

United States Department of the Interior
National Park Service



NATIONAL REGISTER OF HISTORIC PLACES
REGISTRATION FORM

1. NAME OF PROPERTY

HISTORIC NAME: Ziller House
OTHER NAME/SITE NUMBER:

2. LOCATION

STREET & NUMBER: 1110 Blanco NOT FOR PUBLICATION: N/A
CITY OR TOWN: Austin VICINITY: N/A
STATE: Texas CODE: TX COUNTY: Travis CODE: 453 ZIP CODE: 78703

3. STATE/FEDERAL AGENCY CERTIFICATION

As the designated authority under the National Historic Preservation Act, as amended, I hereby certify that this x nomination request for determination of eligibility meets the documentation standards for registering properties in the National Register of Historic Places and meets the procedural and professional requirements set forth in 36 CFR Part 60. In my opinion, the property x meets does not meet the National Register criteria. I recommend that this property be considered significant nationally statewide x locally. (See continuation sheet for additional comments.)

Curtis J. Jernell 3-26-98
Signature of certifying official Date

State Historic Preservation Officer, Texas Historical Commission

State or Federal agency and bureau

In my opinion, the property meets does not meet the National Register criteria.
(See continuation sheet for additional comments.)

Signature of commenting or other official Date

State or Federal agency and bureau

4. NATIONAL PARK SERVICE CERTIFICATION

I hereby certify that this property is:

- entered in the National Register See continuation sheet.
- determined eligible for the National Register See continuation sheet.
- determined not eligible for the National Register
- removed from the National Register
- other (explain): _____

Edson H. Beall 5-8-98
Signature of the Keeper Date of Action

5. CLASSIFICATION

OWNERSHIP OF PROPERTY: Private

CATEGORY OF PROPERTY: Building

NUMBER OF RESOURCES WITHIN PROPERTY:	CONTRIBUTING	NONCONTRIBUTING
	1	2 BUILDINGS
	0	0 SITES
	0	0 STRUCTURES
	0	0 OBJECTS
	1	2 TOTAL

NUMBER OF CONTRIBUTING RESOURCES PREVIOUSLY LISTED IN THE NATIONAL REGISTER: 0

NAME OF RELATED MULTIPLE PROPERTY LISTING: N/A

6. FUNCTION OR USE

HISTORIC FUNCTIONS: DOMESTIC/single dwelling

CURRENT FUNCTIONS: DOMESTIC/single dwelling

7. DESCRIPTION

ARCHITECTURAL CLASSIFICATION: Late Victorian: Eastlake

MATERIALS: FOUNDATION STONE/Limestone, WOOD, BRICK
WALLS WOOD
ROOF ASPHALT
OTHER GLASS

NARRATIVE DESCRIPTION (see continuation sheets 7-5 through 7-11)

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**National Register of Historic Places
Continuation Sheet**

Section 7 Page 5

Ziller House
Austin, Travis County, Texas

The Henry H. Ziller House (c.1881) at 1110 Blanco Street, Austin, Texas, is a 1-story, wood frame house with a central hall plan and hipped roof. The house was enhanced with Eastlake features during a c.1891 renovation. This renovation included extension of the northeast and northwest rooms, the addition of two balconies, and the addition of a porch on the east side of the house (the porch was later extended around part of the south side of the house). In 1993, a major restoration returned the interior to the 1891 floor plan and the exterior to its late 1800s appearance. This work included the removal of two poorly constructed additions from the 1920s-30s, and the reconstruction of the east balcony and south porch, both of which had been enclosed after the Zillers sold the property in 1939. A 1993 bedroom addition replaced the 1920s-30s additions. Despite these modifications, the Ziller House retains its architectural integrity.

The Ziller House is west of downtown Austin, in a tree-filled, residential area of single family homes (some of which are locally-designated as historic), as well as apartments and condominium units. Both Blanco Street and 12th Street are 60' wide and are lined with sidewalks. A condominium unit now occupies the property immediately east of the Ziller House, as well as the property immediately to the northeast. To the south of the Ziller House, Blanco Street retains many of its historic houses from the early part of the 20th century, including a number of bungalow style houses built in the 1920s and 1930s. The original outbuildings of the Ziller property do not remain, but new auxiliary buildings, including a storage shed and a garage, are in keeping with the original layout of the property.

The exterior finish material is simple drop horizontal board siding, pattern No. 113. The c. 1891 elevated front porch wraps around the south side of the house, stopping at approximately the midpoint of the south wall. The porch has a wooden balustrade and turned wooden posts with panel appliqué, decorative woodwork trim, including sunburst brackets flanking the top of each post, solid panels with cross-shaped perforations above the brackets, and a frieze of three semicircular perforations in the area below the roofline and above the horizontal beams bracing the top of the posts. The porch is supported by brick footings, infilled with stuccoed screens.

Structural evidence suggests that the porch originally covered only the east side of the house. The porch ceiling at the south side of the house is a different thickness of wood. Lumber from the substructure of the porch on the east side

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Ziller House
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of the house bears a stamp from the W. J. Sutor Lumber Co., which was only in business from 1891-1894, suggesting that this part of the porch was added during that time.¹

The front door, of similar age but not original to the house, is a dark-stained paneled door with multicolored panes, topped by a transom window. A grooved frame encases the door and transom window, and includes corner block paterae adjacent to the top of the door. A screen door covers the front door. The frame of the screen door is composed of three sections; the lower and higher sections have brackets set into each corner; eight small turned posts are set into the center section. The screen door is evident in a c. 1900 photograph (photo on page 8-16 shows the door has latticework in the lower section that is not present today). The two windows to the left of the front door are double hung and have broken bed pediment frames, and wooden blinds flanking each window.

The northeast room is extended by an ell, and a gable with a broken bed pediment decorates its east elevation. A projecting balcony is covered with a metal hood. The balcony is enclosed by a wooden balustrade and the hood is supported by wooden posts that rise up from the front corners of the balustrade. The ornamental woodwork is similar to that of the porch, except for a series of five semicircular perforations (instead of three) above the posts. Two double-hung windows light the gable end; these windows each have simple, broken bed pediments.

The Ziller House is covered with a hipped roof with a flat, rectilinear top that intersects with a gabled roof above the rooms on the north side of the house; in this section of the roof the ridgeline runs north-south (photo 2). Originally the roof was covered with cedar shakes, but is now covered with gray asphalt shingles. The seams of the porch roof from the south side of the house have metal plates imprinted with the words, "Taylor's Extra Coated 40 LB CopperBear----." The three chimneys that extend from the roof of the house are brick and have been painted white. They have a graduated molding and arched coverings. Early photographs suggest that the coverings have been modified from their original appearance.

The Ziller House, as originally built, featured a rectilinear central-hall plan, with two rooms on either side of the hall (north and south), served by a detached kitchen (see plan, page 7-9). After the 1890s addition, which broke through the rectangular plan, three rooms completed the north side of the house, including a living room, dining room with bay window alcove, and a kitchen. Two chimneys above the north part of the house suggest the existence of two fireplaces or

¹ Property value assessment from the tax records of Henry Ziller support the idea that Ziller improved his property between 1891 and 1894, and that significant work was undertaken c. 1891. In 1892 assessment increased from \$1000 to \$1200.

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Ziller House
Austin, Travis County, Texas

stoves at one time in this part of the house. One chimney is aligned with the wall that separates the living room and dining room, and a section of pressed metal ceiling in the living room has been replaced, suggesting that a chimney flue or stovepipe extended through the ceiling in that area. The second chimney on the north side of the hallway is above the current location of the stove in the kitchen; it may have served as the flue for a coal stove.

