

**NOTICE OF MEETING
LANDMARK COMMISSION
OF THE CITY OF GALVESTON
MONDAY, JUNE 15, 2026 - 4:00 PM
CITY COUNCIL CHAMBERS, 2ND FLOOR OF CITY HALL
823 ROSENBERG, GALVESTON, TEXAS
REGULAR MEETING AGENDA**

**One or more members of the Landmark Commission may attend the meeting by
videoconference.**

**A quorum of the members of the Landmark Commission will be physically present at the
meeting location.**

1. Call Meeting to Order

2. Attendance

3. Conflict of Interest

4. Public Comment

Request to Address Commission on Agenda Items Without Public Hearings and Non-Agenda Items (three-minute maximum per speaker. If speaking through a translator, six-minute maximum per speaker)

5. New Business and Associated Public Hearings

5.A CERTIFICATE OF APPROPRIATENESS

1. **26LC-015 (1306 Harbor View Drive)** Request for a Certificate of Appropriateness for new building material. Property is legally described as M.B. Menard Survey, Lot 57, Harbor View, a subdivision in the City and County of Galveston, Texas.
Applicant: Stuart L. and Lisa W. Hoff
Property Owner: Stuart L. and Lisa W. Hoff

5.B GALVESTON LANDMARK

2. **26LC-014 (1602 Broadway / Avenue J)** Request for designation as a Galveston Landmark. The property is legally described as Abstract 628, M.B. Menard Survey Lots 8, 9 and East Part of Lot 10 and Adjacent Abandoned Alley (8-0), Block 196, in the City and County of Galveston, Texas.
Applicant: Melody Van Kay
Property Owners: R. Douglas and Melody A. Van Kay

6. Discussion Item

6.A Discussion of electrical infrastructure in historic districts (Chastain/Click) - Continued

7. Adjournment

I certify that the above Notice of Meeting was posted in a place convenient to the public in compliance

with Chapter 551 of the Texas Government Code on 06/09/2026 at 2:30 PM

Karina Rosales, Planning Technician

Note: An aggrieved applicant must file a letter requesting an appeal to the Historic Preservation Officer within 20 days of the rendition of the Commission's decision.

IN ACCORDANCE WITH THE PROVISIONS OF THE AMERICANS WITH DISABILITIES ACT (ADA), PERSONS IN NEED OF A SPECIAL ACCOMMODATION TO PARTICIPATE IN THIS PROCEEDING SHALL, WITHIN THREE (3) DAYS PRIOR TO ANY PROCEEDING, CONTACT THE CITY SECRETARY'S OFFICE, SUITE 201, 823 ROSENBERG, GALVESTON, TEXAS 77550 (409 797-3510)

MEMBERS OF CITY COUNCIL MAY BE ATTENDING AND PARTICIPATING IN THIS MEETING



26P-015

STAFF REPORT

ADDRESS:

1306 Harbor View Drive

LEGAL DESCRIPTION:

Property is legally described as M.B. Menard Survey, Lot 57, Harbor View, a subdivision in the City and County of Galveston, Texas

APPLICANT/REPRESENTATIVE:

Stuart L. and Lisa W. Hoff

PROPERTY OWNER:

Stuart L. and Lisa W. Hoff

ZONING DISTRICT:

Restricted Residential, Single-Family,
Galveston Landmark (R-O-H)

HISTORIC DISTRICT:

Galveston Landmark - John and Alexandra
Mehos House

REQUEST:

Request for a Certificate of Appropriateness
for new material.

STAFF RECOMMENDATION:

Denial

EXHIBITS:

A – Applicant's Submittal

STAFF:

Catherine Gorman, AICP
Assistant Director/HPO
409-797-3665
cgorman@galvestontx.gov



Zoning and Land Use

Location	Zoning	Land Use
Subject Site	Restricted Residential, Single-Family, Galveston Landmark (R-O-H)	Residential
North	Restricted Residential, Single-Family, Galveston Landmark (R-O-H)	Residential
South	Restricted Residential, Single-Family (R-O)	Residential
East	Restricted Residential, Single-Family (R-O)	Residential
West	Restricted Residential, Single-Family (R-O)	Residential

Historical and/or Architectural Significance

Date	1958
Style	Mid-Century Modern
Condition	Excellent
Evaluation	Galveston Landmark

Executive Summary

The applicant is requesting a Certificate of Appropriateness for alterations to the structure including the installation of new decorative block on the front facade. Between the house and the garage there is a gate and two stationary side panels, constructed of wooden louvers. The request is to replace the two stationary side panels with decorative masonry blocks, as shown in Exhibit A. The applicants are also proposing to replace the gate with a decorative gate, although a final design has not been submitted.

Design Standards for Historic Properties

The following Design Standards are applicable to the project:

Materials and Finishes. Primary historic building materials should be preserved in place whenever feasible. If the material is damaged, then limited replacement which matches the original should be considered. These materials should never be covered or subjected to harsh cleaning treatments. Preserving original building materials and limiting replacement to only pieces which are deteriorated beyond repair reduces the demand for, and environmental impacts from, the production of new materials and thus is sound sustainability policy. Primary historic building materials found in Galveston include wood, stone, brick, metal, stucco, plaster and concrete. Such materials should be preserved and rehabilitated whenever possible.

2.1 Preserve original building materials.

Appropriate

- Repair deteriorated building materials by patching, piecing-in, consolidating or otherwise reinforcing the material.

- Remove only those materials which are deteriorated, and beyond reasonable repair. Inappropriate
- Do not remove original materials that are in good condition (the Landmark Commission requires property owners to demonstrate that existing materials cannot be reasonably repaired prior to granting approval to remove original materials).

