



Friday, May 13<sup>th</sup>, 2022

Historic Preservation Office  
Attn: Paula Nasta, Planning Manager  
221 N. Tennessee Street  
McKinney, Texas 75069  
E: [pnasta@mckinneytexas.org](mailto:pnasta@mckinneytexas.org)  
P: (972) 547-7416

RE: Letter of Intent for Certificate of Appropriateness Application – 311 S Kentucky St,  
McKinney, Texas 75069

Ms. Nasta,

As a follow-up to our in-person meeting held on Tuesday, April 12, 2022, please see enclosed the Certificate of Appropriateness (“COA”) application pertaining to 311 S. Kentucky St, McKinney, TX 75069 (“Residence”) on behalf of Barratt Properties, LLC, the current legal owner. The Residence is located on the east side of S. Kentucky Street approximately 285 ft. south of the intersection of Henry St. and S. Kentucky Street (see COA application for maps showing exact location).

The COA requests approval to demolish the Residence as part of a greater redevelopment effort. The redevelopment of this lot (and various surrounding lots) will provide additional multifamily housing within walking distance of the Downtown Square and allow more people to enjoy and support the rich nature of the downtown area. The Surrey House will be the namesake and historical focal point of the future multifamily community.

The current condition of the Residence is fair (exterior photos included in COA application) and we are not requesting any changes to the architectural features of the Residence as part of the COA.

We appreciate your consideration and kindly request your approval of the COA application as part of a continued effort to revitalize and celebrate Downtown McKinney.

Regards,

Jeremy Jones

Manager of JBJ Equity Surrey House Apts, LLC

Manager of Surrey House Apts, LLC

E: [JeremyJones@americanequity.net](mailto:JeremyJones@americanequity.net)

P: (972) 422-2000

cc: [roeder@abernathy-law.com](mailto:roeder@abernathy-law.com); [contact-historicpreservation@mckinneytexas.org](mailto:contact-historicpreservation@mckinneytexas.org)



# INCOMPLETE APPLICATIONS WILL NOT BE ACCEPTED.

## REFER TO THE "LIST OF REQUIRED SUBMITTALS"

**By signing this Certificate of Appropriateness (COA) application, the applicant affirms:**

- All submitted information for this application represents an accurate description of the proposed work.
- The applicant certifies that the project described in this application will be constructed in exact accordance with aforesaid plans and specifications.
- The applicant agrees to conform to all conditions of approval.
- It is understood that approval of this application by the Historic Preservation Officer or the Historic Preservation Advisory Board in no way constitutes approval of a building permit or other required City permit approvals.
- Filing an application does not guarantee approval.
- The COA becomes null and void if authorized construction is not commenced within one year. This will require receiving a new CoA approval.
- Work completed in deviation from this Certificate of Appropriateness or without a Certificate of Appropriateness may result in fines and/or misdemeanor charges.
- Work proposed in this application may also be eligible for the City's tax exemption program or impact fee waiver program. To see if you qualify, please contact the Historic Preservation office.

**ADDRESS OF SUBJECT PROPERTY:** 311 S. Kentucky St., McKinney, Texas 75069

### APPLICANT/CONTACT PERSON:

**NAME (Print):** Jeremy Jones

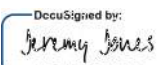
**ADDRESS (line 1):** 2150 S. Central Expwy, Ste. 360

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

**City, ST, ZIP:** McKinney, Texas 75070

**Phone:** 972-422-2000

**E-mail:** jeremyjones@americanequity.net

**Signature:** 

**Date:** 5/15/2022

**OWNER:** Attach additional sheets for Multiple owners and/or addresses.

**NAME (Print):** Barratt Properties, LLC

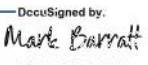
**ADDRESS (line 1):** P.O. Box 913

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

**City, ST, ZIP:** McKinney, Texas 75070

**Phone:** \_\_\_\_\_

**E-mail:** carol@surreyhs.com / mark@surreyhs.com

**Signature:** 

**Date:** 5/15/2022

### For Office Use Only

COA Case #:

HP2024-0028

Preservation Priority:

medium

Date Received:

April 18, 2024

Type of Project:

demolition

Built Circa:

1900



Approved. Please release the building permit.



Approved with conditions. Please release the building permit in accordance with conditions.



Forwarded to **HPAB** for review. Do Not release building permit.



Denied. Do Not release the building permit.



All applications must provide justification for the requested Certificate of Appropriateness based on the criteria set forth in the City Code of Ordinances. These criteria are based upon the U.S. Secretary of the Interior's Standards for the Treatment of Historic Properties (available on-line at [http://www.nps.gov/history/hps/tps/standards\\_guidelines.htm](http://www.nps.gov/history/hps/tps/standards_guidelines.htm)). Please type or print clearly. Illegible responses will not be accepted. Please use additional sheets if necessary.

### GENERAL INFORMATION

**Property Address:** 311 S. Kentucky St., McKinney, Texas 75069

Type of Request:

Proposed Use:

<input type="checkbox"/>
<input type="checkbox"/>
<input checked="" type="checkbox"/>
<input type="checkbox"/>
<input type="checkbox"/>
<input type="checkbox"/>

Alteration of building/structure

New Construction

Demolition

Fencing

Signage

Other:

<input type="checkbox"/>
<input checked="" type="checkbox"/>
<input type="checkbox"/>
<input type="checkbox"/>
<input type="checkbox"/>
<input type="checkbox"/>

Single-Family Use

Multi-Family Use

Commercial

Office

Restaurant

Other:

### Written Description of Proposed Work:

Explain what changes will be made to the following architectural elements and how the changes will be accomplished. *Please provide a detailed brochure or samples of new materials.*

1. Structural Work \_\_\_\_\_  
 \_\_\_\_\_  
 \_\_\_\_\_  
 \_\_\_\_\_
2. Roof and Roofing Systems \_\_\_\_\_  
 \_\_\_\_\_  
 \_\_\_\_\_  
 \_\_\_\_\_
3. Windows \_\_\_\_\_  
 \_\_\_\_\_  
 \_\_\_\_\_  
 \_\_\_\_\_
4. Doors \_\_\_\_\_  
 \_\_\_\_\_  
 \_\_\_\_\_  
 \_\_\_\_\_
5. Exterior siding \_\_\_\_\_  
 \_\_\_\_\_  
 \_\_\_\_\_  
 \_\_\_\_\_

**Case #** HP2024-0028

**Date Received:** April 18, 2024



## Written Description of Proposed Work (continued):

Explain what changes will be made to the following architectural elements and how the changes will be accomplished. *Please provide a detailed brochure or samples of new materials.*

6. Decorative elements (window and door trims, ornamental trims, brackets, lighting): \_\_\_\_\_

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7. Porches, Carriage Houses, Patio, Carport, and Steps: \_\_\_\_\_

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8. Outbuildings: \_\_\_\_\_

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9. Fencing: \_\_\_\_\_

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10. Other: \_\_\_\_\_

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11. Painting (Commercial Historic District Only)

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## Written Description of Proposed Work for which applicant is requesting advice but CoA approval is not required:

12. Landscape, parking, sidewalks, garden features

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13. Painting (Historic Overlay District only)

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Date: 7/1/2022

To: Jeremy Jones  
2150 S. Central Expwy, Ste. 360  
McKinney, TX 75072  
(972) 422-2000  
[www.americanequity.net](http://www.americanequity.net)

From: DBA Architects, LLC  
111 South Kentucky St. Ste. 210  
McKinney, TX 75069

Reference: Field Observation Report

Address: 311 S. Kentucky St.  
McKinney, Texas 75069

Mr. Jeremy Jones,

Per your request DBA Architects, LLC (Mr. Bryan Moore), on June 22<sup>nd</sup>, 2022, visited the above referenced property at 311 S. Kentucky St. in McKinney Texas to evaluate the condition of the house, with the primary goal of seeing if the structure would be a good candidate to be relocated (moved). A few bullet point observations:

- The house has considerable structural damage. Very visible racking to the south.
- The house has sustained considerable termite and dry rot damage.
- Structural damage is evident at door, and window openings.