On the south side of the central hall, two rooms are in the original part of the house, a study and a bathroom. The front room (east) features a fireplace with a carved wooden mantle and ceramic tile set into the frontispiece and base. The ceiling of this room is board and batten. The second room (west) was converted into a bathroom in the 1993 renovation, with a fireplace sharing the same flue as the east room's fireplace. The base of this fireplace, however, has been reconstructed with Austin Common Brick. The chimney for these fireplaces extends up through the west pitch of the roof, and the north side of the chimney is adjacent to the ridge between the lower pitch of the roof and the rectilinear central flat part of the roof.

Adjacent to the bathroom at the southwest area of the house is a 1993 addition. This addition is slightly elevated inside, which helps to delineate it from the original part of the house. The addition, which includes a narrow hallway leading to a small bedroom and a new master bedroom with an adjacent bathroom, was constructed in a manner compatible with the scale and architectural features of the original house.

The interior of the house retains a number of original architectural details. The white oak wood floors in all the rooms are original. Most of the doorways of the house have transom windows and detailed architraves with corner block paterae of circular or leaf motifs. The central hall has wainscoting of a narrow beaded board, which is also visible in the framework of the underside of the porch roof. The side walls of the central hall are very narrow. The studs forming the framework of the walls were turned on their sides, allowing maximum space within the rooms. The southeast room (study) retains its original board and batten ceiling. The front north room (living room) has a decorative pressed metal ceiling with white-painted friezes featuring garlands and beading. It is composed of square panels; the panels on the perimeter have oval-shaped garlands and the central panels have concentric squares with fluting. The workmanship apparent in the pressed and carved wood details of the house is representative of Victorian ornament available from local mills or mail-order catalogs in the later part of the 19th century.

The 1993 restoration included removal of a number of partition walls added to the house during and after the 1940s, and the opening up of the south porch and the east balcony, both of which had been enclosed.

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Ziller House
Austin, Travis County, Texas

The front walk of the house is composed of large limestone flagstones. Prior historical documentation of the house has suggested that these stones came from the walk of the 1853 State Capitol. The front yard is covered with St. Augustine grass. A rectilinear, dark green wood frame storage shed with a gabled roof stands in the southwest corner of the lot. The shed has a single French door with large sidelights. A small brick terrace is set in the side yard in front of the shed. On the northwest corner of the lot is a wood frame garage building with exposed rafter ends. A black gravel driveway is between the garage and the house. A strip of picket fence stretches from the end of the house to the property line adjacent to the garage on its south side. The perimeter of the property line, as well as the immediate area around the house, are landscaped with evergreen shrubs, rosebushes, azaleas, small flowering plants such as auxala, and monkeygrass. Much of the landscaping is recent; a large wisteria on the north side of the house reaches far above the top of the roof, and may be part of the original landscaping. The general scheme of the landscaping is complimentary to the appearance of the house, and does not interfere with the visibility of the house from the street.

A comprehensive restoration of the house was undertaken and completed in 1993, through which the owners returned the house to its 1890s appearance. The house has been maintained in its original location, and its design reflects the historic appearance of the building as an early single family residence in Austin. The garage and storage shed (both non-contributing, but compatible with the design of the house), have been carefully placed on the west side of the lot, where they don't interfere with the primary (east) facade of the house. Original house materials, such as the pine floors and pressed metal ceiling, have been conserved, and new materials used in the restoration are in keeping with the original design. Custom-milled pieces replaced important damaged or missing wooden ornament. In many cases, the restorers used recycled materials in the addition. Despite alterations, the Ziller House retains a high degree of integrity of location, setting, workmanship, materials, design, feeling, and association.

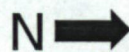
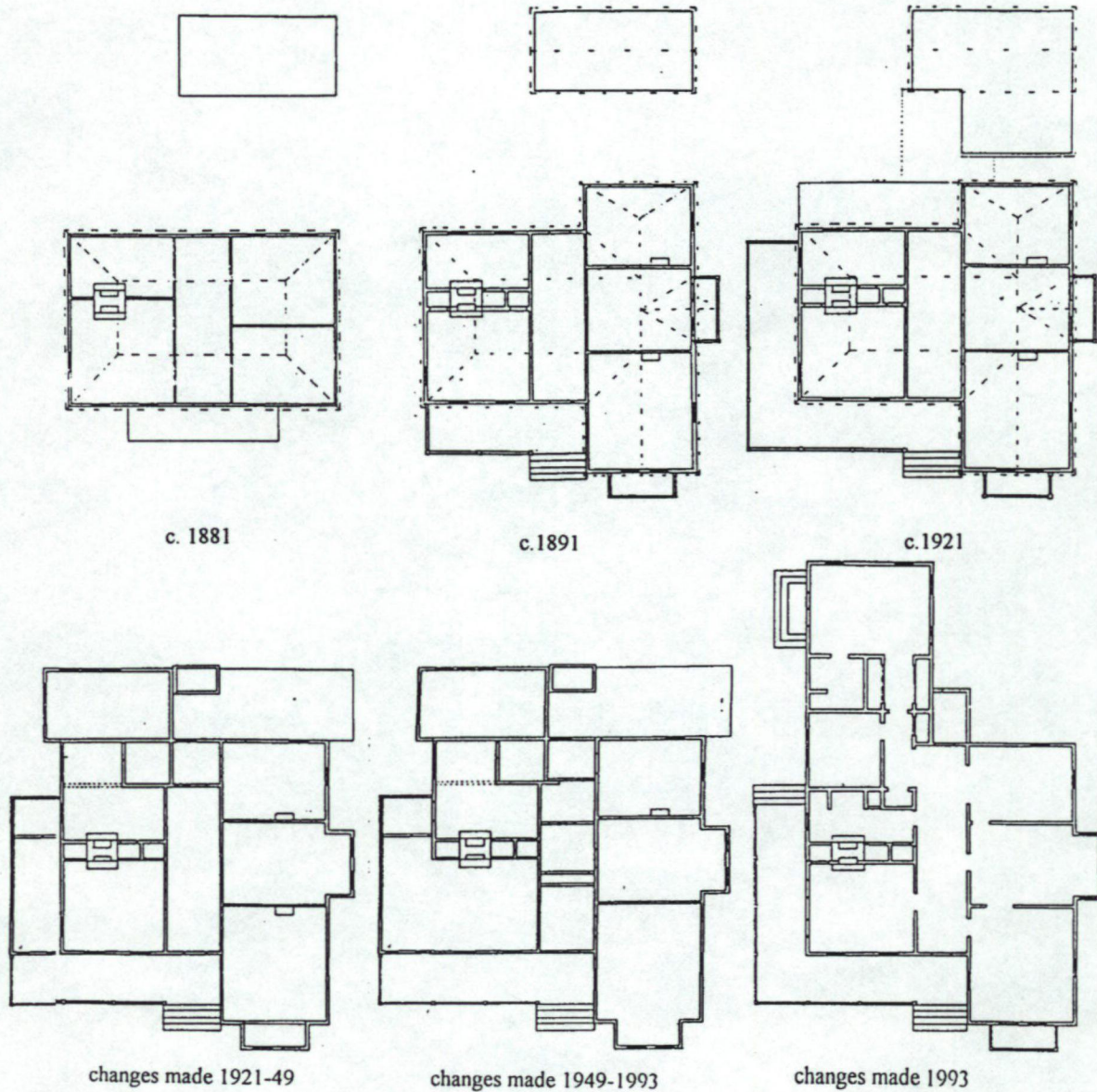
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Ziller House
Austin, Travis County, Texas