2.2 Preserve the visibility of original historic materials.

Appropriate

- Consider removing later covering materials that have not achieved historic significance.
- Once a non-historic siding is removed, repair the original, underlying material.
- Carefully remove a later stucco finish if the process does not damage the underlying original building material.

Inappropriate

- Do not remove a later stucco covering if the process may damage the underlying original building material. Test the stucco to assure that the original material underneath will not be damaged.
- Do not cover or obscure original building materials.
- Do not add another layer of new material if a property already has a non-historic building material covering the original, as doing so would further obscure the original.

2.3 Use original materials to replace damaged materials on primary surfaces.

Appropriate

- Use original materials to replace damaged building materials on a primary façade. If the original material is wood clapboard, for example, then the replacement material should be wood that matches the original in finish, size and the amount of exposed lap.
- Replace only the amount of material required. If a few boards are damaged beyond repair, for example, then only they should be replaced, rather than the entire wall.
- Consider using an alternative material if a wood porch or deck floor needs replacement because of significant deterioration.

Inappropriate

- Do not replace building materials on the primary façade, such as wood siding and masonry, with alternative or imitation materials.

May be Considered on a Case-by-Case Basis by the Landmark Commission.

- The Commission may consider alternative materials located on a residential accessory building, addition or rear façade.

- The Commission may consider alternative or imitation materials that match the style and detail of the original material to replace materials located above the pedestrian-level of a commercial building. For example, alternative materials may be considered for replacement of cornice elements. See “Using Alternative Materials on a Historic Structure” on page 31 for more information.

Architectural Details

Architectural details contribute to the character of a structure and some details are associated with specific architectural styles. Those details that are key character-defining features should be preserved. The method that requires the least intervention is preferred.

2.34 Preserve significant stylistic and architectural features.

Appropriate

- Retain and treat exterior stylistic features and examples of skilled craftsmanship with sensitivity.
- Preserve storefronts, cornices, turned columns, brackets, exposed rafter tails, jigsaw ornaments and other key architectural features.
- Employ preventive maintenance measures such as rust removal, caulking and repainting.
- Minimize damage to historic architectural details when repairs are necessary.
- Document the location of a historic feature that must be removed and repaired so it may be repositioned accurately.
- Patch, piece-in, splice, consolidate or otherwise upgrade deteriorated features using recognized preservation methods.
- Stabilize or fix isolated areas of damage using consolidants. Epoxies and resins may be considered for wood repair.
- Protect significant features that are adjacent to the area being worked on.

Inappropriate

- Do not remove or alter distinctive architectural features that are in good condition and can be repaired. This includes cast iron storefronts, columns, windows, molding and trim, and cornices.

2.37 If repair is impossible, replace an architectural feature accurately.

Appropriate

- Use a design that is substantiated by physical or pictorial evidence to avoid creating a misrepresentation of the building’s history.
- Use the same kind of material as the original detail when feasible. However, an alternative material may be acceptable if the size, shape, texture and finish conveys the visual appearance of the original. Alternative materials are usually more acceptable in locations that are remote from view or direct contact.

- If reconstructing an architectural detail is impossible, design a compatible interpretation by using a new feature that is similar to comparable features in general size, shape, texture, material and finish. The replacement must match the original in material, composition, design, color, texture and other visual qualities.

Inappropriate

- Avoid adding architectural details that were not part of the original structure. For example, decorative millwork should not be added to a building if it was not an original feature. Doing so would convey a false history.

Building Materials

Use building materials that appear similar to those used traditionally in Galveston. Building materials of a new structure should be compatible with adjacent historic houses. They should appear similar to those seen traditionally to establish a sense of visual continuity.

3.34 Use building materials that are compatible with the surrounding context.

Appropriate

- Use wood siding with a weather-protective, painted finish, or masonry (brick, stone or genuine stucco) as the primary exterior building material (preferred approach).
- Consider using alternative materials that are similar to traditional materials in scale, proportion, texture if they have proven durability in the local climate (i.e., cementitious fiber board with a smooth finish).

Inappropriate

- Do not use highly reflective materials such as glass or polished metal as a primary building material.

Conformance with the Design Standards

Staff finds that the request does not conform to the Design Standards. The applicant is fortunate to have the original blueprints from the architect Thomas Price from 1958. The plans show that the stationary panels and gate were originally intended to be lattice. Although the material of the lattice is not specified, lattice is typically an openwork grill of interlacing wood strips. For material and architectural details, the Design Standards state that replacements which match the original should be considered and significant stylistic and architectural features should be preserved. The Design Standards further state that, when an architectural feature must be replaced, use a design that is substantiated by physical or pictorial evidence to avoid creating a misrepresentation of the building's history.

In this case, we are lucky to be able to reference the original plans for the house and can see that the intent of the architect was to have the panels and gate be constructed of lattice rather than decorative block. Because the original plans do not reflect the use of decorative block, Staff recommends that the request be denied.

Staff Recommendation

Due to non-conformance with the Design Standards for Historic Properties, Staff recommends the request be denied.