With the above referenced findings, it is our opinion that the house would never survive the moving process.

If you have questions, please feel free to contact me at 469-667-5095

Sincerely,

A handwritten signature in blue ink, appearing to read "Bryan Moore".

Bryan Moore, AIA, NCARB  
CEO/President  
DBA Architects, LLC  
Email: [bryan@dba-architects.com](mailto:bryan@dba-architects.com)

Hampton Roads, Virginia

Dalla/Ft Worth Metroplex

Emerald Coast, Florida

111 S. KENTUCKY ST, SUITE 210, MCKINNEY, TEXAS 75069, (p) 888-900-4905

## **Owner Notes from Mark Barratt**

**311 S. Kentucky St., McKinney TX 75069**

**As of June 1, 2022**

- a.      **311 is a tiny house 992 sf**
- b.      **It has some kind of critters in the foundation and walls. I believe much of the foundation is eaten by termites and will probably disintegrate if you try to pick it up.**
- c.      **Tiles are falling from the ceiling in the preparation room behind the kitchen and**
- d.      **Random holes show up in the exterior walls from time to time. I have patched several of these with metal sheets from but the whole place is held together by duct tape and glue.**
- e.      **Cunningham told us 311 could not be moved because the roof was too tall. (makes sense)**



# Proposal

Page # \_\_\_\_\_ of \_\_\_\_\_ pages

Cunningham House Movers  
301 E Finley BLVD  
ANNA, TX 75409

cell 972-658-2320

PROPOSAL SUBMITTED TO: Carrol Barrett	JOB NAME	JOB #
ADDRESS	JOB LOCATION Kentucky St, McKinney, Tx.	DATE 6-21-2022
PHONE # 214-923-0370	FAX #	ARCHITECT

We hereby submit specifications and estimates for: Moving Four Structures in good condition located at 303/305 Kentucky St. in McKinney, Tx, and 400/312 S. Tennessee, McKinney, Tx. There are two more structures that has no value to move, these are located at 301/311 Kentucky St. McKinney, Tx.

Approximate moving cost For 303/305 no more than \$49000.00 Each to be move across st. to the west from present location.

400 Tennessee could be move away if owner decides to For Free, and would be able to save a demolition Fee, or any of the other structures such as 303 or 305.

Note: if relocation occurs For present owner Mover doesn't do any Remodeling or Finish Foundations. IN bid.

We propose hereby to furnish material and labor - complete in accordance with the above specifications for the sum of:

\$ \_\_\_\_\_ Dollars

with payments to be made as follows: \_\_\_\_\_

Any alteration or deviation from above specifications involving extra costs will be executed only upon written order, and will become an extra charge over and above the estimate. All agreements contingent upon strikes, accidents, or delays beyond our control.

Respectfully submitted

Note - this proposal may be withdrawn by us if not accepted within \_\_\_\_\_ days.

## Acceptance of Proposal

The above prices, specifications and conditions are satisfactory and are hereby accepted. You are authorized to do the work as specified. Payments will be made as outlined above.