Evolution of plan c.1881 through 1993



NOT TO SCALE

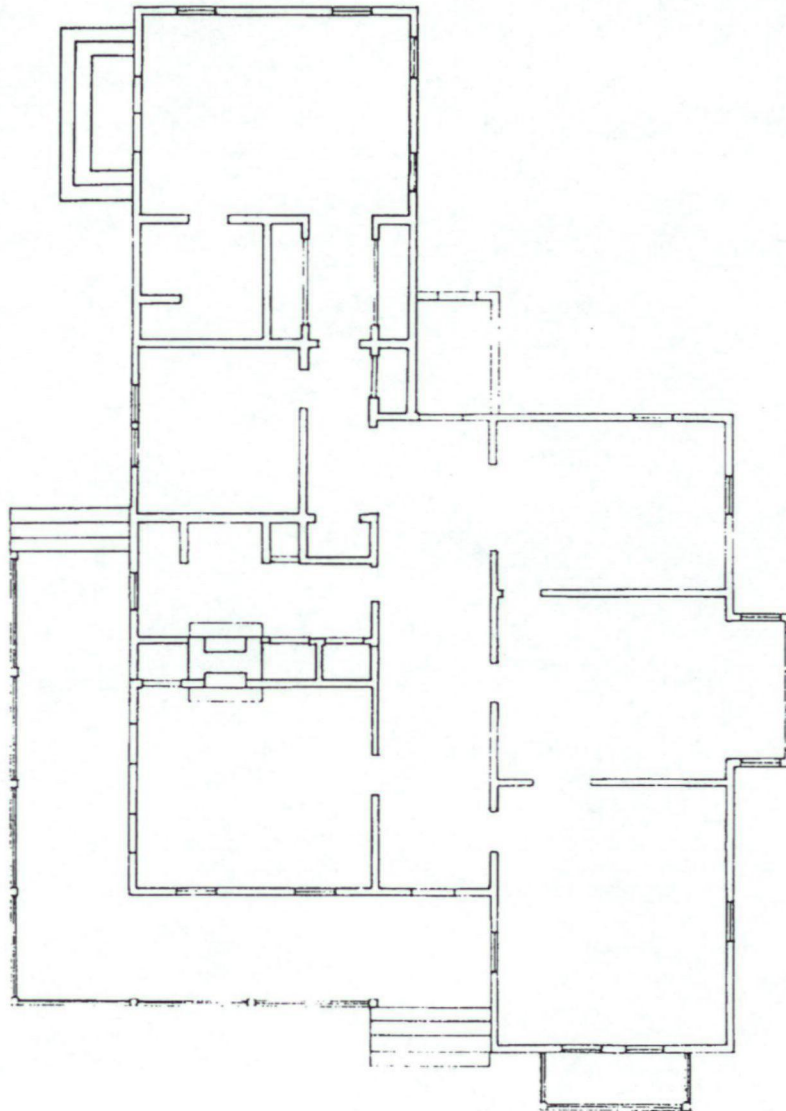
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Ziller House
Austin, Travis County, Texas

1997 Plan



NOT TO SCALE

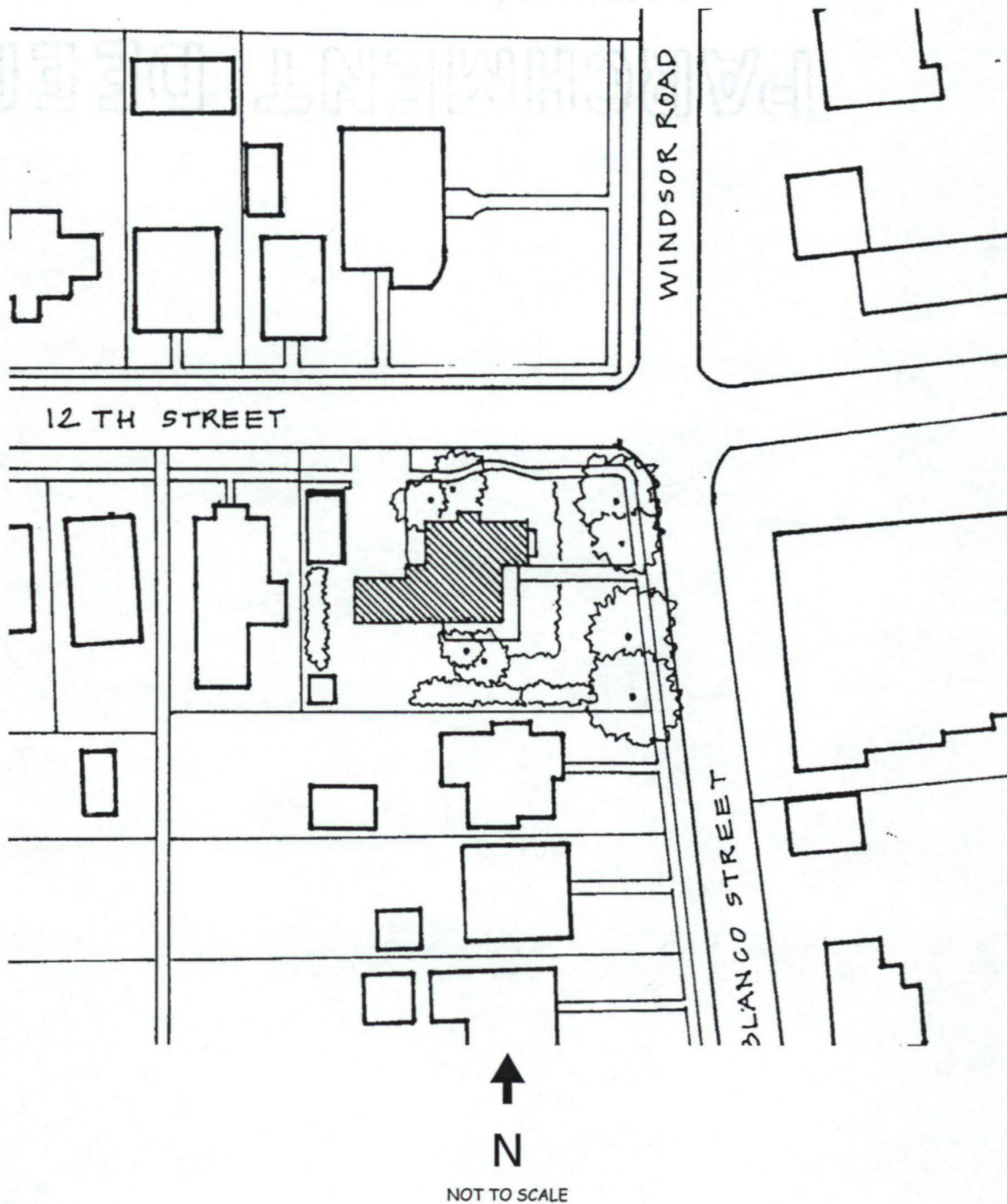
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Ziller House
Austin, Travis County, Texas

Site plan, 1997



8. STATEMENT OF SIGNIFICANCE

APPLICABLE NATIONAL REGISTER CRITERIA

- A** PROPERTY IS ASSOCIATED WITH EVENTS THAT HAVE MADE A SIGNIFICANT CONTRIBUTION TO THE BROAD PATTERNS OF OUR HISTORY.
- B** PROPERTY IS ASSOCIATED WITH THE LIVES OF PERSONS SIGNIFICANT IN OUR PAST.
- C** PROPERTY EMBODIES THE DISTINCTIVE CHARACTERISTICS OF A TYPE, PERIOD, OR METHOD OF CONSTRUCTION OR REPRESENTS THE WORK OF A MASTER, OR POSSESSES HIGH ARTISTIC VALUE, OR REPRESENTS A SIGNIFICANT AND DISTINGUISHABLE ENTITY WHOSE COMPONENTS LACK INDIVIDUAL DISTINCTION.
- D** PROPERTY HAS YIELDED, OR IS LIKELY TO YIELD, INFORMATION IMPORTANT IN PREHISTORY OR HISTORY.