However, should the Landmark Commission find that the request conforms to the Design Standards for Historic Properties, the following conditions may be appropriate:

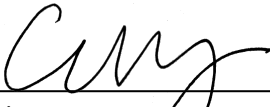
Specific Conditions:

1. The exterior modifications shall conform to the design, materials, and placement in Attachment A of the staff report;

Standard Conditions:

2. Any significant alteration from the design approved by the Landmark Commission, shall require the request to be returned to the Commission for review;
3. Any additional work will require a separate building permit from the Building Division, and may require review by the Landmark Commission and/or the City's Historic Preservation Officer prior to construction;
4. The Landmark Commission approval shall expire after two years if no progress has been made toward completion of a project unless the applicant files a request for an extension or can show progress toward completion of a project; and,
5. In accordance with Section 10.110 of the Land Development Regulations, should the applicant be aggrieved by the decision of the Landmark Commission, a letter requesting an appeal must be submitted to the Historic Preservation Officer within 20 days of the Commission decision. Additionally, a Zoning Board of Adjustment application must be submitted to the Development Services Department by the next respective deadline date.

Respectfully Submitted,



Catherine Gorman, AICP
Assistant Director/HPO

06/09/2026

Date

May 21, 2026

To: The City of Galveston; Development Services Department; Landmark Commission

Re: 1306 Harbor View Drive

Galveston, Texas 77550

Owners: Stuart L and Lisa W Hoff

Contact: 713-504-4024; lisa.w.hoff@gmail.com

Owners request a Certificate of Appropriateness for the replacement of the entry gate based on the following information:

- Current owners acquired the home in September 2025.
- Current gate and stationary side panels have rotted; posing a structural and security risk.
- Origin of current gate and stationary side panels unknown but are not custom; likely from a big box store.
- Owners have blueprints from architect Thomas Price from 1958.
- Original blueprints show the current gate, stationary side panels, and fence, are not original to the house, but were in some "lattice" pattern, as noted on Sheet 3 Elevation Details.
- Original material unknown, but assumed to be some sort of wood-product.
- Owners are requesting replacement of noted rotted structures with masonry (breeze blocks) patterned to honor the original "lattice" intended by the architect, while adding long-lasting structural integrity along with a gate providing needed security.
- Examples of breeze blocks in mid century architecture are very common throughout Galveston.
- Owners understand and appreciate the importance of maintaining historic standards having undergone several restoration projects approved by Landmark in Galveston's East End Historical District.
- Updates to The Mehos House will maintain those standards.

Respectfully submitted,

Lisa W Hoff

Stuart L Hoff

1306 Harbor View

B AT GARAGE



Thomas M. Price

A
RESIDENCE
FOR

MR & MRS JOHN MEHOS
1306 HARBOR VIEW DRIVE
GALVESTON, TEXAS

THOMAS M. PRICE
ARCHITECT
1227 AVENUE L
GALVESTON, TEXAS

JOB NO.: 581203

DATE: 1 APRIL 58

REVISED:

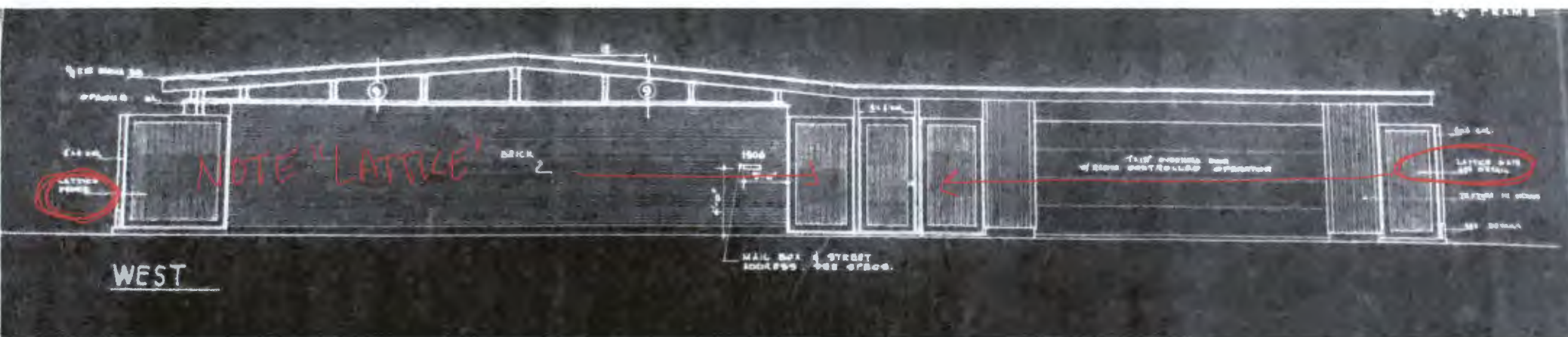
DRAWN BY: PREY

SHEET 3 of 7

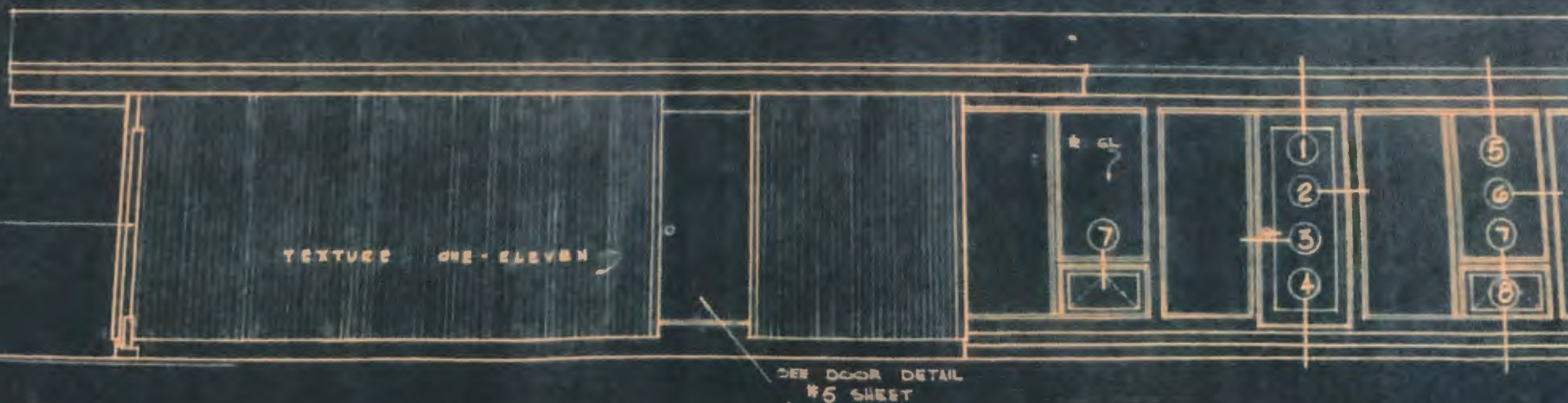
ELEVATIONS

DETAILS

1306
Harbor View



1306
Harbor View



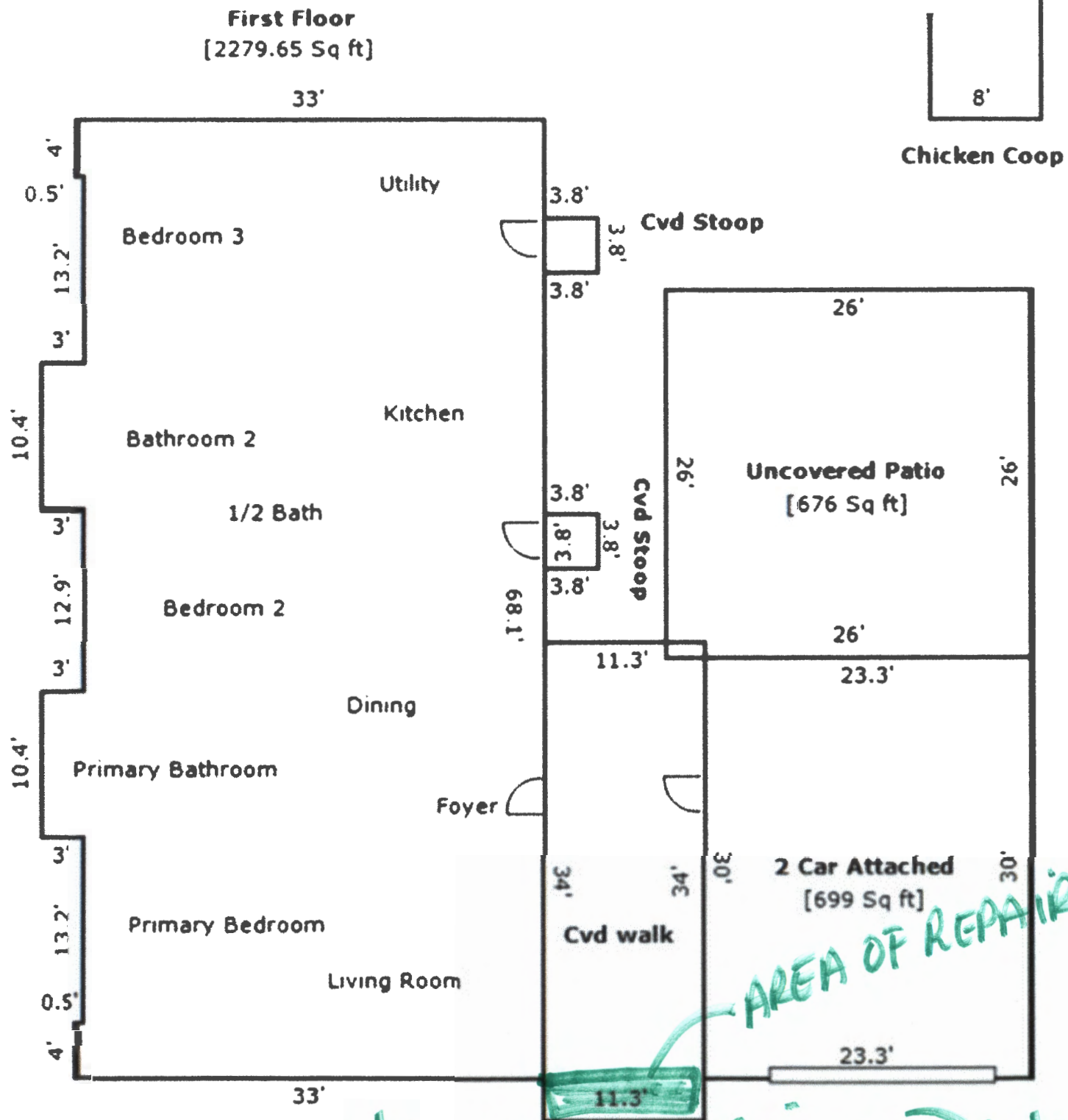
SOUTH

Proposed Updates

For information
Breeze Blocks
will buttress
against existing
Brick / structure



TBD



↓ Harbor View Dr ↓

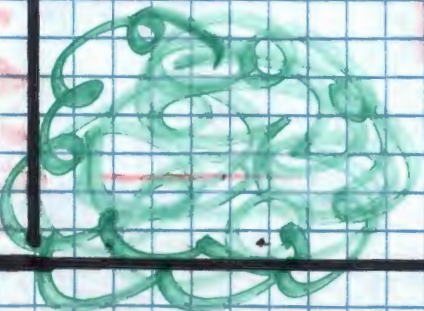
EXISTING
BRICK

Breeze
Blocks
(Same color
as Brick)

TBD

Breeze
Blocks

GARAGE



1306 Harbor View



26LC-014

STAFF REPORT

ADDRESS:

1602 Broadway / Avenue J

LEGAL DESCRIPTION:

The property is legally described as Abstract 628, M.B. Menard Survey Lots 8, 9 and East Part of Lot 10 and Adjacent Abandoned Alley (8-0), Block 196, in the City and County of Galveston, Texas.

