

# HISTORIC PRESERVATION ADVISORY COMMITTEE

## MEETING AGENDA

CHAIRPERSON:

Tyler Davis



VICE CHAIRPERSON:

Karen Ayala

COMMITTEE MEMBERS: Tyler Davis, Karen Ayala, Jay Hohlbauch, Jerome Melgar, Kim Lusk, Erick Arriaga

**WEDNESDAY, JULY 23, 2025**

**CITY OF VISALIA ADMINISTRATION BUILDING**

**LOCATED AT 220 NORTH SANTA FE STREET, VISALIA CA 93292**

**MEETING TIME: 5:30 PM**

1. ELECTION OF CHAIR AND VICE-CHAIR
2. CALL TO ORDER
3. CITIZEN'S COMMENTS – This is the time for citizens to comment on subject matters that are not on the agenda but are within the jurisdiction of the Historic Preservation Advisory Committee (HPAC). You may provide comments to the HPAC at this time, but the HPAC may only legally discuss those items already on tonight's agenda.
4. MEETING MINUTES
  - A. July 9, 2025, Regular Meeting
5. PROJECT REVIEW
  - A. **HPAC Item No. 2025-13:** A request by Michael Murphy to conduct a reroof, add and replace fascia boards, restore or replace soffit boards, and replace wood rain gutters with metal rain gutters, on a single family residence within the D-MU (Downtown Mixed Use) Zone. The project site is located at 539 North Locust Street (APN: 094-354-005).

## 6. DISCUSSION ITEMS

- A. Appointment of Jocelyn Duran to HPAC – July 21, 2025 Visalia City Council Meeting
- B. Historic Recognition/Awards Program
- C. Historic District Survey Project Update
- D. Committee and Staff Comments
  - i. Project Updates
- E. Identification of Items for Future Agendas

## 7. ADJOURNMENT

In compliance with the Americans Disabilities Act, if you need special assistance to participate in meetings call (559) 713-4443 (Staff Representative) 48-hours in advance of the meeting. For Hearing Impaired – Call (559) 713-4900 (TTY) 48-hours in advance of the scheduled meeting time to request signing services. Visually Impaired - If enlarged print or a Braille copy is desired, please request in advance of the meeting and services will be provided as possible after the meeting. City Staff to the Committee is Cristobal Carrillo, Associate Planner, 559-713-4443, [cristobal.carrillo@visalia.city](mailto:cristobal.carrillo@visalia.city).

Este Aviso es para informarle que habra una audiencia para el público ante el Comité de Preservación Histórica de la Ciudad de Visalia. Para más información, o para dar comentario público respecto a esta solicitud, por favor llame Cristobal Carrillo, Associate Planner, al numero (559) 713-4443 o [cristobal.carrillo@visalia.city](mailto:cristobal.carrillo@visalia.city).

Additional information about the Historic Preservation Advisory Committee may be found by contacting Cristobal Carrillo, Associate Planner at 559-713-4443, or emailing [cristobal.carrillo@visalia.city](mailto:cristobal.carrillo@visalia.city).

### **APPEAL PROCEDURE**

According to the City of Visalia Zoning Ordinance Section 17.02.145 and Subdivision Ordinance Section 16.04.040, an appeal to the City Council may be submitted within ten days following the date of a decision by the HPAC. An appeal form with applicable fees shall be filed with the City Clerk at 220 North Santa Fe Street, Visalia, CA 93291. The appeal shall specify errors or abuses of discretion by the Planning Commission, or decisions not supported by the evidence in the record. The appeal form can be found on the city's website [www.visalia.city](http://www.visalia.city) or from the City Clerk.

**THE NEXT REGULAR MEETING WILL BE HELD ON WEDNESDAY, AUGUST 13, 2025**

# HISTORIC PRESERVATION ADVISORY COMMITTEE MEETING AGENDA

Ayala and Lusk  
absent. All other  
members present.

CHAIRPERSON:

Tyler Davis



VICE CHAIRPERSON:

Karen Ayala

COMMITTEE MEMBERS: Tyler Davis, Karen Ayala, Jay Hohlbauch, Jerome Melgar, Kim Lusk, Erick Arriaga

MEMBERS OF THE PUBLIC: Jocelyn Duran

CITY STAFF: Cristobal Carrillo, Associate Planner

**WEDNESDAY, JULY 9, 2025**

**CITY OF VISALIA ADMINISTRATION BUILDING**

**LOCATED AT 220 NORTH SANTA FE STREET, VISALIA CA 93292**

**MEETING TIME: 5:30 PM**

**1. ELECTION OF CHAIR AND VICE-CHAIR**

A motion was made by Hohlbauch, seconded by Melgar, to postpone the election of Chair and Vice-Chair to the meeting of July 23, 2025. The motion passed 4-0.

**2. CALL TO ORDER – 5:30pm.**

- 3. CITIZEN'S COMMENTS** – This is the time for citizens to comment on subject matters that are not on the agenda but are within the jurisdiction of the Historic Preservation Advisory Committee (HPAC). You may provide comments to the HPAC at this time, but the HPAC may only legally discuss those items already on tonight's agenda.

None.

**4. MEETING MINUTES**

**A. June 25, 2025, Regular Meeting**

A motion was made by Melgar, seconded by Arriaga, to approve the meeting minutes. The motion was approved 4-0.

## 5. PROJECT REVIEW

- A. **HPAC Item No. 2025-12:** A request by Kristine Herd to remove and replace siding for a residence in the R-1-5 (Single Family Residential, 5,000 square foot minimum site area) Zone. The project site is located at 804 West Myrtle Avenue (APN: 096-151-008).

Staff presented its report and recommended that the HPAC approve the request as conditioned by staff. The property owner was not present. Public comment about the project was provided by Jocelyn Duran. No public comments were received. Following discussion of the project, a motion was made by Hohlbauch, seconded by Melgar, to approve the request. The motion passed by a vote of 4-0.

## 6. DISCUSSION ITEMS

- A. Appointment of Jocelyn Duran to HPAC – July 21, 2025, Visalia City Council Meeting

Staff and the HPAC discussed the upcoming City Council meeting with Duran.

- B. Historic Recognition/Awards Program

No discussion occurred.

- C. Historic District Survey Project Update

The HPAC postponed evaluation of the Martin Street area until the meeting of July 23, 2025, to allow Duran an opportunity to participate in an official capacity as a member of the HPAC.

- D. Committee and Staff Comments

- i. Project Updates

Staff stated that the owners of 410 North Court Street had obtained a Building Permit for the proposed window change out. Staff (Carrillo) also stated that he would not be present at the July 23, 2025, meeting and that another planner would take his place.

- E. Identification of Items for Future Agendas

None.

## 7. ADJOURNMENT – The meeting adjourned at 5:41pm.





## REPORT TO THE CITY OF VISALIA HISTORIC PRESERVATION ADVISORY COMMITTEE

HEARING DATE: July 23, 2025

PROJECT PLANNER: Cristobal Carrillo, Associate Planner  
Phone: (559) 713-4443  
E-mail: [cristobal.carrillo@visalia.city](mailto:cristobal.carrillo@visalia.city)

**SUBJECT:** Historic Preservation Advisory Committee Item No. 2025-13: A request by Michael Murphy to conduct a reroof, add and replace fascia boards, restore or replace soffit boards, and replace wood rain gutters with metal rain gutters, on a single family residence within the D-MU (Downtown Mixed Use) Zone. The project site is located at 539 North Locust Street (APN: 094-354-005).

### STAFF RECOMMENDATION

Staff recommends that the Historic Preservation Advisory Committee (HPAC) approve HPAC Item No. 2025-13 as described in the findings and conditions of this report.

### SITE DATA

The site is zoned D-MU (Downtown Mixed Use) and contains a two-story single-family residence with a detached gazebo. The site is located within the Historic District and is listed on the Local Register of Historic Structures with a "Focus" classification. The structure displays Victorian and Queen Anne architectural elements.



### PROJECT DESCRIPTION

Per the site plan and elevations in Exhibits "A" through "C" the applicant requests the following exterior alterations to the single family residence:

1. A reroof of the residence, involving removal of the existing roofing material (both wood shake and asphalt layers), and installation of new 7/16 OSB roof sheathing and composition shingles.
2. Removal of the existing wood fascia board and metal rain gutters on the lower roofline of the residence, to be replaced with like materials.
3. Restoration and/or replacement of wood soffit boards under the roof eaves of the upper and lower rooflines of the residence, to be replaced with like materials.
4. Removal of original wood rain gutters on the upper roofline of the residence, to be replaced with wood fascia board and aluminum rain gutters.
5. Placement of new wood fascia board on all exposed rafter tails on the upper and lower rooflines of the residence.

Per the operational statement in Exhibit “D”, the wood gutters and fascia board are “...*significantly deteriorated, actively rotting, and beyond practical repair.*” The applicant also states that “...*portions of the upper roof lack fascia boards entirely, leaving the underlying structure exposed and vulnerable to water intrusion and long-term damage.*” With the proposed improvements the applicant states that the “...*new fascia and gutter system will maintain the architectural look while ensuring that the home and its foundation are protected for decades to come.*”

## **DISCUSSION**

### “Reroofing With Like Materials”

Visalia Municipal Code Section 17.56.050.C.7.a permits reroofing work to occur on historically designated structures without HPAC review, so long as such work is conducted with “like materials”. In this instance, work proposed by the applicant to reroof the residence, repair/replace soffit boards, and replace existing fascia board and metal gutters on the lower roofline is considered exempt from HPAC review. The existing materials (composition shingle roofing, wood fascia, and metal gutters) will be replaced with materials that are similar to what is currently onsite. The only original element that won’t be replaced is the underlying layer of wood shake on the roof. However, the layer of wood shake is not visible, as it is currently covered by a layer of composition shingles. As such, there will be no substantive changes to the appearance of the roof or lower roofline. Given the above, only issuance of a Building Permit is required for this aspect of the project.

Conversely, alterations proposed to the rooflines to remove wood rain gutters and add fascia board where none exists constitutes a substantive change in materials and visual appearance, possibly affecting the historic aesthetic of the residence. For these proposed changes, HPAC review is required.

### Architectural Compatibility

Visalia Municipal Code Section 17.56.110 contains criteria for review of exterior alterations to structures listed on the Local Register. In reviewing such applications, the HPAC shall consider the following:

- *The distinguishing original qualities or character of a building, structure, or site and its environment shall not be destroyed. The removal or alteration of any historic material or distinctive architectural features should be avoided when possible.*
- *Deteriorated architectural features shall be repaired rather than replaced, wherever possible. In the event replacement is necessary, the new material should match the material being replaced in composition, design, color, texture and other visual qualities. Repair or replacement of missing architectural features should be based on accurate duplications of features, substantiated by historical, physical or pictorial evidence rather than on conjectural designs or the availability of different architectural elements from other buildings or structures.*

The wood gutters on the upper roofline and soffits boards on the upper and lower rooflines are considered distinguishing features of the residence. In order to verify that replacement rather than repair of the noted features is necessary, the applicant submitted photographs of the residence depicting its condition (see Exhibits “B” and “D”). Staff also conducted a site visit on July 2, 2025, to verify existing conditions. Both the site visit and photographs confirm that the existing wood gutters are significantly damaged, with some areas indeed appearing to be rotting through. Soffit boards appear damaged in some areas, but repairable.

The material proposed by the applicant to replace the wood gutters (aluminum) does not match the existing material. However, the new metal gutters would have a similar design to the original gutters, containing decorative curvature and a similar projection from the fascia board. The proposed gutters would also be visually consistent with the replacement metal gutters to be

employed on the lower roofline. Given the above, staff recommends approval of the request to replace the wood gutters.

As for the changes to the soffit boards, the proposed material will continue to be wood, consistent with original materials. However, staff notes that the soffit boards contain decorative rafter tails underneath, as shown in Figure 1. Per a July 16, 2025, e-mail from the applicant (see Exhibit "D"), the decorative rafter tails will be preserved, with the original material replaced only if the original is beyond repair.

For the addition of fascia board to the exposed rafter tails, staff recommends that this not be approved. The portions of the roofline with exposed rafter tails are considered distinctive and unique. At its July 2, 2025, site inspection, staff observed no obvious signs of damage to the exposed rafter tails. Without any specific damage noted, the obfuscation of this feature would only serve to remove one of the remaining original elements of the residence. Staff instead recommends application of Condition of Approval No. 2, requiring that the exposed rafter tails be preserved and maintained.



## **FINDINGS AND CONDITIONS**

Staff recommends that the Committee approve HPAC Item No. 2025-13 based upon the following findings:

1. That the site is within the Historic District and is listed on the Local Register of Historic Structures.
2. That the proposal as conditioned is consistent with the uses onsite, the surrounding area, and the Historic District.
3. That the proposal as conditioned is consistent with the purposes and intent of the Historic Preservation Ordinance and Historic Preservation Element.
4. That the proposal as conditioned will not be injurious to the surrounding properties or character of the Historic District.

And subject to the following conditions:

1. That the proposal shall be developed in compliance with the site plan in Exhibit "A", elevations and roof plans in Exhibits "B" and "C", and operational statement in Exhibit "D".
2. That the exposed rafter tails on the upper and lower rooflines of the residence, shall be preserved and maintained.
3. That the project shall undergo the appropriate City permitting process (i.e. Building Permit).
4. That any other exterior alterations to the site shall be brought before this Committee for review and approval prior to the issuance of any building permits and/or their installation or construction.
5. That all other City codes, ordinances, standards, and regulations shall be met.

6. That the approval from the Historic Preservation Advisory Committee shall lapse and become void twelve months after the date on which it became effective, unless the conditions of the approval allowed a shorter or greater time limit, or unless prior to the expiration of twelve months a building permit is issued by the city and construction is commenced and diligently pursued toward completion on the site that was the subject of the approval.

## **ATTACHMENTS**

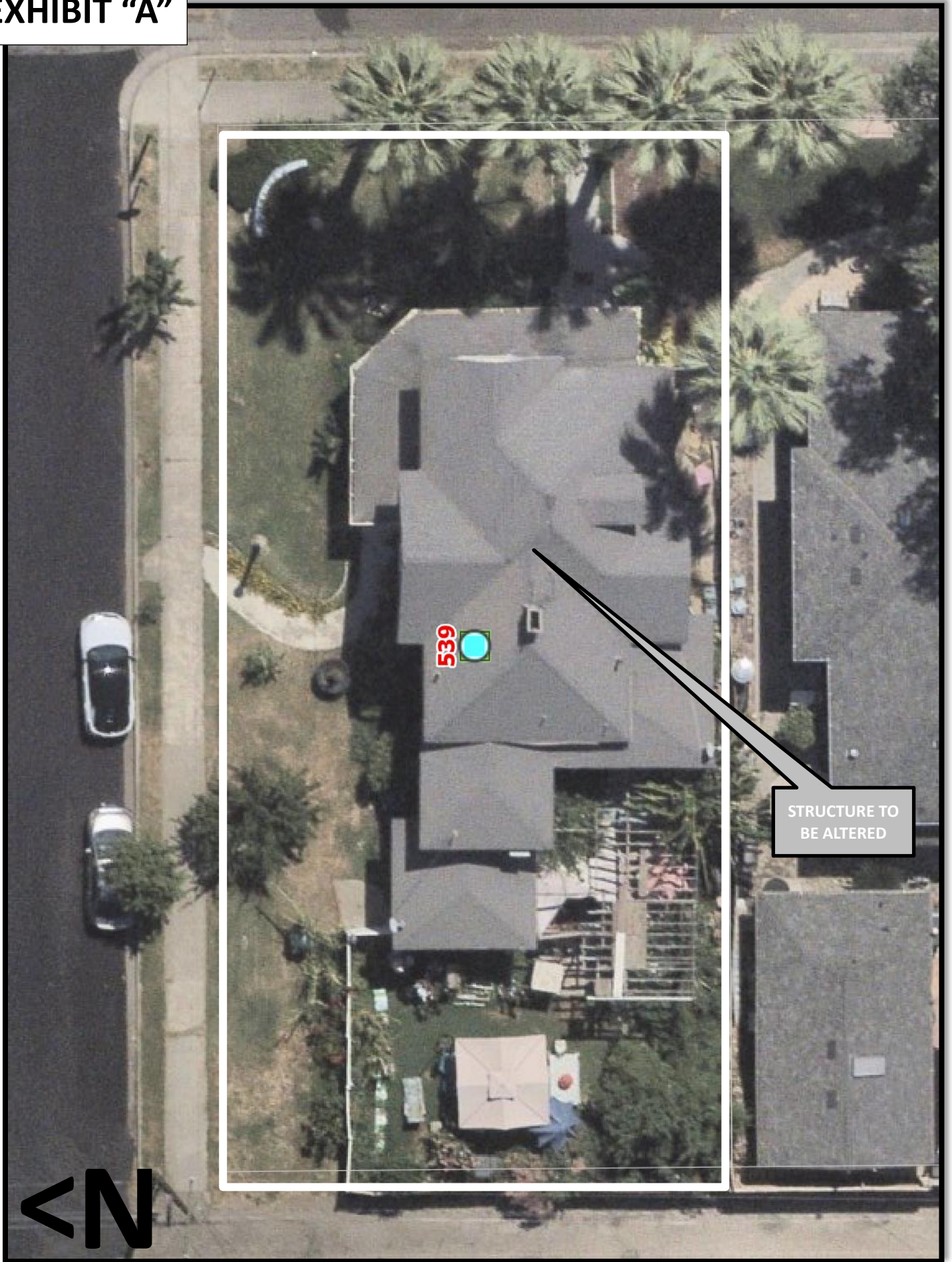
- Exhibit “A” – Site Plan
- Exhibit “B” – Building Elevations and Roofing Plans
- Exhibit “C” – Gutter Elevation
- Exhibit “D” – Operational Statement
- Exhibit “E” – Historic District Survey Document – 539 North Locust Street
- Aerial Map
- Historic District and Local Register Map

### **APPEAL INFORMATION**

According to the City of Visalia Zoning Ordinance Section 17.56.060, an appeal to the City Council may be submitted within ten days following the date of a decision by the Historic Preservation Advisory Committee (HPAC). An appeal shall be in writing and shall be filed with the City Clerk at 220 N. Santa Fe Street. The appeal shall specify errors or abuses of discretion by the HPAC, or decisions not supported by the evidence in the record. The appeal form can be found on the city’s website [www.visalia.city](http://www.visalia.city) or from the City Clerk.



