



AGENDA FOR THE HISTORIC LANDMARK COMMISSION MEETING

May 28, 2026
THORMAN CONFERENCE ROOM, 801 TEXAS AVE, BASEMENT
3:00 PM

Notice is hereby given that a meeting of the Historic Landmark Commission will be conducted on the above date and time.

Members of the public may view the meeting via the following means:

Via the City's website. <http://www.elpasotexas.gov/videos>
Via television on City15,
YouTube: <https://www.youtube.com/user/cityofelpasotx/videos>

In compliance with the requirement that the City provide two-way communication for members of the public, members of the public may communicate with the Historic Landmark Commission during public comment, and regarding agenda items by calling the following number:

1-915-213-4096 or Toll Free Number: 1-833-664-9267

At the prompt please enter the corresponding Conference ID: 531 464 65#

If you wish to sign up to speak, please contact Berenice Barron at BarronBC@elpasotexas.gov or (915) 212-1583 no later than by the start of the meeting.

A quorum of the Historic Landmark Commission members must be present and participate in the meeting.

The following members of the Historic Landmark Commission (HLC) will be present: Kelly Blough, Kirk Clifton, Stephanie Gardea, Isaac Harder, Kim McGlone, Luis "Sito" Negron, Cynthia Renteria, Alex Ruiz and Mario Silva.

PUBLIC COMMENT

This time is reserved for members of the public who would like to address the Historic Landmark Commission on any items that are not on the Historic Landmark Commission Agenda and that are within the jurisdiction of the Historic Landmark Commission. No action shall be taken.

ROLL CALL

REGULAR AGENDA

- 1. PHAP26-00021:** 124 Government Hill W 107.67 Ft Of (32 & 33) [BC-2119](#)
(6280.3911 Sq Ft), City of El Paso, El Paso
County, Texas
Location: 1700 Raynolds Street
Historic District: Austin Terrace
Property Owner: Andrea Read
Representative: Best Iron Works
Representative District: 2
Existing Zoning: R-4/H (Residential/Historic)
Year Built: 1938
Historic Status: Contributing
Request: Certificate of Appropriateness for construction of
a carport
Application Filed: 4/16/26
45 Day Expiration: 5/31/26
- 2. PHAP26-00023:** 24 Sunset Heights 17 & E 1/2 Of 18, City of El [BC-2120](#)
Paso, El Paso County, Texas
Location: 805 Upson Drive
Historic District: Sunset Heights
Property Owner: Nancy Reynolds
Representative: Mark Casavantes
Representative District: 8
Existing Zoning: R-4/H (Residential/Historic)
Year Built: 1930
Historic Status: Contributing
Request: Certificate of Appropriateness for infill of the
Parkway after-the-fact and installation of concrete
in front yard
Application Filed: 4/16/26
45 Day Expiration: 5/31/26
- 3. PHAP26-00019:** 8 Sunset Heights N 120 Ft Of 34 & N 120 Ft of W 1/2 of [BC-2121](#)
33 (4500 Sq Ft), City of El Paso, El Paso County,
Texas
Location: 506 W. Yandell Drive
Historic District: Sunset Heights
Property Owner: Laura Gabriela Hernandez Sierra
Representative: Laura Gabriela Hernandez Sierra
Representative District: 8
Existing Zoning: A-3/H (Apartments/Historic)
Year Built: 1904
Historic Status: Contributing
Request: Reconsideration of an approved Certificate of

Appropriateness for installation of a metal roof
Application Filed: 4/2/26
45 Day Expiration: 5/17/26

4. **PHAP26-00024:** 29 Sunset Heights 13 & W 1/2 Of 12, City of El Paso, [BC-2122](#)
El Paso County, Texas
Location: 809 Mundy Drive
Historic District: Sunset Heights
Property Owner: Robbie and Jennifer Rosales
Representative: Robbie and Jennifer Rosales
Representative District: 8
Existing Zoning: R-5/H (Residential/Historic)
Year Built: 1925
Historic Status: Contributing
Request: Certificate of Appropriateness for construction of a
dormer after-the-fact
Application Filed: 5/7/26
45 Day Expiration: 6/21/26

5. **PHAP26-00025:** 18 Sunset Heights E 1/2 Of 1 To 5 (9535 Sq Ft), [BC-2123](#)
City of El Paso, El Paso County, Texas
Location: 901 W. Yandell Drive
Historic District: Sunset Heights
Property Owner: Ernest and Alicia Armstrong
Representative: Ernest and Alicia Armstrong
Representative District: 8
Existing Zoning: R-4/H (Residential/Historic)
Year Built: 1900
Historic Status: Contributing
Request: Certificate of Appropriateness for covering rock walls
with stucco
Application Filed: 5/7/26
45 Day Expiration: 6/21/26

NOTICE TO THE PUBLIC

All matters listed under the CONSENT AGENDA, including those on the Addition to the Agenda, will be considered by Historic Landmark Commission to be routine, or have met all standards for development under state law (plats only not requiring a public hearing), and will be enacted by one motion unless separate discussion is requested by Historic Landmark Commission t or staff and the item is removed from the Consent Agenda. Members of the audience who wish to ask questions or speak regarding items on the Consent Agenda must sign up on the day of the meeting, and such requests to speak must be received by 1:30 p.m. on the date of the meeting. When the vote has been taken, if an item has not been called out for separate discussion, the item has been approved. The Historic Landmark Commission may, however, reconsider any item at any time during the meeting.

CONSENT AGENDA - APPROVAL OF MINUTES

Approval of Minutes

6. Discussion and action on Regular meeting minutes for May 7, 2026.

[BC-2124](#)

Staff Report

7. HLC Staff Report - Update on Administrative Review Cases since last HLC meeting for the properties listed on the attachment posted with this agenda. (See Attachment "A.")

[BC-2125](#)

EXECUTIVE SESSION

The Historic Landmark Commission may retire into Executive Session pursuant to Section 3.5 of the El Paso City Charter and the Texas Government Code, Sections 551.071-551.076 to discuss an item on the agenda.

ADJOURN

NOTICE TO THE PUBLIC

Sign language interpreters will be provided for this meeting upon request. Requests must be made to Berenice Barron at BarronBC@elpasotexas.gov or (915) 212-1583 a minimum of 72 hours prior to the date and time of this hearing.

If you need Spanish Translation Services, please email BarronBC@elpasotexas.gov at least 72 hours in advance of the meeting.

Posted this the _____ of _____ at _____ AM/PM by _____



Legislation Text

File #: BC-2119, Version: 1

**CITY OF EL PASO, TEXAS
LEGISTAR AGENDA ITEM SUMMARY FORM**

AGENDA LANGUAGE:

This is the language that will be posted to the agenda. Please use ARIAL 11 Font.

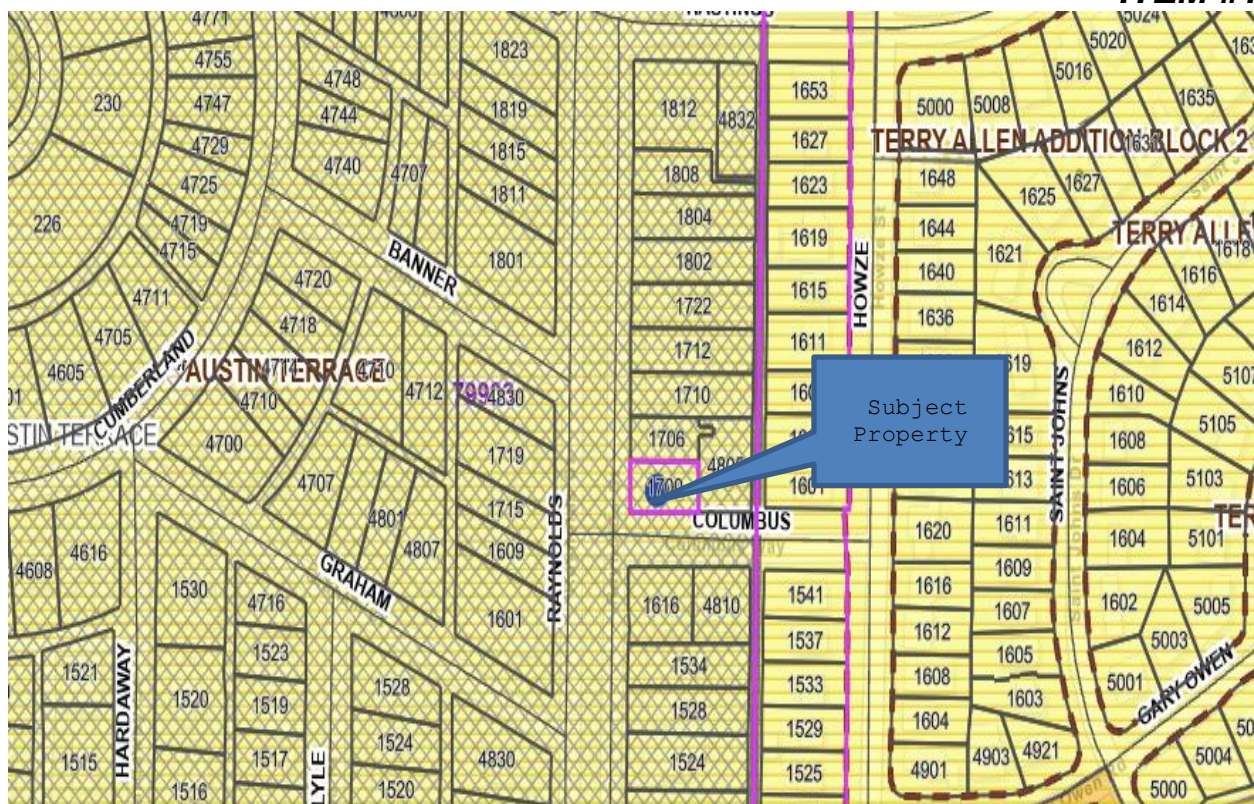
PHAP26-00021: 124 Government Hill W 107.67 Ft Of (32 & 33)
(6280.3911 Sq Ft), City of El Paso, El Paso
County, Texas
Location: 1700 Raynolds Street
Historic District: Austin Terrace
Property Owner: Andrea Read
Representative: Best Iron Works
Representative District: 2
Existing Zoning: R-4/H (Residential/Historic)
Year Built: 1938
Historic Status: Contributing
Request: Certificate of Appropriateness for construction of
a carport
Application Filed: 4/16/26
45 Day Expiration: 5/31/26