CRITERIA CONSIDERATIONS: N/A

AREAS OF SIGNIFICANCE: Architecture

PERIOD OF SIGNIFICANCE: c.1881; c.1891

SIGNIFICANT DATES: c.1881; c.1891

SIGNIFICANT PERSON: N/A

CULTURAL AFFILIATION: N/A

ARCHITECT/BUILDER: unknown

NARRATIVE STATEMENT OF SIGNIFICANCE (see continuation sheets 8-12 through 8-18).

9. MAJOR BIBLIOGRAPHIC REFERENCES

BIBLIOGRAPHY (see continuation sheet 9-19).

PREVIOUS DOCUMENTATION ON FILE (NPS): N/A

- preliminary determination of individual listing (36 CFR 67) has been requested.
- previously listed in the National Register
- previously determined eligible by the National Register
- designated a National Historic Landmark
- recorded by Historic American Buildings Survey #
- recorded by Historic American Engineering Record #

PRIMARY LOCATION OF ADDITIONAL DATA:

- State historic preservation office (*Texas Historical Commission*)
- Other state agency
- Federal agency
- Local government
- University
- Other -- Specify Repository: *Austin History Center*

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Ziller House
Austin, Travis County, Texas

The Ziller House is named for the Henry Harry Ziller family, who owned the property from 1881 to 1939. The initial builder is unknown, but two sources of building materials are known from stamps or impressions found in the 19th century section of the house. Henry H. Ziller married Bertha Sterzing in 1876, and after her death in 1900, he married Adele Neff. Ziller worked as the deputy and assistant city tax assessor and collector from 1881 until his death in 1924. The Ziller House is significant under Criterion C in the Area of Architecture, at the local level of significance for its intact Eastlake architectural details. The stylistic development of this house parallels the gradual economic prosperity of the Ziller family in the 1880s and 1890s. The last major alteration to the house representing an enhancement of its Victorian qualities occurred about 1891. Though the back section of the lot was sold sometime between 1921 and 1935, the remaining yard, especially viewed from the east, appears much as it would have in the late 19th century. The recent addition on the back side of the house, replacing 1920s and 1930s additions, is in keeping with the original style and scale of the historic part of the house and does not to interfere with the primary facade.

The neighborhood around the Ziller House has an eclectic mix of historic buildings and recent construction. Together the Ziller House and the Martin-Cabaniss House (c.1887) at 1200 Windsor offer a good indication of how the neighborhood would have appeared in the 19th century. The extensive Victorian cut wood ornament of the Martin-Cabaniss House may have influenced Ziller to renovate his own house with more Victorian embellishments. These two houses were among the earliest residential development west of Shoal Creek, between Enfield and Sixth Street. From their hilltop locations, both would have had a view of the western edge of downtown Austin, as well as exposure to winds rising up the crest of the hill. The property is part of an original land title from a 40-acre 1846 grant. Occupying lot No. 4 in Division Z of Austin, when the property was sold in 1881 to Henry Ziller by J.G. and H.M. Wait, it amounted to "one half acre more or less."² Henry Ziller's address from 1881-82 is listed as the southwest corner of Blanco and Plum (now 12th) streets.

²In the deed dated February 16, 1881, the property is described as follows: "Beginning at the South East Corner of said Lot No. 4 Div. Z - Thence along the North line of said Lot. Two hundred and Eight (208) feet a stake - Thence at a right angle with said North Line in a southerly direction One hundred and four (104) feet to stake - Thence South 60 E. to the west margin of the Street bounding said lot No. 4 on the East - Thence with said street. One Hundred & five (105) feet to the point of beginning containing one half acre more or less."

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Ziller House
Austin, Travis County, Texas

The Ziller House appears as one of the few buildings west of Shoal Creek in the 1887 drawing "A Partial View of Austin, Texas," published by the Austin Rapid Transit Railway Co., and the Board of Trade.³ (p. 7-11). The illustration depicts the Ziller House lot surrounded by trees, but with few buildings in close proximity. The main elevation of the Ziller House faces east on the crest of a hill that declines sharply just east of the 12th Street and Windsor Road/Blanco Street intersection (p. 7-12). The Texas Military Institute, a Victorian Gothic building begun in 1870, occupies property between Blanco Street and Shoal Creek, and was one of the few other buildings built in the area before the 1890s. The Martin-Cabaniss House, at 1200 Windsor Road, was built in 1887 in a Steamboat Gothic style. It was not until the late 1890s that the property immediately to the east of the Ziller House (bounded by 12th Street, Blanco, 9th Street and Shoal Creek) was subdivided in the Sillmon Subdivision. Between 1921 and 1935, the western part of the original lot bought by Henry Harry Ziller was sold, forming the adjacent lot at 1105 West 12th Street.

After Austin was laid out in 1839, the city was quickly subdivided. As the city and its economy stabilized following the declaration of Austin as the permanent capitol of the state of Texas in 1870, larger tracts of land farther away from the original city center were gradually subdivided to profit from residential development. West of the original one square mile of the city center, single-family residences developed. The subdivision of the area in the vicinity of the Ziller House (nestled west and north of the Texas Military Institute property, at the southern extension of the Pease and N. G. Shelley properties, just east of the Clarksville Freedmen neighborhood) began in the 1880s, and continued with greater intensity into the early 20th century.

Henry H. Ziller was the second son of Michael Ziller, a German immigrant who came to Austin in 1834, after having received honorable discharge from the army after the Franco-Prussian War. Michael Ziller built the first stone building in Austin, known as Missouri House, in 1849. At the northeast corner of Congress and Sixth Street, it served as a merchant building as well as the Ziller home. Michael Ziller also built a second building just to the east of the first one in 1853-54. The property was willed to the Ziller children (Henry H. and siblings) at their father's death. Henry became the executor of this property which was not sold until after 1897.

Henry Ziller worked at the Austin City Tax Assessor and Collector Office from 1881 until his death in 1924. The 1881 house deed reveals that Ziller bought the property for \$900 from Mr. and Mrs. J. G. Wait. The prior deed records that the property was sold for \$500 in 1877 by N. G. Shelly to J. G. Wait. Prior to 1881, the residence of Henry Ziller is

³ In the drawing, West 12th Street is labeled "College Street."

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Ziller House
Austin, Travis County, Texas

listed as at the northwest corner of Cherry (16th Street) and San Jacinto. Tax records also support that from 1881 to 1897, Henry Ziller was gradually building his worth and acquiring new property.

The Ziller house appears to have reflected typical building trends of the late 19th century. The house was probably built prior to 1881 as a five bay house, two rooms deep with central hall, with a rectilinear plan and regularly spaced pedimented windows along the front elevation of the house, suggesting the influence of Greek Revival. The adding of more interior space and the enhancement of the ornamental aspects of the house suggests there was a necessity for more space, and an availability of funds to alter the existing size and appearance of the house. These changes reflect a subtle development of Victorian residential architecture from the 1880s to the 1890s, and specifically involve the embracing of more cut wood ornament, and a tendency toward asymmetry of massing.