EXHIBIT "A"



### EXHIBIT "B"



[VIEW 3D MODEL](#)



Areas	Siding	Other
Facades	2331 ft <sup>2</sup>	234 ft <sup>2</sup>
Openings	913 ft <sup>2</sup>	-
Trims*	638 ft <sup>2</sup>	96 ft <sup>2</sup>
Unknown (no photos)*	283 ft <sup>2</sup>	-
Total	4165 ft <sup>2</sup>	330 ft <sup>2</sup>

\*Any trim or unknown material that touches siding is included in the 'Siding' column. If it does not touch siding, then it's included in the 'Other' column.

Openings	Siding	Other
Quantity	53	0
Tops Length	83' 2"	-
Sills Length	146' 8"	-
Sides Length	401' 7"	-
Total Perimeter	631' 5"	-

Corners	Siding	Other
Inside Qty	17	0
Inside Length	125' 8"	-
Outside Qty	28	11
Outside Length	238' 9"	33' 7"

Accessories	Siding	Other
Shutter Qty	4	0
Shutter Area	13 ft <sup>2</sup>	0 ft <sup>2</sup>
Vents Qty	0	3
Vents Area	0 ft <sup>2</sup>	11 ft <sup>2</sup>

Trim	Siding	Other
Level Starter	437' 1"	122' 7"
Sloped Trim	51' 4"	4' 2"
Vertical Trim	92'	86' 7"

Roofline	Length	Avg. Depth	Soffit Area
Eaves Fascia	306' 1"	-	-
Level Frieze Board	280' 9"	2' 7"	744 ft <sup>2</sup>
Rakes Fascia	84' 3"	-	-
Sloped Frieze Board	80' 11"	7"	30 ft <sup>2</sup>

SIDING WASTE TOTALS

Siding & Trim Only*	Area	Squares
Zero Waste	3052 ft <sup>2</sup>	30¾
+10%	3360 ft <sup>2</sup>	33¾
+18%	3607 ft <sup>2</sup>	36¼

+ Openings < 20ft <sup>2</sup>	Area	Squares
Zero Waste	3830 ft <sup>2</sup>	38½
+10%	4216 ft <sup>2</sup>	42¼
+18%	4522 ft <sup>2</sup>	45¼

+ Openings < 33ft <sup>2</sup>	Area	Squares
Zero Waste	3918 ft <sup>2</sup>	39¼
+10%	4313 ft <sup>2</sup>	43¼
+18%	4626 ft <sup>2</sup>	46½

\*The first three rows of the Siding Waste Factor table are calculated using the total ft<sup>2</sup> of siding facades, ft<sup>2</sup> of trim touching siding, and ft<sup>2</sup> of unknowns touching siding.

Roof	Area	Total	Length
Roof Facets	2663 ft <sup>2</sup>	25	-
Ridges / Hips	-	24	250' 6"
Valleys	-	8	90' 7"
Rakes	-	13	84' 3"
Eaves	-	26	306' 1"
Flashing	-	19	48' 10"
Step Flashing	-	32	76' 3"
Drip Edge/Perimeter	-	-	390' 4"

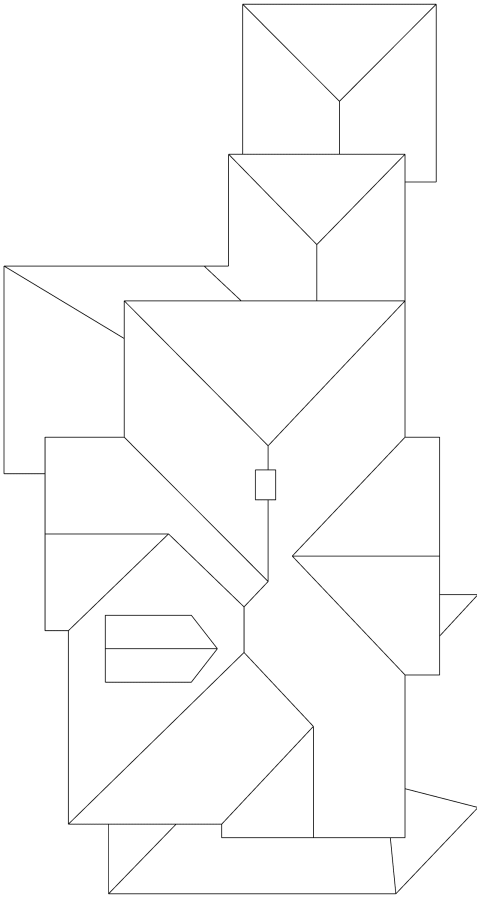
Roof Pitch*	Area	Percentage
8 / 12	1551 ft <sup>2</sup>	58.24%
3 / 12	497 ft <sup>2</sup>	18.66%
4 / 12	303 ft <sup>2</sup>	11.38%
5 / 12	258 ft <sup>2</sup>	9.69%

\* Only top 4 values shown. Reference Roof Pitch page for all values.

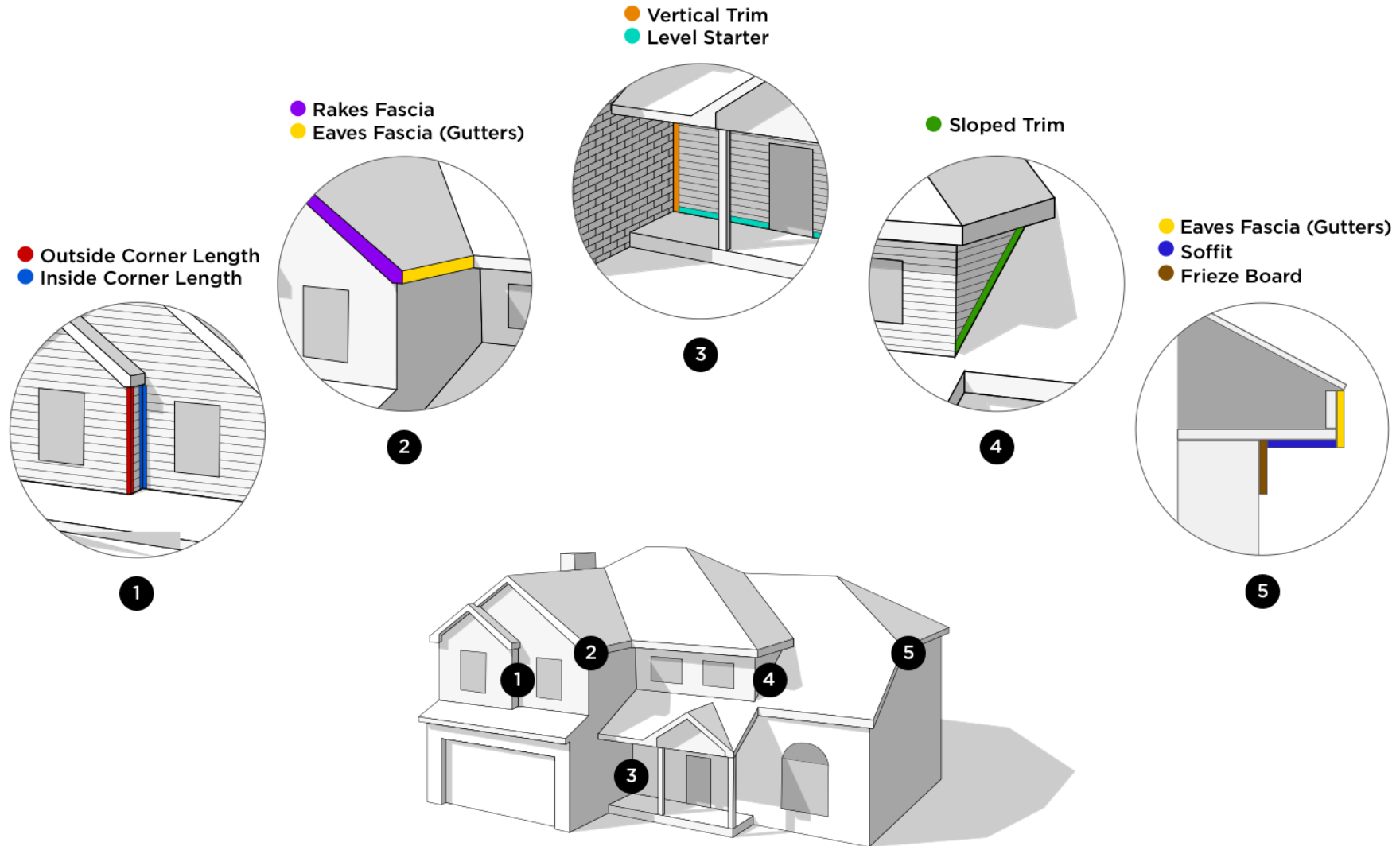
Example Waste Factor Calculations

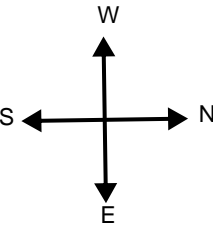
	Zero Waste	+5%	+10%	+15%	+20%
Area	2663 ft <sup>2</sup>	2796 ft <sup>2</sup>	2929 ft <sup>2</sup>	3062 ft <sup>2</sup>	3196 ft <sup>2</sup>
Squares	26⅔	28	29⅓	30⅔	32

The table above provides the total roof area of a given property using waste percentages as noted. Please consider that area values and specific waste factors can be influenced by the size and complexity of the property, captured image quality, specific roofing techniques, and your own level of expertise. Additional square footage for Hip, Ridge, and Starter shingles are not included in this waste factor and will require additional materials. This table is only intended to make common waste calculations easier and should not be interpreted as recommendations.

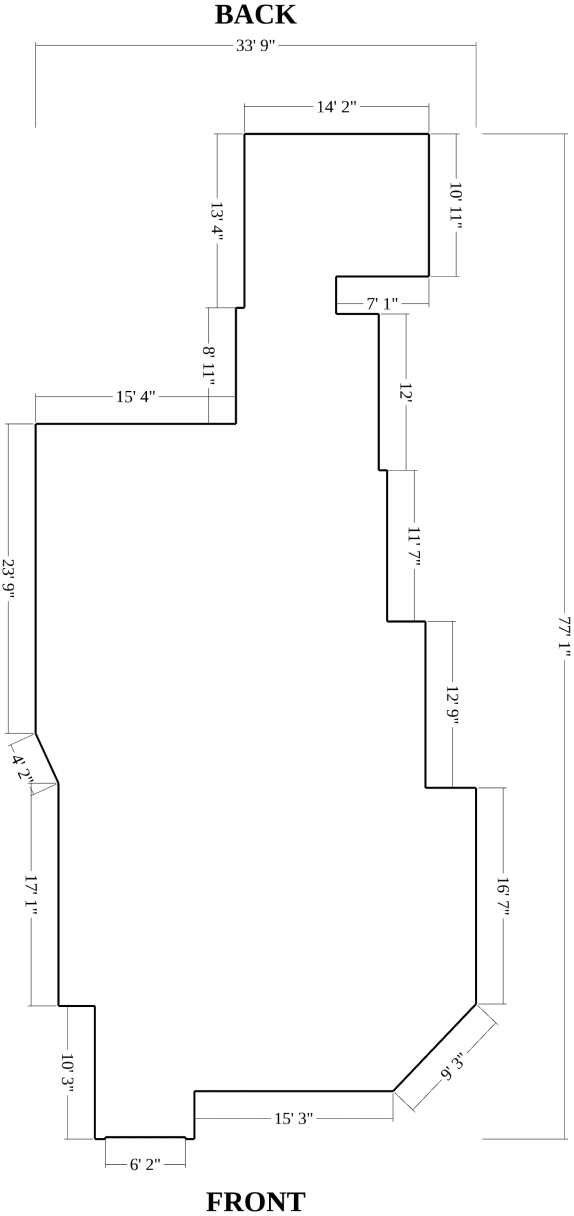






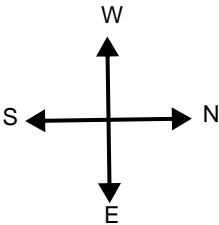


Number of Stories: > 1  
Footprint Perimeter: 231' 1"  
Footprint Area: 1785 ft<sup>2</sup>





Number of Stories: > 1



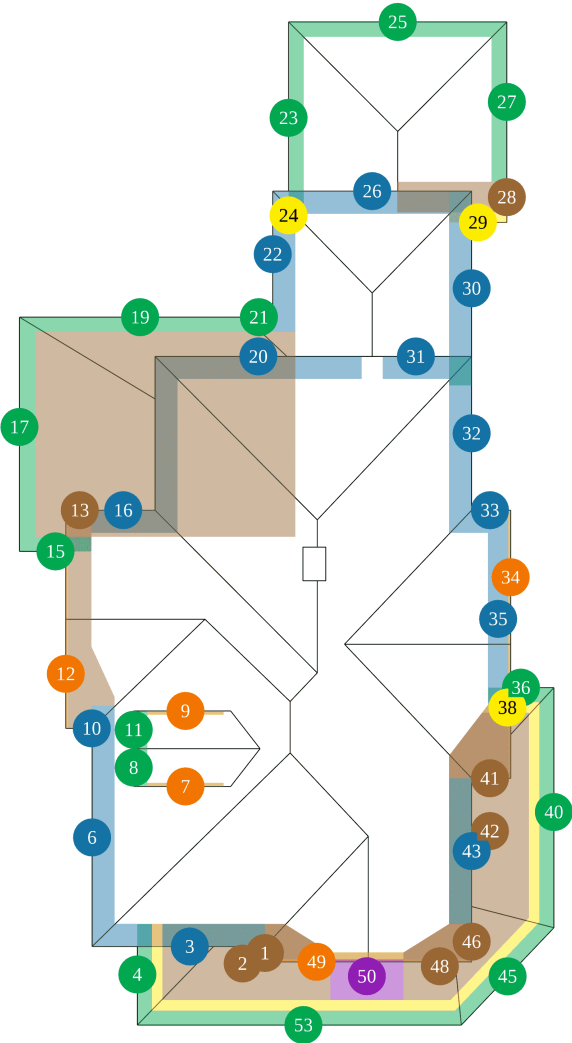
Siding Per Elevation

FRONT			RIGHT			LEFT			BACK		
SI-1	-	70 ft <sup>2</sup>	SI-9	-	100 ft <sup>2</sup>	SI-36	-	109 ft <sup>2</sup>	SI-27	-	26 ft <sup>2</sup>
SI-2	-	81 ft <sup>2</sup>	SI-11	-	29 ft <sup>2</sup>	SI-37	-	48 ft <sup>2</sup>	SI-28	-	21 ft <sup>2</sup>
SI-3	-	22 ft <sup>2</sup>	SI-13	-	15 ft <sup>2</sup>	SI-38	-	103 ft <sup>2</sup>	SI-29	-	9 ft <sup>2</sup>
SI-4	-	25 ft <sup>2</sup>	SI-15	-	13 ft <sup>2</sup>	SI-39	-	53 ft <sup>2</sup>	SI-30	-	42 ft <sup>2</sup>
SI-5	-	11 ft <sup>2</sup>	SI-16	-	84 ft <sup>2</sup>	SI-40	-	48 ft <sup>2</sup>	SI-31	-	21 ft <sup>2</sup>
SI-6	-	16 ft <sup>2</sup>	SI-17	-	37 ft <sup>2</sup>	SI-41	-	83 ft <sup>2</sup>	SI-32	-	30 ft <sup>2</sup>
SI-7	-	14 ft <sup>2</sup>	SI-18	-	61 ft <sup>2</sup>	SI-42	-	39 ft <sup>2</sup>	SI-33	-	40 ft <sup>2</sup>
SI-8	-	35 ft <sup>2</sup>	SI-19	-	101 ft <sup>2</sup>	SI-43	-	173 ft <sup>2</sup>	SI-34	-	5 ft <sup>2</sup>
SI-10	-	9 ft <sup>2</sup>	SI-20	-	68 ft <sup>2</sup>	SI-44	-	5 ft <sup>2</sup>	SI-35	-	131 ft <sup>2</sup>
SI-12	-	15 ft <sup>2</sup>	SI-21	-	94 ft <sup>2</sup>	SI-45	-	97 ft <sup>2</sup>	SI-51*	-	2 ft <sup>2</sup>
SI-14	-	3 ft <sup>2</sup>	SI-22	-	61 ft <sup>2</sup>	SI-46	-	22 ft <sup>2</sup>	SI-52*	-	0 ft <sup>2</sup>
SI-24	-	5 ft <sup>2</sup>	SI-23	-	30 ft <sup>2</sup>				SI-53*	-	1 ft <sup>2</sup>
SI-25	-	78 ft <sup>2</sup>	SI-26	-	106 ft <sup>2</sup>						
SI-47	-	16 ft <sup>2</sup>	SI-49*	-	0 ft <sup>2</sup>						
SI-48	-	14 ft <sup>2</sup>	SI-50	-	10 ft <sup>2</sup>						
414 ft <sup>2</sup>			809 ft <sup>2</sup>			780 ft <sup>2</sup>			328 ft <sup>2</sup>		

