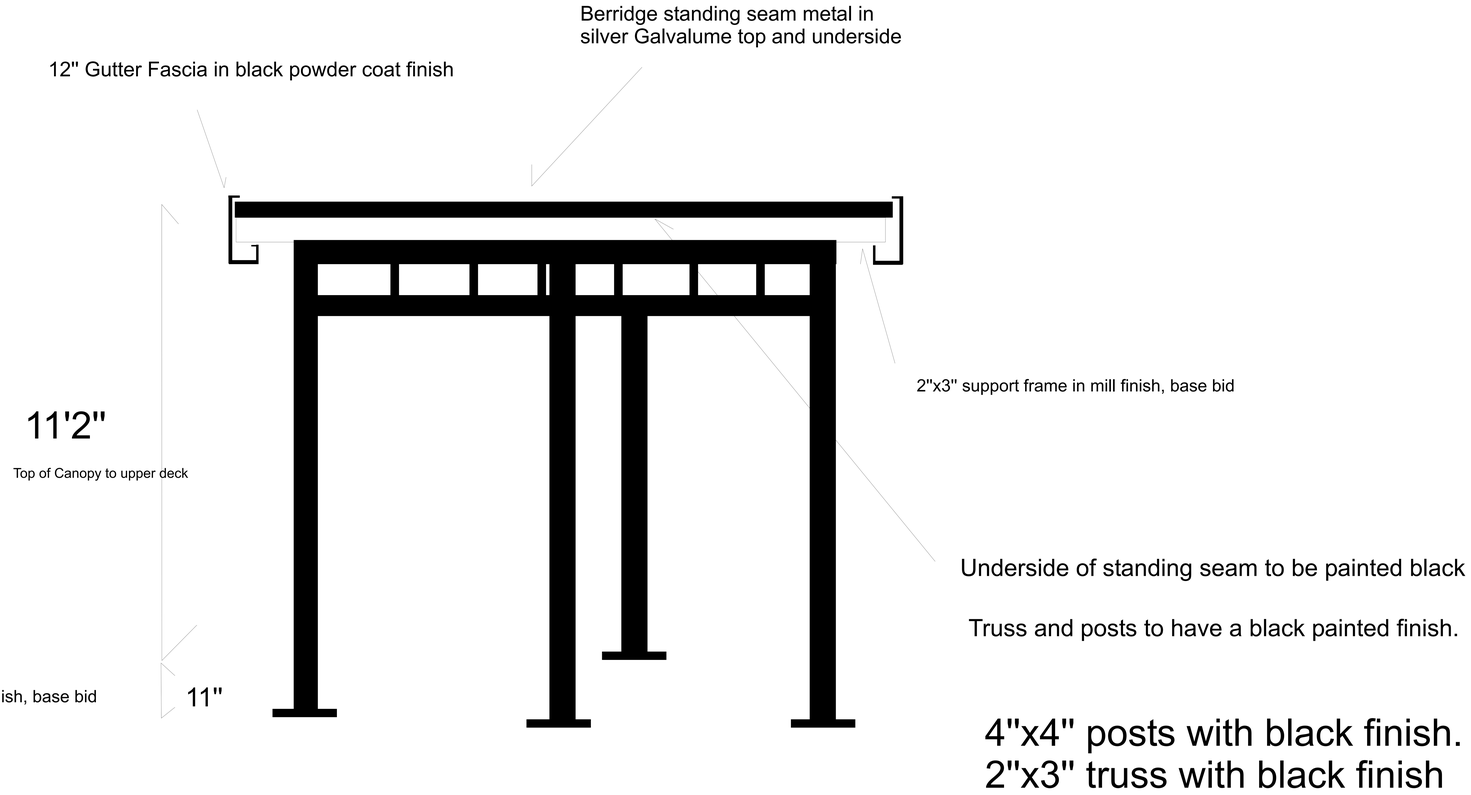




TOP VIEW

(standing seam not shown)

Section view not to scale



4"x4" posts with black finish.
2"x3" truss with black finish