



**MAIN STREET PROGRAM**

**Staff Report – Expansion of Downtown Historic District  
Case No. 22--010  
Address: 410 North Camp Street**

**Applicant:**

Frank Matyas, Jr.

**Property Owner(s):**

Same as Applicant

**Property Address/Location:**

410 North Camp Street

**Legal Description:**

LOT: 4 5,6,7,8 BLK: 196  
ADDN: INNER

**Building Size/Project Area:**

9,700 Square Feet

**Built:**

1950's

**Attachments:**

- Pictures
- Application

**REQUEST:**

The property owner is requesting their property be included within the downtown historic district.

**DESIGNATIONS:**

- Local Historic Marker
- Local Historic District
- Recorded Texas Historical Landmark
- Individually Listed on National Register of Historic Places
- National Register Historic District:  Contributing  Noncontributing
- Other: \_\_\_\_\_

**BUILDING HISTORY/ARCHITECTURE:**

One story concrete brick construction. Mid-century architectural style. Original use was a grocery store, Naumann's Supermarket. Eugene Naumann purchased the lot from CL Bruns in 1958, after their location on Gonzales Street was purchased and demolished for bank parking lot. The grocery store opened in 1959/1960. In 1970, the grocery store closes, and the City of Seguin purchases the property. In 1972, the property opens as the Police Department. In 2007, the City of Seguin sells the property to Frank Matyas.

There have been some alterations completed to the building, but the alterations have reached the age of significance. Most notably, the colonnade was redesigned and several windows bricked over during its transformation into the police station. The parapet remains the same as it did when it was constructed.

The building has served as civic building and represents the time of transition for the community and the nation as a whole, going from a pedestrian society to a vehicular one.

**SUMMARY OF STAFF ANALYSIS & RECOMMENDATION:**

Criteria for Designation of a Landmark or District is as follows:

Any building, structure, site, or object, may be designated for a local historic landmark designation if it is significantly associated with the history, architecture, archaeology, engineering, or cultural heritage of the community; if it has integrity; is at least fifty years old, or is of lesser age and has exceptional importance; and if it falls in at least one of the following categories.

1. Is associated with events that have made a significant contribution to the broad patterns of national, state, or local history.

2. Embodies the distinctive architectural characteristics of a type, period, style or method of design or construction, or represents a significant and distinguishable entity whose components may lack individual distinction.
3. Is an outstanding work of a designer, builder, or architect who has made a substantial contribution to their field.
4. Exemplifies or reflects special elements of the county's history.
5. Is associated with the lives of persons significant in national, state, or local history.
6. Has yielded or may be likely to yield important archaeological information related to history or prehistory.
7. Is an historic building or cultural resource removed from its original location but which is significant for architectural value, or association with an historic person or event, or prehistory.
8. Is a birthplace or grave of a prehistoric or historical figure of outstanding importance and is the only surviving structure or site associated with that person.
9. Is a cemetery or burial site which derives its primary significance from age, from distinctive design features, or from association with historic events, or cultural patterns.
10. Is a reconstructed building that has been executed in a historically accurate manner on the original site.

Designation of historic districts will need to contain properties and an environmental setting which meet one or more of the criteria for designation of a landmark and constitutes a distinct section of the City of Seguin.

The current downtown historic district's period of significance is 1845 to 1953, however, the recent resource survey recommends expanding the period of significance to 1838 to 1969, which would put this building in the period of significance.

Staff recommends that 410 North Camp Street be incorporated into the downtown historic district as the building's construction falls within the period of significance, and meets the criteria number 2 and 5, for local designation.