\* Facet is not visible due to size or location

Soffit Summary

Depth	Type	Count	Total Length	Total Area
1" - 6"	rakes	6	63' 2"	11 ft <sup>2</sup>
	eaves	2	11' 7"	3 ft <sup>2</sup>
6" - 12"	rakes	1	4' 8"	3 ft <sup>2</sup>
	eaves	7	60' 5"	49 ft <sup>2</sup>
12" - 18"	rakes	4	14' 1"	15 ft <sup>2</sup>
	eaves	10	132' 10"	151 ft <sup>2</sup>
18" - 24"	eaves	14	143' 5"	242 ft <sup>2</sup>
24" - 48"	eaves	1	5' 6"	20 ft <sup>2</sup>
> 48"	eaves	8	49' 4"	280 ft <sup>2</sup>
	-	2	21' 4"	308 ft <sup>2</sup>
Totals			506' 3"	1082 ft <sup>2</sup>



Soffit Breakdown

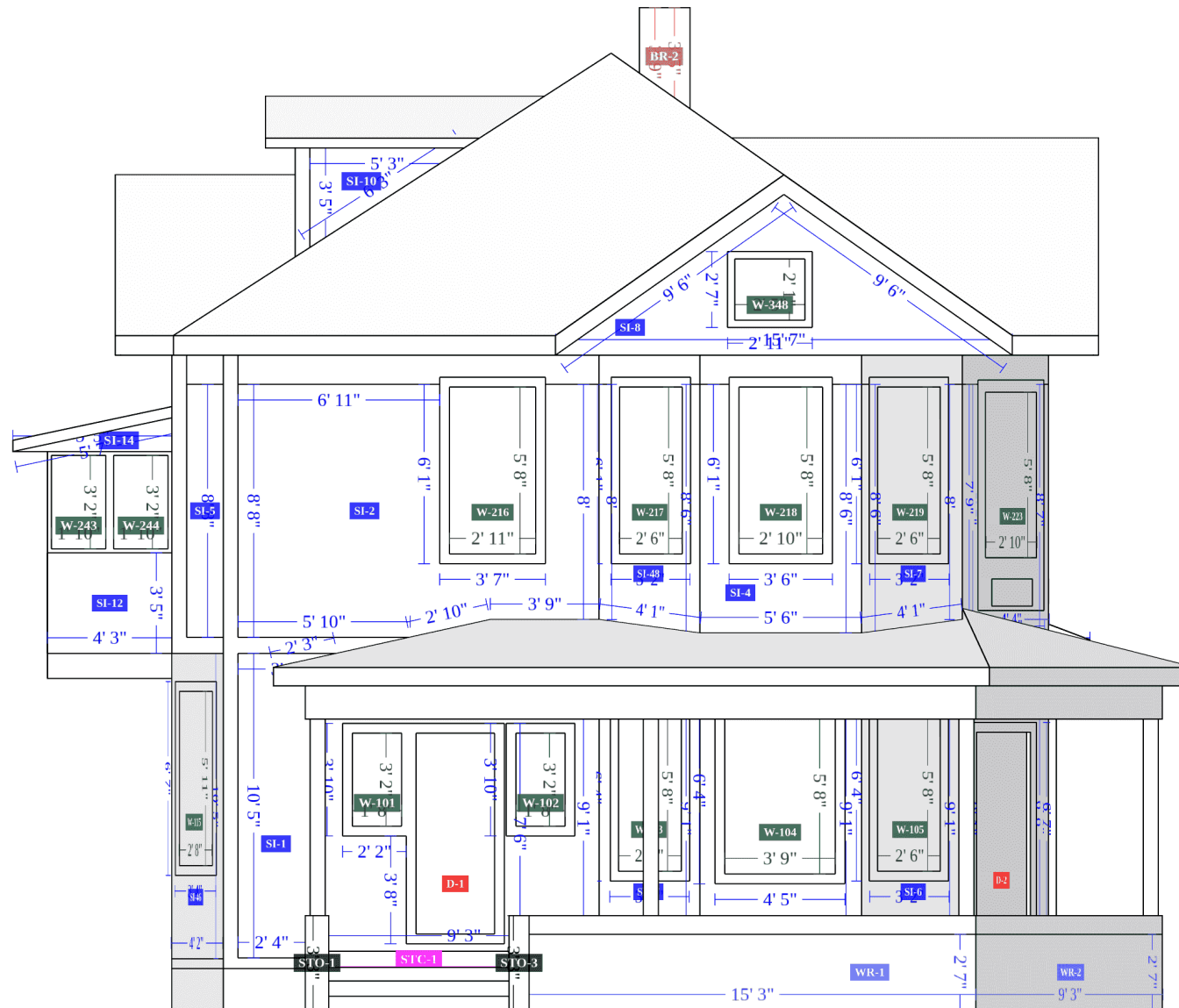
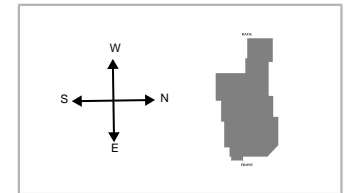
	num	Type	Depth	Length	Area	Pitch
●	1	eave	59"	2' 8"	10 ft <sup>2</sup>	8 / 12
●	2	eave	69"	12' 8"	69 ft <sup>2</sup>	3 / 12
●	3	eave	20"	11' 4"	19 ft <sup>2</sup>	8 / 12
●	4	eave	13"	7' 8"	8 ft <sup>2</sup>	3 / 12
✂	5	eave	10"	6' 6"	5 ft <sup>2</sup>	3 / 12
●	6	eave	20"	16' 5"	28 ft <sup>2</sup>	8 / 12
●	7	eave	3"	5' 9"	2 ft <sup>2</sup>	6 / 12
●	8	rake	12"	3' 2"	3 ft <sup>2</sup>	6 / 12
●	9	eave	3"	5' 9"	2 ft <sup>2</sup>	6 / 12
●	10	eave	20"	1' 9"	3 ft <sup>2</sup>	8 / 12
●	11	rake	12"	3' 2"	3 ft <sup>2</sup>	6 / 12
●	12	rake	2"	9' 11"	2 ft <sup>2</sup>	8 / 12
●	13	eave	197"	1' 9"	29 ft <sup>2</sup>	8 / 12
✂	14	rake	2"	9' 11"	2 ft <sup>2</sup>	8 / 12
●	15	rake	13"	5' 7"	6 ft <sup>2</sup>	3 / 12
●	16	eave	20"	4' 10"	8 ft <sup>2</sup>	8 / 12
●	17	eave	14"	16' 7"	20 ft <sup>2</sup>	3 / 12
✂	18	eave	20"	11' 7"	20 ft <sup>2</sup>	8 / 12
●	19	eave	13"	15' 10"	17 ft <sup>2</sup>	4 / 12

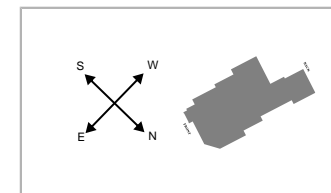
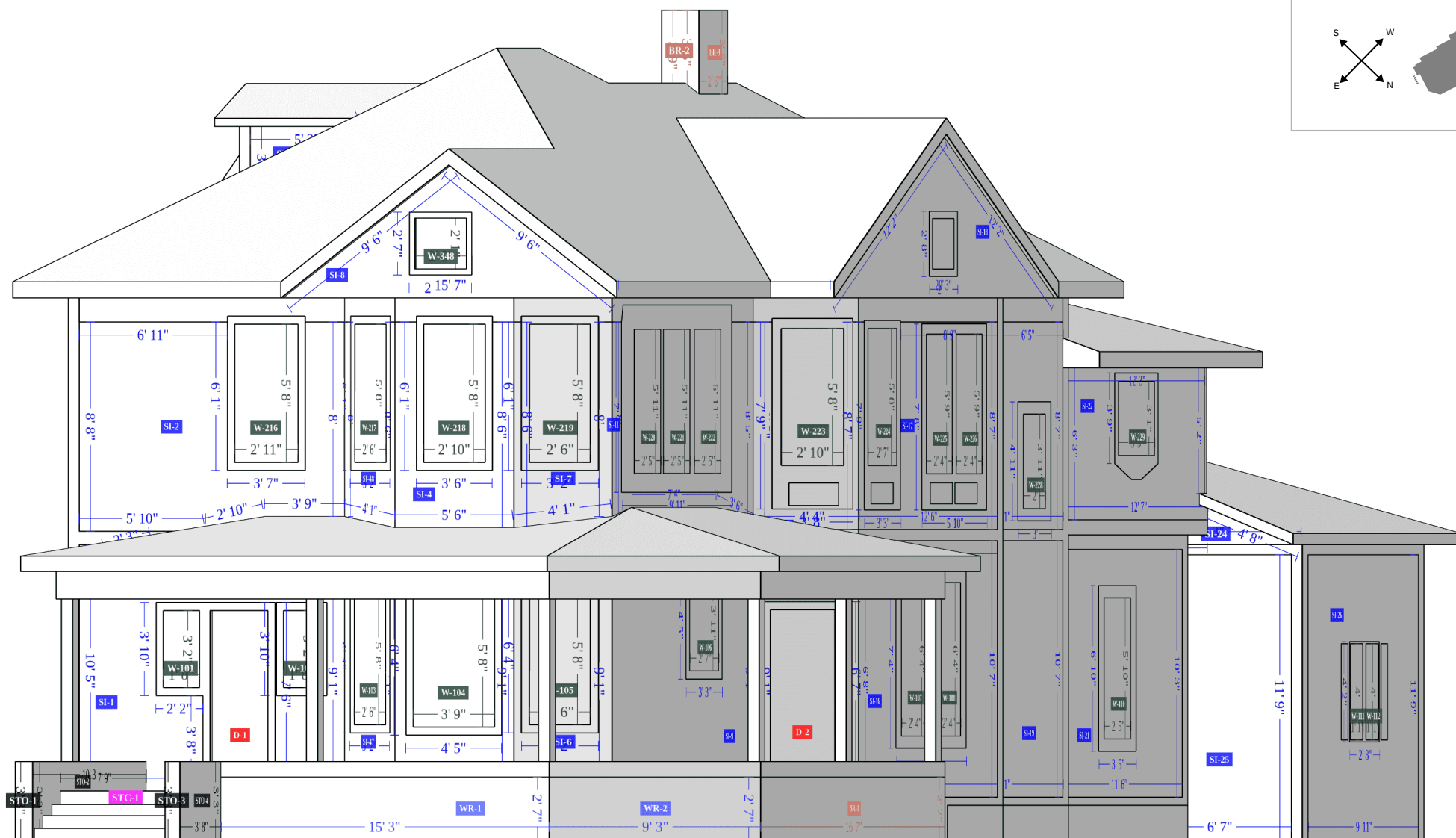
	num	Type	Depth	Length	Area	Pitch
●	20	eave	20"	15' 7"	27 ft <sup>2</sup>	8 / 12
●	21	rake	13"	2' 2"	2 ft <sup>2</sup>	4 / 12
●	22	eave	20"	10' 7"	18 ft <sup>2</sup>	4 / 12
●	23	eave	14"	14' 6"	17 ft <sup>2</sup>	5 / 12
●	24	eave	6"	3"	0 ft <sup>2</sup>	5 / 12
●	25	eave	13"	14' 2"	16 ft <sup>2</sup>	5 / 12
●	26	eave	20"	11' 7"	20 ft <sup>2</sup>	4 / 12
●	27	eave	14"	12' 1"	14 ft <sup>2</sup>	5 / 12
●	28	eave	99"	2' 4"	19 ft <sup>2</sup>	5 / 12
●	29	rake	9"	4' 8"	3 ft <sup>2</sup>	5 / 12
●	30	eave	20"	14' 8"	25 ft <sup>2</sup>	4 / 12
●	31	eave	20"	5'	9 ft <sup>2</sup>	8 / 12
●	32	eave	20"	11' 7"	20 ft <sup>2</sup>	8 / 12
●	33	eave	20"	4' 6"	8 ft <sup>2</sup>	8 / 12
●	34	rake	2"	12' 2"	2 ft <sup>2</sup>	8 / 12
●	35	eave	18"	13'	20 ft <sup>2</sup>	8 / 12
●	36	eave	13"	5'	5 ft <sup>2</sup>	3 / 12
✂	37	rake	2"	12' 2"	2 ft <sup>2</sup>	8 / 12
●	38	eave	10"	3' 1"	3 ft <sup>2</sup>	3 / 12

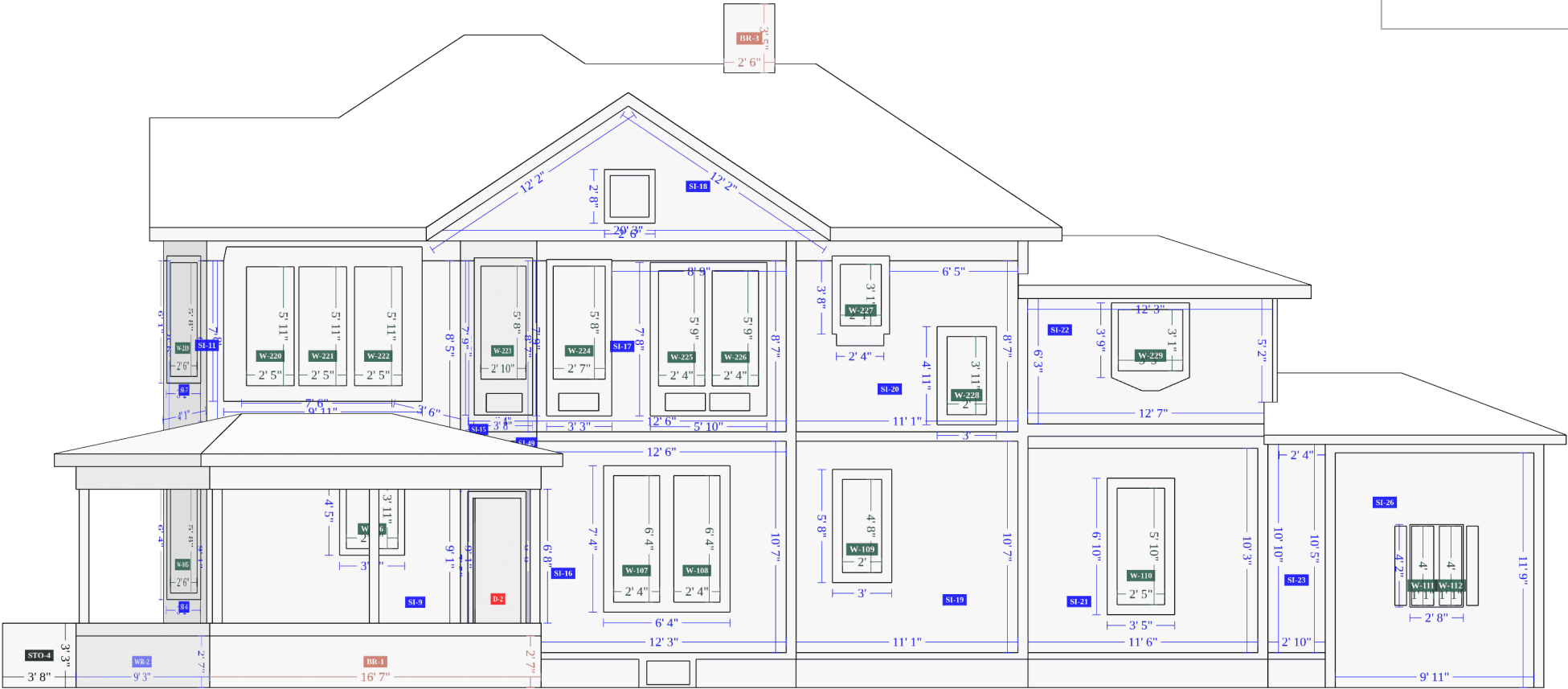
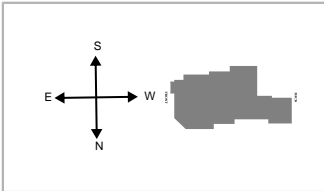
	num	Type	Depth	Length	Area	Pitch
✂	39	eave	10"	16' 3"	13 ft <sup>2</sup>	3 / 12
●	40	eave	13"	16' 7"	18 ft <sup>2</sup>	3 / 12
●	41	eave	66"	4' 6"	19 ft <sup>2</sup>	8 / 12
●	42	eave	147"	18' 9"	100 ft <sup>2</sup>	3 / 12
●	43	eave	20"	11'	19 ft <sup>2</sup>	8 / 12
✂	44	eave	10"	7'	7 ft <sup>2</sup>	3 / 12
●	45	eave	13"	7' 9"	11 ft <sup>2</sup>	3 / 12
●	46	eave	62"	2' 8"	10 ft <sup>2</sup>	8 / 12
✂	47	rake	2"	9' 6"	2 ft <sup>2</sup>	8 / 12
●	48	eave	69"	4'	25 ft <sup>2</sup>	3 / 12
●	49	rake	2"	9' 6"	2 ft <sup>2</sup>	8 / 12
●	50	eave	43"	5' 6"	20 ft <sup>2</sup>	3 / 12
✂	51	eave	6"	5' 6"	3 ft <sup>2</sup>	8 / 12
✂	52	eave	10"	21' 9"	17 ft <sup>2</sup>	3 / 12
●	53	eave	13"	22' 10"	25 ft <sup>2</sup>	3 / 12
✂	54	-	53"	1' 9"	4 ft <sup>2</sup>	8 / 12
✂	55	-	185"	19' 7"	303 ft <sup>2</sup>	4 / 12