Applicant:

Melody Van Kay

Property Owner:

R. Douglas and Melody A. Van Kay

ZONING DISTRICT:

Residential, Single-Family, Historic District (R-3-H)

HISTORIC DISTRICT:

East End

REQUEST:

Request for designation as a Galveston Landmark

STAFF RECOMMENDATION:

Approval with Conditions

EXHIBITS:

A – Applicant's Submittal

STAFF:

Daniel Lunsford
 Planning Manager
 409-797-3659
 dlunsford@galvestontx.gov

Public Notice and Comment:

Sent	Returned	In Favor	Opposed	No Comment
18				



Executive Summary

The applicant is requesting designation of the above referenced address, as a Galveston Landmark.

Zoning

Location	Zoning	Land Use
Subject Site	Residential, Single-Family, Historic District (R-3-H)	Residential
North	Residential, Single-Family, Historic District (R-3-H)	Residential
South	Residential, Single-Family, Historic District (R-3-H)	Commercial
East	Residential, Single-Family, Historic District (R-3-H)	Residential
West	Residential, Single-Family, Historic District (R-3-H)	Residential

Analysis

As per Article 10 of the Land Development Regulations, the following criteria should be considered during the Landmark Designation review process:

1. The character, interest, or value as part of the development, heritage, or cultural characteristics of the City of Galveston, Galveston County, the State of Texas, or the United States.

This rare Monterey Revival style home was built in 1929 for Dr. Albert O. and Willie Dean Singleton. After the passing of her father Henry Martyn Trueheart in 1914, Sally Trueheart Williams (descendant of John Overton Trueheart) demolished the family mansion and built the house at 1616 Broadway. She then sold the remainder of the property to the Singletons. Waco architect Cameron Fairchild designed both the Singleton home and the Mediterranean Revival style Sally Trueheart Williams home to the west; that structure is also in the process of being designated as a Galveston Landmark. His associate Eugene Werlin managed the construction of the Singleton’s home and later established his own architectural practice in Houston.

2. Distinctive characteristics of a period or method of construction, or architecture, representative of, or a rare survivor of, the work of a master designer, builder, or craftsmen.

Born in Waco, Cameron Fairchild began his architectural practice in Houston in 1925. Over the course of a long career, he became noted for his eclectic single-family “country houses” in affluent Houston neighborhoods such as Shadow Lawn, Boulevard Oaks, Braeswood, Riverside Terrace, and River Oaks.

Fairchild was especially identified with River Oaks, where he designed the Lamberth–Abercrombie House at 2221 River Oaks Boulevard, one of the first houses built on River Oaks Boulevard. Fairchild designed all five of the houses that the River Oaks Corporation built around the first of the River Oaks Courts on Stanmore Drive in 1936. Fairchild also designed 2112 Brentwood; 2911 Ella Lee Lane for his brother William Fairchild, 3244 Ella Lee Lane; 3320 Chevy Chase Drive; and the 17-story River Oaks Apartments.

During his long career, Fairchild also designed or remodeled numerous public buildings in Houston, including the Jesse H. Jones Library Building at the Texas Medical Center (1954); the 14-story downtown First Savings Building (1964; demolished 2002); and South Texas College of Law. He was also responsible for numerous alterations and additions to Trinity Episcopal Church on Main Street, where he was a parishioner, vestry member, and senior warden.

Albert Olin Singleton (1882-1947) was born in Waxahatchie, Texas and educated at the University of Texas in Austin. He then moved to Galveston to attend UTMB, completing his physician education in 1910. He was named instructor of surgery in 1911, and the following year married Corsicana, Texas native and nursing student Willie Dean Blevins (1887-1971). Their sons Albert Jr. and Edward continued their parents' legacy as UTMB medical school professionals. Dr. Albert Singleton Sr. was also a founding member of the American Board of Surgery, President of Texas Surgical Society, as well as being an officer in other medical organizations. The UTMB Singleton Surgical Ward is named after him as well. During World War II, Willie Dean was a leading member of the American Red Cross.

3. Retention of historic integrity, meaning that the property possesses several, and usually most, of the following aspects of integrity: location, design, setting, materials, workmanship, feeling or association.

The Dr. Albert O. and Willie Dean Singleton house is in the Monterey Revival style, which was much more popular in California but is quite unusual in Galveston. This style is characterized by the home's buff-colored masonry, tile roof, and deep, full-width balconies featuring square columns and simple balustrade.

Financial Incentives for Historic Properties

The property is in a historic district and is not eligible for the Financial Incentive for Historic Properties for new Galveston Landmarks.

Other Reviews

The Planning Commission will hear this request at the June 16, 2026 meeting. City Council has the final decision regarding the request for a Landmark Designation. The request will be heard at the regular meeting of July 23, 2026.

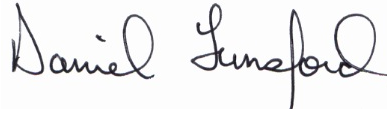
Staff Recommendation

Staff recommends approval with the following condition:

Standard Condition:

1. As with all properties containing a Historic Overlay Designation, including Landmark Designations, exterior alterations to the property will be subject to review and approval by the Landmark Commission and must conform to the Design Standards for Historic Properties of Galveston, Texas.