Signature \_\_\_\_\_

Date of Acceptance \_\_\_\_\_

Signature \_\_\_\_\_





311 Kentucky – May 2022





311 Kentucky – May 2022



311 Kentucky – May 2022







311 Kentucky – May 2022





311 Kentucky – Historic Photo (date unknown)



2005





2015





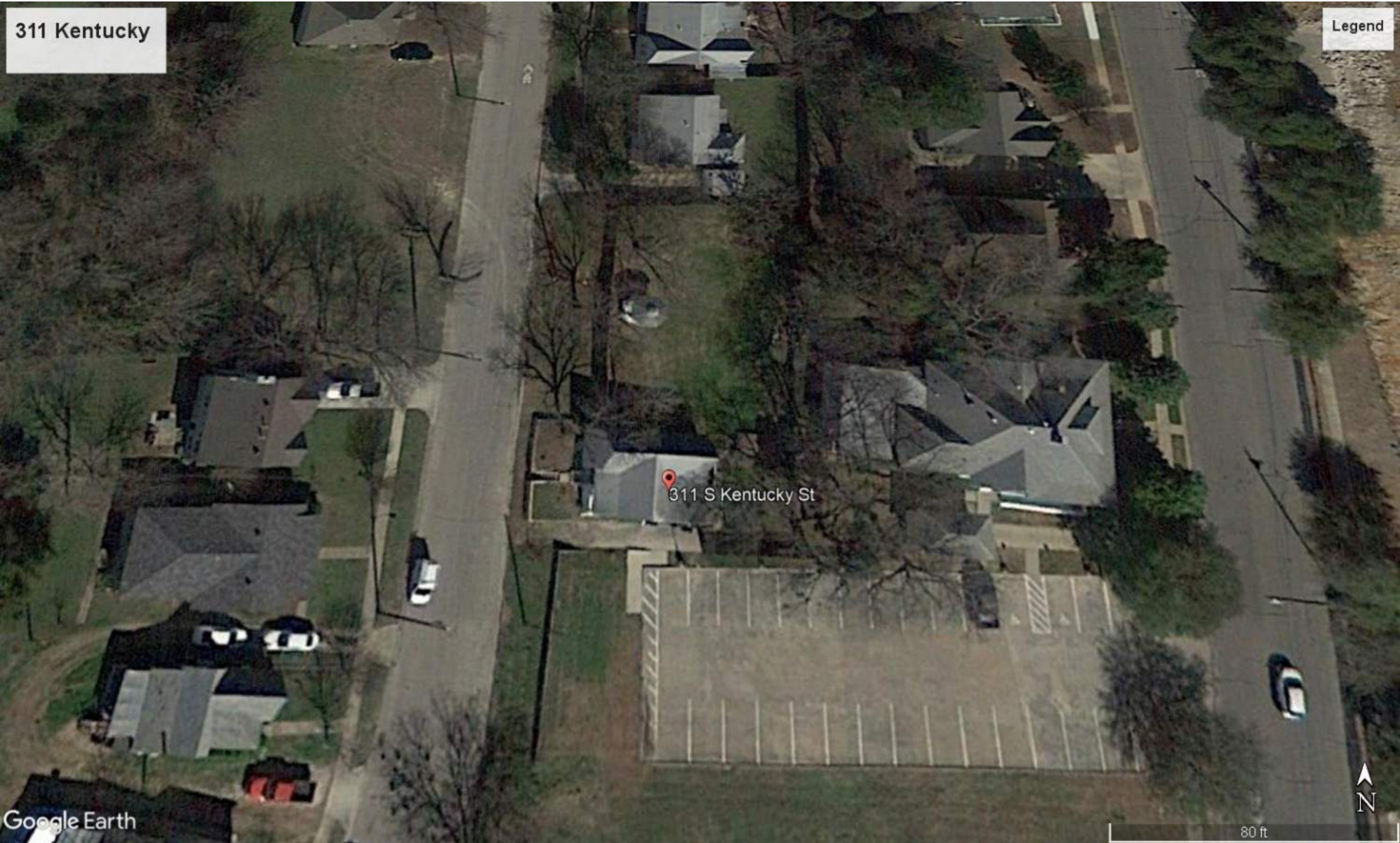
311 Kentucky

Legend

311 S Kentucky St



Google Earth

80 ft





A Google Street View image of a residential street in St. Louis, Missouri. The view is looking north along 316 S Kentucky St. On the left side of the road, a black sedan is parked. The street is lined with mature green trees and houses. The sky is clear and blue. The Google Earth interface is overlaid on the image. At the top right, the address '316 S Kentucky St' is displayed. Below it are icons for a person, a building, and a compass, along with the text 'Exit Street View'. In the bottom right corner, the 'Google Earth' logo is visible. At the bottom center, the text '© 2022 Google' is present. The bottom status bar shows the 'Imagery Date: 4/2022' and coordinates '33°11'40.48" N 96°36'56.63" W', along with 'elev 626 ft' and 'eye alt 628 ft'. A small 'Report a problem' link is visible in the bottom left corner.



A Google Street View image of a residential street in Kansas City, Missouri. The view is looking north along 316 S Kentucky St. On the left side of the road, a black sedan is parked. The street is lined with mature green trees and houses. The sky is clear and blue. The Google Earth interface is overlaid on the image. At the top right, the address '316 S Kentucky St' is displayed. Below it are icons for a person and a building, and a button that says 'Exit Street View'. In the bottom right corner, the 'Google Earth' logo is visible. At the very bottom, a status bar shows the imagery date as '4/2022', the coordinates '33°11'40.48" N 96°36'56.63" W', the elevation '626 ft', and the eye altitude '628 ft'. There is also a small 'Report a problem' link in the bottom left corner.

A Google Street View image of a residential street in Kansas City, Missouri. The view is looking north along 316 S Kentucky St. On the left side of the road, a black sedan is parked. The street is lined with mature green trees and houses. The sky is clear and blue. The Google Earth interface is overlaid on the image. At the top right, the address '316 S Kentucky St' is displayed. Below it are icons for a person and a building, and a button that says 'Exit Street View'. In the bottom right corner, the 'Google Earth' logo is visible. At the very bottom, a status bar shows the imagery date as '4/2022', the coordinates '33°11'40.48" N 96°36'56.63" W', the elevation '626 ft', and the eye altitude '628 ft'. There is also a small 'Report a problem' link in the bottom left corner.

A Google Street View image of a residential street, 316 S Kentucky St, looking north. The street is paved and has a black car parked on the left side. Lush green trees line both sides of the street, and a clear blue sky is visible. The Google Earth interface is overlaid on the image, showing the address '316 S Kentucky St' in the top right corner. Below the address are icons for a person and a building, and a button that says 'Exit Street View'. A compass is visible in the top right corner. The bottom status bar shows the imagery date as 4/2022, coordinates 33°11'40.48" N, 96°36'56.63" W, an elevation of 626 ft, and an eye altitude of 628 ft. The text '© 2022 Google' is visible in the center of the image.

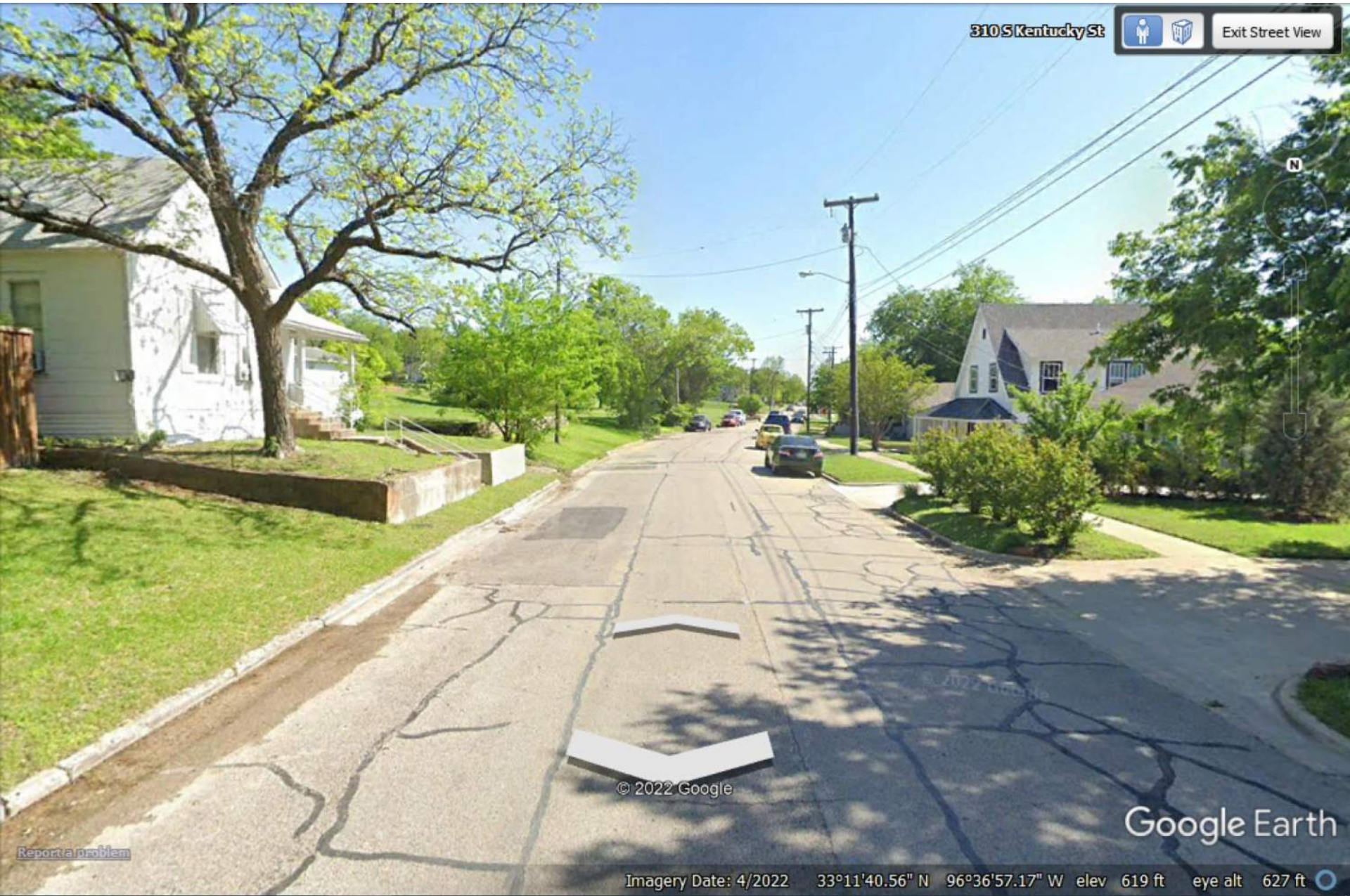
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# Street View – Looking South