PHAP26-00021

Date: May 28, 2026
Application Type: Certificate of Appropriateness
Property Owner: Andrea Read
Representative: Best Iron Works
Legal Description: 124 Government Hill W 107.67 Ft of (32 & 33) (6280.3911 Sq Ft), City of El Paso, El Paso County, Texas
Historic District: Austin Terrace
Location: 1700 Raynolds Street
Representative District: #2
Existing Zoning: R-4/H (Residential/Historic)
Year Built: 1938
Historic Status: Contributing
Request: Certificate of Appropriateness for construction of a carport
Application Filed: 4/16/2026
45 Day Expiration: 5/31/2026

ITEM #1



GENERAL INFORMATION:

The applicant seeks approval for:

Certificate of Appropriateness for construction of a carport

STAFF RECOMMENDATION:

The Historic Preservation Office recommends APPROVAL WITH MODIFICATIONS of the proposed scope of work based on the following recommendations:

The Design Guidelines for El Paso's Historic Districts, Sites, and Properties recommend the following:

- *Introduce additions in locations that are not visible from the street-generally on rear elevations.*
- *Locate additions carefully so they do not damage or conceal significant building features or details.*
- *It is not appropriate to introduce an addition if it requires the removal of character-defining building features such as patios, mature vegetation or a detached structure.*
- *Design an addition so it is compatible in roof form, proportions, materials and details with the existing structure.*
- *Design new buildings and their features to be compatible in scale, materials, proportions and details with existing historic structures.*
- *Design an addition that is compatible with but, subtly different from existing historic homes in the district.*
- *Design an addition so that if removed in the future, the historic building's form and character defining features are not obscured, damaged, or destroyed.*
- *Most of the older structures in El Paso have parking provided at the rear of the property in a garage or carport structure. Every effort should be taken to maintain the use of the original parking areas.*
- *Where additional parking is necessary it should be located to the rear of the property as well. It is against the city ordinance to park in the parkway. Proposals for secondary driveways shall be reviewed and considered by the Historic Landmark Commission for approval.*
- *Parking areas in front yards are not appropriate. New parking areas should be designed to have a minimal effect on the neighborhood environment.*

The Secretary of the Interior's Standards for Rehabilitation recommend the following:

- *New additions and adjacent or related new construction shall be undertaken in such a manner that if removed in the future, the essential form and integrity of the historic property and its environment would be unimpaired.*

The modifications are that the artificial turf in the front yard be removed and replaced with living ground cover that meets the guidelines and that no permits be issued until the front yard is in compliance.

AERIAL MAP



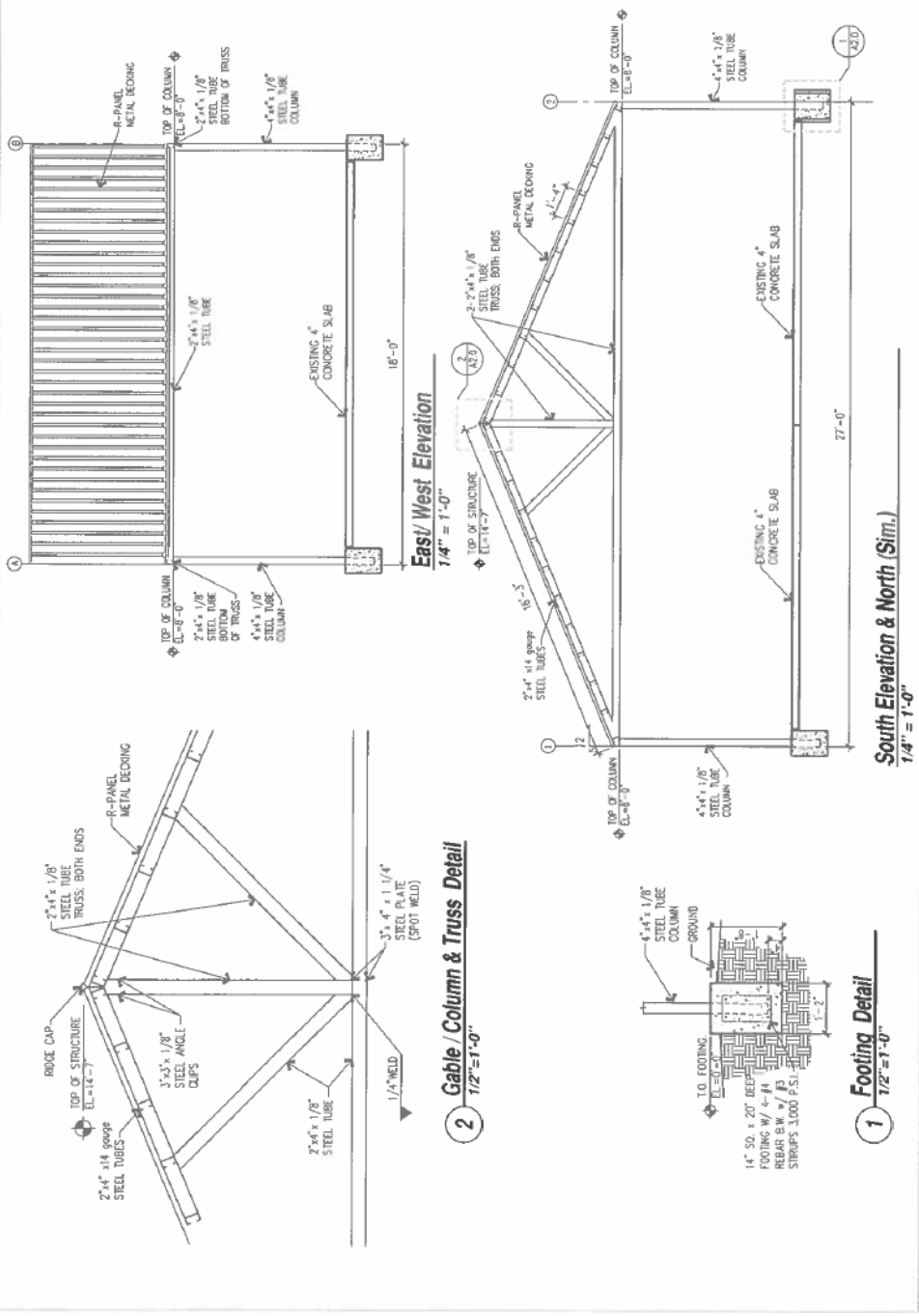
PROPOSED CARPORT ELEVATION AND SECTIONS

Best Iron Works
 1601 Missouri St.
 El Paso, Texas 79902
 (915) 26-8876

Salcido Group
 Building Designers
 hussalcid@att.net
 Cell: (915) 407-2970

Steel Canopy
 1700 RANVOLDS ST.
 El Paso, Texas 79903

Date: March 19, 2005
 Project: Steel Canopy
 Elevation
 Column Detail
 Footing Detail
A2.0





Legislation Text

File #: BC-2120, Version: 1

**CITY OF EL PASO, TEXAS
LEGISTAR AGENDA ITEM SUMMARY FORM**

AGENDA LANGUAGE:

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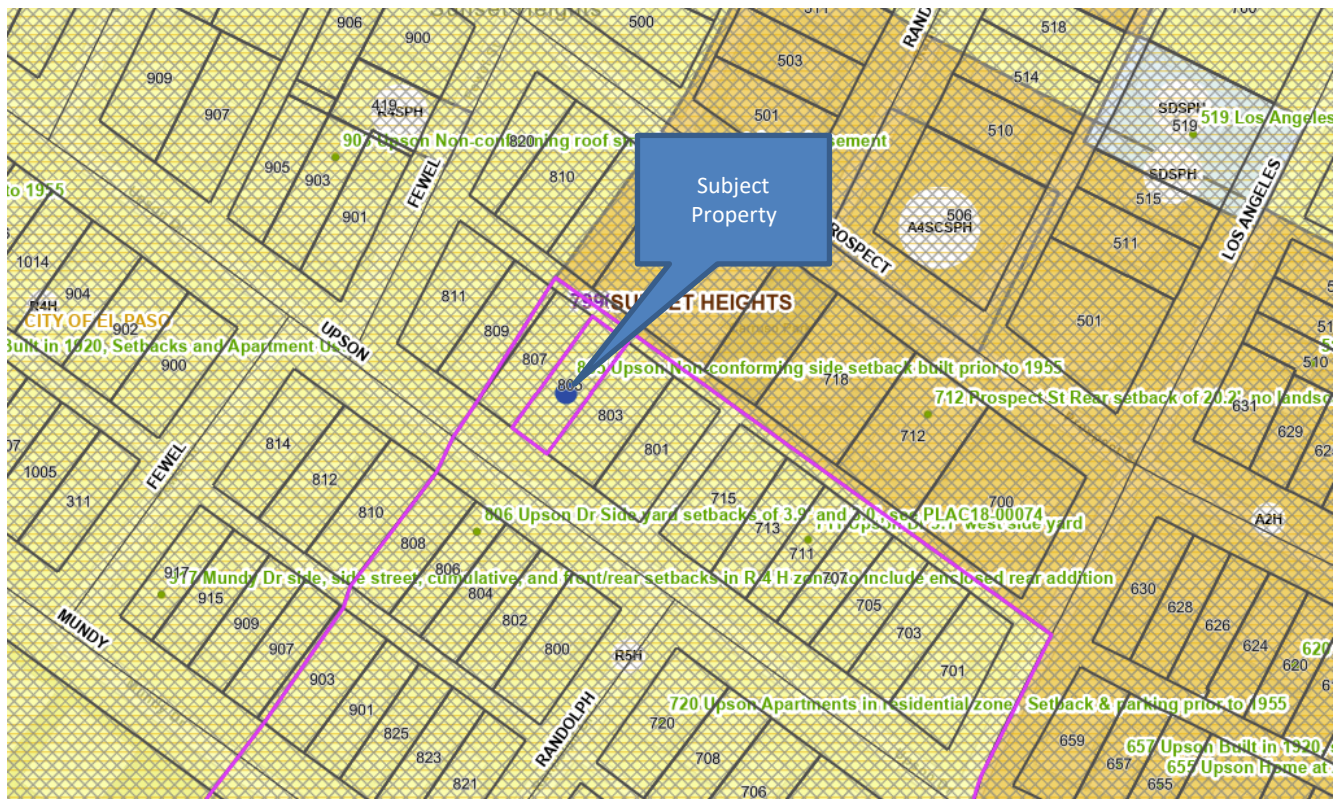
PHAP26-00023: 24 Sunset Heights 17 & E 1/2 Of 18, City of El Paso, El Paso County, Texas
Location: 805 Upson Drive
Historic District: Sunset Heights
Property Owner: Nancy Reynolds
Representative: Mark Casavantes
Representative District: 8
Existing Zoning: R-4/H (Residential/Historic)
Year Built: 1930
Historic Status: Contributing
Request: Certificate of Appropriateness for infill of the Parkway after-the-fact and installation of concrete in front yard
Application Filed: 4/16/26
45 Day Expiration: 5/31/26



PHAP26-00023

Date: May 28, 2026
Application Type: Certificate of Appropriateness
Property Owner: Nancy Reynolds
Representative: Mark Casavantes
Legal Description: 24 Sunset Heights 17 & E 1/2 Of 18, City of El Paso, El Paso County, Texas
Historic District: Sunset Heights
Location: 805 Upson Drive
Representative District: #8
Existing Zoning: R-4/H (Residential/Historic)
Year Built: 1930
Historic Status: Contributing
Request: Certificate of Appropriateness for infill of the parkway after-the-fact and installation of concrete in front yard
Application Filed: 4/16/2026
45 Day Expiration: 5/31/2026

ITEM #2



GENERAL INFORMATION:

The applicant seeks approval for:

Certificate of Appropriateness for infill of the parkway after-the-fact and installation of concrete in front yard

STAFF RECOMMENDATION:

The Historic Preservation Office recommends APPROVAL WITH MODIFICATIONS of the proposed scope of work based on the following recommendations:

The Design Guidelines for El Paso's Historic Districts, Sites, and Properties recommend the following:

- *Landscaping is an inherent part of a building's siting and design. Good landscaping reinforces the architectural qualities of a structure and its context. When new landscaping is planned, it should be designed to complement the structure and the streetscape. Materials which can be documented as being historic to the area should be given first priority.*
- *Grass and sod may be removed from front yards, side yards on a corner provided not more than 50% of the area is covered with gravel or other masonry. Grass and sod may be removed from parkways provided not more than 50% of the area is covered with gravel or other masonry that is made of impervious materials (brick pavers, gravel, and masonry pavers). The remaining 50% must be covered with trees and living plants that provide ground cover.*

The Secretary of the Interior's Standards for Rehabilitation recommend the following:

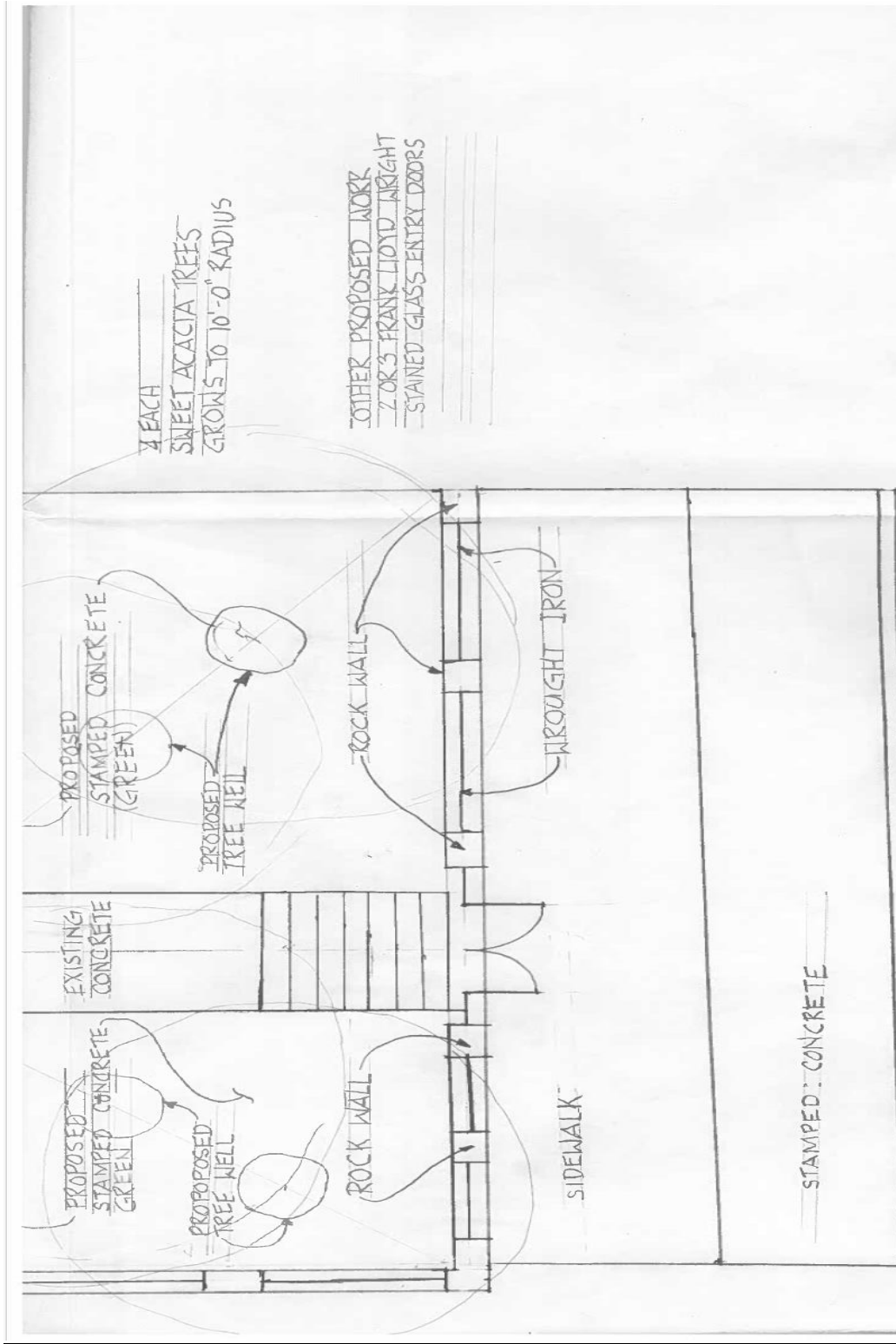
- *The historic character of a property shall be retained and preserved. The removal of historic materials or alteration of features and spaces that characterize a property shall be avoided.*

The modifications are that the front yard and parkway be landscaped according to the guidelines with a minimum of 50% living ground cover; that the landscaping be installed within three (3) months; and that no new permits are issued until the violation is corrected.