Respectfully Submitted:



Daniel Lunsford
Planning Manager

June 3, 2026

Date



Catherine Gorman, AICP
Assistant Director/Historic Preservation Officer

June 3, 2026

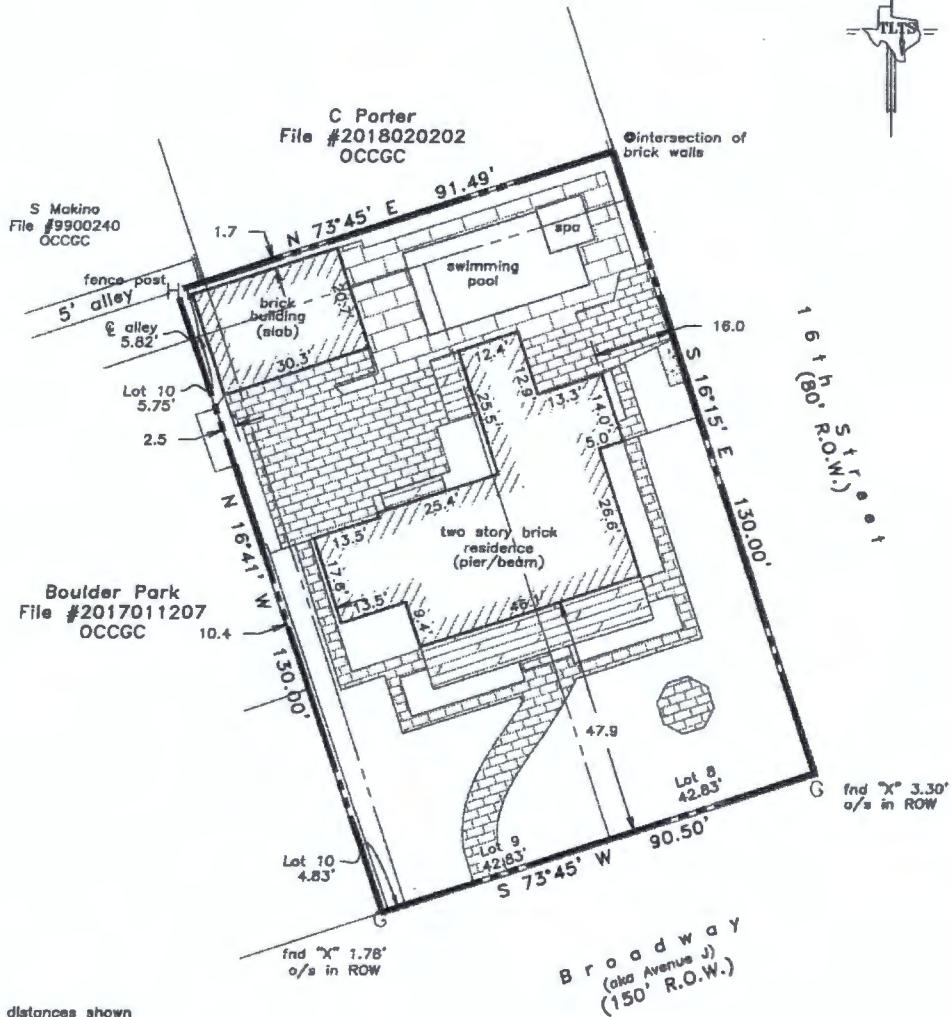
Date

Subject Property
1602 Broadway, Ave J
Galveston, TX 77550









NOTES:
- True ground distances shown
- Plat & bearings reference
- Plan of CCG, Sandusky 1845
- Survey monuments reconciled
w/numerous previous surveys

Scale: 1" = 30'
15 Feet 0 15 30 45

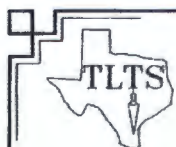
LAND TITLE SURVEY OF A TRACT OF LAND being Lots 8, 9 and part of 10, in Block 196, in the City and County of Galveston, Texas, being further described in the Field Notes attached.

Subject property: 1602 Broadway
Galveston County, Texas

This survey is certified for this transaction only and may only be relied on by R. Douglas Van Kay, Melody Ann Van Kay, SWBC Mortgage Corp. and Stewart Title Co., GF #322820. This survey is only valid if print has original seal and signature of surveyor. I hereby certify that this survey was made on the ground under my direct supervision and that this plot correctly represents the facts found at the time of the survey.



Laurence C. Wall
RPLS #4814
December 12, 2018



TLTS, Inc.
TEXAS LAND TITLE SURVEYORS
1801 Moody Avenue
Galveston, Texas 77550
(409) 765-8883

1602 Broadway – Subject House

At the distinguished corner of 16th Street and Avenue J in the historic heart of Galveston stands one of the island's most architecturally compelling residences—1602 Broadway. Designed by famed architect Cameron Fairchild in the elegant Monterey Revival style, the home was commissioned for Dr. Albert Olin Singleton, one of the most influential medical figures in the history of the University of Texas Medical Branch.