310 S Kentucky St



Exit Street View

N

© 2022 Google

Google Earth

[Report a problem](#)

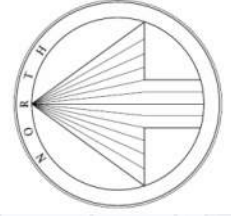
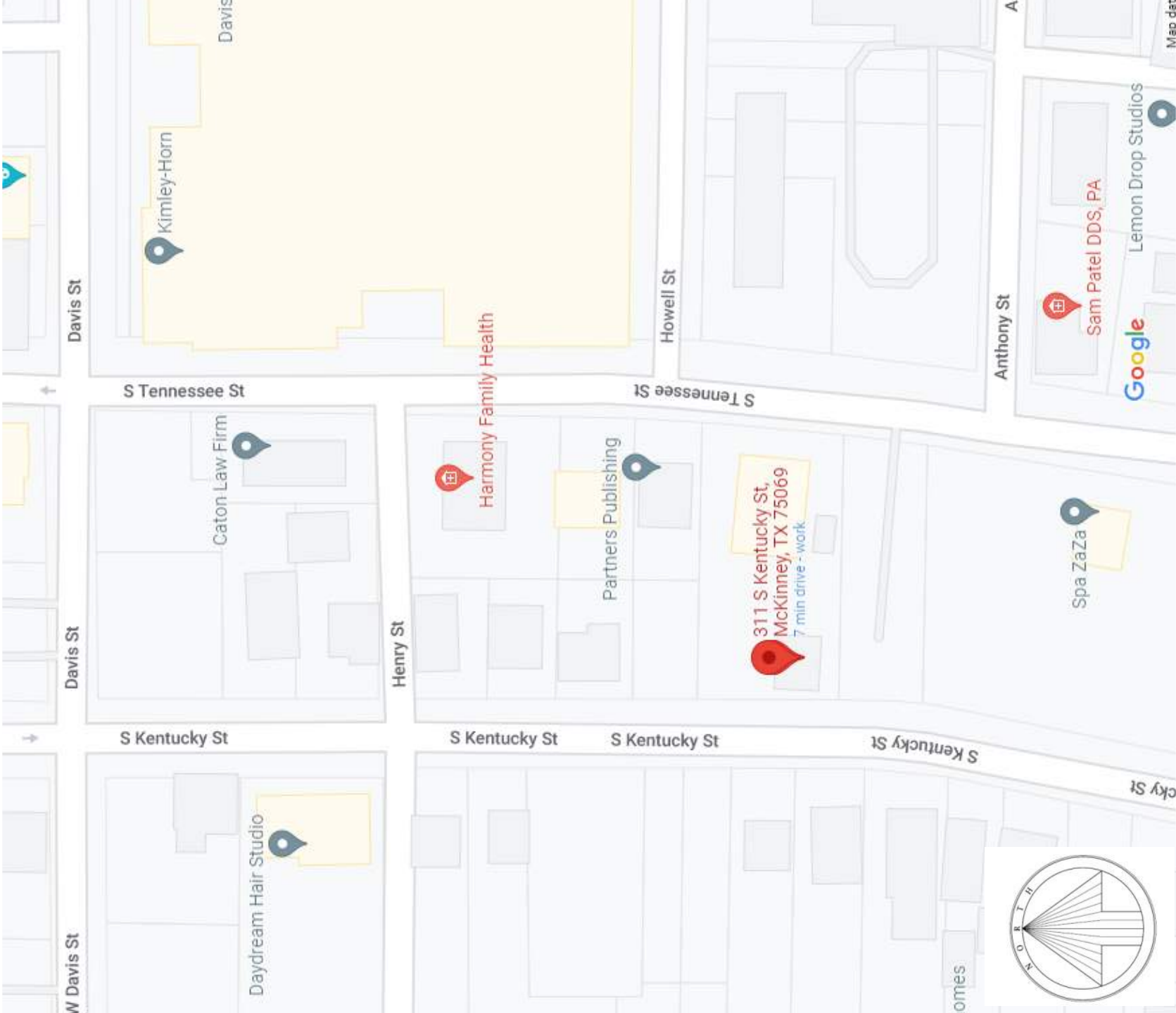
Imagery Date: 4/2022 33°11'40.56" N 96°36'57.17" W elev 619 ft eye alt 627 ft