✂ Feature is too small to label on the plan diagram

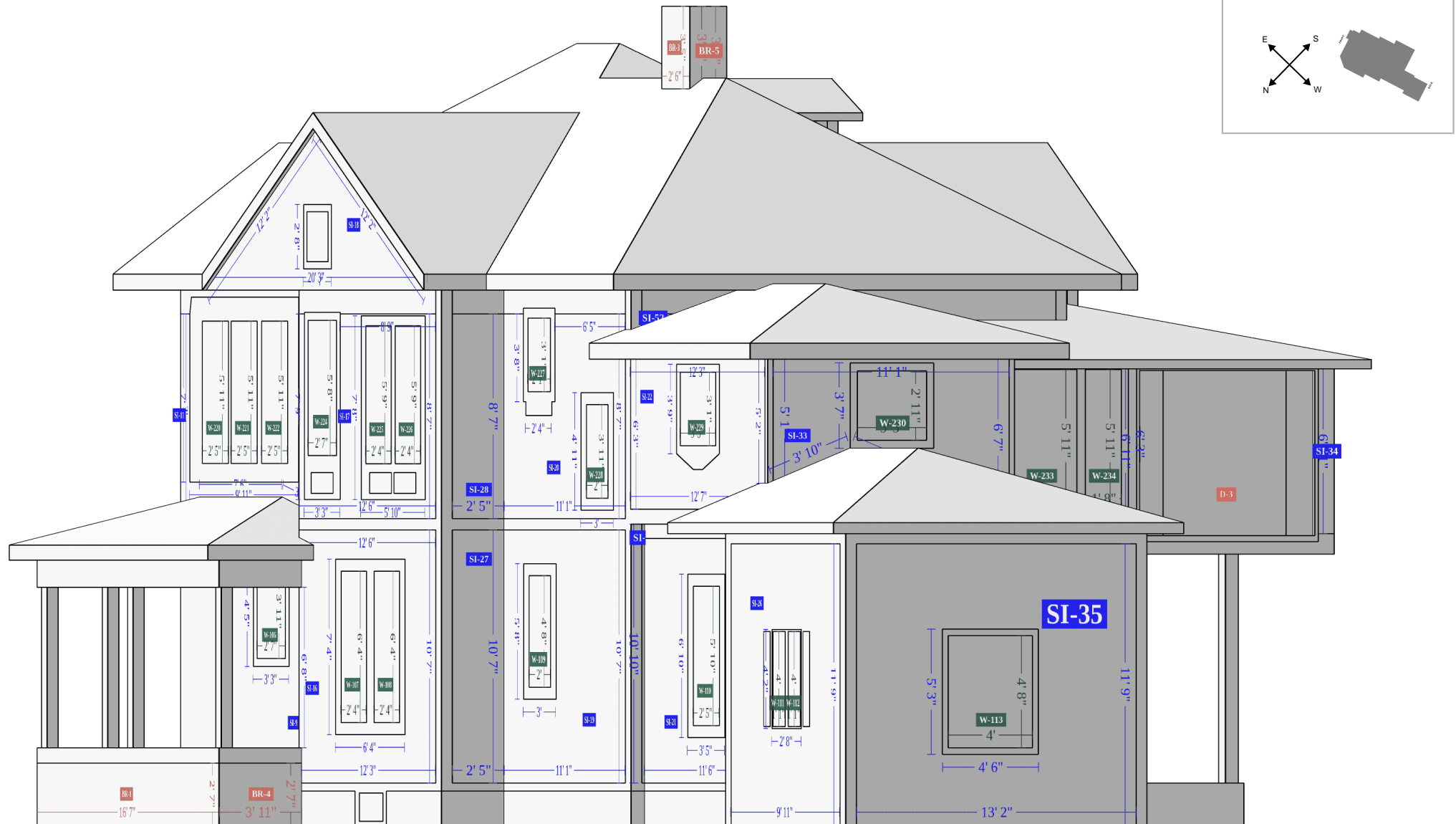
- Feature could not be labelled with complete certainty

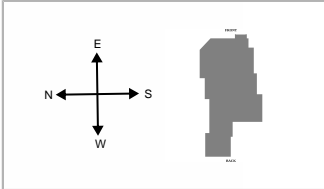
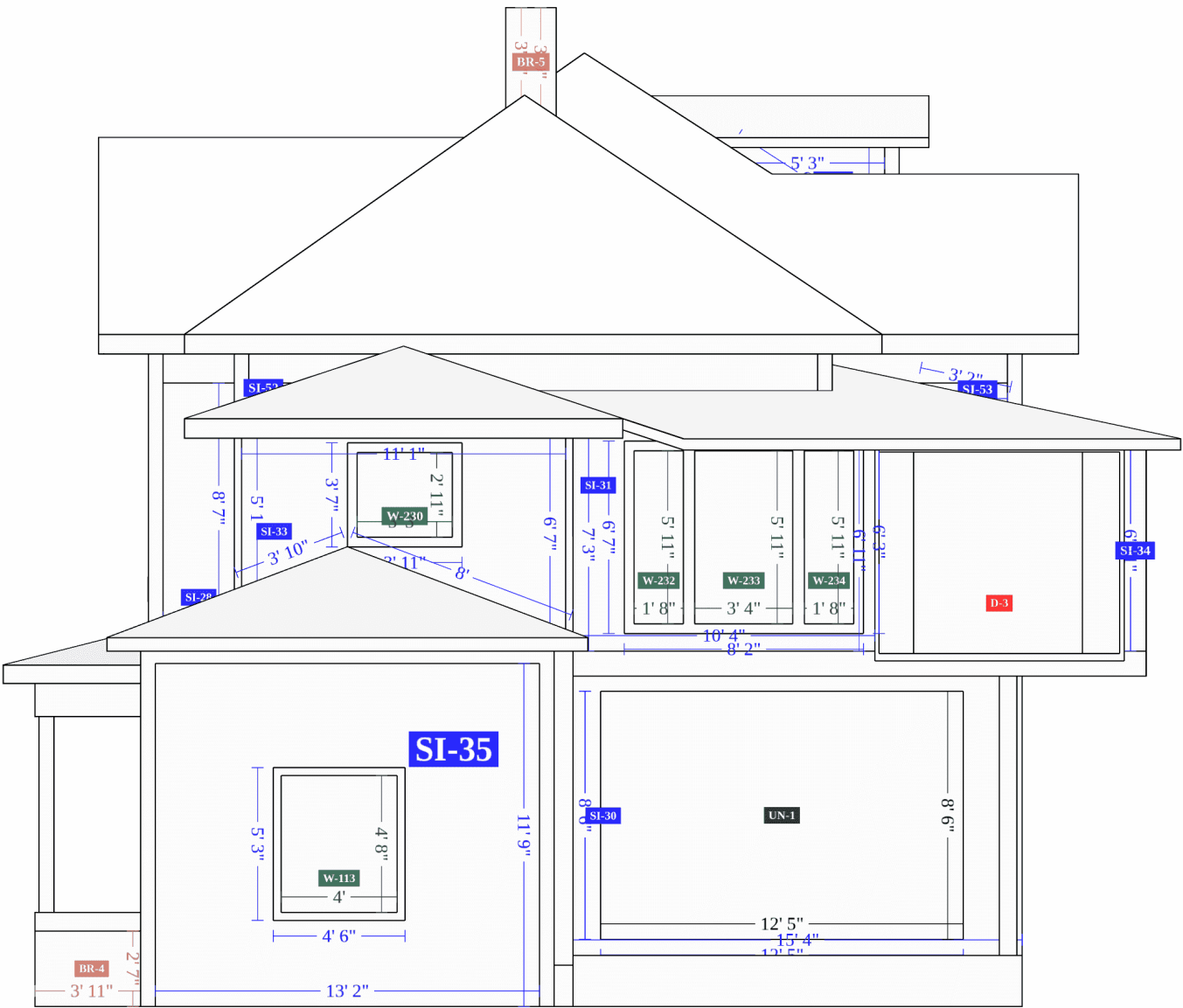




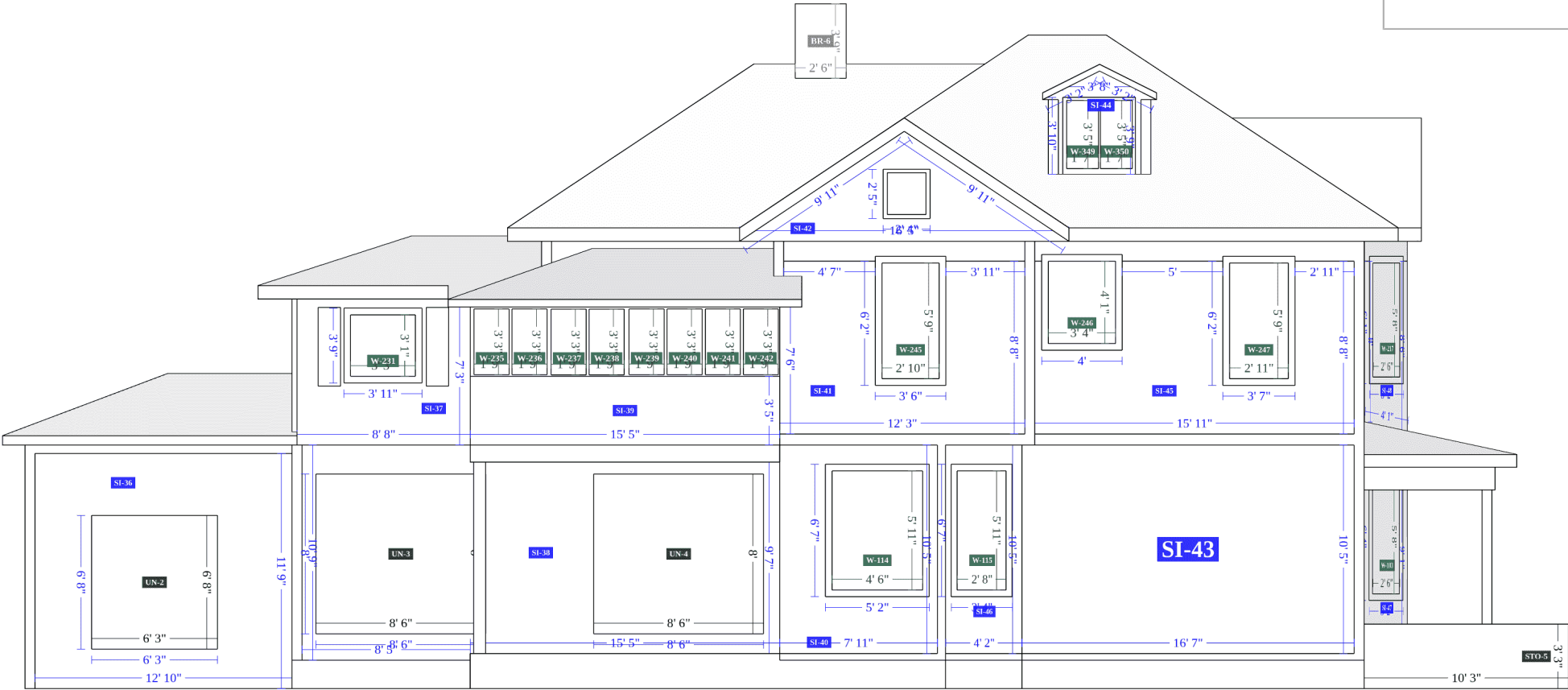
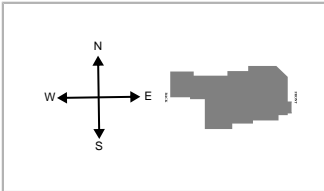


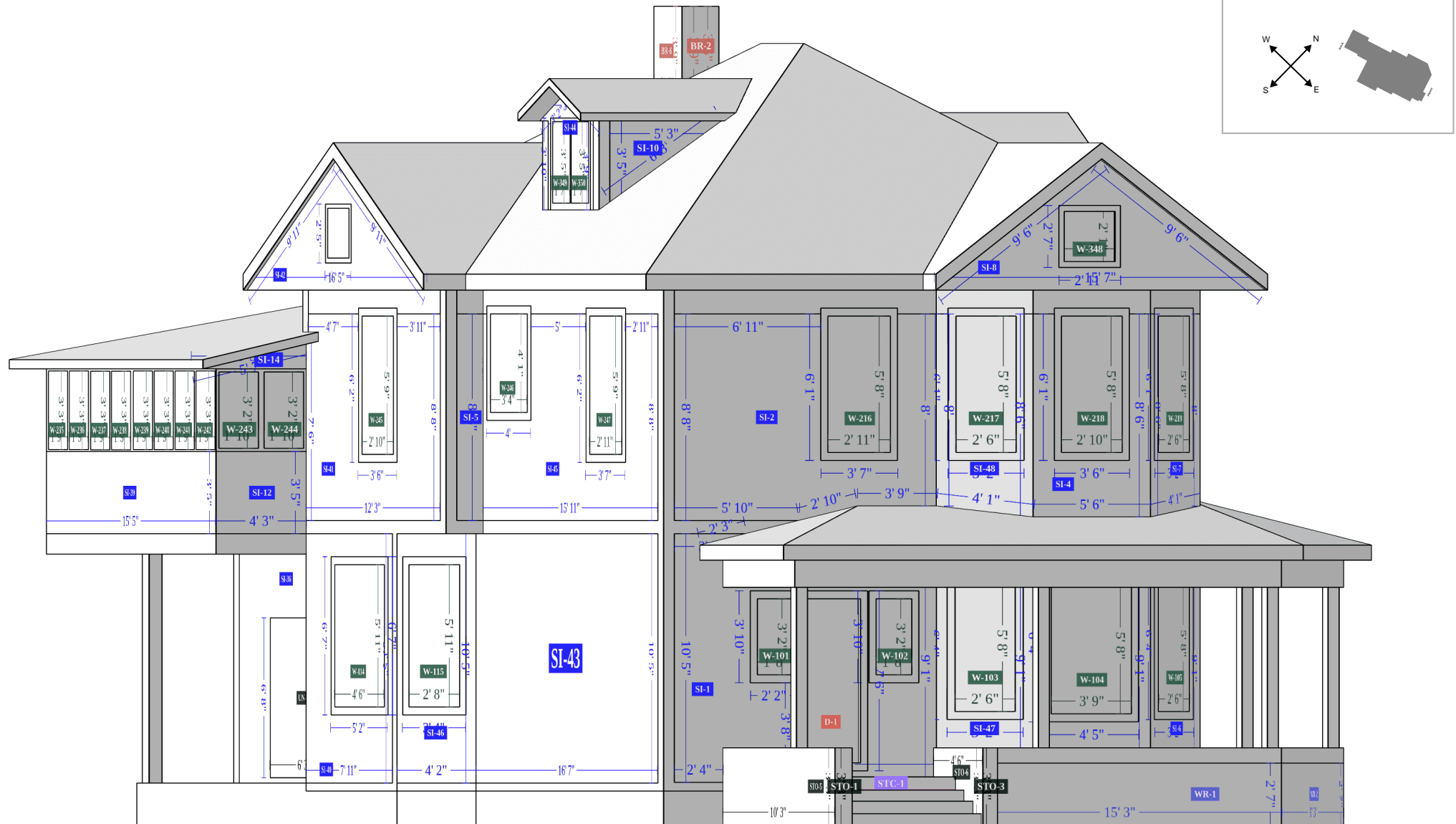












Siding

Facade	Area	Inside Corners	Outside Corners	Openings	Shutters	Vents
SI-1	70 ft <sup>2</sup>	1	1	3	-	-
SI-2	81 ft <sup>2</sup>	1	1	1	-	-
SI-3	22 ft <sup>2</sup>	-	2	1	-	-
SI-4	25 ft <sup>2</sup>	-	2	1	-	-
SI-5	11 ft <sup>2</sup>	1	1	-	-	-
SI-6	16 ft <sup>2</sup>	-	2	1	-	-
SI-7	14 ft <sup>2</sup>	-	2	1	-	-
SI-8	35 ft <sup>2</sup>	-	-	1	-	-
SI-9	100 ft <sup>2</sup>	1	1	1	-	-
SI-10	9 ft <sup>2</sup>	-	1	-	-	-
SI-11	29 ft <sup>2</sup>	1	1	3	-	-
SI-12	15 ft <sup>2</sup>	1	1	-	-	-
SI-13	15 ft <sup>2</sup>	1	1	1	-	-
SI-14	3 ft <sup>2</sup>	1	-	-	-	-
SI-15	13 ft <sup>2</sup>	1	1	1	-	-
SI-16	84 ft <sup>2</sup>	-	3	2	-	-
SI-17	37 ft <sup>2</sup>	-	2	3	-	-
SI-18	61 ft <sup>2</sup>	-	-	-	-	-
SI-19	101 ft <sup>2</sup>	1	-	1	-	-

Siding (cont.)