AERIAL MAP



PROPOSED LANDSCAPING



4 EACH
SWEET ACACIA TREES
GROWS TO 10'-0" RADIUS

OTHER PROPOSED WORK
2 OR 3 FRANK LLOYD WRIGHT
STAINED GLASS ENTRY DOORS

PROPOSED
STAMPED CONCRETE
(GREEN)

PROPOSED
TREE WELL

ROCK WALL

WROUGHT IRON

EXISTING
CONCRETE

PROPOSED
STAMPED CONCRETE
GREEN

PROPOSED
TREE WELL

ROCK WALL

SIDEWALK

STAMPED CONCRETE



Legislation Text

File #: BC-2121, Version: 1

**CITY OF EL PASO, TEXAS
LEGISTAR AGENDA ITEM SUMMARY FORM**

AGENDA LANGUAGE:

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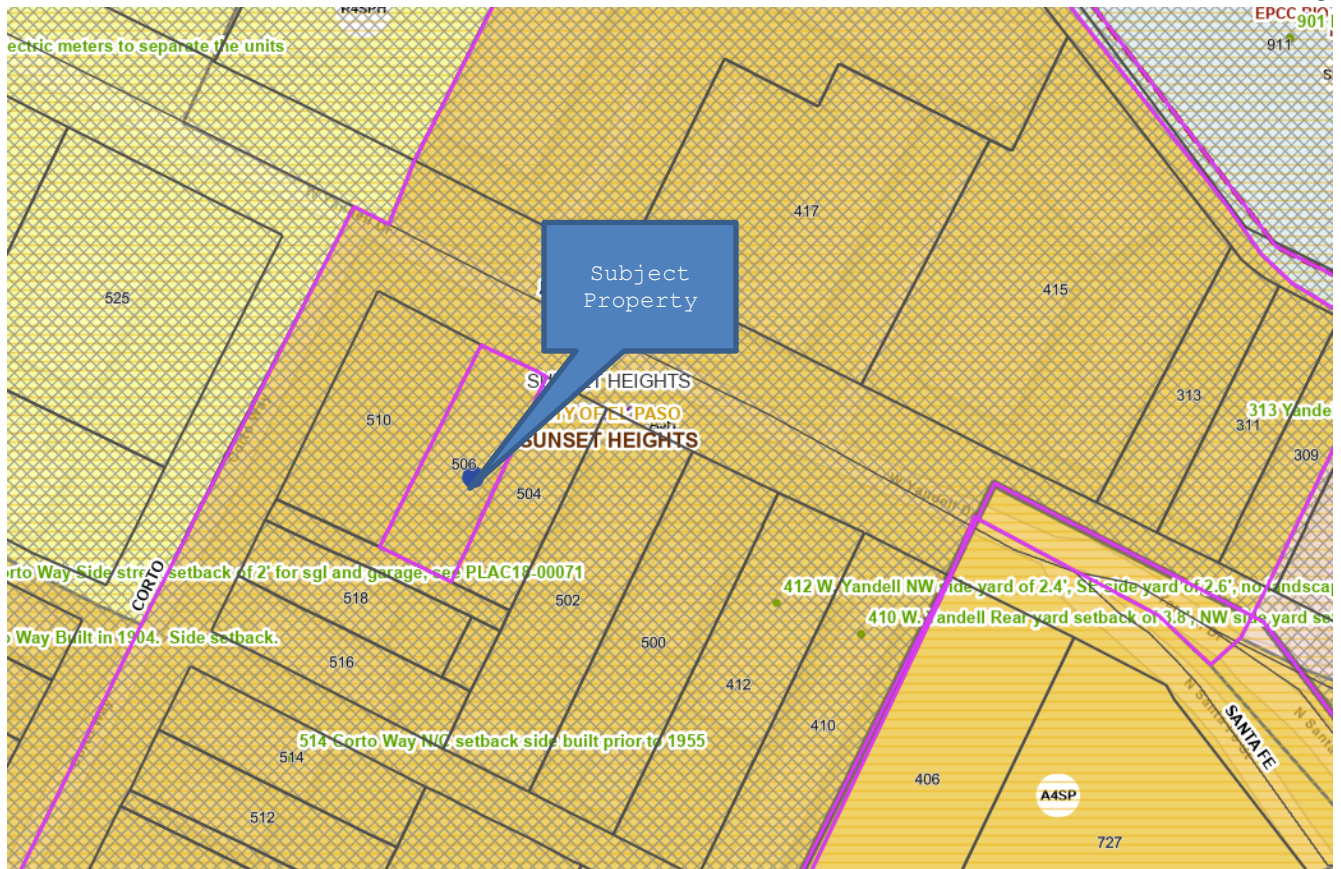
PHAP26-00019: 8 Sunset Heights N 120 Ft Of 34 & N 120 Ft of W 1/2 of
33 (4500 Sq Ft), City of El Paso, El Paso County,
Texas
Location: 506 W. Yandell Drive
Historic District: Sunset Heights
Property Owner: Laura Gabriela Hernandez Sierra
Representative: Laura Gabriela Hernandez Sierra
Representative District: 8
Existing Zoning: A-3/H (Apartments/Historic)
Year Built: 1904
Historic Status: Contributing
Request: Reconsideration of an approved Certificate of
Appropriateness for installation of a metal roof
Application Filed: 4/2/26
45 Day Expiration: 5/17/26



PHAP26-00019

Date: May 28, 2026
Application Type: Certificate of Appropriateness
Property Owner: Laura Gabriela Hernandez Sierra
Representative: Laura Gabriela Hernandez Sierra
Legal Description: 8 Sunset Heights N 120 Ft of 34 & N 120 Ft of W 1/2 of 33 (4500 Sq Ft), City of El Paso, El Paso County, Texas
Historic District: Sunset Heights
Location: 506 W. Yandell Drive
Representative District: #8
Existing Zoning: A-3/H (Apartments/Historic)
Year Built: 1904
Historic Status: Contributing
Request: Reconsideration of an approved Certificate of Appropriateness for installation of a metal roof
Orig. Application Filed: 4/2/2026
Orig. 45 Day Expiration: 5/17/2026

ITEM #3



GENERAL INFORMATION:

The applicant seeks approval for:

Reconsideration of an approved Certificate of Appropriateness for installation of a metal roof

STAFF RECOMMENDATION:

The Historic Preservation Office recommends APPROVAL WITH A MODIFICATION of the proposed scope of work based on the following recommendations:

The Design Guidelines for El Paso's Historic Districts, Sites, and Properties recommend the following:

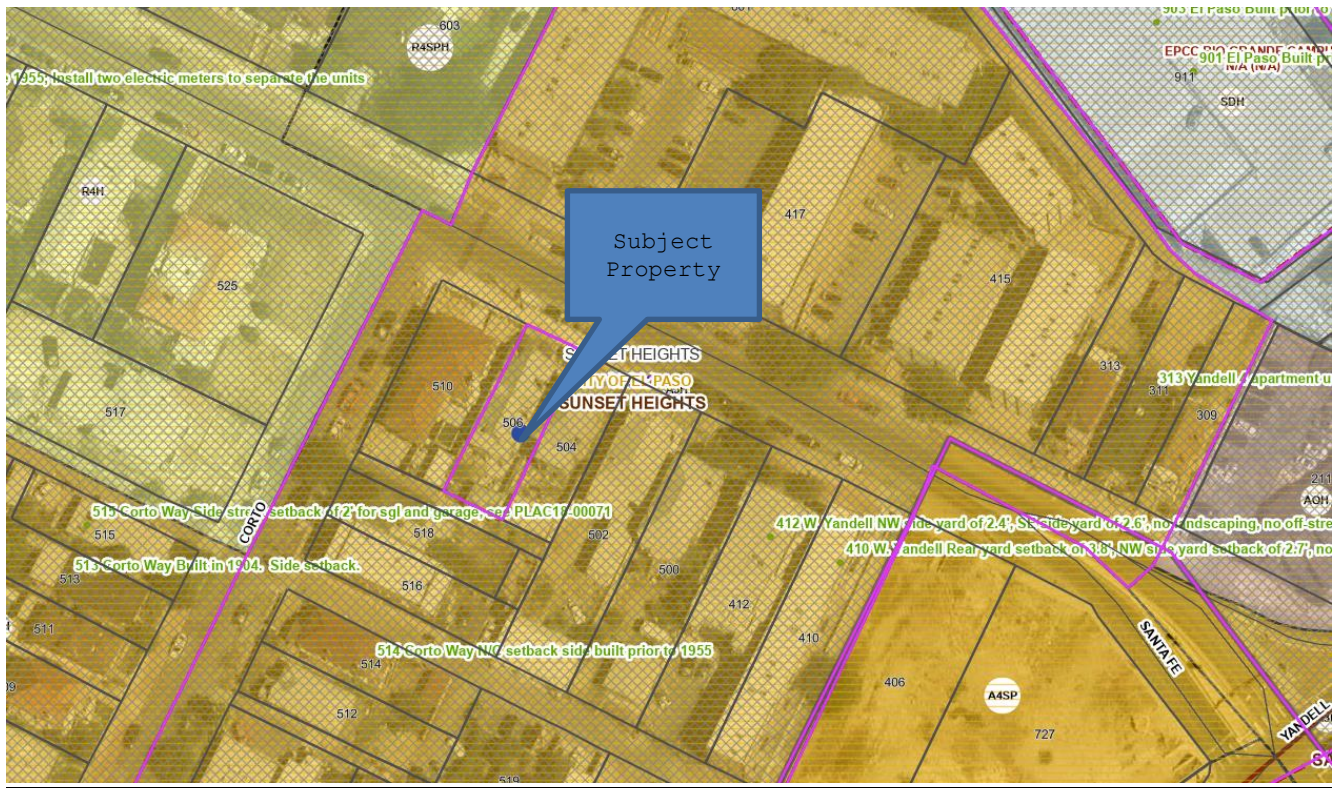
- *The distinctive features of each roof type should be retained as they are character-defining elements. If a roof requires repair, the replacement materials must match the original or existing materials as closely as possible. Do not change the style or construction of the roof.*