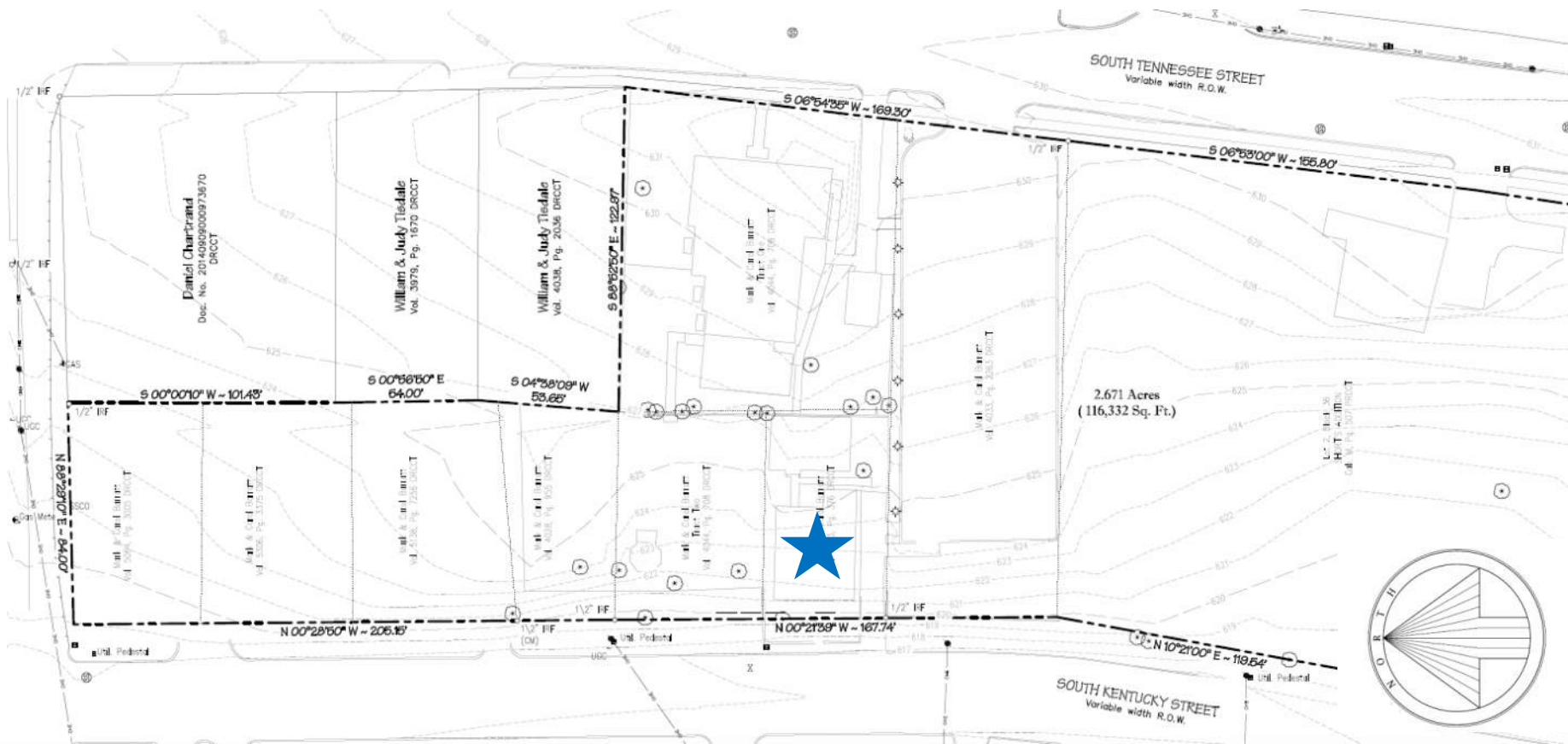
## Adjacent Properties



312 Tennessee – Directly East of Subject Property









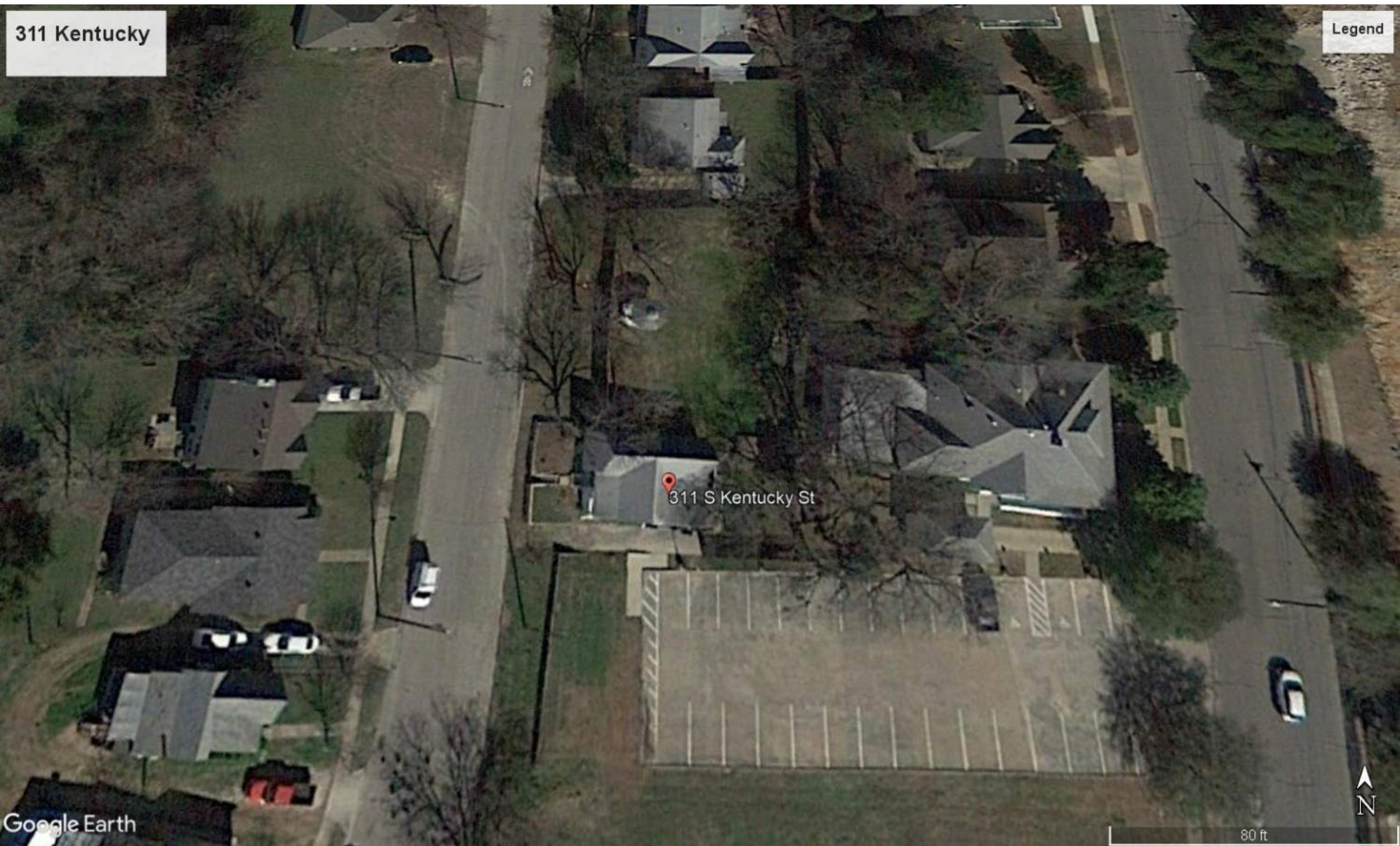
311 Kentucky

Legend

311 S Kentucky St

Google Earth

80 ft



311 S Kentucky St, Mckinney, TX 75069

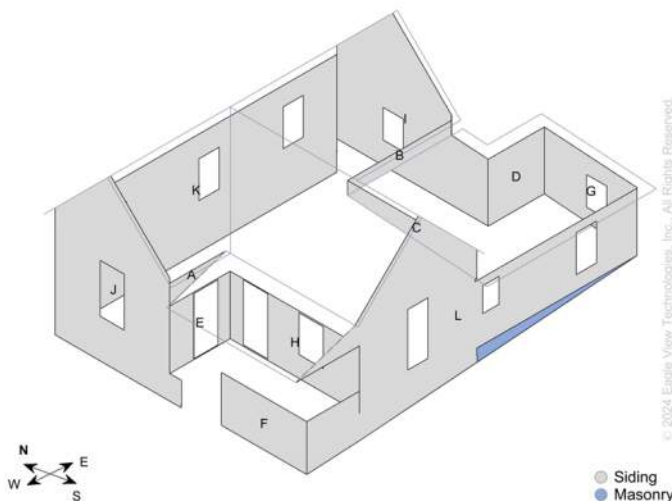
Report: 58341045

## Report Content

Images .....	1
Structure Number Labels .....	4
Wall Area Diagram .....	5
Alternate Wall View .....	6
Window and Door Diagram .....	7
Elevation Diagrams.....	8
Wall Measurement Summary .....	12

## Prepared For

Contractor: Jeremy Jones  
Company: American Equity  
Address: 2150 S Central Expy Ste 360  
Mckinney, TX 75070-4070  
Phone: 972-422-2000



## Total Lengths & Areas

### Wall Area excluding Windows & Doors

Total	=	1615.3 ft <sup>2</sup>
Siding	=	1600.1 ft <sup>2</sup>
Masonry	=	15.2 ft <sup>2</sup>

### General Totals

Wall Facets	=	12
Windows & Doors	=	12
Window & Door Area	=	158.4 ft <sup>2</sup>
Window & Door Perimeter	=	181.0 ft
Fascia (Eaves + Rakes)	=	208 ft