Facade	Area	Inside Corners	Outside Corners	Openings	Shutters	Vents
SI-20	68 ft <sup>2</sup>	1	-	2	-	-
SI-21	94 ft <sup>2</sup>	1	1	1	-	-
SI-22	61 ft <sup>2</sup>	1	1	1	-	-
SI-23	30 ft <sup>2</sup>	3	-	-	-	-
SI-24	5 ft <sup>2</sup>	2	-	-	-	-
SI-25	78 ft <sup>2</sup>	1	1	-	-	-
SI-26	106 ft <sup>2</sup>	-	2	2	2	-
SI-27	26 ft <sup>2</sup>	1	1	-	-	-
SI-28	21 ft <sup>2</sup>	1	1	-	-	-
SI-29	9 ft <sup>2</sup>	-	1	-	-	-
SI-30	42 ft <sup>2</sup>	1	1	-	-	-
SI-31	21 ft <sup>2</sup>	1	-	3	-	-
SI-32	30 ft <sup>2</sup>	1	1	-	-	-
SI-33	40 ft <sup>2</sup>	-	2	1	-	-
SI-34	5 ft <sup>2</sup>	-	1	1	-	-
SI-35	131 ft <sup>2</sup>	-	2	1	-	-
SI-36	109 ft <sup>2</sup>	-	2	-	-	-
SI-37	48 ft <sup>2</sup>	1	1	1	2	-
SI-38	103 ft <sup>2</sup>	1	1	-	-	-

Siding (cont.)

Facade	Area	Inside Corners	Outside Corners	Openings	Shutters	Vents
SI-39	53 ft <sup>2</sup>	-	2	10	-	-
SI-40	48 ft <sup>2</sup>	-	2	1	-	-
SI-41	83 ft <sup>2</sup>	2	2	1	-	-
SI-42	39 ft <sup>2</sup>	-	-	-	-	-
SI-43	173 ft <sup>2</sup>	1	1	-	-	-
SI-44	5 ft <sup>2</sup>	-	2	2	-	-
SI-45	97 ft <sup>2</sup>	1	1	2	-	-
SI-46	22 ft <sup>2</sup>	1	1	1	-	-
SI-47	16 ft <sup>2</sup>	1	1	1	-	-
SI-48	14 ft <sup>2</sup>	1	1	1	-	-
SI-49*	0 ft <sup>2</sup>	-	1	-	-	-
SI-50	10 ft <sup>2</sup>	-	-	-	-	-
SI-51*	2 ft <sup>2</sup>	1	1	-	-	-
SI-52*	0 ft <sup>2</sup>	-	1	-	-	-
SI-53*	1 ft <sup>2</sup>	-	1	-	-	-
Total	2331 ft <sup>2</sup>	34	58	53	4	0

\* Facet is not visible due to size or location



Brick

Facade	Area	Openings	Shutters	Vents
BR-1	43 ft <sup>2</sup>	-	-	-
BR-2	6 ft <sup>2</sup>	-	-	-
BR-3	9 ft <sup>2</sup>	-	-	-
BR-4	10 ft <sup>2</sup>	-	-	-
BR-5	6 ft <sup>2</sup>	-	-	-
BR-6	9 ft <sup>2</sup>	-	-	-
Total	83 ft <sup>2</sup>	0	0	0

Stone

Facade	Area	Openings	Shutters	Vents
STO-1	3 ft <sup>2</sup>	-	-	-
STO-2	15 ft <sup>2</sup>	-	-	-
STO-3	2 ft <sup>2</sup>	-	-	-
STO-4	12 ft <sup>2</sup>	-	-	-
STO-5	33 ft <sup>2</sup>	-	-	-
STO-6	8 ft <sup>2</sup>	-	-	-
STO-7	3 ft <sup>2</sup>	-	-	-
STO-8	8 ft <sup>2</sup>	-	-	-
STO-9*	1 ft <sup>2</sup>	-	-	-
Total	85 ft <sup>2</sup>	0	0	0

\* Facet is not visible due to size or location

Stucco

Facade	Area	Openings	Shutters	Vents
STC-1	3 ft <sup>2</sup>	-	-	-
Total	3 ft <sup>2</sup>	0	0	0

Wrap

Facade	Area	Openings	Shutters	Vents
WR-1	39 ft <sup>2</sup>	-	-	-
WR-2	24 ft <sup>2</sup>	-	-	-
Total	63 ft <sup>2</sup>	0	0	0

Unknown (missing photos)

Facade	Area	Openings	Shutters	Vents
UN-1	105 ft <sup>2</sup>	-	-	-
UN-2	42 ft <sup>2</sup>	-	-	-
UN-3	68 ft <sup>2</sup>	-	-	-
UN-4	68 ft <sup>2</sup>	-	-	-
Total	283 ft <sup>2</sup>	0	0	0

Facades

		Trim			Corners		Roofline		Openings		
Facade	Area	Level Starter	Sloped	Vertical	Inside	Outside	Level Frieze Board	Sloped Frieze Board	Tops	Sills	Sides
SI-1	70 ft <sup>2</sup>	12' 4"	2' 3"	5' 7"	9' 1"	20' 11"	11' 1"	-	7' 10"	7' 10"	22' 9"
SI-2	81 ft <sup>2</sup>	9' 7"	2' 10"	-	8'	20' 11"	12' 4"	-	-	3' 7"	12' 3"
SI-3	22 ft <sup>2</sup>	5' 6"	-	-	-	18' 1"	5' 6"	-	4' 5"	4' 5"	12' 9"
SI-4	25 ft <sup>2</sup>	5' 6"	-	-	-	17'	5' 6"	-	-	3' 6"	12' 3"
SI-5	11 ft <sup>2</sup>	1' 3"	-	-	8' 8"	10' 2"	1' 3"	-	-	-	-
SI-6	16 ft <sup>2</sup>	4' 1"	-	-	-	18' 1"	4' 1"	-	3' 2"	3' 2"	12' 9"
SI-7	14 ft <sup>2</sup>	-	4' 1"	-	-	16' 6"	4' 1"	-	-	3' 2"	12' 3"
SI-8	35 ft <sup>2</sup>	15' 7"	-	-	-	-	-	19' 1"	2' 11"	2' 11"	5' 2"
SI-9	100 ft <sup>2</sup>	12' 8"	-	-	9' 1"	9' 1"	9' 5"	-	-	3' 3"	8' 11"
SI-10	9 ft <sup>2</sup>	-	6' 3"	-	-	3' 9"	5' 3"	-	-	-	-
SI-11	29 ft <sup>2</sup>	7' 6"	5' 4"	-	8' 5"	8'	12' 8"	-	-	9' 11"	14' 1"
SI-12	15 ft <sup>2</sup>	4' 3"	-	7"	2' 11"	3' 5"	-	-	-	4' 3"	-
SI-13	15 ft <sup>2</sup>	4' 9"	-	1' 6"	9' 1"	6' 8"	4' 10"	-	3' 8"	3' 7"	14'
SI-14	3 ft <sup>2</sup>	1' 2"	-	-	1' 2"	-	-	5' 7"	4' 3"	-	-
SI-15	13 ft <sup>2</sup>	4' 4"	6"	-	8' 5"	8' 7"	4' 10"	-	-	3' 8"	15' 5"
SI-16	84 ft <sup>2</sup>	12' 6"	1' 4"	3' 3"	-	27' 11"	1' 4"	-	6' 4"	6' 4"	14' 8"
SI-17	37 ft <sup>2</sup>	12' 6"	-	-	-	29' 6"	12' 6"	-	5' 10"	9' 1"	30' 10"
SI-18	61 ft <sup>2</sup>	22' 9"	-	5' 4"	-	-	-	24' 4"	-	-	-

Facades (cont.)

		Trim			Corners		Roofline		Openings		
Facade	Area	Level Starter	Sloped	Vertical	Inside	Outside	Level Frieze Board	Sloped Frieze Board	Tops	Sills	Sides
SI-19	101 ft <sup>2</sup>	11' 1"	-	-	10' 7"	-	-	-	3'	3'	11' 4"
SI-20	68 ft <sup>2</sup>	11' 1"	-	-	8' 7"	-	11' 1"	-	3'	5' 10"	18' 4"
SI-21	94 ft <sup>2</sup>	11' 6"	-	-	10' 3"	11' 2"	-	-	3' 5"	3' 5"	13' 8"
SI-22	61 ft <sup>2</sup>	13'	-	5"	7"	5' 2"	13'	-	3' 11"	10"	10' 10"
SI-23	30 ft <sup>2</sup>	2' 10"	-	5"	21' 2"	-	2' 4"	-	-	-	-
SI-24	5 ft <sup>2</sup>	8' 3"	-	7"	1'	-	-	4' 8"	-	-	-
SI-25	78 ft <sup>2</sup>	6' 7"	-	1' 9"	10'	12' 2"	7' 1"	-	-	-	-
SI-26	106 ft <sup>2</sup>	9' 11"	-	-	-	24' 4"	10' 11"	-	2' 8"	2' 8"	8' 3"
SI-27	26 ft <sup>2</sup>	2' 5"	-	-	10' 7"	20' 11"	-	-	-	-	-
SI-28	21 ft <sup>2</sup>	2' 5"	-	-	8' 7"	20' 11"	2' 5"	-	-	-	-
SI-29	9 ft <sup>2</sup>	-	6' 3"	-	-	3' 9"	5' 3"	-	-	-	-
SI-30	42 ft <sup>2</sup>	27' 9"	-	17'	9' 7"	9' 7"	15' 4"	-	-	-	-
SI-31	21 ft <sup>2</sup>	10' 4"	-	3"	7' 3"	-	2' 1"	1' 3"	1' 1"	8' 2"	19' 9"
SI-32	30 ft <sup>2</sup>	2' 9"	-	-	10' 10"	11' 2"	-	-	-	-	-
SI-33	40 ft <sup>2</sup>	-	11' 10"	-	-	11' 10"	11' 1"	-	3' 11"	3' 11"	7' 2"
SI-34	5 ft <sup>2</sup>	9"	-	-	-	3' 5"	9"	-	-	-	10' 4"
SI-35	131 ft <sup>2</sup>	13' 2"	-	-	-	24' 4"	14' 2"	-	4' 6"	4' 6"	10' 6"
SI-36	109 ft <sup>2</sup>	19' 1"	-	14' 9"	-	22' 11"	13' 4"	-	-	-	-

Facades (cont.)

		Trim			Corners		Roofline		Openings		
Facade	Area	Level Starter	Sloped	Vertical	Inside	Outside	Level Frieze Board	Sloped Frieze Board	Tops	Sills	Sides
SI-37	48 ft <sup>2</sup>	8' 8"	-	8"	7' 3"	6' 8"	8' 8"	-	3' 11"	3' 11"	7' 6"
SI-38	103 ft <sup>2</sup>	40' 10"	-	33' 1"	9' 7"	10' 9"	15' 5"	-	-	-	-
SI-39	53 ft <sup>2</sup>	15' 5"	-	-	-	6' 10"	-	-	-	15' 5"	-
SI-40	48 ft <sup>2</sup>	7' 11"	-	10"	-	20'	-	-	5' 2"	5' 2"	13' 3"
SI-41	83 ft <sup>2</sup>	13' 2"	-	5"	4'	11' 11"	13' 2"	-	-	3' 6"	15' 10"
SI-42	39 ft <sup>2</sup>	18' 10"	-	4' 11"	-	-	-	19' 9"	-	-	-
SI-43	173 ft <sup>2</sup>	16' 7"	-	-	10' 5"	20' 11"	8"	-	-	-	-
SI-44	5 ft <sup>2</sup>	2' 1"	-	-	-	7' 5"	-	6' 4"	3' 8"	-	7' 8"
SI-45	97 ft <sup>2</sup>	15' 11"	-	-	8' 8"	20' 11"	16' 5"	-	-	7' 8"	21' 4"
SI-46	22 ft <sup>2</sup>	4' 2"	-	-	10' 5"	10' 5"	4' 2"	-	3' 4"	3' 4"	13' 3"
SI-47	16 ft <sup>2</sup>	4' 1"	-	-	9' 1"	9' 1"	4' 1"	-	3' 2"	3' 2"	12' 9"
SI-48	14 ft <sup>2</sup>	-	4' 1"	-	8'	8' 6"	4' 1"	-	-	3' 2"	12' 3"
SI-49 <sup>†</sup>	0 ft <sup>2</sup>	-	1' 10"	-	-	4"	-	-	-	-	-
SI-50	10 ft <sup>2</sup>	-	-	-	-	-	-	-	-	-	-
SI-51 <sup>†</sup>	2 ft <sup>2</sup>	2"	-	7"	10' 3"	11' 2"	-	-	-	-	-
SI-52 <sup>†</sup>	0 ft <sup>2</sup>	-	1' 7"	-	-	1' 8"	4' 6"	-	-	-	-
SI-53 <sup>†</sup>	1 ft <sup>2</sup>	-	3' 2"	-	-	1' 9"	6'	-	-	-	-
Total*	2331 ft <sup>2</sup>	437' 1"	51' 4"	92'	125' 8"	238' 9"	280' 9"	80' 11"	83' 2"	146' 8"	401' 7"

\*Totals de-duplicate any line segments that are shared between multiple facades, and as a result may not represent a total summation of the corresponding column.  
† Facet is not visible due to size or location



