

## Letter of Intent

Hello,

My name is Doreen Christensen, and I am the owner of the property located at 617 N Church St, McKinney, TX 75069.

My house currently has issues (consistent with it's age) which must be addressed. The wood siding on the house, garage, and porch has water rot and is in serious need of repair. I intend to complete exterior work to restore and preserve the structural integrity and historic character of the property. The scope of work includes:

- Removing all rotted wood siding and replacing it with matching materials (siding will be pulled from the garage and used on the home since it the same exact material. The siding taken from the garage will be replaced with the same material, which should be indistinguishable when painted
- Repairing or replacing damaged window trim and sill boards
- Prepping all exterior surfaces (washing, sanding)
- Painting and sealing all treated areas

My goal is to carry out these improvements in a way that is as respectful of the home's historic identity as possible while addressing its clear and necessary maintenance needs. When complete, the structure of the home shall be indistinguishable from before, using the absolute closest match available of the original materials. This work is essential to preserve the home's longevity and to maintain the integrity of the surrounding historic neighborhood.

As context, the property is located:

- About 0.4 miles north of McKinney's Historic Downtown Square
- About 0.5 miles east of Hwy 5 (McDonald St)
- Around 0.7 miles west of US 75
- Approximately 0.3 miles south of the Heard-Craig Center for the Arts

I am requesting a Historic Marker Level of incentive.

Sincerely,

Doreen Christensen

Signature: Doreen Christensen  
Doreen Christensen (May 14, 2025 16:12 CDT)

Date: 14/05/25



# HNIZ INCENTIVE APPLICATION FORM



Complete and sign this application and return this page with the Required Submittals listed above to [contact-planning@mckinneytexas.org](mailto:contact-planning@mckinneytexas.org) as a pdf.

**By signing this application for a letter of eligibility for the Historic Neighborhood Improvement Zone (HNIZ) Tax Exemption program, the applicant affirms:**

- All submitted information for this application represents an accurate description of the proposed work.
- Filing an application does not guarantee approval of a Letter of Eligibility.
- It is understood that approval of this application by the Historic Preservation Officer in no way constitutes approval of a building permit or other required City permit approvals.
- The applicant certifies that the project described in this application will be constructed in exact accordance with aforesaid plans and specifications.
- The property will be inspected periodically by the director of planning for compliance with the requirements of the HNIZ program.

NAME (Print): Doreen Christensen

ADDRESS (line 1): 617 N. Church St

ADDRESS (line 2): \_\_\_\_\_

City, ST, ZIP: Mckinney, TX 7506

Geographic ID Number R- 0934000003B1

Phone: 972-841-2708

E-mail: Ladolcevitachristensen@gmail.com

Signature: Doreen Christensen

Date: 14/05/25

**TAX EXEMPTION LEVEL REQUESTED:** Circle requested level of exemption.

☒ Historic Marker Level

☐ Restoration Level

☐ Preservation Level

## For Office Use Only

|              |       |                |       |
|--------------|-------|----------------|-------|
| HNIZ Case #: | _____ | Date Received: | _____ |
| Preservation | _____ | Letter of      | _____ |
| Built Circa: | _____ | Board Approval | _____ |

**INCOMPLETE APPLICATIONS WILL NOT BE ACCEPTED. SEE LIST OF "REQUIRED SUBMITTTALS."**



**B&R General Contracting**  
926 Wateka Way, Richardson, TX 75080

**Company Representative**  
Adam Blackwood

Phone: (214) 715-5472

Adam@BRGeneralContracting.com

04/28/2025

**Doreen Christensen**

Project Location: **617 N Church**  
**St. McKinney TX 75069**

## Scope of Work

### Dwelling

- Remove existing sealant, pressure wash and sand surface
- Remove all rotted siding and replace (with existing material from the back and left side of detached garage)
- Remove and replace rotted window trim/sill boards
- Paint and seal to customer specifications

### Detached Garage

- Remove existing sealant, pressure wash and sand surface
- Remove and replace all rotted siding (using closest available material)
- Paint and seal to customer specifications

***Workmanship warranty provided upon the completion of the scope of work.***

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Estimate Total

\$36,343.28

**B&R General Contracting Authorized Representative**

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Adam Blackwood, Project Manager

*Adam Blackwood*

04/28/2025



**B&R General Contracting**  
926 Wateka Way, Richardson, TX 75080

**Company Representative**  
Adam Blackwood

Phone: (214) 715-5472

Adam@BRGeneralContracting.com

04/28/2025

**Doreen Christensen**

Project Location: **617 N Church**  
**St. McKinney TX 75069**

## Scope of Work

### Dwelling

- Remove existing sealant, pressure wash and sand surface
- Remove all rotted siding and replace (with existing material from the back and left side of detached garage)
- Remove and replace rotted window trim/sill boards
- Paint and seal to customer specifications

### Detached Garage

- Remove existing sealant, pressure wash and sand surface
- Remove and replace all rotted siding (using closest available material)
- Paint and seal to customer specifications

***Workmanship warranty provided upon the completion of the scope of work.***

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Estimate Total

\$36,343.28

**B&R General Contracting Authorized Representative**

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Adam Blackwood, Project Manager

*Adam Blackwood*

04/28/2025





**B&R General Contracting**  
651 N Plano Rd, STE 421  
Richardson, TX 75081  
(214) 727-9979

## Payment Receipt

### Scope of Work

#### Dwelling

- Remove existing sealant, pressure wash and sand surface
- Remove all rotted siding and replace (with existing material from the back and left side of detached garage)
- Remove, replace or repair all rotted wood on porch
- Remove and replace rotted window trim/sill boards
- Paint and seal to customer specifications
- Repair damaged pergola planks
- Replace all rotted wood pieces on raised garden beds
- Paint all gutters and downspouts to match
  
- Sand and stain (4) exterior doors

#### Detached Garage

- Remove existing sealant, pressure wash and sand surface
- Remove and replace all rotted siding to match existing material
- Paint and seal to customer specifications
- Paint garage door
- Patch irrigation issue on south side of garage

**Total**

**\$38,793.28**

#### **Paid By:**

Doreen Christensen  
617 N. Church St, McKinney, TX

*Doreen Christensen*

Doreen Christensen [Oct 13, 2025 11:53:38 CDT]

**Customer Signature**

**Date: 07/03/2025**













































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