**Satisfaction Guaranteed**
[www.eagleview.com/Guarantee.aspx](http://www.eagleview.com/Guarantee.aspx)



311 S Kentucky St, McKinney, TX 75069

Report: 58341045

## IMAGES – TOP VIEW

**Top Image**



311 S Kentucky St, McKinney, TX 75069

Report: 58341045

## IMAGES – NORTH & SOUTH

**North Side**



**South Side**





311 S Kentucky St, Mckinney, TX 75069

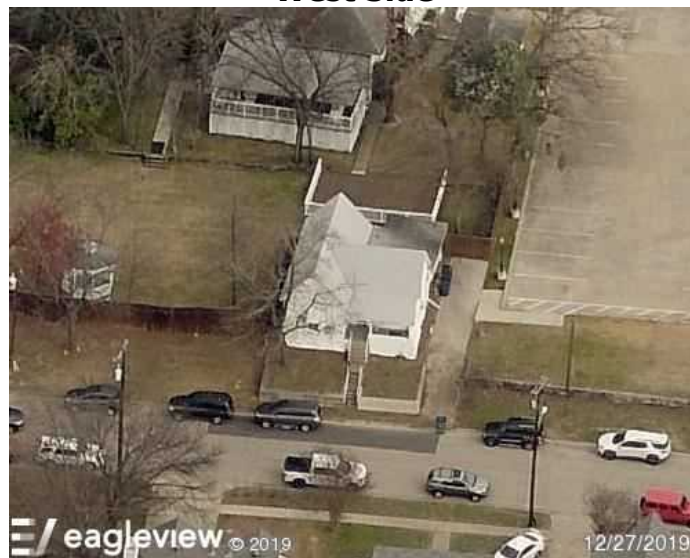
Report: 58341045

## IMAGES – EAST & WEST

**East Side**



**West Side**



311 S Kentucky St, McKinney, TX 75069

Report: 58341045

## STRUCTURE NUMBER LABELS

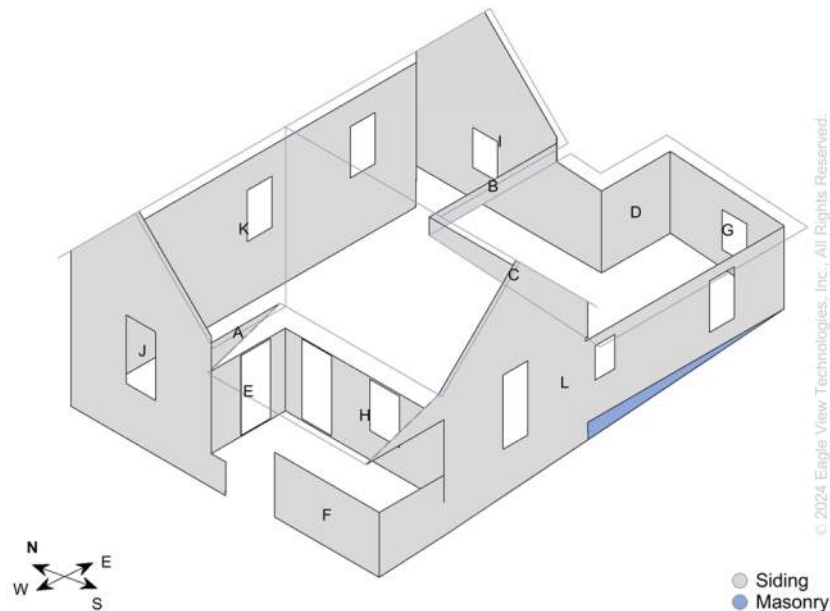




311 S Kentucky St, McKinney, TX 75069

Report: 58341045

## WALL AREA DIAGRAM



### North

Wall	Siding Wall Area (ft <sup>2</sup> )	Masonry Wall Area (ft <sup>2</sup> )
D	49.7	0.0
K	406.7	0.0
<b>Total</b>	<b>456.4</b>	<b>0.0</b>

### East

Wall	Siding Wall Area (ft <sup>2</sup> )	Masonry Wall Area (ft <sup>2</sup> )
I	213.9	0.0
G	74.1	0.0
C	34.1	0.0
<b>Total</b>	<b>322.1</b>	<b>0.0</b>

### South

Wall	Siding Wall Area (ft <sup>2</sup> )	Masonry Wall Area (ft <sup>2</sup> )
B	20.5	0.0
A	8.1	0.0
E	33.1	0.0
L	392.3	15.2
<b>Total</b>	<b>454.0</b>	<b>15.2</b>

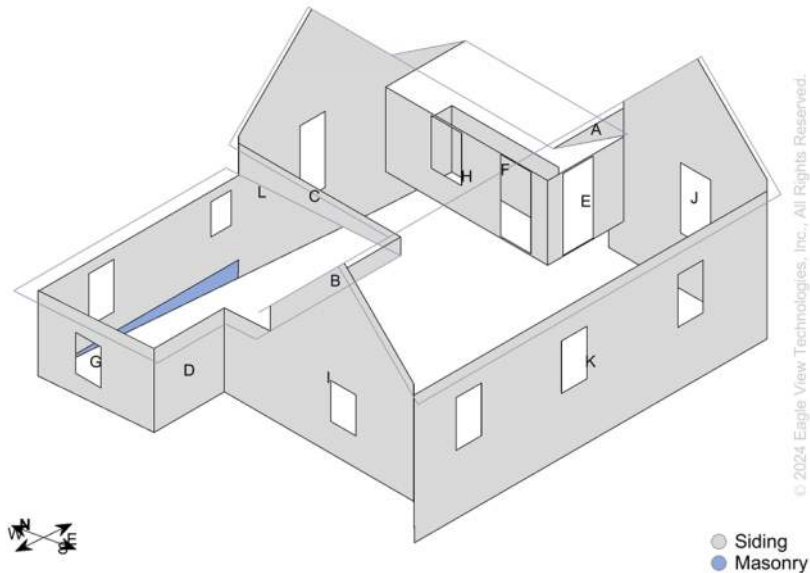
### West

Wall	Siding Wall Area (ft <sup>2</sup> )	Masonry Wall Area (ft <sup>2</sup> )
F	59.8	0.0
H	81.2	0.0
J	226.6	0.0
<b>Total</b>	<b>367.6</b>	<b>0.0</b>

311 S Kentucky St, McKinney, TX 75069

Report: 58341045

## ALTERNATE WALL VIEW



### North

Wall	Siding Wall Area (ft <sup>2</sup> )	Masonry Wall Area (ft <sup>2</sup> )
D	49.7	0.0
K	406.7	0.0
<b>Total</b>	<b>456.4</b>	<b>0.0</b>

### East

Wall	Siding Wall Area (ft <sup>2</sup> )	Masonry Wall Area (ft <sup>2</sup> )
I	213.9	0.0
G	74.1	0.0
C	34.1	0.0
<b>Total</b>	<b>322.1</b>	<b>0.0</b>

### South

Wall	Siding Wall Area (ft <sup>2</sup> )	Masonry Wall Area (ft <sup>2</sup> )
B	20.5	0.0
A	8.1	0.0
E	33.1	0.0
L	392.3	15.2
<b>Total</b>	<b>454.0</b>	<b>15.2</b>