Example Waste Factor Calculations

SIDING & TRIM ONLY				+ OPENINGS < 20FT <sup>2</sup>				+ OPENINGS < 33FT <sup>2</sup>			
	Zero Waste	+10%	+18%		Zero Waste	+10%	+18%		Zero Waste	+10%	+18%
SI-1	70 ft <sup>2</sup>	77 ft <sup>2</sup>	83 ft <sup>2</sup>		98 ft <sup>2</sup>	108 ft <sup>2</sup>	116 ft <sup>2</sup>		98 ft <sup>2</sup>	108 ft <sup>2</sup>	116 ft <sup>2</sup>
SI-2	81 ft <sup>2</sup>	89 ft <sup>2</sup>	96 ft <sup>2</sup>		98 ft <sup>2</sup>	108 ft <sup>2</sup>	116 ft <sup>2</sup>		98 ft <sup>2</sup>	108 ft <sup>2</sup>	116 ft <sup>2</sup>
SI-3	22 ft <sup>2</sup>	24 ft <sup>2</sup>	26 ft <sup>2</sup>		22 ft <sup>2</sup>	24 ft <sup>2</sup>	26 ft <sup>2</sup>		43 ft <sup>2</sup>	47 ft <sup>2</sup>	51 ft <sup>2</sup>
SI-4	25 ft <sup>2</sup>	28 ft <sup>2</sup>	30 ft <sup>2</sup>		41 ft <sup>2</sup>	45 ft <sup>2</sup>	48 ft <sup>2</sup>		41 ft <sup>2</sup>	45 ft <sup>2</sup>	48 ft <sup>2</sup>
SI-5	11 ft <sup>2</sup>	12 ft <sup>2</sup>	13 ft <sup>2</sup>		11 ft <sup>2</sup>	12 ft <sup>2</sup>	13 ft <sup>2</sup>		11 ft <sup>2</sup>	12 ft <sup>2</sup>	13 ft <sup>2</sup>
SI-6	16 ft <sup>2</sup>	18 ft <sup>2</sup>	19 ft <sup>2</sup>		30 ft <sup>2</sup>	33 ft <sup>2</sup>	35 ft <sup>2</sup>		30 ft <sup>2</sup>	33 ft <sup>2</sup>	35 ft <sup>2</sup>
SI-7	14 ft <sup>2</sup>	15 ft <sup>2</sup>	17 ft <sup>2</sup>		28 ft <sup>2</sup>	31 ft <sup>2</sup>	33 ft <sup>2</sup>		28 ft <sup>2</sup>	31 ft <sup>2</sup>	33 ft <sup>2</sup>
SI-8	35 ft <sup>2</sup>	39 ft <sup>2</sup>	41 ft <sup>2</sup>		40 ft <sup>2</sup>	44 ft <sup>2</sup>	47 ft <sup>2</sup>		40 ft <sup>2</sup>	44 ft <sup>2</sup>	47 ft <sup>2</sup>
SI-9	100 ft <sup>2</sup>	110 ft <sup>2</sup>	118 ft <sup>2</sup>		110 ft <sup>2</sup>	121 ft <sup>2</sup>	130 ft <sup>2</sup>		110 ft <sup>2</sup>	121 ft <sup>2</sup>	130 ft <sup>2</sup>
SI-10	9 ft <sup>2</sup>	10 ft <sup>2</sup>	11 ft <sup>2</sup>		9 ft <sup>2</sup>	10 ft <sup>2</sup>	11 ft <sup>2</sup>		9 ft <sup>2</sup>	10 ft <sup>2</sup>	11 ft <sup>2</sup>
SI-11	29 ft <sup>2</sup>	32 ft <sup>2</sup>	34 ft <sup>2</sup>		71 ft <sup>2</sup>	78 ft <sup>2</sup>	84 ft <sup>2</sup>		71 ft <sup>2</sup>	78 ft <sup>2</sup>	84 ft <sup>2</sup>
SI-12	15 ft <sup>2</sup>	17 ft <sup>2</sup>	18 ft <sup>2</sup>		15 ft <sup>2</sup>	17 ft <sup>2</sup>	18 ft <sup>2</sup>		15 ft <sup>2</sup>	17 ft <sup>2</sup>	18 ft <sup>2</sup>
SI-13	15 ft <sup>2</sup>	17 ft <sup>2</sup>	18 ft <sup>2</sup>		15 ft <sup>2</sup>	17 ft <sup>2</sup>	18 ft <sup>2</sup>		35 ft <sup>2</sup>	39 ft <sup>2</sup>	41 ft <sup>2</sup>
SI-14	3 ft <sup>2</sup>	3 ft <sup>2</sup>	4 ft <sup>2</sup>		3 ft <sup>2</sup>	3 ft <sup>2</sup>	4 ft <sup>2</sup>		3 ft <sup>2</sup>	3 ft <sup>2</sup>	4 ft <sup>2</sup>
SI-15	13 ft <sup>2</sup>	14 ft <sup>2</sup>	15 ft <sup>2</sup>		29 ft <sup>2</sup>	32 ft <sup>2</sup>	34 ft <sup>2</sup>		29 ft <sup>2</sup>	32 ft <sup>2</sup>	34 ft <sup>2</sup>
SI-16	84 ft <sup>2</sup>	92 ft <sup>2</sup>	99 ft <sup>2</sup>		114 ft <sup>2</sup>	125 ft <sup>2</sup>	135 ft <sup>2</sup>		114 ft <sup>2</sup>	125 ft <sup>2</sup>	135 ft <sup>2</sup>

SIDING & TRIM ONLY (CONT.)				+ OPENINGS < 20FT <sup>2</sup>				+ OPENINGS < 33FT <sup>2</sup>			
	Zero Waste	+10%	+18%		Zero Waste	+10%	+18%		Zero Waste	+10%	+18%
SI-17	37 ft <sup>2</sup>	41 ft <sup>2</sup>	44 ft <sup>2</sup>		78 ft <sup>2</sup>	86 ft <sup>2</sup>	92 ft <sup>2</sup>		78 ft <sup>2</sup>	86 ft <sup>2</sup>	92 ft <sup>2</sup>
SI-18	61 ft <sup>2</sup>	67 ft <sup>2</sup>	72 ft <sup>2</sup>		61 ft <sup>2</sup>	67 ft <sup>2</sup>	72 ft <sup>2</sup>		61 ft <sup>2</sup>	67 ft <sup>2</sup>	72 ft <sup>2</sup>
SI-19	101 ft <sup>2</sup>	111 ft <sup>2</sup>	119 ft <sup>2</sup>		110 ft <sup>2</sup>	121 ft <sup>2</sup>	130 ft <sup>2</sup>		110 ft <sup>2</sup>	121 ft <sup>2</sup>	130 ft <sup>2</sup>
SI-20	68 ft <sup>2</sup>	75 ft <sup>2</sup>	80 ft <sup>2</sup>		82 ft <sup>2</sup>	90 ft <sup>2</sup>	97 ft <sup>2</sup>		82 ft <sup>2</sup>	90 ft <sup>2</sup>	97 ft <sup>2</sup>
SI-21	94 ft <sup>2</sup>	103 ft <sup>2</sup>	111 ft <sup>2</sup>		108 ft <sup>2</sup>	119 ft <sup>2</sup>	127 ft <sup>2</sup>		108 ft <sup>2</sup>	119 ft <sup>2</sup>	127 ft <sup>2</sup>
SI-22	61 ft <sup>2</sup>	67 ft <sup>2</sup>	72 ft <sup>2</sup>		71 ft <sup>2</sup>	78 ft <sup>2</sup>	84 ft <sup>2</sup>		71 ft <sup>2</sup>	78 ft <sup>2</sup>	84 ft <sup>2</sup>
SI-23	30 ft <sup>2</sup>	33 ft <sup>2</sup>	35 ft <sup>2</sup>		30 ft <sup>2</sup>	33 ft <sup>2</sup>	35 ft <sup>2</sup>		30 ft <sup>2</sup>	33 ft <sup>2</sup>	35 ft <sup>2</sup>
SI-24	5 ft <sup>2</sup>	6 ft <sup>2</sup>	6 ft <sup>2</sup>		5 ft <sup>2</sup>	6 ft <sup>2</sup>	6 ft <sup>2</sup>		5 ft <sup>2</sup>	6 ft <sup>2</sup>	6 ft <sup>2</sup>
SI-25	78 ft <sup>2</sup>	86 ft <sup>2</sup>	92 ft <sup>2</sup>		78 ft <sup>2</sup>	86 ft <sup>2</sup>	92 ft <sup>2</sup>		78 ft <sup>2</sup>	86 ft <sup>2</sup>	92 ft <sup>2</sup>
SI-26	106 ft <sup>2</sup>	117 ft <sup>2</sup>	125 ft <sup>2</sup>		114 ft <sup>2</sup>	125 ft <sup>2</sup>	135 ft <sup>2</sup>		114 ft <sup>2</sup>	125 ft <sup>2</sup>	135 ft <sup>2</sup>
SI-27	26 ft <sup>2</sup>	29 ft <sup>2</sup>	31 ft <sup>2</sup>		26 ft <sup>2</sup>	29 ft <sup>2</sup>	31 ft <sup>2</sup>		26 ft <sup>2</sup>	29 ft <sup>2</sup>	31 ft <sup>2</sup>
SI-28	21 ft <sup>2</sup>	23 ft <sup>2</sup>	25 ft <sup>2</sup>		21 ft <sup>2</sup>	23 ft <sup>2</sup>	25 ft <sup>2</sup>		21 ft <sup>2</sup>	23 ft <sup>2</sup>	25 ft <sup>2</sup>
SI-29	9 ft <sup>2</sup>	10 ft <sup>2</sup>	11 ft <sup>2</sup>		9 ft <sup>2</sup>	10 ft <sup>2</sup>	11 ft <sup>2</sup>		9 ft <sup>2</sup>	10 ft <sup>2</sup>	11 ft <sup>2</sup>
SI-30	42 ft <sup>2</sup>	46 ft <sup>2</sup>	50 ft <sup>2</sup>		42 ft <sup>2</sup>	46 ft <sup>2</sup>	50 ft <sup>2</sup>		42 ft <sup>2</sup>	46 ft <sup>2</sup>	50 ft <sup>2</sup>
SI-31	21 ft <sup>2</sup>	23 ft <sup>2</sup>	25 ft <sup>2</sup>		41 ft <sup>2</sup>	45 ft <sup>2</sup>	48 ft <sup>2</sup>		61 ft <sup>2</sup>	67 ft <sup>2</sup>	72 ft <sup>2</sup>
SI-32	30 ft <sup>2</sup>	33 ft <sup>2</sup>	35 ft <sup>2</sup>		30 ft <sup>2</sup>	33 ft <sup>2</sup>	35 ft <sup>2</sup>		30 ft <sup>2</sup>	33 ft <sup>2</sup>	35 ft <sup>2</sup>

	SIDING & TRIM ONLY (CONT.)		
	Zero Waste	+10%	+18%
SI-33	40 ft <sup>2</sup>	44 ft <sup>2</sup>	47 ft <sup>2</sup>
SI-34	5 ft <sup>2</sup>	6 ft <sup>2</sup>	6 ft <sup>2</sup>
SI-35	131 ft <sup>2</sup>	144 ft <sup>2</sup>	155 ft <sup>2</sup>
SI-36	109 ft <sup>2</sup>	120 ft <sup>2</sup>	129 ft <sup>2</sup>
SI-37	48 ft <sup>2</sup>	53 ft <sup>2</sup>	57 ft <sup>2</sup>
SI-38	103 ft <sup>2</sup>	113 ft <sup>2</sup>	122 ft <sup>2</sup>
SI-39	53 ft <sup>2</sup>	58 ft <sup>2</sup>	63 ft <sup>2</sup>
SI-40	48 ft <sup>2</sup>	53 ft <sup>2</sup>	57 ft <sup>2</sup>
SI-41	83 ft <sup>2</sup>	91 ft <sup>2</sup>	98 ft <sup>2</sup>
SI-42	39 ft <sup>2</sup>	43 ft <sup>2</sup>	46 ft <sup>2</sup>
SI-43	173 ft <sup>2</sup>	190 ft <sup>2</sup>	204 ft <sup>2</sup>
SI-44	5 ft <sup>2</sup>	6 ft <sup>2</sup>	6 ft <sup>2</sup>
SI-45	97 ft <sup>2</sup>	107 ft <sup>2</sup>	114 ft <sup>2</sup>
SI-46	22 ft <sup>2</sup>	24 ft <sup>2</sup>	26 ft <sup>2</sup>
SI-47	16 ft <sup>2</sup>	18 ft <sup>2</sup>	19 ft <sup>2</sup>
SI-48	14 ft <sup>2</sup>	15 ft <sup>2</sup>	17 ft <sup>2</sup>

	+ OPENINGS < 20FT <sup>2</sup>		
	Zero Waste	+10%	+18%
	49 ft <sup>2</sup>	54 ft <sup>2</sup>	58 ft <sup>2</sup>
	5 ft <sup>2</sup>	6 ft <sup>2</sup>	6 ft <sup>2</sup>
	150 ft <sup>2</sup>	165 ft <sup>2</sup>	177 ft <sup>2</sup>
	109 ft <sup>2</sup>	120 ft <sup>2</sup>	129 ft <sup>2</sup>
	58 ft <sup>2</sup>	64 ft <sup>2</sup>	68 ft <sup>2</sup>
	103 ft <sup>2</sup>	113 ft <sup>2</sup>	122 ft <sup>2</sup>
	113 ft <sup>2</sup>	124 ft <sup>2</sup>	133 ft <sup>2</sup>
	48 ft <sup>2</sup>	53 ft <sup>2</sup>	57 ft <sup>2</sup>
	100 ft <sup>2</sup>	110 ft <sup>2</sup>	118 ft <sup>2</sup>
	39 ft <sup>2</sup>	43 ft <sup>2</sup>	46 ft <sup>2</sup>
	173 ft <sup>2</sup>	190 ft <sup>2</sup>	204 ft <sup>2</sup>
	15 ft <sup>2</sup>	17 ft <sup>2</sup>	18 ft <sup>2</sup>
	128 ft <sup>2</sup>	141 ft <sup>2</sup>	151 ft <sup>2</sup>
	38 ft <sup>2</sup>	42 ft <sup>2</sup>	45 ft <sup>2</sup>
	30 ft <sup>2</sup>	33 ft <sup>2</sup>	35 ft <sup>2</sup>
	28 ft <sup>2</sup>	31 ft <sup>2</sup>	33 ft <sup>2</sup>

	+ OPENINGS < 33FT <sup>2</sup>		
	Zero Waste	+10%	+18%
	49 ft <sup>2</sup>	54 ft <sup>2</sup>	58 ft <sup>2</sup>
	5 ft <sup>2</sup>	6 ft <sup>2</sup>	6 ft <sup>2</sup>
	150 ft <sup>2</sup>	165 ft <sup>2</sup>	177 ft <sup>2</sup>
	109 ft <sup>2</sup>	120 ft <sup>2</sup>	129 ft <sup>2</sup>
	58 ft <sup>2</sup>	64 ft <sup>2</sup>	68 ft <sup>2</sup>
	103 ft <sup>2</sup>	113 ft <sup>2</sup>	122 ft <sup>2</sup>
	113 ft <sup>2</sup>	124 ft <sup>2</sup>	133 ft <sup>2</sup>
	75 ft <sup>2</sup>	83 ft <sup>2</sup>	89 ft <sup>2</sup>
	100 ft <sup>2</sup>	110 ft <sup>2</sup>	118 ft <sup>2</sup>
	39 ft <sup>2</sup>	43 ft <sup>2</sup>	46 ft <sup>2</sup>
	173 ft <sup>2</sup>	190 ft <sup>2</sup>	204 ft <sup>2</sup>
	15 ft <sup>2</sup>	17 ft <sup>2</sup>	18 ft <sup>2</sup>
	128 ft <sup>2</sup>	141 ft <sup>2</sup>	151 ft <sup>2</sup>
	38 ft <sup>2</sup>	42 ft <sup>2</sup>	45 ft <sup>2</sup>
	30 ft <sup>2</sup>	33 ft <sup>2</sup>	35 ft <sup>2</sup>
	28 ft <sup>2</sup>	31 ft <sup>2</sup>	33 ft <sup>2</sup>

	SIDING & TRIM ONLY (CONT.)			+ OPENINGS < 20FT <sup>2</sup>			+ OPENINGS < 33FT <sup>2</sup>		
	Zero Waste	+10%	+18%	Zero Waste	+10%	+18%	Zero Waste	+10%	+18%
SI-49	0 ft <sup>2</sup>	0 ft <sup>2</sup>	0 ft <sup>2</sup>	0 ft <sup>2</sup>	0 ft <sup>2</sup>	0 ft <sup>2</sup>	0 ft <sup>2</sup>	0 ft <sup>2</sup>	0 ft <sup>2</sup>
SI-50	10 ft <sup>2</sup>	11 ft <sup>2</sup>	12 ft <sup>2</sup>	10 ft <sup>2</sup>	11 ft <sup>2</sup>	12 ft <sup>2</sup>	10 ft <sup>2</sup>	11 ft <sup>2</sup>	12 ft <sup>2</sup>
SI-51	2 ft <sup>2</sup>	2 ft <sup>2</sup>	2 ft <sup>2</sup>	2 ft <sup>2</sup>	2 ft <sup>2</sup>	2 ft <sup>2</sup>	2 ft <sup>2</sup>	2 ft <sup>2</sup>	2 ft <sup>2</sup>
SI-52	0 ft <sup>2</sup>	0 ft <sup>2</sup>	0 ft <sup>2</sup>	0 ft <sup>2</sup>	0 ft <sup>2</sup>	0 ft <sup>2</sup>	0 ft <sup>2</sup>	0 ft <sup>2</sup>	0 ft <sup>2</sup>
SI-53	1 ft <sup>2</sup>	1 ft <sup>2</sup>	1 ft <sup>2</sup>	1 ft <sup>2</sup>	1 ft <sup>2</sup>	1 ft <sup>2</sup>	1 ft <sup>2</sup>	1 ft <sup>2</sup>	1 ft <sup>2</sup>
UN-1	105 ft <sup>2</sup>	116 ft <sup>2</sup>	124 ft <sup>2</sup>	105 ft <sup>2</sup>	116 ft <sup>2</sup>	124 ft <sup>2</sup>	105 ft <sup>2</sup>	116 ft <sup>2</sup>	124 ft <sup>2</sup>
UN-2	42 ft <sup>2</sup>	46 ft <sup>2</sup>	50 ft <sup>2</sup>	42 ft <sup>2</sup>	46 ft <sup>2</sup>	50 ft <sup>2</sup>	42 ft <sup>2</sup>	46 ft <sup>2</sup>	50 ft <sup>2</sup>
UN-3	68 ft <sup>2</sup>	75 ft <sup>2</sup>	80 ft <sup>2</sup>	68 ft <sup>2</sup>	75 ft <sup>2</sup>	80 ft <sup>2</sup>	68 ft <sup>2</sup>	75 ft <sup>2</sup>	80 ft <sup>2</sup>
UN-4	68 ft <sup>2</sup>	75 ft <sup>2</sup>	80 ft <sup>2</sup>	68 ft <sup>2</sup>	75 ft <sup>2</sup>	80 ft <sup>2</sup>	68 ft <sup>2</sup>	75 ft <sup>2</sup>	80 ft <sup>2</sup>
Trims	438 ft <sup>2</sup>	482 ft <sup>2</sup>	517 ft <sup>2</sup>	708 ft <sup>2</sup>	779 ft <sup>2</sup>	835 ft <sup>2</sup>	708 ft <sup>2</sup>	779 ft <sup>2</sup>	835 ft <sup>2</sup>
Total	3052 ft <sup>2</sup>	3360 ft <sup>2</sup>	3607 ft <sup>2</sup>	3830 ft <sup>2</sup>	4216 ft <sup>2</sup>	4522 ft <sup>2</sup>	3918 ft <sup>2</sup>	4313 ft <sup>2</sup>	4626 ft <sup>2</sup>

The first Siding Waste Factor table is calculated using the total ft<sup>2</sup> of siding facades, ft<sup>2</sup> of trim touching siding, and ft<sup>2</sup> of unknowns touching siding.