The Secretary of the Interior's Standards for Rehabilitation recommend the following:

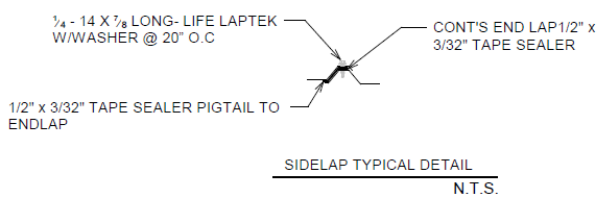
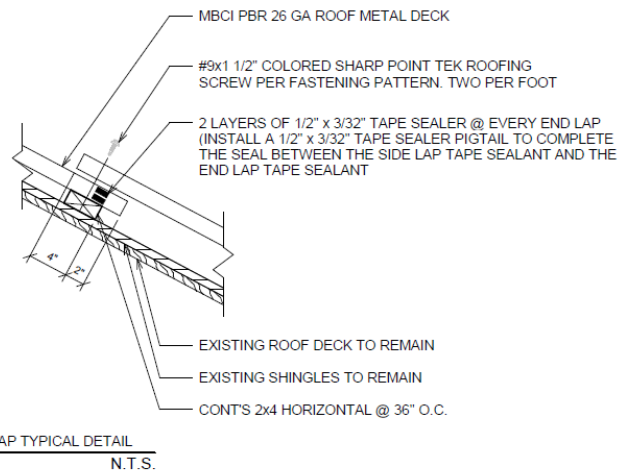
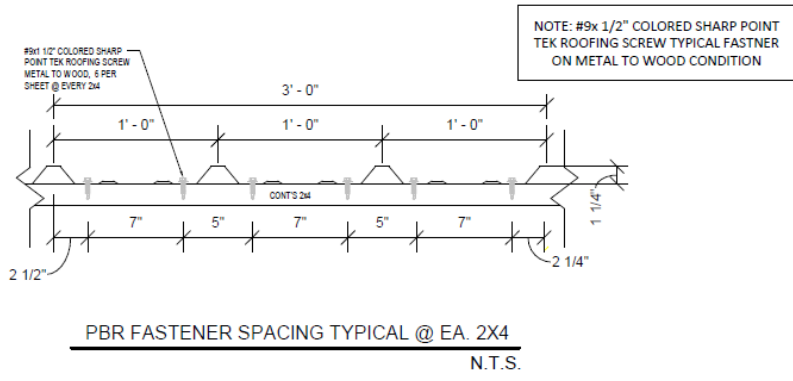
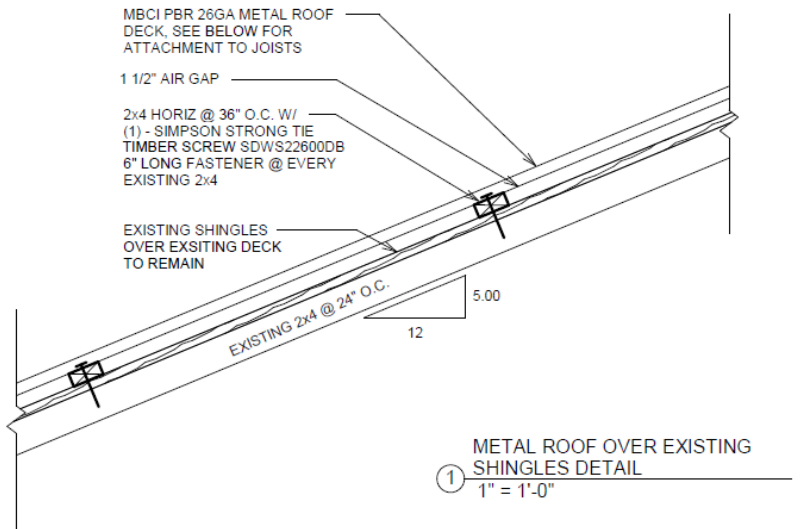
- *Deteriorated historic features will be repaired rather than replaced. Where the severity of deterioration requires replacement of a distinctive feature, the new feature will match the old in design, color, texture and, where possible, materials. Replacement of missing features will be substantiated by documentary and physical evidence.*

The modification is that the new roof be of a metal in the shape and pattern of shingles to resemble the original roof.

AERIAL MAP



PROPOSED ROOFING STRUCTURE





File #: BC-2122, Version: 1

**CITY OF EL PASO, TEXAS
LEGISTAR AGENDA ITEM SUMMARY FORM**

AGENDA LANGUAGE:

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PHAP26-00024: 29 Sunset Heights 13 & W 1/2 Of 12, City of El Paso,
El Paso County, Texas

Location: 809 Mundy Drive

Historic District: Sunset Heights

Property Owner: Robbie and Jennifer Rosales

Representative: Robbie and Jennifer Rosales

Representative District: 8

Existing Zoning: R-5/H (Residential/Historic)

Year Built: 1925

Historic Status: Contributing

Request: Certificate of Appropriateness for construction of a
dormer after-the-fact

Application Filed: 5/7/26

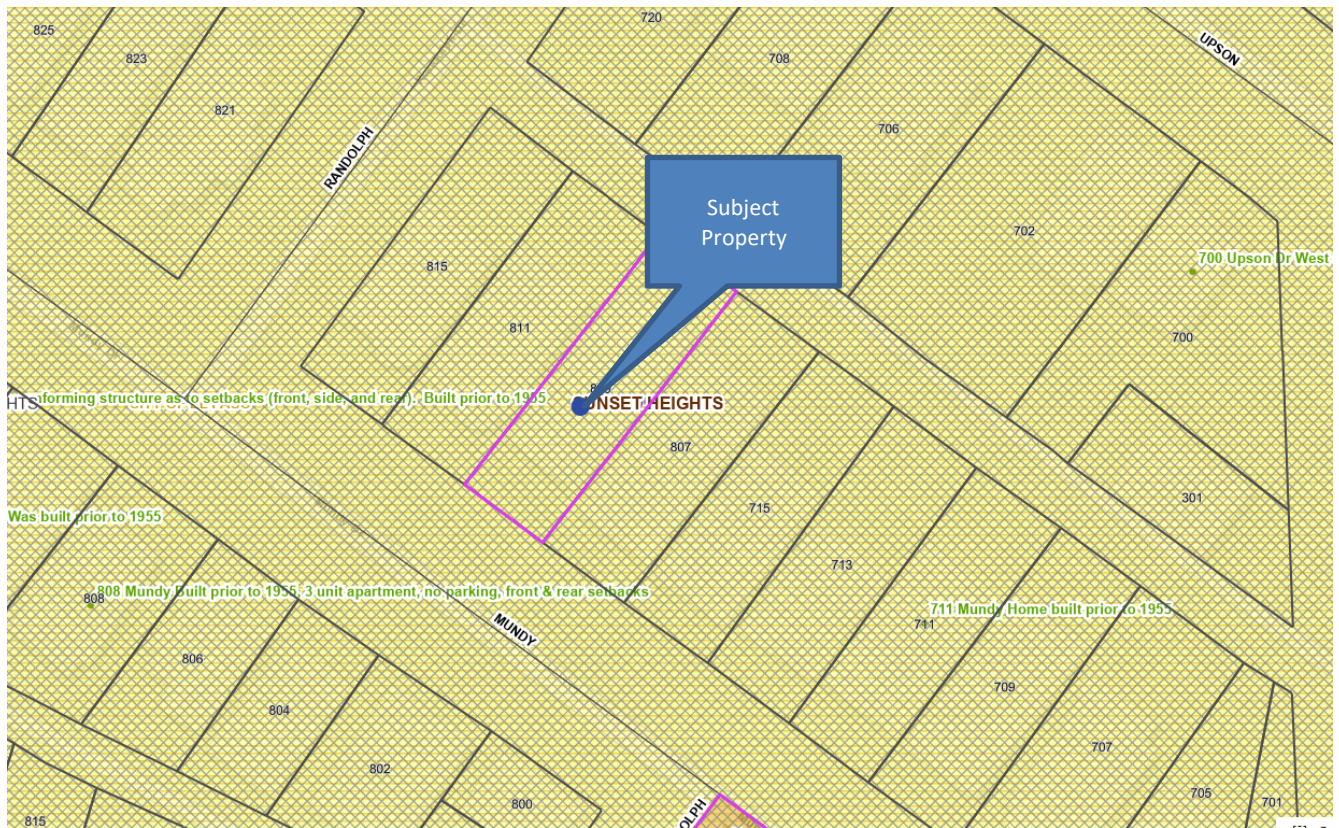
45 Day Expiration: 6/21/26



PHAP26-00024

Date: May 28, 2026
Application Type: Certificate of Appropriateness
Property Owner: Robbie and Jennifer Rosales
Representative: Robbie and Jennifer Rosales
Legal Description: 29 Sunset Heights 13 & W 1/2 Of 12, City of El Paso, El Paso County, Texas
Historic District: Sunset Heights
Location: 809 Mundy Drive
Representative District: #8
Existing Zoning: R-5/H (Residential/Historic)
Year Built: 1925
Historic Status: Contributing
Request: Certificate of Appropriateness for construction of a dormer after-the-fact
Application Filed: 5/7/2026
45 Day Expiration: 6/21/2026