### West

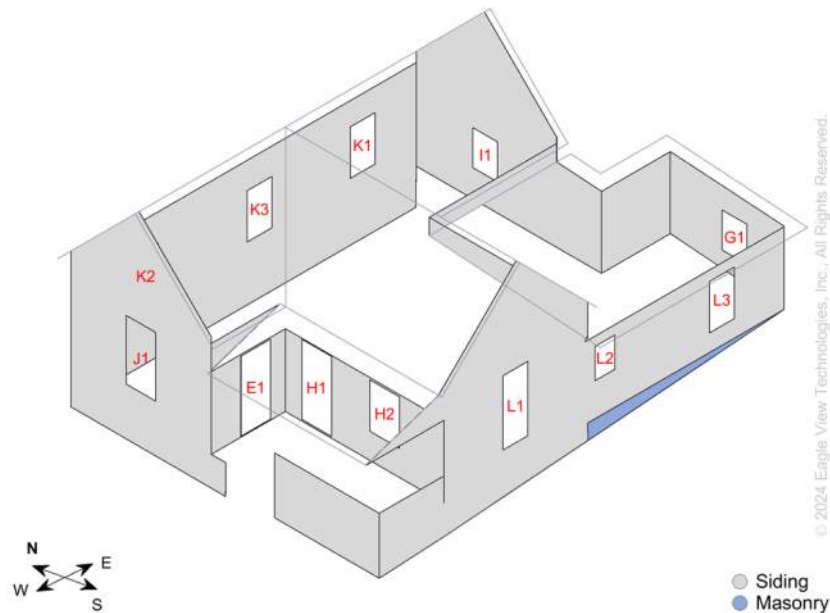
Wall	Siding Wall Area (ft <sup>2</sup> )	Masonry Wall Area (ft <sup>2</sup> )
F	59.8	0.0
H	81.2	0.0
J	226.6	0.0
<b>Total</b>	<b>367.6</b>	<b>0.0</b>



311 S Kentucky St, Mckinney, TX 75069

Report: 58341045

## WINDOW & DOOR DIAGRAM



Note: Window & door measurements include trim.

### North

Window/Door	Area (ft <sup>2</sup> )	Perimeter (ft)	Dimensions W x H (ft)
K1	11.3	14.0	2.5 x 4.5
K2	11.3	14.0	2.5 x 4.5
K3	11.2	14.0	2.5 x 4.5
<b>Total</b>	<b>33.8</b>	<b>42.0</b>	<b>n/a</b>

### East

Window/Door	Area (ft <sup>2</sup> )	Perimeter (ft)	Dimensions W x H (ft)
G1	8.8	12.0	2.5 x 3.5
I1	8.8	12.0	2.5 x 3.5
<b>Total</b>	<b>17.6</b>	<b>24.0</b>	<b>n/a</b>

### South

Window/Door	Area (ft <sup>2</sup> )	Perimeter (ft)	Dimensions W x H (ft)
E1	21.0	20.0	3.0 x 7.0
L1	16.3	18.0	2.5 x 6.5
L2	6.0	10.0	2.0 x 3.0
L3	11.2	14.0	2.5 x 4.5
<b>Total</b>	<b>54.5</b>	<b>62.0</b>	<b>n/a</b>

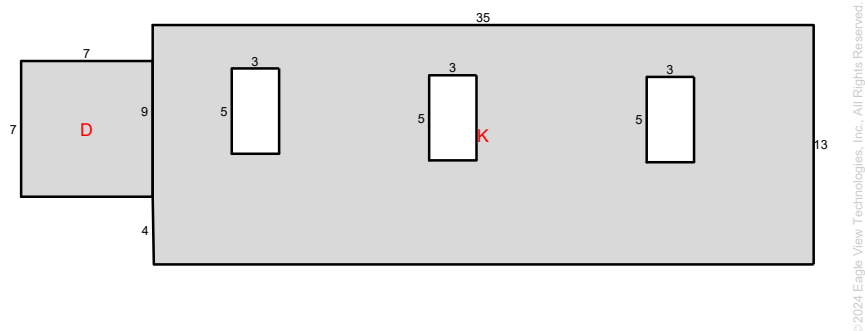
### West

Window/Door	Area (ft <sup>2</sup> )	Perimeter (ft)	Dimensions W x H (ft)
H1	21.0	20.0	3.0 x 7.0
H2	13.5	15.0	3.0 x 4.5
J1	18.0	18.0	3.0 x 6.0
<b>Total</b>	<b>52.5</b>	<b>53.0</b>	<b>n/a</b>

311 S Kentucky St, McKinney, TX 75069

Report: 58341045

## NORTH ELEVATION DIAGRAM



● Siding  
● Masonry

Top of Siding Walls = 41.8 ft  
Bottom of Siding Walls = 41.7 ft

Wall	Siding Wall Area (ft <sup>2</sup> )	Masonry Wall Area (ft <sup>2</sup> )	Window & Door Area (ft <sup>2</sup> )	Window & Door Perimeter (ft)	Window & Door Count
D	49.7	0.0	0	0	0
K	406.7	0.0	33.8	42.0	3
<b>Total</b>	<b>456.4</b>	<b>0.0</b>	<b>33.8</b>	<b>42.0</b>	<b>3</b>

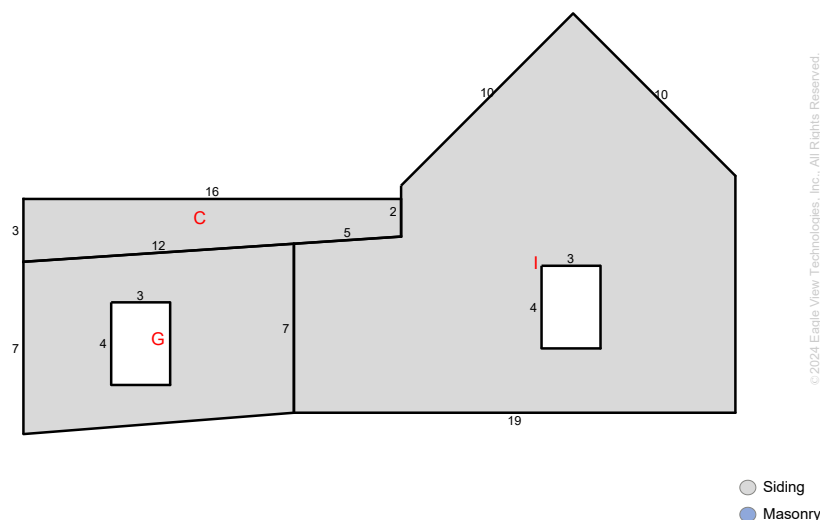
**Note: On-site verification of yellow shaded areas is needed. Details are on the Wall Measurement Summary Page.** This diagram shows segment lengths rounded to the nearest whole number. The window & door and wall area in square feet (rounded to the nearest tenth) is based on the actual (non-rounded) value of each segment length.