The tables above provide the area of siding on a given property, segmented by individual and in sum total form. Values include openings (doors & windows) and waste percentages as noted. Please consider that area values and specific waste factors can be influenced by the size and complexity of the property, captured image quality, specific siding techniques, and your own level of expertise. Accessories are not included in these values and may require additional material.

These tables are only intended to make common waste calculations easier and should not be interpreted as recommendations.

Windows

Group	Group Width x Height	Group United Inches	Opening	Width x Height	United Inches	Area
WG-1	20" x 38"	58"	W-101	20" x 38"	58"	5 ft²
WG-2	20" x 38"	58"	W-102	20" x 38"	58"	5 ft²
WG-3	30" x 68"	99"	W-103	30" x 68"	99"	14 ft²
WG-4	45" x 68"	114"	W-104	45" x 68"	114"	21 ft²
WG-5	30" x 68"	99"	W-105	30" x 68"	99"	14 ft²
WG-6	31" x 47"	78"	W-106	31" x 47"	78"	10 ft²
WG-7	64" x 76"	140"	W-107	28" x 76"	104"	15 ft²
			W-108	28" x 76"	104"	15 ft²
WG-8	24" x 56"	79"	W-109	24" x 56"	79"	9 ft²
WG-9	29" x 70"	98"	W-110	29" x 70"	98"	14 ft²
WG-10	30" x 48"	78"	W-111	13" x 48"	61"	4 ft²
			W-112	13" x 48"	61"	4 ft²
WG-11	48" x 56"	104"	W-113	48" x 56"	104"	19 ft²
WG-12	54" x 71"	126"	W-114	54" x 71"	126"	27 ft²
WG-13	32" x 71"	104"	W-115	32" x 71"	104"	16 ft²
WG-14	35" x 68"	104"	W-216	35" x 68"	104"	17 ft²
WG-15	30" x 68"	99"	W-217	30" x 68"	99"	14 ft²
WG-16	34" x 68"	103"	W-218	34" x 68"	103"	16 ft²

Windows (cont.)

Group	Group Width x Height	Group United Inches	Opening	Width x Height	United Inches	Area
WG-17	30" x 68"	99"	W-219	30" x 68"	99"	14 ft <sup>2</sup>
WG-18	93" x 71"	165"	W-220	29" x 71"	100"	14 ft <sup>2</sup>
			W-221	29" x 71"	100"	14 ft <sup>2</sup>
			W-222	29" x 71"	100"	14 ft <sup>2</sup>
WG-19	34" x 68"	102"	W-223	34" x 68"	102"	16 ft <sup>2</sup>
WG-20	31" x 68"	99"	W-224	31" x 68"	99"	15 ft <sup>2</sup>
WG-21	60" x 69"	129"	W-225	28" x 69"	97"	13 ft <sup>2</sup>
			W-226	28" x 69"	97"	13 ft <sup>2</sup>
WG-22	25" x 37"	61"	W-227	25" x 37"	61"	6 ft <sup>2</sup>
WG-23	24" x 47"	70"	W-228	24" x 47"	70"	8 ft <sup>2</sup>
WG-24	39" x 37"	76"	W-229	39" x 37"	76"	10 ft <sup>2</sup>
WG-25	39" x 35"	74"	W-230	39" x 35"	74"	9 ft <sup>2</sup>
WG-26	39" x 37"	76"	W-231	39" x 37"	76"	10 ft <sup>2</sup>
WG-27	90" x 71"	161"	W-232	20" x 71"	91"	10 ft <sup>2</sup>
			W-233	40" x 71"	111"	20 ft <sup>2</sup>
			W-234	20" x 71"	91"	10 ft <sup>2</sup>

Windows (cont.)

Group	Group Width x Height	Group United Inches	Opening	Width x Height	United Inches	Area
WG-28	182" x 40"	222"	W-235	21" x 39"	60"	6 ft <sup>2</sup>
			W-236	21" x 39"	60"	6 ft <sup>2</sup>
			W-237	21" x 39"	60"	6 ft <sup>2</sup>
			W-238	21" x 39"	60"	6 ft <sup>2</sup>
			W-239	21" x 39"	60"	6 ft <sup>2</sup>
			W-240	21" x 39"	60"	6 ft <sup>2</sup>
			W-241	21" x 39"	60"	6 ft <sup>2</sup>
			W-242	21" x 39"	60"	6 ft <sup>2</sup>
WG-29	48" x 38"	86"	W-243	22" x 38"	61"	6 ft <sup>2</sup>
			W-244	22" x 38"	61"	6 ft <sup>2</sup>
WG-30	34" x 69"	104"	W-245	34" x 69"	104"	17 ft <sup>2</sup>
WG-31	40" x 49"	90"	W-246	40" x 49"	90"	14 ft <sup>2</sup>
WG-32	35" x 69"	105"	W-247	35" x 69"	105"	17 ft <sup>2</sup>
WG-33	29" x 25"	54"	W-348	29" x 25"	54"	5 ft <sup>2</sup>
WG-34	39" x 41"	80"	W-349	19" x 41"	60"	5 ft <sup>2</sup>
			W-350	19" x 41"	60"	5 ft <sup>2</sup>
			Total	-	4171"	558 ft <sup>2</sup>

Doors

Opening	Width x Height
D-1	32" x 82"
D-2	36" x 80"
D-3	72" x 80"

\*Door height and width have been snapped to standard

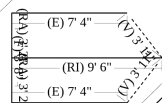
Entire Doors

Opening	Width x Height	Area
D-1	32" x 82"	18 ft <sup>2</sup>
D-2	36" x 81"	20 ft <sup>2</sup>
D-3	99" x 83"	57 ft <sup>2</sup>
Total	-	95 ft <sup>2</sup>

\*Total door square footage includes entire door package (e.g. with transoms, sidelites, etc.)

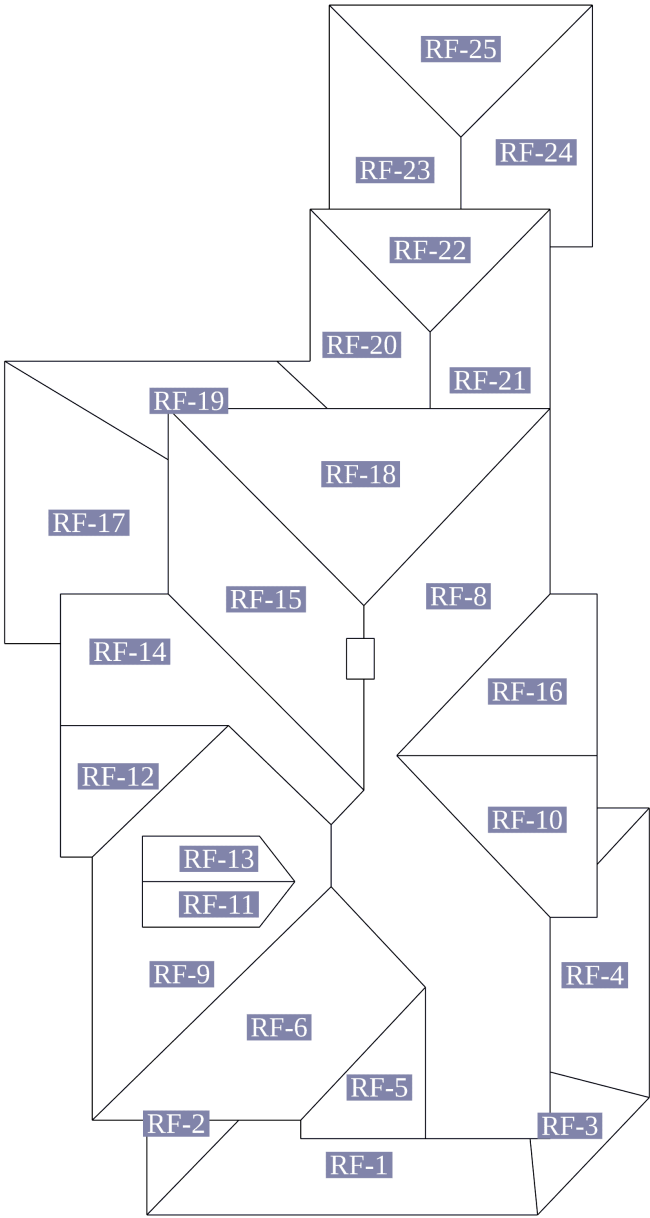


\*Please view the 3D model for more detail (e.g. flashing, step flashing and some other roof lines may be difficult to see on the PDF)



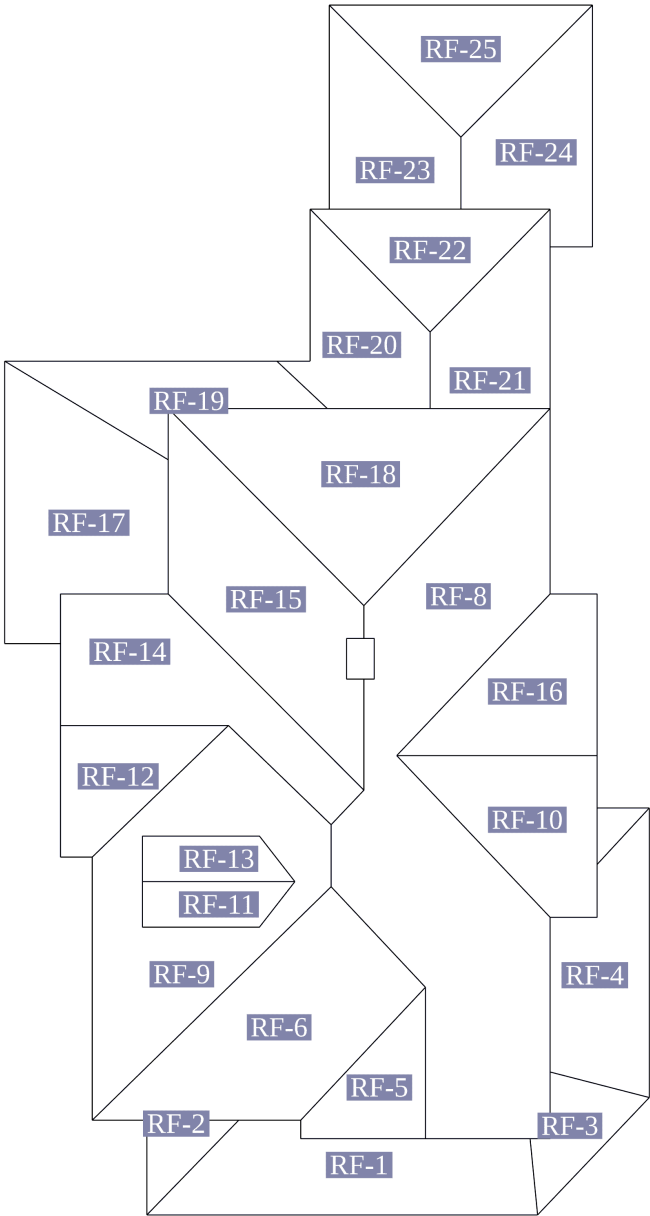
Roof Facets

Facet	Area	Pitch
RF-1	139 ft <sup>2</sup>	3/12
RF-2	29 ft <sup>2</sup>	3/12
RF-3	38 ft <sup>2</sup>	3/12
RF-4	104 ft <sup>2</sup>	3/12
RF-5	51 ft <sup>2</sup>	8/12
RF-6	173 ft <sup>2</sup>	8/12
RF-7	25 ft <sup>2</sup>	3/12
RF-8	402 ft <sup>2</sup>	8/12
RF-9	197 ft <sup>2</sup>	8/12
RF-10	94 ft <sup>2</sup>	8/12
RF-11	27 ft <sup>2</sup>	6/12
RF-12	62 ft <sup>2</sup>	8/12
RF-13	27 ft <sup>2</sup>	6/12
RF-14	134 ft <sup>2</sup>	8/12
RF-15	167 ft <sup>2</sup>	8/12
RF-16	94 ft <sup>2</sup>	8/12
RF-17	162 ft <sup>2</sup>	3/12
RF-18	177 ft <sup>2</sup>	8/12
RF-19	83 ft <sup>2</sup>	4/12

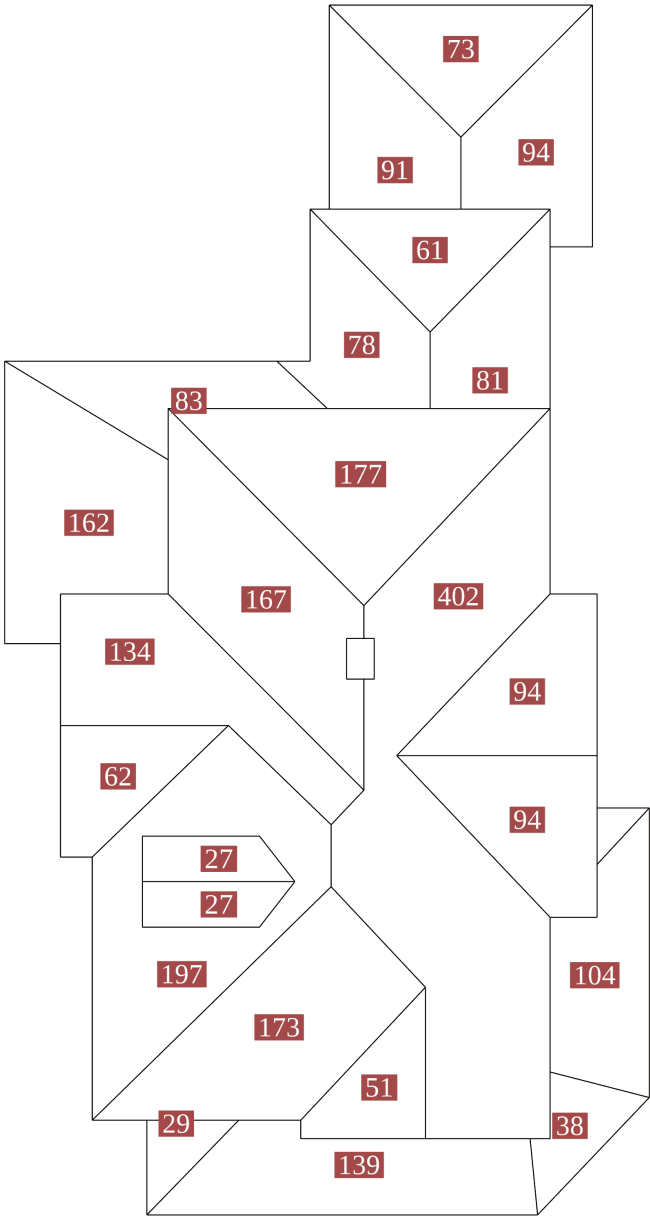


Roof Facets (cont.)