ITEM #4



GENERAL INFORMATION:

The applicant seeks approval for:

Certificate of Appropriateness for construction of a dormer after-the-fact

STAFF RECOMMENDATION:

The Historic Preservation Office recommends APPROVAL WITH MODIFICATIONS of the proposed scope of work based on the following recommendations:

The Design Guidelines for El Paso's Historic Districts, Sites, and Properties recommend the following:

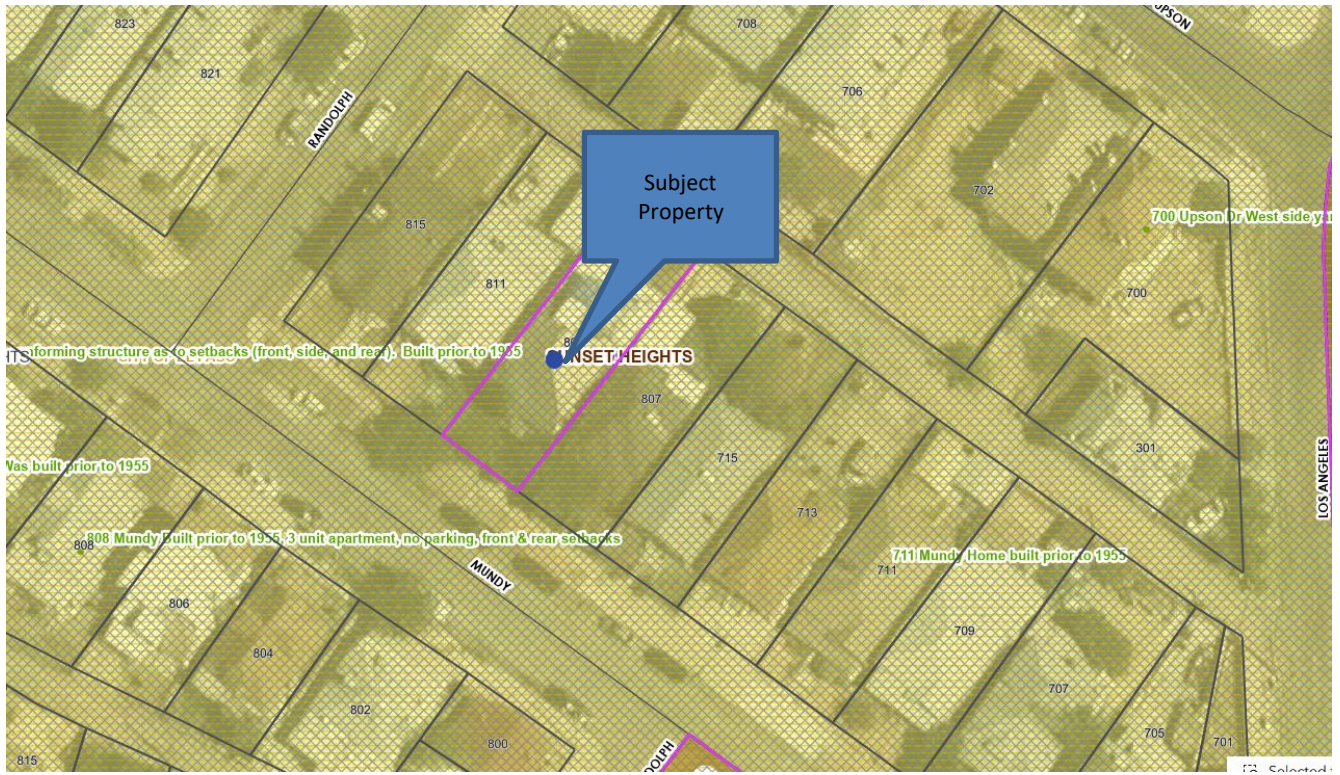
- *Introduce additions in locations that are not visible from the street-generally on rear elevations.*
- *Locate additions carefully so they do not damage or conceal significant building features or details.*
- *It is not appropriate to introduce an addition if it requires the removal of character-defining building features such as patios, mature vegetation or a detached structure.*
- *Design an addition so it is compatible in roof form, proportions, materials and details with the existing structure.*
- *Design new buildings and their features to be compatible in scale, materials, proportions and details with existing historic structures.*
- *Design an addition that is compatible with but, subtly different from existing historic homes in the district.*
- *Design an addition so that if removed in the future, the historic building's form and character defining features are not obscured, damaged, or destroyed.*

The Secretary of the Interior's Standards for Rehabilitation recommend the following:

- *The historic character of a property shall be retained and preserved. The removal of historic materials or alteration of features and spaces that characterize a property shall be avoided.*
- *New additions and adjacent or related new construction shall be undertaken in such a manner that if removed in the future, the essential form and integrity of the historic property and its environment would be unimpaired.*

The modifications are that the dormer be removed and the roof repaired to its original configuration; that the front porch be restored to its original configuration; that the work be completed within three (3) months; and that no new permits are issued until the violations are corrected.

AERIAL MAP



NEW DORMER





Legislation Text

File #: BC-2123, Version: 1

**CITY OF EL PASO, TEXAS
LEGISTAR AGENDA ITEM SUMMARY FORM**

AGENDA LANGUAGE:

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PHAP26-00025: 18 Sunset Heights E 1/2 Of 1 To 5 (9535 Sq Ft),
City of El Paso, El Paso County, Texas
Location: 901 W. Yandell Drive
Historic District: Sunset Heights
Property Owner: Ernest and Alicia Armstrong
Representative: Ernest and Alicia Armstrong
Representative District: 8
Existing Zoning: R-4/H (Residential/Historic)
Year Built: 1900
Historic Status: Contributing
Request: Certificate of Appropriateness for covering rock walls
with stucco
Application Filed: 5/7/26
45 Day Expiration: 6/21/26

GENERAL INFORMATION:

The applicant seeks approval for:

Certificate of Appropriateness for covering rock walls with stucco

STAFF RECOMMENDATION:

The Historic Preservation Office recommends APPROVAL WITH MODIFICATIONS of the proposed scope of work based on the following recommendations:

The Design Guidelines for El Paso's Historic Districts, Sites, and Properties recommend the following:

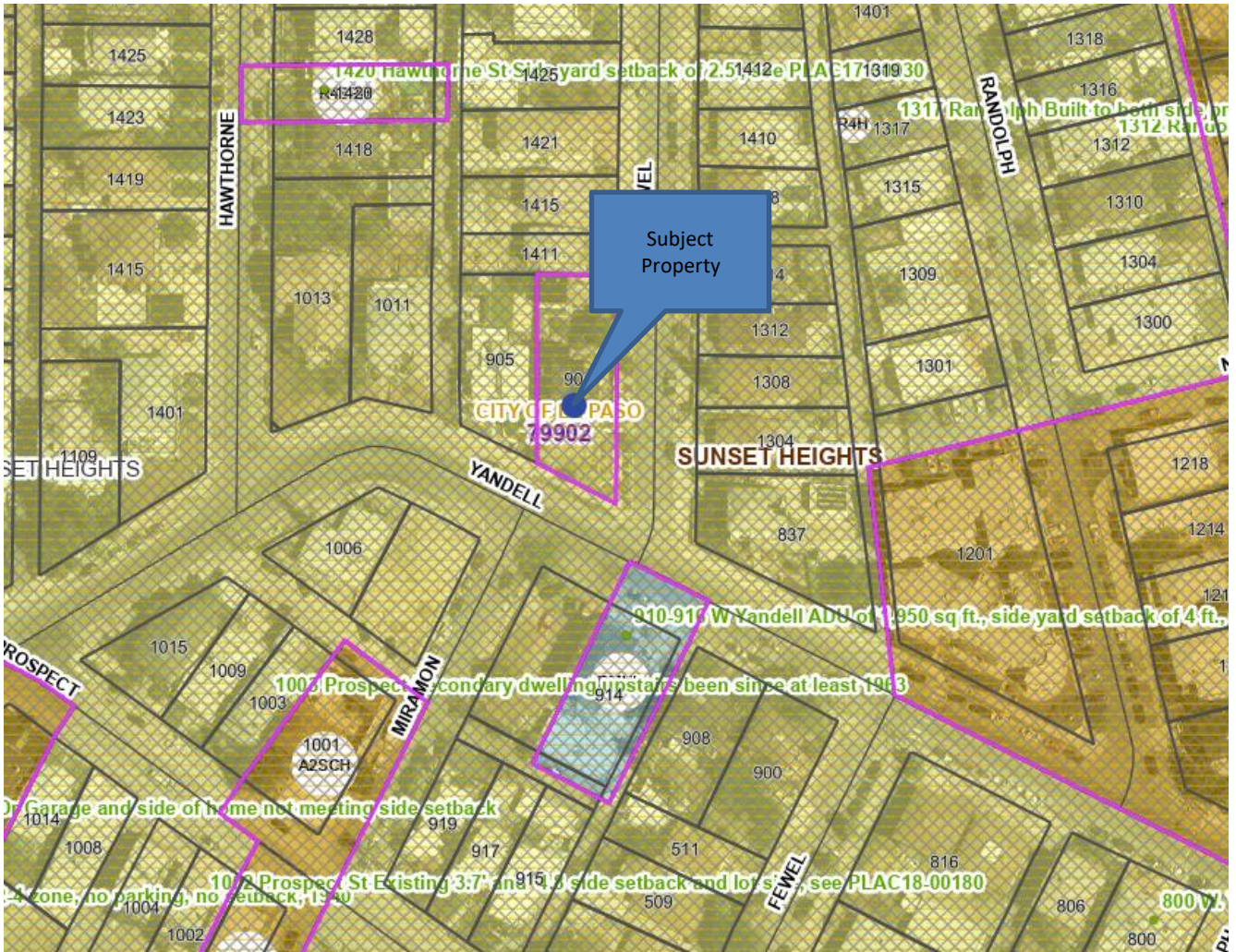
- *Construction of new fences, stairs, or sidewalk rails and replacement of older existing fences is allowed on historic properties provided that the proposed site feature is of a compatible material and scale. Rock, brick, wood and wrought iron are acceptable materials but each case is decided individually. Cinder block and chain link fencing are relatively recent developments and are therefore not appropriate fencing materials.*
- *The height of the proposed fence should complement the structure (primarily as viewed from the street) and should not obstruct the public's view of the building. For instance, a large structure set back far from the street may be a more appropriate site for the construction of a tall fence than a small house with a 25-foot front yard setback.*
- *Solid walls are appropriate for the side property lines while an open fencing material is more appropriate for the front portion of the property.*
- *Retain fences and walls that contribute to the historic character of the property and the district where possible. If replacement is necessary, replace only the deteriorated element to match the original in dimension, proportion, material, texture, and detail.*
- *Introduce new retaining walls constructed of brick, stone, or stucco covered concrete in a design consistent with the property and the neighborhood.*
- *Introduce new fences and walls compatible in material, design, scale, location, and size with original fences and walls in the historic district.*
- *The height of the proposed fence should complement the structure and should not obstruct the public's view of the building. Any proposed fence higher than 32" solid or 48" open, measured from ground level, at front property line or a side yard property line on a corner lot, shall be reviewed by the HLC. Any proposed fence higher than 6 ft., between buildings on an interior property line or across the rear property line, shall be reviewed by the HLC.*

The Secretary of the Interior's Standards for Rehabilitation recommend the following:

- *The historic character of a property shall be retained and preserved. The removal of historic materials or alteration of features and spaces that characterize a property shall be avoided.*

The modifications are that the rock wall constructed in the front yard be replaced with a metal picket fence and that the rock wall remain uncovered..

AERIAL MAP



ROCK WALL IN YARD





El Paso, TX

300 N. Campbell
El Paso, TX

Legislation Text

File #: BC-2124, **Version:** 1

**CITY OF EL PASO, TEXAS
LEGISTAR AGENDA ITEM SUMMARY FORM**

AGENDA LANGUAGE:

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Discussion and action on Regular meeting minutes for May 7, 2026.



HISTORIC LANDMARK COMMISSION MEETING
Thorman Conference Room, 801 Texas – Basement and Virtually
May 07, 2026
3:00 P.M.

MINUTES

The Historic Landmark Commission met at the above place and date.

The meeting was called to order at 3:01 p.m. Commission Chair Harder present and presiding and the following Commissioners answered roll call.

COMMISSIONERS PRESENT:

- Kelly Blough
- Kirk Clifton arrived @ 3:08 p.m.
- Stephanie Gardea
- Isaac Harder
- Luis “Sito” Negrón arrived @ 3:03 p.m.
- Alex Ruiz
- Mario Silva

COMMISSIONERS ABSENT:

- Kim McGlone
- Cynthia Renteria

HISTORIC PRESERVATION OFFICE:

- Providencia Velázquez, Historic Preservation Officer
- Fredo Alexandre, Building Plans Examiner
- Russell Abeln, Senior Assistant City Attorney

AGENDA

Providencia Velázquez, Historic Preservation Officer, read the *Statement from the Historic Preservation Office* into the record.

ACTION: No action was taken.

- AYES: N/A
- NAYS: N/A
- ABSTAIN: N/A
- ABSENT: N/A
- NOT PRESENT FOR THE VOTE: N/A

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I. CALL TO THE PUBLIC – PUBLIC COMMENT

This time is reserved for members of the public who would like to address the Historic Landmark Commission on any items that are not on the Historic Landmark Commission agenda and that are within the jurisdiction of the Historic Landmark Commission. No action shall be taken.

A sign-up form is available at the Thorman Conference Room for those who wish to sign up on the day of the meeting. Requests to speak must be received by 3:00 p.m. on the date of the meeting. A total time of three minutes may be allowed for each speaker. The Public Comment portion shall not exceed thirty (30) minutes, unless otherwise approved by the Historic Landmark Commission.

NONE

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I. REGULAR AGENDA – DISCUSSION AND ACTION

Certificate of Appropriateness

1. **PHAP26-00021:** 124 Government Hill W 107.67 Ft Of (32 & 33) (6280.3911 Sq Ft), City of El Paso, El Paso County, Texas
- Location: 1700 Raynolds Street
Historic District: Austin Terrace
Property Owner: Andrea Read
Representative: Best Iron Works
Representative District: 2
Existing Zoning: R-4/H (Residential/Historic)
Year Built: 1938
Historic Status: Contributing
Request: Certificate of Appropriateness for construction of a carport
Application Filed: 4/16/26
45 Day Expiration: 5/31/26

Presentation made by Ms. Velázquez to the Commission.

Owner was not present to answer questions from the Commission.

ACTION: Motion made by Commissioner Harder, seconded by Commissioner Silva, to **MOVE TO END OF AGENDA** and unanimously carried.

Motion passed.

ACTION: Motion made by Commissioner Harder, seconded by Commissioner Silva, to **TABLE ITEM TO THE NEXT MEETING** and unanimously carried.

Motion passed.

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2. **PHAP26-00022** 9 Sunset Heights S 68.61 Ft Of 1 To 7 (12007 Sq Ft), City of El Paso, El Paso County, Texas
- Location: 517 Corto Way
Historic District: Sunset Heights
Property Owner: Jose Daniel Nuñez

Representative: Jose Daniel Nuñez
 Representative District: 8
 Existing Zoning: R-4/H (Residential/Historic)
 Year Built: 1904
 Historic Status: Contributing
 Request: Certificate of Appropriateness for construction of a pergola and a carport
 Application Filed: 4/17/26
 45 Day Expiration: 6/1/26

Presentation made by Ms. Velázquez to the Commission.

Jose Daniel Nuñez, owner, was present to answer questions from the Commission.

ACTION: Motion made by Commissioner Harder, seconded by Commissioner Silva to **APPROVE PER STAFF RECOMMENDATIONS** and unanimously carried.

Motion passed.

3. **PHAP26-00023** 24 Sunset Heights 17 & E 1/2 Of 18, City of El Paso, El Paso County, Texas
- Location: 805 Upson Drive
 Historic District: Sunset Heights
 Property Owner: Nancy Reynolds
 Representative: Mark Casavantes
 Representative District: 8
 Existing Zoning: R-4/H (Residential/Historic)
 Year Built: 1930
 Historic Status: Contributing
 Request: Certificate of Appropriateness for infill of the parkway after-the-fact and installation of concrete in front yard
 Application Filed: 4/16/26
 45 Day Expiration: 5/31/26

Presentation made by Ms. Velázquez to the Commission.

Owner was not present to answer questions from the Commission.

ACTION: Motion made by Commissioner Harder, seconded by Commissioner Silva, to **MOVE TO END OF AGENDA** and unanimously carried.

Motion passed.

ACTION: Motion made by Commissioner Harder, seconded by Commissioner Silva, to **TABLE ITEM TO THE NEXT MEETING** and unanimously carried.

Motion passed.