Several visual and structural aspects indicate that the house was changed from a symmetrical, five-bay house to its current plan. The front door marks the exact center of the facade. The wall between the hall and the living and dining rooms is not on center with the front door and the spacing of the elements of the front facade. This suggests that the wall was moved when the additional rooms were constructed on the north side of the house. The roof is composed of a hipped roof topped with a flat rectilinear section above the south part of the house, and a gabled roof running north-south above the three rooms in the north part of the house. The roofing members themselves show signs of alteration: members of the hipped roof have been cut where the hipped and gabled roof come together. The rectilinear central portion of the roof slants slightly toward the back of the house.

Most of the detail work is composed of architectural elements that could have been mail-ordered and delivered to Austin via railroad. Most of these elements reveal the high level of finish that could have been achieved in a house located in a growing (yet fairly remote) state capital. The tall double hung windows with pedimented architrave, and transom windows, are seen in other Austin houses of the period. The pressed metal ceiling is rumored to have been recovered from the ruins of the 1853 State Capitol after an 1881 fire. Henry Harry Ziller would have been familiar with this type of ceiling from his prior occupation as a tinner in the 1870s, and pressed metal ceilings were available from mail-order catalogs.

The woodwork of the porch includes turned elements in the balustrade, and cutwork in the decorative section joining the roof and the posts. A photograph (c. 1900) reveals that the posts of the east balcony do not match the composite posts of the front porch, but instead are simpler turned posts (page 8-16). In this photograph, it is also evident

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Ziller House
Austin, Travis County, Texas

that the porch stops at the southeast corner of the house, and does not continue around the south side of the house. The south porch was therefore extended after the initial renovation.

The 1993 rehabilitation of this property by architect Robert Vaselka returned the building to its c. 1891 appearance to the highest degree possible. Vaselka made every attempt to remove post-1890s additions without altering the existing structure. The bedroom suite addition employs reclaimed architectural elements, specifically door frames and windows taken from a demolished house in Blanco, Texas, about 50 miles southwest of Austin. These reclaimed elements are of the same style as those original to the house. Future goals include replacing the metal cresting that once sat along the ridge-line of the roof, the wooden handrail that extended down the front porch of the steps, and the bargeboard on the east gable. These elements are known from historic photographs of the house; if the original pieces cannot be found, replications of these pieces will be made by examining closely the historic photographs and the decorative schemes of other Victorian houses in the area.

The Ziller House is worthy of continued preservation and listing in the National Register of Historic Places, under Criterion C in the Area of Architecture at the local level, as an intact example of a single-story Victorian residential house with Eastlake ornamentation. It is representative of a stylistic transformation commonly occurring in Austin at this time, as the city became more stable and wealthy, and its citizens were able to consider their homes as displays of prosperity and cultural awareness. The city of Austin zoned the property historic, and the property owners received an award from the Heritage Society of Austin for the 1993 renovation.

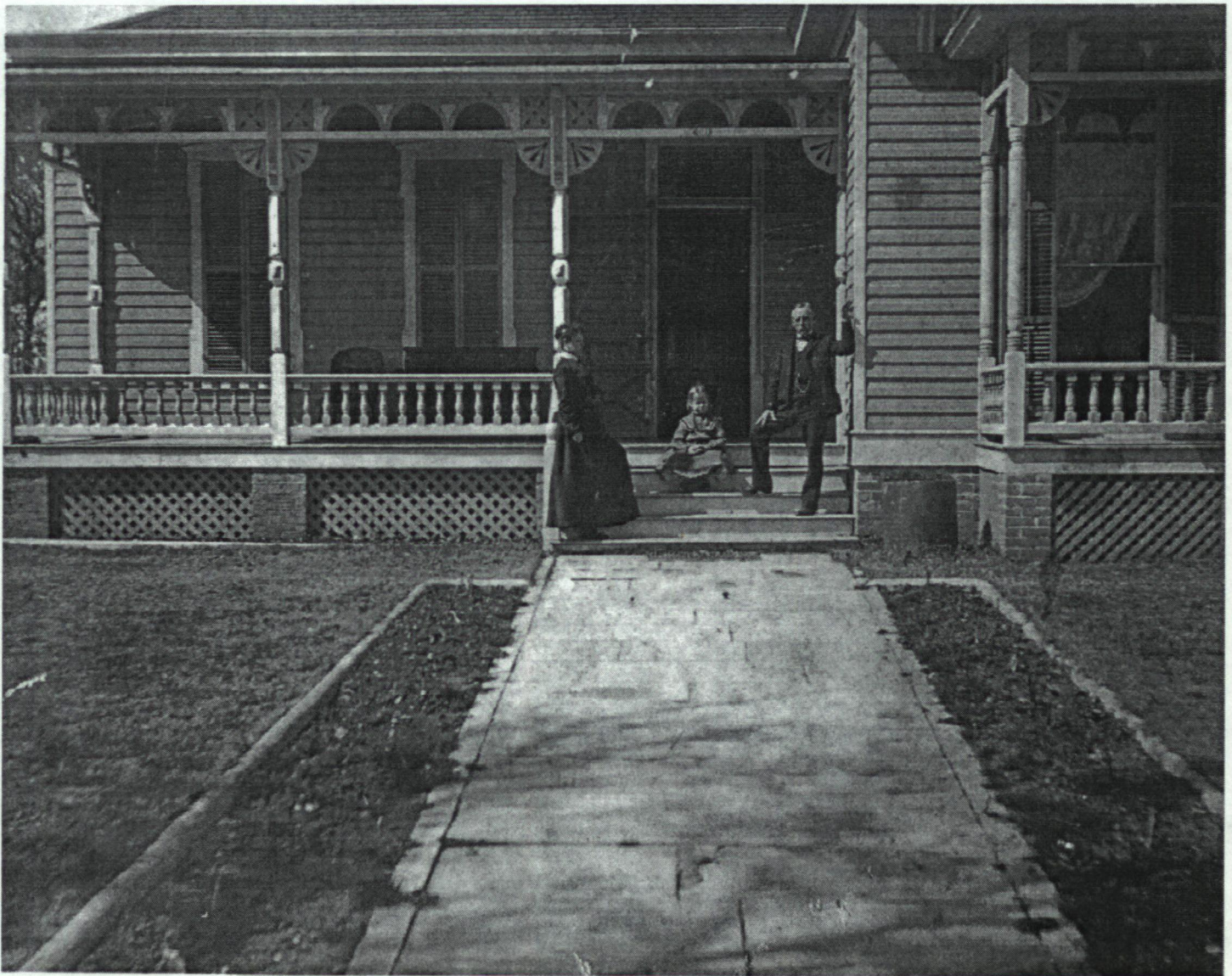
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Ziller House
Austin, Travis County, Texas

Ziller House, c. 1900
East facade
Photographer unknown
Negative PICA 03658 on file with the Austin History Center, Austin, Texas



