



City of San Antonio

Legislation Details (With Text)

File #: 13-1277

Type: Resolution

In control: City Council A Session

On agenda: 1/16/2014

Title: A Resolution to initiate a zoning change to Historic Landmark for 24 properties generally within the boundary of Woodlawn Avenue to the north, General McMullen Drive to the west, Highway 90 to the south and IH 37 to the east. [Carlos Contreras, Assistant City Manager; Shanon Miller, Director, Office of Historic Preservation]

Sponsors:

Indexes:

Code sections:

Attachments: 1. Attachment A-RFCA Phase II-History, 2. AttachmentB-RFCA Phase II, 3. Draft Resolution, 4. Resolution 2014-01-16-0001R

Date	Ver.	Action By	Action	Result
------	------	-----------	--------	--------

DEPARTMENT: Office of Historic Preservation

DEPARTMENT HEAD: Shanon Shea Miller

COUNCIL DISTRICTS IMPACTED: Districts 1, 5, and 7

SUBJECT:

Resolution to proceed with landmark designation for 24 Westside properties

SUMMARY:

This resolution requests direction from City Council to move forward with historic landmark designation for 24 Westside properties. The Historic and Design Review Commission (HDRC) recommended a Finding of Historic Significance for these properties on November 20, 2013.

BACKGROUND INFORMATION:

In 2011, the Office of Historic Preservation (OHP) initiated a Westside Cultural Resource Survey to identify, document, and protect places of significance on the City’s Westside. In response to the loss of historic structures and recent efforts by the community to promote historic preservation, the OHP has partnered with a

number of community organizations and volunteers to identify places that are important to San Antonio's Westside. Community partners include the Westside Preservation Alliance, the Esperanza Peace and Justice Center, the San Antonio Conservation Society, the Westside Development Corporation, and the Old Spanish Trail Centennial.

Over the two years, more than 90 sites have been identified and researched through the Westside Cultural Resource Survey. These structures have been determined to be important as representative examples of architectural styles and for their historic and cultural value to the Westside community. Numerous public meetings were held as part of this initiative, including a Kick-Off Event for the Westside Cultural Resource Survey in February 2011, a community meeting in August 2012 to solicit public feedback on the over 90 identified sites, and public meetings for property owners of eligible landmarks in December 2012 and September 2013. Twenty-four (24) structures were designated as local historic landmarks by City Council in March 2013 (Ordinance No. 2013-3-21-0199) as Phase I of the Westside landmark initiative.

Based on the research conducted, staff recommendations, and public comments received throughout the process, twenty four (24) additional properties are now recommended eligible for local landmark designation. Each of the additional 24 properties meets at least three of the Criteria for Evaluation, in accordance with the process for considering designation of a historic landmark, as outlined in the UDC Section 35-607. These 24 properties represent Phase II of the Westside Landmarks Initiative that is an ongoing part of the Westside Cultural Resource Survey.

The review of these properties for local landmark designation was heard at the HDRC meeting on November 20, 2013. Property owners were notified by mail of the HDRC meeting and encouraged to attend. Property owners were also solicited to return comment cards indicating support or opposition to potential landmark designation. The OHP received comment cards from several property owners who are in favor of landmark designation, as well as verbal confirmation by some owners that support designation. No written or verbal opposition to landmark designation has been received for these 24 properties.

ISSUE:

Staff recommends that the 24 Westside properties listed in Attachments A & B meet the criteria for landmark designation and should be designated Historic Landmarks (HL) as Phase II of the Westside landmark initiative.

ALTERNATIVES:

The structures would not be designated historic landmarks. Landmark designation would help protect and preserve these significant structures that play an important role in the architecture, history, and culture of San Antonio's Westside. Landmark designation may make the properties eligible for tax incentives for rehabilitation.

FISCAL IMPACT:

There is no anticipated fiscal impact. All costs associated with historic landmark designation will be absorbed by the Office of Historic Preservation.

RECOMMENDATION:

Staff recommends City Council approve the resolution to initiate historic landmark designation for these 24 Westside properties (see Attachments A & B).