4. **PHAP26-00019** 8 Sunset Heights N 120 Ft Of 34 & N 120 Ft of W 1/2 of 33

Location: (4500 Sq Ft), City of El Paso, El Paso County, Texas
506 W. Yandell Drive
Historic District: Sunset Heights
Property Owner: Laura Gabriela Hernandez Sierra
Representative: Laura Gabriela Hernandez Sierra
Representative District: 8
Existing Zoning: A-3/H (Apartments/Historic)
Year Built: 1904
Historic Status: Contributing
Request: Reconsideration of an approved Certificate of Appropriateness
for installation of a metal roof
Orig. Application Filed: 4/2/26
Orig. 45 Day Expiration: 5/17/26

Presentation made by Ms. Velázquez to the Commission.

Laura Hernandez, owner, was present to answer questions from the Commission.

ACTION: Motion made by Commissioner Clifton, seconded by Commissioner Silva to **TABLE ITEM TO NEXT MEETING FOR APPLICANT TO BRING RENDERINGS IN BROWN COLORS AND SAMPLES FOR COMMISSION TO REVIEW** and unanimously carried.

Motion passed.

10. Addresses of property HLC Commissioners have requested that HLC staff review or investigate and provide a report to the HLC.

THERE WERE NO ADDRESSES NOR PROPERTIES THAT THE HLC MEMBERS WOULD LIKE TO REQUEST FOR AGENDA ITEMS TO BE SCHEDULED AT THE MAY 21, 2026 MEETING.

II. Consent Agenda

- a. Discussion and action on Regular meeting minutes for April 16, 2026.
- b. HLC Staff Report - Update on Administrative Review Cases since last HLC meeting for the properties listed on the attachment posted with this agenda.
(See Attachment "A.")

ACTION: Motion made by Commissioner Harder, seconded by Commissioner Silva to **APPROVE THE CONSENT AGENDA** and carried.

AYES:
NAYS: N/A
ABSTAIN:
ABSENT: N/A
NOT PRESENT FOR THE VOTE:

Motion passed.

ACTION: Motion made by Commissioner Harder to **TAKE A FIVE-MINUTE RECESS**, seconded by Commissioner Silva and carried.

Motion passed.

ACTION: Motion made by Commissioner Harder to **RESUME MEETING**, seconded by Commissioner Silva and carried.

Motion passed.

ACTION: Motion made by Commissioner Harder to **TABLE ITEMS 1 AND 3 FOR THE NEXT MEETING**, seconded by Commissioner Silva and carried.

Motion passed.

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III. Adjournment of the Historic Landmark Commission’s Meeting.

ADJOURNMENT:

ACTION: Motion made by Commissioner Harder, seconded by Commissioner Silva and unanimously carried to **ADJOURN**.

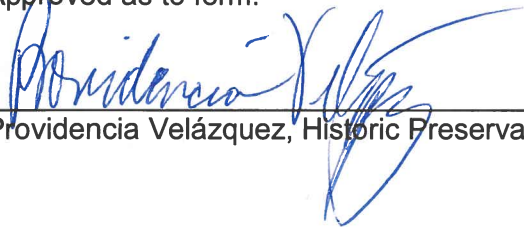
Motion passed.

Meeting adjourned at 4:11 p.m.

EXECUTIVE SESSION

The Historic Landmark Commission may retire into Executive Session pursuant to Section 3.5A of the El Paso City Charter and the Texas Government Code, Section 551.071-551.076 to discuss any item on this agenda.

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Approved as to form:



Providencia Velázquez, Historic Preservation Officer



El Paso, TX

300 N. Campbell
El Paso, TX

Legislation Text

File #: BC-2125, Version: 1

**CITY OF EL PASO, TEXAS
LEGISTAR AGENDA ITEM SUMMARY FORM**

AGENDA LANGUAGE:

This is the language that will be posted to the agenda. Please use ARIAL 11 Font.

HLC Staff Report - Update on Administrative Review Cases since last HLC meeting for the properties listed on the attachment posted with this agenda.

(See Attachment "A.")



Planning and Inspections Department

MAYOR

Renard U. Johnson

PLANNING AND INSPECTIONS DEPARTMENT

May 28, 2026

CITY COUNCIL

ATTACHMENT "A"

District 1

Alejandra Chávez

TO:

Honorable Chair and Members

District 2

Dr. Josh Acevedo

Historic Landmark Commission

FROM:

Providencia Velázquez, Historic Preservation Officer

District 3

Deanna M. Rocha

SUBJECT:

Administrative Review Status Report

District 4

Cynthia Boyar Trejo

Title 20, Chapter 20 (Historic Landmark Preservation), El Paso Municipal Code, allows this Department to provide Administrative Review for applications that meet criteria as listed under the Administrative Review Guidelines. Since the Historic Landmark Commission meeting on May 7, the following cases have received Administrative Review:

District 5

Ivan Niño

AUSTIN TERRACE HISTORIC DISTRICT

District 6

Art Fierro

PHHR26-00064 –4308 Hastings Drive, Susie Salcido (owner) – Contributing Property – A request was made for painting currently painted areas including fascia, soffit, windows, doors, and porch ceiling in Sherwin Williams SW7013 (Ivory Lace) and SW7611 (Tranquil Aqua). No painting of brick or other masonry.

District 7

Lily Limón

District 8

Chris Canales

PHHR26-00078 –4511 Bliss Avenue, Omar and Vanessa Hernandez (owners) – Non-Contributing Property – A request was made for replacement of the sewer line located on the side of the property.

MAGOFFIN HISTORIC DISTRICT

PHHR26-00070 –1120 Magoffin Avenue, Texas Parks and Wildlife Dept. (owner) – Contributing Property – A request was made for tree installation, removal and replacement.

PHHR26-00072 –921 Olive Avenue, Raymundo and Sandra Martinez (owners) – Contributing Property – A request was made for installation of gas line in side yard.

Philip F. Etiwe, Director

City 3 | 801 Texas Ave. | El Paso, Texas 79901 | (915) 212-0104 | FAX (915) 212-0084





Planning and Inspections Department

MAYOR

Renard U. Johnson

MANHATTAN HEIGHTS HISTORIC DISTRICT

CITY COUNCIL

District 1

Alejandra Chávez

PHHR26-00065 –3030 Wheeling Avenue, Angel and Maria Reyes (owners) –

Contributing Property – A request was made for replacement of existing roof asphalt shingles with the same material and color, “Shasta White “

District 2

Dr. Josh Acevedo

PHHR26-00067 –3030 Wheeling Avenue, Angel and Maria Reyes (owners) –

Contributing Property – A request was made for repainting currently painted portions in white and green to match; replacement of existing wood steps in-kind to match existing; replacement of vertical siding with wood to match existing.

District 3

Deanna M. Rocha

PHHR26-00068 –2929 Copper Avenue, James and Maria Benoit (owners) –Contributing

Property – A request was made for replacement of rooftop a/c equipment. New equipment to be placed in same location as existing on roof.

District 4

Cynthia Boyar Trejo

PHHR26-00073 –2716 Silver Avenue, Irene Diaz (owner) –Contributing Property – A

request was made for installation of a/c unit in rear yard with all electrical approval for a/c included as needed.

District 5

Ivan Niño

District 6

Art Fierro

District 7

Lily Limón

PHHR26-00074 –2714 Lebanon Avenue, Angel and Karla Valles (owners) –Contributing

Property – A request was made for replacement of existing rooftop evaporative cooler w/new evaporative cooler in same location on rooftop as existing.

District 8

Chris Canales

CITY MANAGER

Dionne Mack

PHHR26-00075 –3030 Wheeling Avenue, Angel and Maria Reyes (owners) –

Contributing Property – A request was made for repair of stucco on foundation on secondary facades only (not on the front) and painting of trim SW0016 - Billiard Green.

PHHR26-00076 –2900 Federal Avenue, William and Mary Dingwall (owners) –

Contributing Property – A request was made for repainting exterior walls in SW 7007 - Ceiling Bright White and repair of concrete planter on secondary elevation/facade.

PHHR26-00077 –2900 Federal Avenue, James and Maria Benoit (owners) – Contributing

Property – A request was made for repair of existing sidewalk. Sidewalk repair to match materials, color, texture, dimensions, and pattern of existing.

Philip F. Etiwe, Director

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Planning and Inspections Department

MAYOR

Renard U. Johnson

MISSION TRAIL HISTORIC DISTRICT

PHHR26-00066 -9828 Socorro Road, Tieh LLC (owner) – Non-Contributing Property – A request was made for painting and sign replacement. Work to be done on portion of property that lies outside the boundaries of the historic district.

CITY COUNCIL**District 1**

Alejandra Chávez

SUNSET HEIGHTS HISTORIC DISTRICT**District 2**

Dr. Josh Acevedo

PHHR26-00069-901 W. Yandell Drive, Ernest and Alicia Armstrong (owners) – Contributing Property – A request was made for repair of cinder block walls only with an application of stucco. Pipe installation for drainage.

District 3

Deanna M. Rocha

PHHR26-00071-809 Mundy Drive, Robbie and Jennifer Rosales (owners) – Contributing Property – Issued in error and cancelled.

District 4

Cynthia Boyar Trejo

District 5

Ivan Niño

District 6

Art Fierro

District 7

Lily Limón

District 8

Chris Canales

CITY MANAGER

Dionne Mack

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