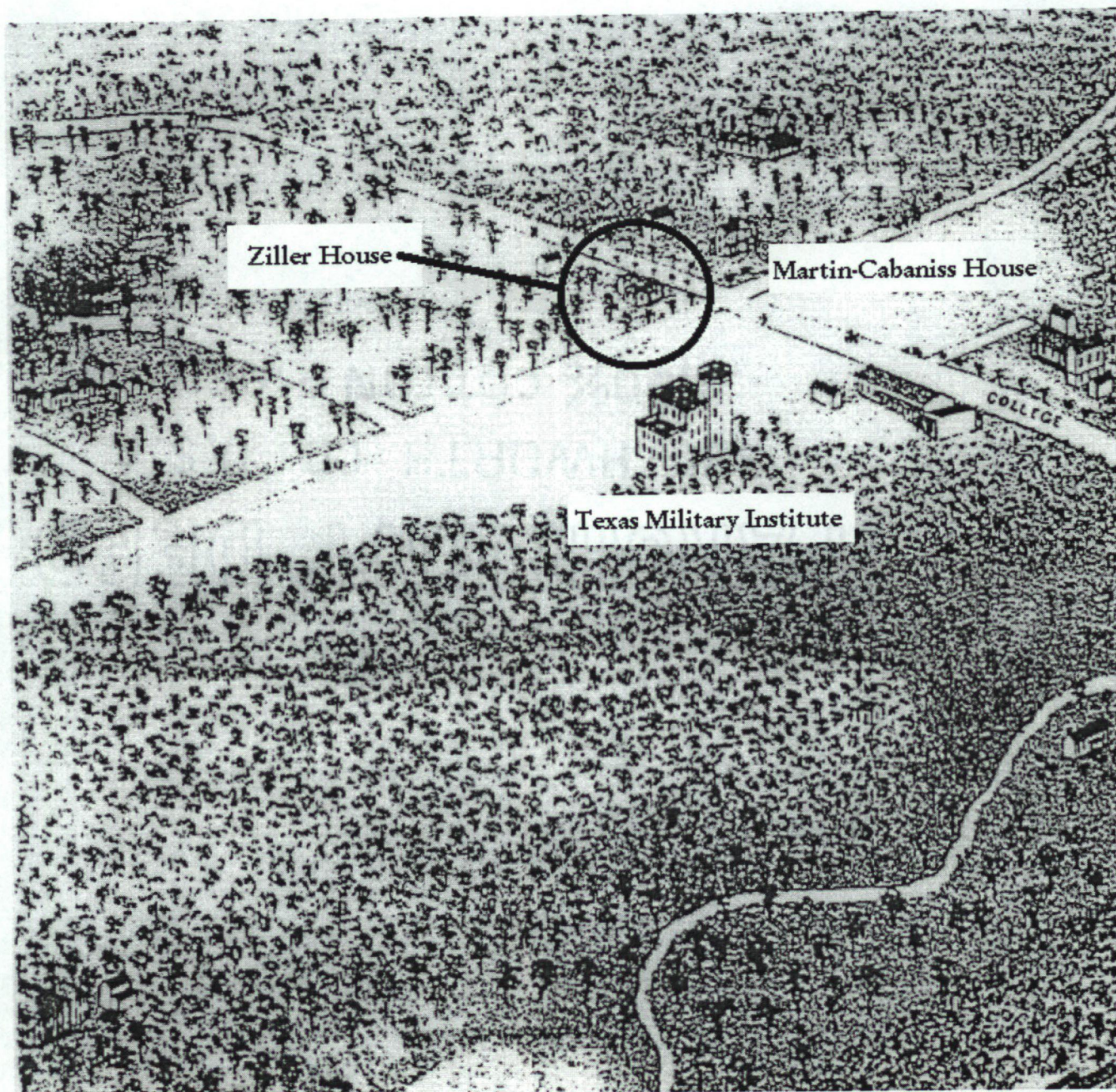
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"Partial View of Austin, Texas," Map published by the Austin Rapid Transit R'Y Co. and the Board of Trade, c. 1887.



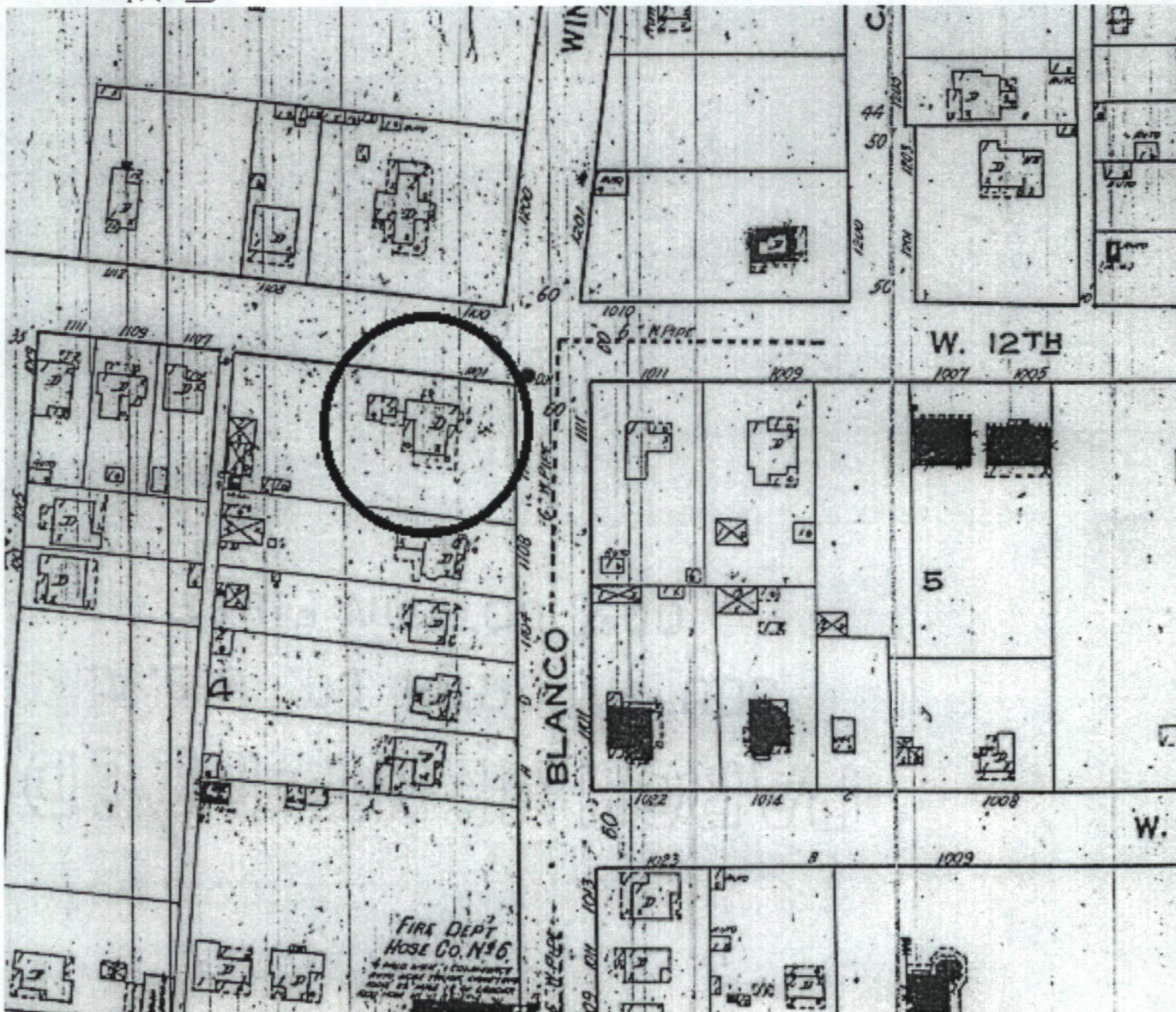
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Ziller House
Austin, Travis County, Texas

Sanborn map, (19__)



N

NOT TO SCALE

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Ziller House
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BIBLIOGRAPHY

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Austin History Center. File AF - Biography - Ziller family.