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## EAST ELEVATION DIAGRAM



Top of Siding Walls = 52.1 ft  
Bottom of Siding Walls = 46.2 ft

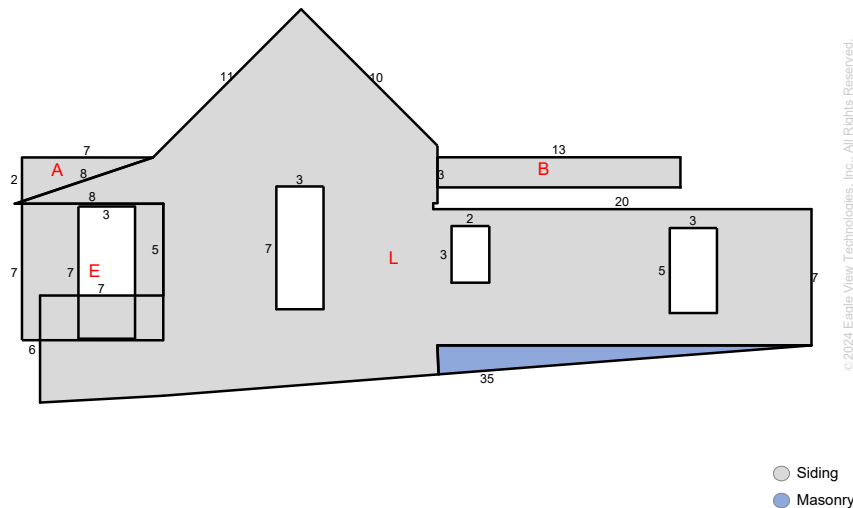
Wall	Siding Wall Area (ft <sup>2</sup> )	Masonry Wall Area (ft <sup>2</sup> )	Window & Door Area (ft <sup>2</sup> )	Window & Door Perimeter (ft)	Window & Door Count
I	213.9	0.0	8.8	12.0	1
G	74.1	0.0	8.8	12.0	1
C	34.1	0.0	0	0	0
<b>Total</b>	<b>322.1</b>	<b>0.0</b>	<b>17.6</b>	<b>24.0</b>	<b>2</b>

**Note: On-site verification of yellow shaded areas is needed. Details are on the Wall Measurement Summary Page.** This diagram shows segment lengths rounded to the nearest whole number. The window & door and wall area in square feet (rounded to the nearest tenth) is based on the actual (non-rounded) value of each segment length.

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## SOUTH ELEVATION DIAGRAM



Top of Siding Walls = 83.3 ft  
 Bottom of Siding Walls = 76.6 ft

Wall	Siding Wall Area (ft <sup>2</sup> )	Masonry Wall Area (ft <sup>2</sup> )	Window & Door Area (ft <sup>2</sup> )	Window & Door Perimeter (ft)	Window & Door Count
B	20.5	0.0	0	0	0
A	8.1	0.0	0	0	0
E	33.1	0.0	21.0	20.0	1
L	392.3	15.2	33.5	42.0	3
<b>Total</b>	<b>454.0</b>	<b>15.2</b>	<b>54.5</b>	<b>62.0</b>	<b>4</b>

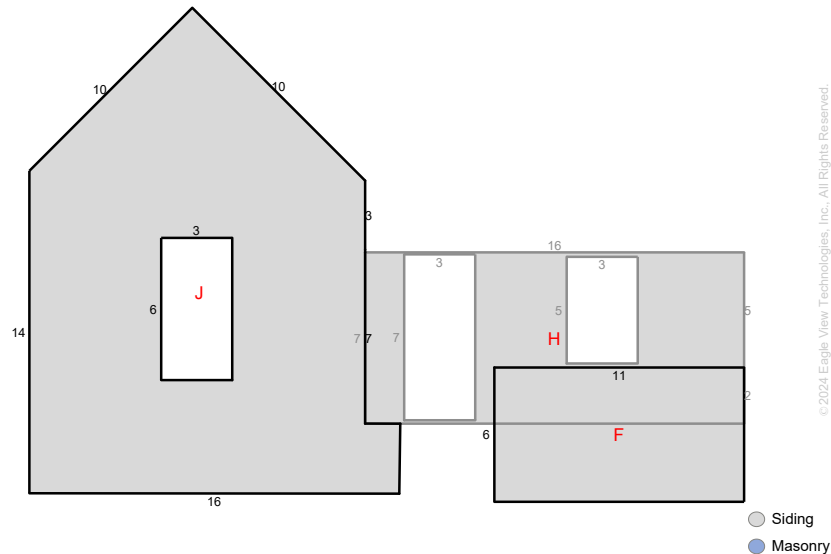
**Note: On-site verification of yellow shaded areas is needed. Details are on the Wall Measurement Summary Page.** This diagram shows segment lengths rounded to the nearest whole number. The window & door and wall area in square feet (rounded to the nearest tenth) is based on the actual (non-rounded) value of each segment length.



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## WEST ELEVATION DIAGRAM



Top of Siding Walls = 48.1 ft  
 Bottom of Siding Walls = 42.1 ft

Wall	Siding Wall Area (ft <sup>2</sup> )	Masonry Wall Area (ft <sup>2</sup> )	Window & Door Area (ft <sup>2</sup> )	Window & Door Perimeter (ft)	Window & Door Count
F	59.8	0.0	0	0	0
H	81.2	0.0	34.5	35.0	2
J	226.6	0.0	18.0	18.0	1
<b>Total</b>	<b>367.6</b>	<b>0.0</b>	<b>52.5</b>	<b>53.0</b>	<b>3</b>

**Note: On-site verification of yellow shaded areas is needed. Details are on the Wall Measurement Summary Page.** This diagram shows segment lengths rounded to the nearest whole number. The window & door and wall area in square feet (rounded to the nearest tenth) is based on the actual (non-rounded) value of each segment length.

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## WALL MEASUREMENT SUMMARY

### All Structures

### Wall Area Waste Calculations

#### Siding Material

Waste %	0%	10%	11%	12%	13%	14%	15%	20%
Area (ft <sup>2</sup> )	1,600	1,760	1,776	1,792	1,808	1,824	1,840	1,920
Squares	16	17.6	17.8	17.9	18.1	18.2	18.4	19.2

#### Masonry Material

Waste %	0%	10%	11%	12%	13%	14%	15%	20%
Area (ft <sup>2</sup> )	15	17	17	17	17	17	17	18
Squares	0.2	0.2	0.2	0.2	0.2	0.2	0.2	0.2

The tables above show the total wall area excluding windows and doors, based upon different waste percentages. The waste factor is subject to the complexity of the structure, image quality, siding techniques and your experience. Please consider this when calculating appropriate waste percentages. Note that only the wall area is included in these waste calculations. Accessories may require additional material.

### Total Lengths & Areas

#### Wall Area excluding Windows & Doors

Total = 1615.3 ft<sup>2</sup>

Siding = 1600.1 ft<sup>2</sup>

Masonry = 15.2 ft<sup>2</sup>

#### General Totals

Wall Facets = 12

Windows &amp; Doors = 12

Window and Door Area = 158.4 ft<sup>2</sup>

Window &amp; Door Perimeter = 181.0 ft

Fascia (Eaves + Rakes) = 208 ft

Top of Siding Walls = 225.3 ft

Bottom of Siding Walls = 206.6 ft

#### Property Location

Longitude = -96.6156753

Latitude = 33.1945132

#### Corner Totals

	Siding to Siding	Masonry to Masonry	Siding to Masonry	Total
Inside Corners	25.3 ft	0.0 ft	0.0 ft	<b>25.3 ft</b>
Outside Corners	64.3 ft	0.0 ft	0.0 ft	<b>64.3 ft</b>
Inside Corners > 90	0.0 ft	0.0 ft	0.0 ft	<b>0.0 ft</b>
Outside Corners > 90	0.0 ft	0.0 ft	0.0 ft	<b>0.0 ft</b>

#### Notes

There were no changes to the structure in the past four years.

#### Report Comments

Due to obstructions in available images of this property, please verify measurements on portion of structure highlighted in yellow.