



City of San Antonio

Agenda Memorandum

File Number:19-1785

Agenda Item Number: 23.

Agenda Date: 2/21/2019

In Control: City Council A Session

DEPARTMENT: Office of Historic Preservation

DEPARTMENT HEAD: Shanon Shea Miller

COUNCIL DISTRICTS IMPACTED: District 5

SUBJECT:

Resolution to initiate historic landmark designation for 219 N San Marcos and a waiver of application fees fees totaling \$842.70. Funding for the application fees is available in the Office of Historic Preservation General Fund FY 2019 Adopted Budget.

SUMMARY:

This resolution requests direction from City Council to move forward with historic landmark designation for the property at 219 N San Marcos. On December 19, 2018, the Historic and Design Review Commission (HDRC) agreed with the finding of historic significance and supported the designated of the property as a local landmark.

BACKGROUND INFORMATION:

On November 7, 2018, a demolition application was submitted to the Office of Historic Preservation (OHP) by the property owner of the commercial structure at 219 N San Marcos, located in the Prospect Hill neighborhood of District 5. A Request for Review of Historic Significance was submitted on November 27, 2018 by Sarah Gould, representing the Westside Preservation Alliance and Esperanza Peace & Justice Center.

219 N San Marcos is a double-height, single-story modified 1920s commercial building at the corner of N San Marcos and W Travis streets. David Fernandez currently owns the property. The structure meets criteria 5, 7, 8, 11, and 15, exceeding the eligibility requirements for local landmark designation outlined in the UDC.

On December 19, 2018, the HDRC agreed with the finding of historic significance, recommended approval and requested a resolution from the City Council to initiate the designation process. The property owner does not support designation.

ISSUE:

219 N San Marcos meets the criteria and is eligible for landmark designation. If Council approves a resolution

to proceed with landmark designation, OHP would apply for a change in zoning to include a historic landmark overlay for the properties. The change in zoning requires approval from both the Zoning Commission and City Council. If approved by Council, the properties would become local historic landmarks. Rehabilitation work would qualify for local tax incentives, and all future proposals for the property would require HDRC review.

ALTERNATIVES:

Landmark designation would help protect and preserve this structure. If Council does not approve a resolution to proceed with landmark designation, the designation process would come to an end and the property would not be protected against demolition. New construction or alterations on the property would not require review by the HDRC.

FISCAL IMPACT:

The Office of Historic Preservation requests a waiver of the required zoning fees in an amount of \$842.70 that would otherwise be paid to the City's Development Services Fund. Should council not approve the resolution, this amount would be paid to the Development Services Fund by the City's General Fund.

RECOMMENDATION:

The property is eligible for historic designation. The HDRC recommends that City Council initiate the historic designation process.