

# HISTORIC AND DESIGN REVIEW COMMISSION

July 21, 2021

**HDRC CASE NO:** 2021-335  
**ADDRESS:** 216 N MESQUITE ST  
**LEGAL DESCRIPTION:** NCB 583 BLK 8 LOT 12  
**ZONING:** RM-4, H  
**CITY COUNCIL DIST.:** 2  
**DISTRICT:** Dignowity Hill Historic District  
**APPLICANT:** Ofelia Delgado  
**OWNER:** Ofelia Delgado  
**TYPE OF WORK:** Front porch column replacement  
**APPLICATION RECEIVED:** July 02, 2021  
**60-DAY REVIEW:** Not applicable due to City Council Emergency Orders  
**CASE MANAGER:** Edward Hall

## REQUEST:

The applicant is requesting a Certificate of Appropriateness for approval to replace the existing, four, wrought iron columns with four, round columns.

## APPLICABLE CITATIONS:

*Historic Design Guidelines, Chapter 2, Guidelines for Exterior Maintenance and Alterations*

7. Architectural Features: Porches, Balconies, and Porte-Cocheres

## B. ALTERATIONS (REHABILITATION, RESTORATION, AND RECONSTRUCTION)

*iii. Replacement*—Replace in-kind porches, balconies, porte-cocheres, and related elements, such as ceilings, floors, and columns, when such features are deteriorated beyond repair. When in-kind replacement is not feasible, the design should be compatible in scale, massing, and detail while materials should match in color, texture, dimensions, and finish.

*iv. Adding elements*—Design replacement elements, such as stairs, to be simple so as to not distract from the historic character of the building. Do not add new elements and details that create a false historic appearance.

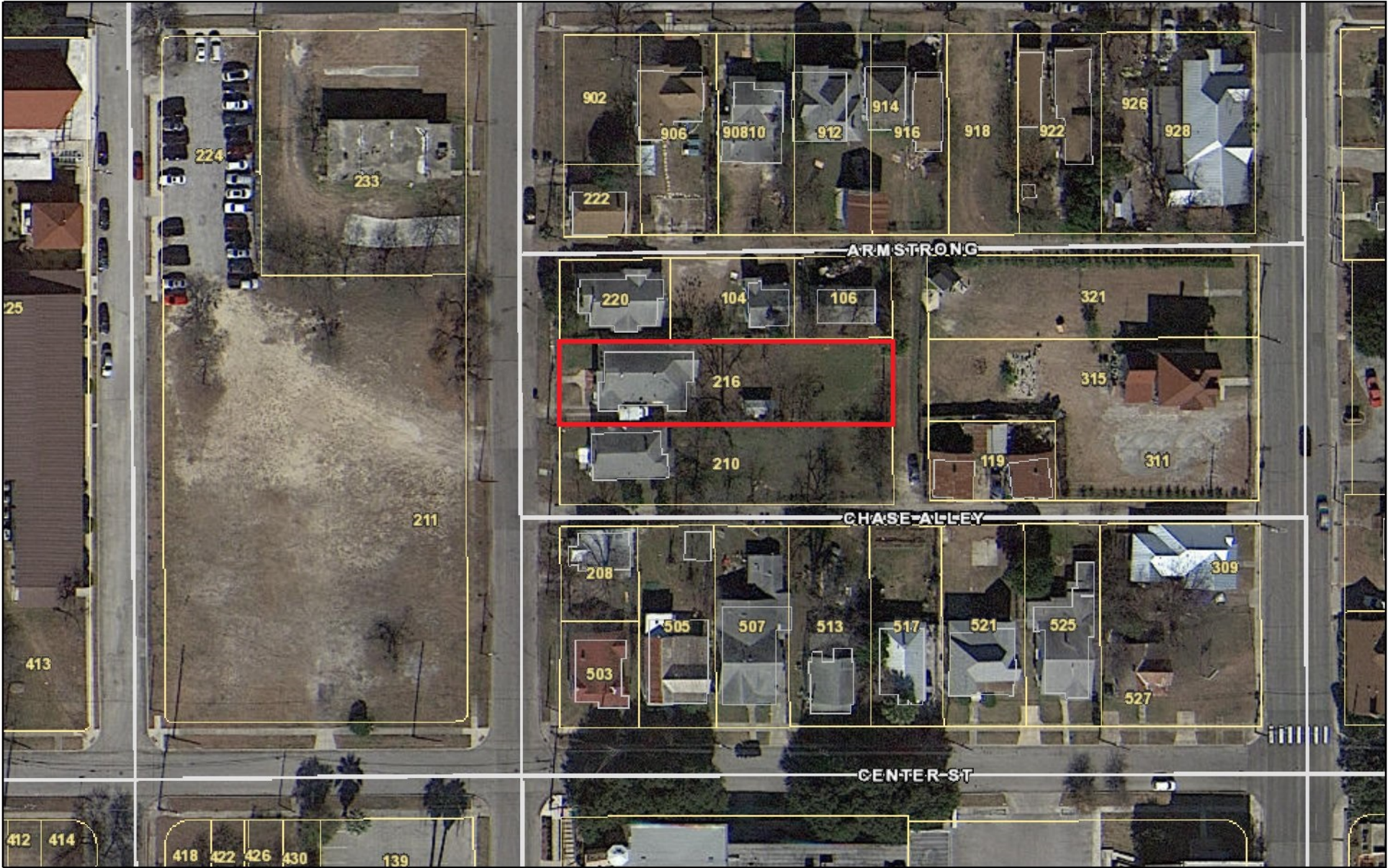
## FINDINGS:

- a. The historic structure at 216 N Mesquite was constructed circa 1910 in the Craftsman style, and first appears on the 1912 Sanborn Map. At this time, the applicant is requesting a Certificate of Appropriateness for approval to replace the existing, four, wrought iron columns with four, round columns.
- b. COLUMN REPLACEMENT – Per the Guidelines for Exterior Maintenance and Alterations 7.B.iii., replacement elements should be designed to be simple so as to not distract from the historic character of the building. Additionally, new elements and details should not be added that create a false historic appearance. Staff finds that square tapered or square columns with capital and base trim would be most appropriate and consistent with the Guidelines.

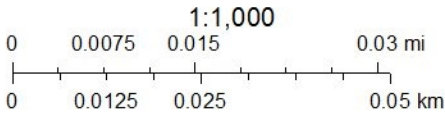
## RECOMMENDATION:

Staff recommends column replacement with the stipulation that tapered or square columns with capital and base trim be installed. The existing, brick pediment are to remain unmodified.

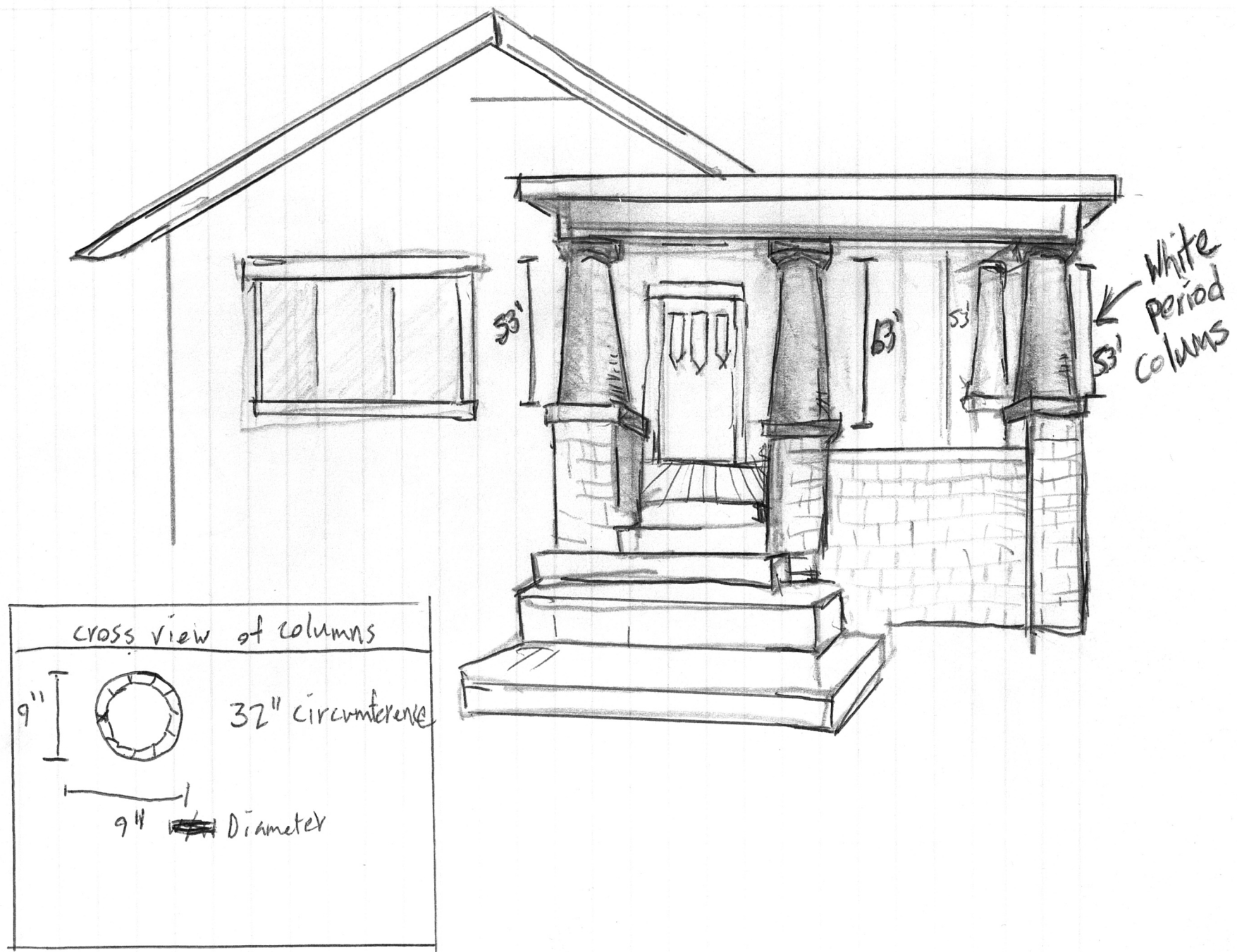
City of San Antonio One Stop



July 8, 2021











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