

Legislation Details (With Text)

File #:	21-693	Name:	
Type:	Recommendation	Status:	Individual Item Ready
File created:	7/2/2021	In control:	Historic Landmark Commission
On agenda:	7/13/2021	Final action:	
Title:	DM2021-2289 Discuss and consider a demolition permit for the dwelling located at 1239 W. San Antonio St., a non-landmarked building which potentially meets the criteria for historic designation under Chapter 66 Historic Preservation.		

Sponsors:**Indexes:****Code sections:**

Attachments: 1. Location Map, 2. Submittal Documents, 3. Supplemental Documents, 4. Sec. 66-56 Criteria for Designation, 5. Sec. 66-60 Demo Non-Landmarked Buildings

Date	Ver.	Action By	Action	Result
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PRESENTER:

Caleb Chance Gasparek
Historic Preservation Officer

SUBJECT:

DM2021-2289 Discuss and consider a demolition permit for the dwelling located at 1239 W. San Antonio St., a non-landmarked building which potentially meets the criteria for historic designation under Chapter 66 Historic Preservation.

DEPARTMENT: Comprehensive Planning & Historic Preservation

COUNCIL DISTRICTS IMPACTED: District 1

BACKGROUND INFORMATION:

The subject property is a rectangular shaped lot located along W. San Antonio St. near the intersection with N. Hickory Ave. The property is not located within a historic district and is not locally landmarked.

On June 23, 2021 staff received a demolition permit for the structure at 1239 W. San Antonio St., a non-landmarked single-family home built in circa 1920. Staff is unable to administratively approve the demolition and must refer the case to the Historic Landmark Commission for review and approval, as the building was found to potentially meet the criteria for designation found in Chapter 66-56 (attached).

HISTORIC CONTEXT:

Sanborn maps from 1920 and 1930 (see attached) and permit logs from the 1920's suggest a build date of between 1920 and 1924. No permit could be found for the construction of the dwelling, though building permits from 1924 and 1927 for additions to the property suggest that the building was constructed before the 1924 date. Additionally, the 1920 Sanborn maps show a building footprint drawn in with pencil, implying that the house was built shortly after the 1920 map was published. The 1967 Sanborn maps show the dwelling with several additions on the western portion of the property.

The dwelling is a good example of the Craftsman bungalow style of architecture that was popular with small

residential dwellings in the early 20th century. The western additions to the dwelling appear to be of historic age and bear the same architectural elements as the original structure. There also appears to have been some modifications to the porch with the removal of pillars.

Historically, the property is most associated with the Reinarz family which owned the property from 1924 to 1970 (see attached document for full deed research). Alwin and Louise Reinarz lived at 1239 W. San Antonio with their two sons, Leslie and Rudolph, from 1924 to 1970. A relative, Minnie Reinarz, briefly took over the property from 1941 to 1944.

The 1920 census lists Alwin as a farmer with his wife Louise and their one son Grosroin. A 1962 Herald article indicates that Grosroin was killed in 1922 from a farm accident. The 1930 census shows the family living at the house with Alwin working as the County Treasurer. In 1949 Alwin was elected as district clerk and served in that capacity for 18 years before retiring. Louise died on June 28, 1967 with Alwin following shortly after on March 9, 1968

ISSUE:

Chapter 66-60.1 (attached) requires that all applications for demolition permits be referred to the City Historic Preservation Officer for the purpose of determining whether or not the structure may have historical, cultural, architectural, or archaeological significance. If research indicates that the structure does potentially meet the criteria for designation, then the application must go before the Historic Landmark Commission for review and approval.

If the Commission finds that the building does meet the criteria for landmark designation, then they can vote to initiate the landmark designation process in which case the case goes before the Planning Commission and City Council. If the owner is in objection to the designation, then a three-fourths vote of the entire city council shall be required.

FISCAL IMPACT:

N/A

RECOMMENDATION:

Staff notes that the building appears to be in good condition with minor modifications, and that given the lots C -2 Zoning, it could be repurposed for a wide variety of uses. If the structure could not be repurposed, staff would recommend relocation over demolition. However, if the owner is in objection, then staff ultimately would recommend approval of the demolition as a designation over the owner's objection would unlikely pass successfully through Planning Commission and City Council.

ATTACHMENTS:

- A. Location Map
- B. Submittal Documents
- C. Supplemental Documents
- D. Chapter 66-56: Criteria for the Designation of Historic Landmarks and Districts
- E. Chapter 66-60: Alteration Certificate Required for Demolition