Dr. Singleton arrived in Galveston during a transformative era for medicine and higher education on the Texas coast. In 1911, he was appointed Instructor of Surgery at UTMB, beginning a career that would shape generations of physicians and surgeons. By 1927, he had risen to Professor of Surgery and Chairman of the Department, a leadership role he would hold for the next twenty years. His influence extended beyond the operating theater and lecture hall; he served on the UTMB Executive Committee from 1927 to 1939 and on the John Sealy Hospital Board of Managers from 1925 to 1940. A respected member of the Galveston County Medical Society, the Texas Medical Association, and the American Medical Association, Dr. Singleton's legacy became deeply intertwined with the advancement of healthcare in Texas.

Reflecting both the stature of its owner and the sophistication of its architect, 1602 Broadway was conceived as a residence of permanence, refinement, and craftsmanship. The home's Monterey Revival design combines Mediterranean influences with the gracious proportions of early twentieth-century coastal architecture. Exterior masonry and brick construction lend the residence both strength and timeless character, while the carefully preserved details throughout the property offer a rare glimpse into the artistry of its original construction.

Inside, the home retains an extraordinary degree of historic integrity. The residence features three expansive master suites, formal living and dining rooms designed for entertaining, a sun room filled with Gulf Coast light, and a classic sleeping porch—a hallmark of the era when coastal breezes were considered essential to comfort and health. Remarkably, much of the interior and exterior remains original to the home, preserving the atmosphere and architectural authenticity envisioned by Fairchild more than a century ago.

Among the home's most treasured surviving elements are the original fireplace, the distinctive clay tile roof, and the copper gutters and downspouts, all of which continue to define the property's historic character. These enduring materials speak not only to the quality of the craftsmanship, but also to the care and stewardship exercised by generations of owners.

Adding to the home's historical significance, the current owners possess the original building plans, specifications, and construction contracts—an extraordinary archive that documents the creation of the residence in remarkable detail. Together, these materials elevate 1602 Broadway beyond a beautiful historic home; they establish it as a documented architectural and cultural artifact within the rich legacy of Galveston.

Today, the residence stands as both a monument to Dr. Singleton's enduring contributions to medicine and a masterwork of early twentieth-century residential design. In a city celebrated for its architectural heritage, 1602 Broadway remains a rare and distinguished example of preservation, scholarship, and timeless elegance.

Biography of Dr. Albert Olin Singleton

Dr. Albert Olin Singleton was a distinguished American surgeon, educator, and medical leader whose career left a lasting imprint on surgical practice and education in Texas and beyond. He was born on July 16, 1882, in Waxahachie, Texas, to Joe W. Singleton and Lydia (Moore) Singleton.

Singleton pursued higher education at the University of Texas, earning his bachelor's degree in 1905. He continued his medical training at the University of Texas Medical Branch, where he received his medical degree in 1910. Following an internship at John Sealy Hospital, he began his academic career in 1911 as an instructor of surgery at UTMB.

Singleton's dedication and expertise led to his appointment in 1927 as professor of surgery and chairman of the department at UTMB, a role he held for two decades. During this period, he also contributed significantly to institutional leadership, serving on the UTMB Executive Committee (1927–1939) and the Board of Managers of John Sealy Hospital (1925–1940).

Throughout his career, Dr. Singleton was actively involved in professional organizations. He was a member of the American Medical Association, the Texas Medical Association, and the Galveston County Medical Society. His leadership extended nationally: he served as vice president of the American College of Surgeons (1930–1931) and was a founding member of the American Board of Surgery in 1937. He also held presidential roles in the Texas Surgical Society (1930–1931) and the Southern Surgical Association (1938–1939), and later became vice president of the American Surgical Association (1944).

A prolific scholar, Singleton authored more than fifty scientific articles and contributed to the advancement of surgical knowledge. He served on the editorial boards of leading medical journals, including *Surgery* and *Surgery, Gynecology, and Obstetrics*, helping shape the direction of surgical research and publication.

In recognition of his excellence as a teacher and clinician, his colleagues and former trainees established the Singleton Surgical Society in 1953, an organization that continues to meet annually to discuss professional papers. Additionally, UTMB honors his legacy each year by awarding the Singleton Surgical Award to a senior medical student who demonstrates outstanding achievement in surgical studies.

In his personal life, Singleton married Willie Dean Bivens of Corsicana in 1912. The couple had two sons, Albert, Jr., and Edward, both of whom followed in their father's footsteps and earned medical degrees from UTMB.

Dr. Albert Olin Singleton passed away on June 12, 1947, in Galveston, Texas. His contributions to surgery, medical education, and professional leadership continue to be remembered as a significant part of Texas medical history.

Architect Cameron Fairchild

Born in Waco on August 20, 1902, Cameron Fairchild emerged as one of Texas's most distinguished residential architects of the twentieth century. Known for his refined and eclectic interpretation of traditional architectural styles, Fairchild developed a celebrated career designing elegant "country houses" for many of Houston's most prominent families, while also leaving a significant architectural legacy throughout Galveston and across Texas.

Fairchild was educated at Southwestern University in Georgetown before attending the University of Texas, where he graduated in 1924. Following graduation, he worked briefly for noted Austin architect George L. Walling before establishing his own independent architectural practice in Houston in 1925. This marked the beginning of a career that would span more than fifty years.

Over the decades, Fairchild became particularly associated with Houston's most prestigious neighborhoods, including River Oaks, Shadow Lawn, Boulevard Oaks, Braeswood, and Riverside Terrace. His homes blended classical proportions with regional influences, creating residences distinguished by elegance, craftsmanship, and livability. Among his most recognized works is the Lamberth–Abercrombie House at 2221 River Oaks Boulevard, completed in 1928 and later designated a City of Houston Protected Landmark. It was one of the earliest homes constructed along the prestigious boulevard and helped establish the architectural character of River Oaks itself.