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_____. Photo Collection. HB - Blanco 1110, PICA 03658, PICA 03659, PICA 05453, PICH 01200, PICH 01199.

_____. Annals of Travis County, Chapter 14, Index 1850, p. 29.

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Humphrey, David C. Austin Texas an Illustrated History, Northridge, CA: Windsor Publications, 1985.

Madigan, Mary Jean Smith. Eastlake-influenced American furniture, 1870-1890, Yonkers, NY: Hudson River Museum, 1973.

"Partial View of Austin, Texas," Map published by the Austin Rapid Transit R'Y Co. and the Board of Trade, c. 1887.

Texas State Archives. Tax Records of Henry Harry Ziller, 1877 - 1897, Michael Ziller 1872 - 1874.

Travis County Courthouse. Deeds of property, 1110 Blanco, 1849 - 1881.

_____. Probate office. Will of Henry Harry Ziller, #5939.

10. GEOGRAPHICAL DATA

ACREAGE OF PROPERTY: .3774 acres

UTM REFERENCES	Zone	Easting	Northing
	14	619820	3350010

VERBAL BOUNDARY DESCRIPTION (see continuation sheet 10-20)

BOUNDARY JUSTIFICATION (see continuation sheet 10-20)

11. FORM PREPARED BY

NAME/TITLE: Laurie Zapalac

ORGANIZATION: University of Texas

DATE: May 2, 1997

STREET & NUMBER: 2412 Harris Blvd.

PHONE: (512) 472-4833

CITY OR TOWN: Austin **STATE:** Texas

ZIP CODE: 78703

ADDITIONAL DOCUMENTATION

CONTINUATION SHEETS N/A

PHOTOGRAPHS (see continuation sheet PHOTO-21)

ADDITIONAL ITEMS N/A

PROPERTY OWNER

NAME: James Mauseth and Tommy Navarre

STREET & NUMBER: 1110 Blanco

TELEPHONE: (512) 474-2498

CITY OR TOWN: Austin **STATE:** Texas

ZIP CODE: 78703

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Ziller House
Austin, Travis County, Texas

VERBAL BOUNDARY DESCRIPTION

The nomination encompasses the property from the northeast corner of lot No. 4, Division Z of Austin, go 149.61 feet along the north line of lot 4, then go at a right angle with the north line of said lot in a southerly direction 104.83 feet. Then go west 162.72 feet to the margin of the street bounding said lot No. 4 on the East (Blanco Street). Then go north 106.52 feet to the point of beginning.

BOUNDARY JUSTIFICATION

The boundary includes all of the property described as 1110 Blanco. When the Zillers purchased the property in 1881, the description in the deed was as follows: "Beginning at the North East Corner of said Lot No. 4 Div. Z - Thence along the North line of said Lot. Two hundred and Eight (208) feet a stake - Thence at a right angle with said North Line in a southernly (sic) direction One hundred and four (104) feet to stake - Thence South Go E. to the west margin of the Street bounding said lot No. 4 on the East - Thence with said street. One Hundred & five (105) feet to the point of beginning containing one half acre more or less." Between 1921 and 1935 the western part of the lot was sold, forming the adjacent lot at 1105 West 12th Street.

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Section PHOTO Page 21

Ziller House
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PHOTOGRAPH LOG

Ziller House
1110 Blanco Street
Austin, Travis County, Texas
Photographed by Laurie Zapalac
March 1997
Negative on file with Texas Historic Commission (SHPO), Austin, Texas
East facade, camera facing west
Photograph 1 of 4

Ziller House
1110 Blanco
Austin, Travis County, Texas
Photographed by Laurie Zapalac
March 1997
Negative on file with Texas Historical Commission (SHPO), Austin, Texas
North elevation, camera facing south
Photograph 2 of 4

Ziller House
1110 Blanco
Austin, Travis County, Texas
Photographed by Laurie Zapalac
March 1997
Negative on file with Texas Historical Commission (SHPO), Austin, Texas
Southeast corner of the house, camera facing northwest
Photograph 3 of 4

Ziller House
1110 Blanco
Austin, Travis County, Texas
Photographed by Laurie Zapalac
March 1997
Negative on file with Texas Historical Commission (SHPO), Austin, Texas
north elevation and northwest elevation of 1993 addition, camera facing southeast
Photograph 4 of 4

UNITED STATES DEPARTMENT OF THE INTERIOR
NATIONAL PARK SERVICE

NATIONAL REGISTER OF HISTORIC PLACES
EVALUATION/RETURN SHEET

REQUESTED ACTION: NOMINATION

PROPERTY Ziller House
NAME:

MULTIPLE
NAME:

STATE & COUNTY: TEXAS, Travis

DATE RECEIVED: 4/10/98 DATE OF PENDING LIST: 4/21/98
DATE OF 16TH DAY: 5/07/98 DATE OF 45TH DAY: 5/25/98
DATE OF WEEKLY LIST:

REFERENCE NUMBER: 98000449

NOMINATOR: STATE

REASONS FOR REVIEW:

APPEAL: N DATA PROBLEM: N LANDSCAPE: N LESS THAN 50 YEARS: N
OTHER: N PDIL: N PERIOD: N PROGRAM UNAPPROVED: N
REQUEST: N SAMPLE: N SLR DRAFT: N NATIONAL: N

COMMENT WAIVER: N

ACCEPT RETURN REJECT 5-8-98 DATE

ABSTRACT/SUMMARY COMMENTS:

Entered in the
National Register

RECOM./CRITERIA _____

REVIEWER _____ DISCIPLINE _____

TELEPHONE _____ DATE _____

DOCUMENTATION see attached comments Y/N see attached SLR Y/N



Photo 2-5
Ziller House
Austin, TX
March 1997

ZILLER HOUSE
1110 BLANCO STREET
AUSTIN, TRAVIS CO., TEXAS

PHOTOGRAPH 1 of 4



Photo 3-5
Ziller House
Austin, TX
March 1997

ZILLER HOUSE
1110 BLANCO STREET
AUSTIN, TRAVIS CO., TEXAS

PHOTOGRAPH 2 of 4



Photo 4-5
Ziller House
Austin TX
March, 1997

ZILLER HOUSE
1110 BLANCO STREET
AUSTIN, TRAVIS CO., TEXAS

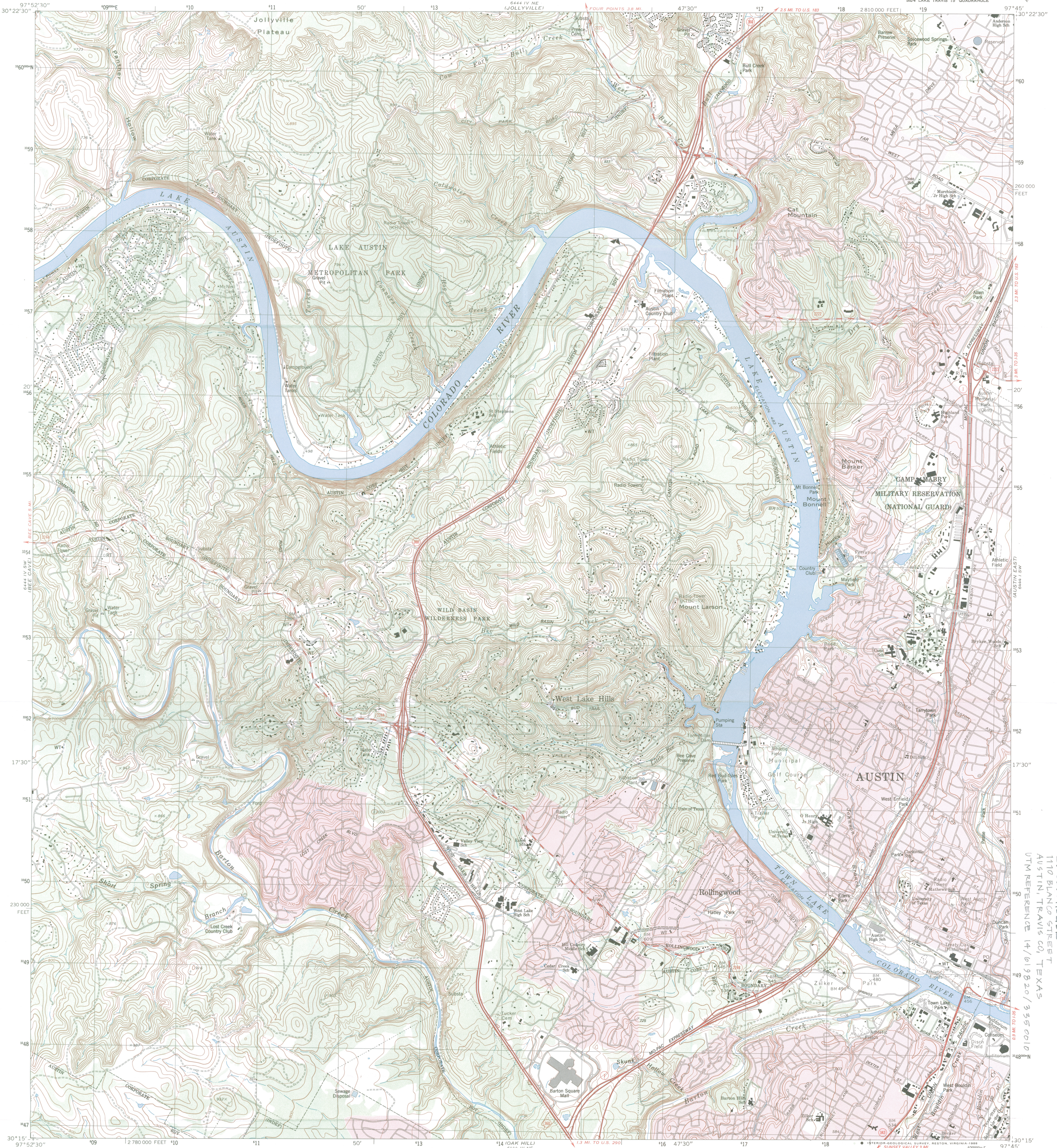
PHOTOGRAPH 3 of 4



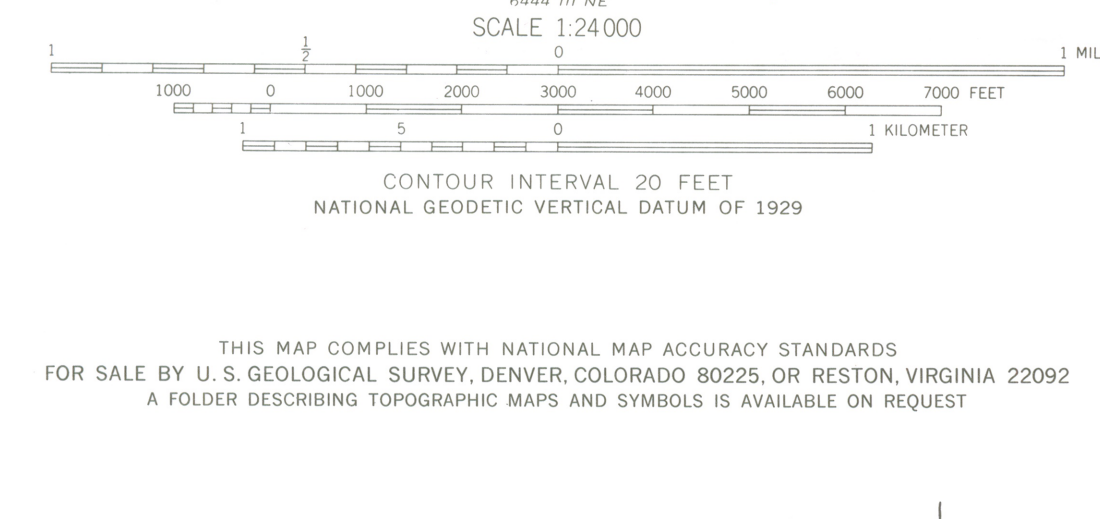
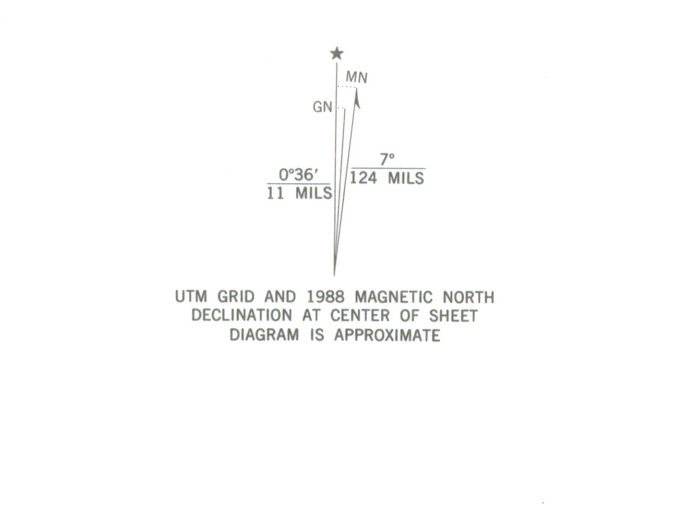
Ziller House
Photo 5-5
Austin, Tx
March, 1997

ZILLER HOUSE
1110 BLANCO STREET
AUSTIN, TRAVIS CO., TEXAS

PHOTOGRAPH 4 of 4



Mapped, edited, and published by the Geological Survey in cooperation with City of Austin in cooperation with City of Austin Control by USGS and NGS/NOAA Topography by photogrammetric methods from aerial photographs taken 1952. Field checked 1954. Revised from aerial photographs taken 1985. Field checked 1986. Map edited 1988
Projection and 10,000-foot grid ticks: Texas coordinate system, central zone (Lambert conformal conic) 1000-meter Universal Transverse Mercator grid, zone 14 1927 North American Datum
To place on the predicted North American Datum 1983 move the projection lines 18 meter south and 28 meters east as shown by dashed corner ticks
Red tint indicates areas in which only landmark buildings are shown
Fine red dashed lines indicate selected fence lines
There may be private inholdings within the boundaries of the National or State reservations shown on this map



ROAD CLASSIFICATION

Primary highway, hard surface	Light-duty road, hard or improved surface
Secondary highway, hard surface	Unimproved road
Interstate Route	U. S. Route
	State Route

QUADRANGLE LOCATION

MILLER BLUEPRINT CO.
P. O. BOX 2065 78768 501 W. 6TH 78701
AUSTIN, TEXAS PH. #512-478-8793
1-800-252-3469 FAX #512-474-7099

AUSTIN WEST, TEX.
8E4 LAKE TRAVIS 15' QUADRANGLE
30097-C7-TF-024

1988

DMA 6444 IV SE-SERIES V882

3097-231

ZILBER HOUSE
1110 BLANCO STREET
AUSTIN, TRAVIS CO, TEXAS
UTM REFERENCE 14T01982013550010