Fairchild's influence within River Oaks expanded further in 1936 when he designed all five homes surrounding the first River Oaks Courts on Stanmore Drive for the River Oaks Corporation. Additional notable residential commissions included 2112 Brentwood, 2911 Ella Lee Lane—designed for his brother William Fairchild—3244 Ella Lee Lane, and 3320 Chevy Chase Drive. In 1965, he completed the seventeen-story River Oaks Apartments, demonstrating his versatility beyond traditional residential architecture.

While best known for his distinguished homes, Fairchild also designed and remodeled numerous important institutional and civic buildings throughout Houston. His work included the Jesse H. Jones Library Building at the Texas Medical Center in 1954, the downtown First Savings Building in 1964, and projects for South Texas College of Law. He also maintained a deep and lasting relationship with Trinity Episcopal Church on Main Street, where he served as parishioner, vestry member, and senior warden while overseeing numerous additions and alterations to the church campus.

Beyond Houston, Fairchild developed a strong presence in Galveston, where he designed many homes for the island's leading families as well as significant public commissions. Among these was the seven-building student housing complex for the University of Texas

Medical Branch completed in 1955. His architectural work in Galveston reflected the same attention to proportion, materials, and regional character that distinguished his Houston residences.

Fairchild's contributions extended throughout Texas. He designed the Cody Memorial Library in 1939 and the Lois Perkins Chapel in 1948 on the campus of Southwestern University, as well as the Taylor Public Library in Taylor, Texas, completed in 1959. According to the library's history, Fairchild was selected for the commission because of his esteemed reputation in the architectural profession and his personal connection to Taylor, where both he and his wife, the former Helen Tarkington, spent part of their childhoods.

During World War II, Fairchild briefly stepped away from architecture to serve in the armed forces before returning to practice after the war. Throughout his career, he remained active in the profession and served two terms as president of the Houston Chapter of the American Institute of Architects.

After more than half a century in practice, Fairchild retired to Pine Bluff, where he died in June 1985. Today, his work continues to define some of the most architecturally significant neighborhoods and institutions in Texas. Through his elegant residences, civic buildings, churches, and educational facilities, Cameron Fairchild left an enduring legacy of craftsmanship, sophistication, and regional architectural excellence.

2022 Historic Homes Tour

1931 Dr. Albert and Willie Dean Singleton House

1602 Broadway

Houston architect Cameron Fairchild designed this Monterey Revival house for internationally renowned surgeon Dr. Albert Singleton and wife, Willie Dean. The land previously supported the massive house owned by real estate capitalist Henry Martyn Trueheart (1885, Nicholas Clayton). In 1929, Trueheart's daughter, Sally Trueheart Williams, contracted Cameron Fairchild to design a Mediterranean inspired villa at 1616 Broadway to serve as a new residence for her and her mother. When it was completed, she demolished her childhood home and sold the vacant lots to the Singletons.

Albert Olin Singleton (1882-1947) was born in Waxahachie, Texas, and educated at the University of Texas in Austin. After he received his bachelor's degree in 1905, Singleton relocated to Galveston and received his medical degree in 1910 from UTMB. In 1911, he was named instructor of surgery and a year later, he married Corsicana, Texas, native and UTMB nursing student, Willie Dean Bivens (1887-1971). Both of their sons, Albert, Jr. and Edward, followed them into the medical field and received degrees from UTMB.

After they acquired the corner lots on Broadway, the Singletons retained Cameron Fairchild to design their new home. Fairchild was born in Waco, Texas, and studied at Southwestern University in Georgetown, Texas, before he transferred to the University of Texas in Austin. He graduated from the UT School of Architecture in 1924 and moved to Houston where he established his practice, Cameron Fairchild & Associates in 1925. There, Fairchild rapidly built a respected reputation designing suburban residences in the elite neighborhoods of River Oaks and Bellaire.

The Monterey Revival influence of Fairchild's design for the Singleton's house is noted by the buff-colored brick, tile roof and full-width second-story balcony. The square support columns and simple balustrade featured on the double-gallery are also characteristic of the Monterey Revival style. Construction of the house was overseen by Fairchild's associate, Eugene Werlin, who would later establish his own architectural practice in Houston.

Fairchild's first Galveston commission was the Mediterranean-style villa at 1616 Broadway built for Sally Trueheart Williams. Between 1929 and 1963, Fairchild designed other houses for Galveston's elite including the John and Martha Adriance II House (4804 Crockett, 1929), Windsor Court Apartments (1705 35th, 1937), W. Kendall and Lola Menard House (4813 Denver, 1938) and the Ballinger and Evy Mills House (2901 Avenue O, 1939). In 1963, the Moody family

hired Fairchild to convert the Buccaneer Hotel (2228 Seawall, demolished 1999) into a senior living facility.

Three generations of Singleton family doctors resided at 1602 Broadway before family members sold the property in 1994. During his long and distinguished career, Dr. Singleton served as the chairman of UTMB surgical department for twenty years and was a founding member of the American Board of Surgery, president of the Texas Surgical Society, the Southern Surgical Society and vice president of the American Surgical Association. UTMB honors his legacy with the annual Singleton Surgical Award given to senior medical students who excel in surgical studies. Willie Dean was a graduate of the John Sealy School of Nursing and a leading member of the American Red Cross during World War II.

Since they purchased the house in 2018, the current owners have reversed an unsympathetic remodel of the kitchen using Fairchild's original drawings and made minor modifications to suit their needs while paying particular care to preserve the existing original details of the house. Located in the East End, the Singleton House contributes to the National Historic Landmark District.

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