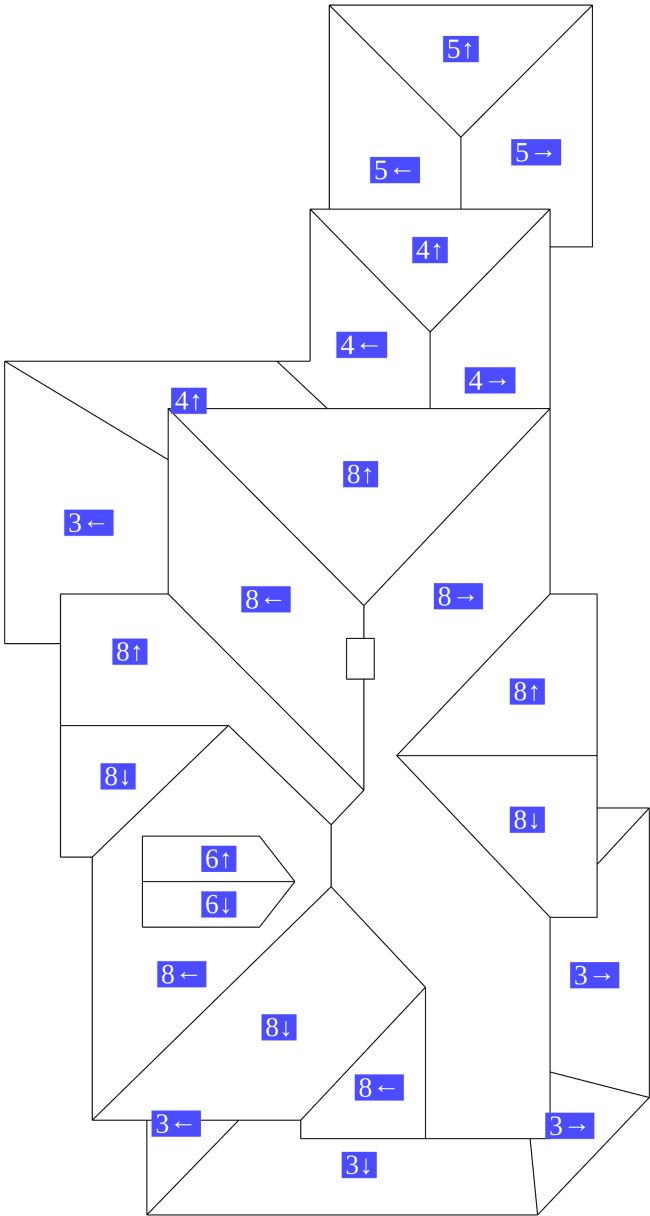
Facet	Area	Pitch
RF-20	78 ft <sup>2</sup>	4/12
RF-21	81 ft <sup>2</sup>	4/12
RF-22	61 ft <sup>2</sup>	4/12
RF-23	91 ft <sup>2</sup>	5/12
RF-24	94 ft <sup>2</sup>	5/12
RF-25	73 ft <sup>2</sup>	5/12



Roof	Facets	Total
Total	25	2663 ft²



Roof Pitch	Area	Percentage
8 / 12	1551 ft <sup>2</sup>	58.24%
3 / 12	497 ft <sup>2</sup>	18.66%
4 / 12	303 ft <sup>2</sup>	11.38%
5 / 12	258 ft <sup>2</sup>	9.69%
6 / 12	54 ft <sup>2</sup>	2.03%



























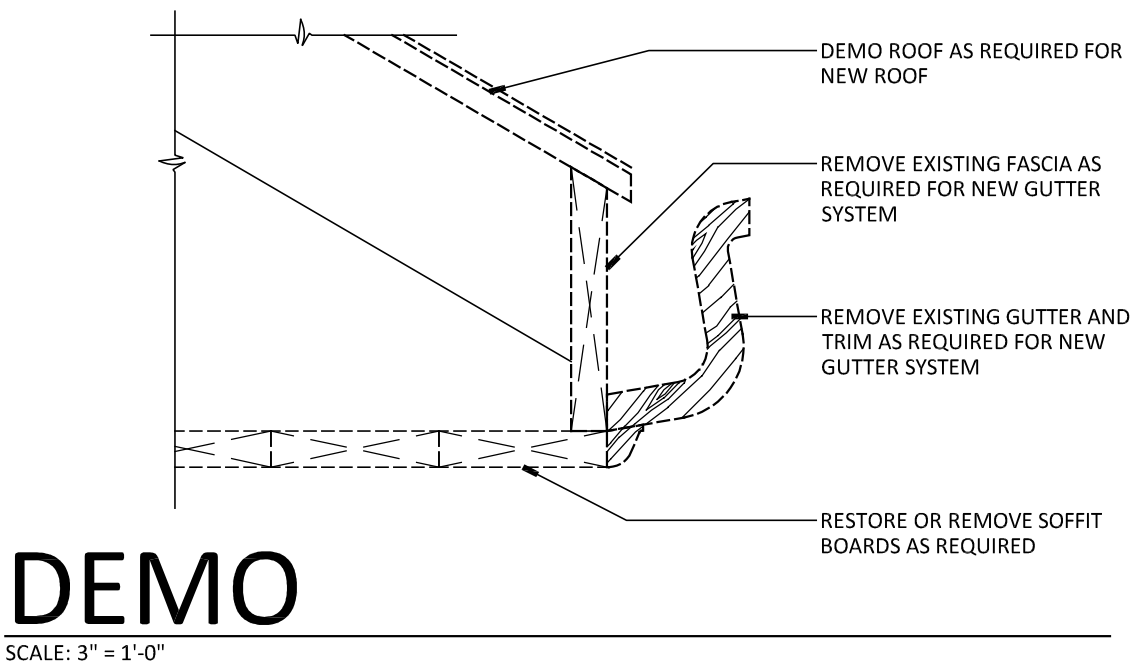
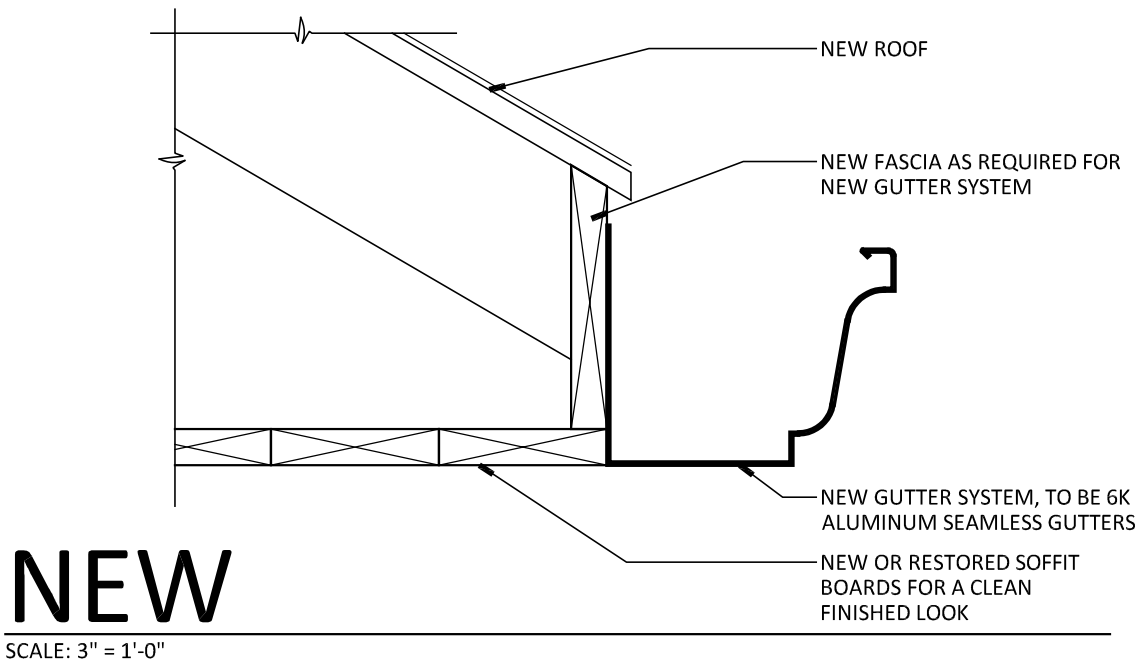












## NEW ROOFING AND GUTTERS

539 N. LOCUST ST., VISALIA, CA 93291

SHEET NO.

**A1**  
DEMO & NEW





## Operational Statement – Residential Re-Roof & Structural Preservation Project

**Property Location:** 539 N Locus , Visalia, CA

**District:** Historic District of Visalia

We are proposing a full renovation of the roofing system for the subject home, which currently has an aging and layered roof system consisting of original wood shake shingles with an asphalt shingle overlay. This condition presents both structural and safety concerns, particularly regarding load, weather protection, fire resistance and drainage.

As part of our commitment to preserving the integrity and character of this historical property, our scope of work will include:

- **Complete removal of the existing roof**, including both layers (wood shake and asphalt)
- **Installation of new 7/16 OSB roof sheathing**, bringing the structure up to code standards
- **Installation of new fascia boards** (currently proposed at 2x6, but size may be adjusted based on visual and structural compatibility with the home and Historical district standards)
- **Installation of a new seamless gutter system**, integrated with the fascia to ensure effective water management and long-term protection of both the structure and foundation
- **Application of a modern, high-quality roofing system**, selected to align with the home's original architectural character while providing superior durability and performance

This proposed work is designed not only to restore the home's safety and function, but to **preserve its historical value and appearance**, using materials and practices that respect the character of the district. The inclusion of gutters and fascia is a necessary component to protect the home's exterior siding, eaves, and foundation from ongoing water intrusion and drainage issues.

We welcome any design feedback or material input from the historical review committee to ensure full alignment with district standards.

Mike Murphy

Roofing General Manager

**Lee's Air Plumbing Heating and Roofing**

(559)900-6983

# 539 N LOCUST — FASCIA, GUTTER & COMPLETE ROOF REPLACEMENT

## Property Address:

539 North Locust Street  
Visalia, CA 93291

---

## Scope of Work:

The subject home currently features original wooden gutters along the upper roofline. These gutters are significantly deteriorated, actively rotting, and beyond practical repair. Compounding the issue, portions of the upper roof lack fascia boards entirely, leaving the underlying structure exposed and vulnerable to water intrusion and long-term damage.

On the lower level, while fascia boards and older metal gutters are present, they are outdated and no longer provide adequate protection for the home's siding or foundation.

The current roofing system is also in poor condition. The structure has an original wood shake roof without sheathing, overlaid with an aged asphalt shingle layer. This overlay is estimated to be over 20 years old and shows signs of wear and compromised performance. The homeowner has expressed valid concerns regarding fire safety, energy efficiency, and weather protection due to this outdated assembly.

In response to these conditions—and in alignment with the City's preservation requirements for this historic home—our proposed scope includes a comprehensive overhaul. This will involve a complete resheathing of the roof, installation of modern fire-rated and energy-efficient roofing materials, replacement of deteriorated wooden gutters, installation of new fascia where missing, or rotted and an updated gutter system designed to protect both the structure and foundation for decades to come.

- Installation of new fascia boards on both the upper and lower rooflines, including wraparound design where none exists today. Fascia size to match current. Fascia to be primed cedar planks.
- We will preserve all existing decorative gable molding and trim, ensuring the home retains its original architectural character.
- Fascia boards will only be added where required for gutter installation, and will be crafted to match the existing style and profile for a seamless look.
- Installation of new 5" K-style aluminum gutters and downspouts for full perimeter water management, designed to properly capture and direct runoff away from the foundation.
- Full roof replacement, including complete removal of existing roofing materials, installation of new roof sheathing, and installation of a Title 24-compliant roof system that meets current building code for energy efficiency and weather protection.

---

**Purpose & Justification:**

- The current wood gutter system cannot be replicated cost-effectively and does not meet modern standards for durability or water management.
- Areas without fascia create gaps where water penetrates soffits and eaves, accelerating deterioration.
- The new fascia and gutter system will maintain the architectural look while ensuring that the home and its foundation are protected for decades to come.
- The new roof system will meet Title 24 and all current city code requirements for sheathing, underlayment, flashing, and ventilation.

---

**Visual Exhibit:**

Photos are attached showing existing conditions:

- Wooden gutters with visible deterioration
- Missing fascia areas
- Existing lower-level fascia and gutters
- Layout plans for both gutter and fascia placements

**Alterations:**

We have marked up these photos to show the proposed new fascia and continuous gutter lines on both floors. This clarifies our intention to create a uniform, functional, and code-compliant water management system.

---

Prepared By:

Lee's Roofing  
CL 1115138  
Representative: Michael Murphy  
(559)900-6983

Date: 07/01/2025







We will be adding fascia to the eaves of the second story, fascia size to match existing.



Remove these existing gutters and replace with new 5k style wrap around gutters



Evidence of wood rot in the original wooden gutter system, which has carried into fascia area



Rafter tails exposed, in decent condition, we would like to install fascia on all exposed rafter tails









Re: City of Visalia: Historic Preservation Advisory Committee - Project Application

MM Michael Murphy <michael@leesroof.com>  
To Cristobal Carrillo

Reply Reply All Forward

Wed 07/16/2025 10:20 AM

Retention Policy 45 Day Retention (45 days)

Expires 08/30/2025

This sender michael@leesroof.com is from outside your organization.

You replied to this message on 07/16/2025 10:21 AM.

If there are problems with how this message is displayed, click here to view it in a web browser.

They shall be preserved, if upon deeper discovery that rot is present we can replace but as for now we are planning to keep as much of original material as possible



**Michael Murphy**  
*Roofing Division Manager*

 (559)-900-6983

 Michael@leesroof.com

 leesair.com/roofing


On Wed, Jul 16, 2025 at 10:18 AM Cristobal Carrillo <Cristobal.Carrillo@visalia.city> wrote:

Michael, can you please let me know if there's any plan to address the decorative rafter tails depicted below? Will these be preserved or removed? Please let me know, thanks!



Cristobal Carrillo, Associate Planner

## SURVEY FORM

Address: 539 N. LOCUST

Lot Size: Front 1200  
Side 6024  
Odd Shapes

APN #: Book 94 Block 354 Lot 6

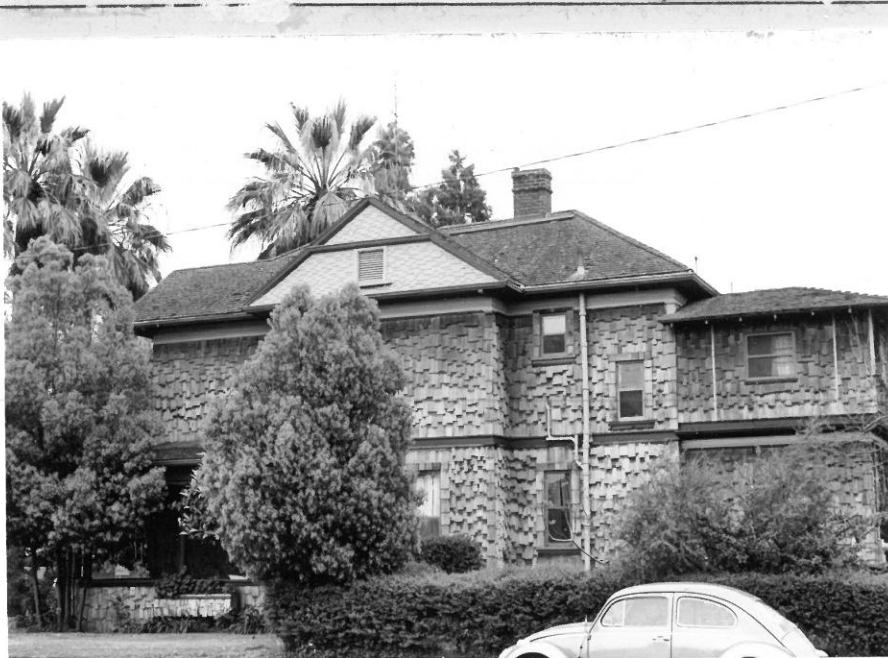
## FIELD SURVEY

1. Present Use: ☐ Vacant, ☐ Single Family, ☐ Duplex, ☐ Apartments, ☐ Vacant Lot, ☐ Commercial/Industrial, ☐ Institutional/Public, ☐ Offices, ☒ Other Rooming House
2. Physical Description: Number of Stories 2  
 Roof Type: ☒ Gable, ☒ Hip, ☐ Flat, ☐ Gambrel, ☐ Jerkinhead, Other \_\_\_\_\_  
 Building Material: ☐ Wood, ☒ Shingle, ☐ Stucco, ☐ Brick, ☐ Concrete, Other \_\_\_\_\_
- Style: ☐ Bungalow, ☐ Western Stick, ☐ Colonial Revival, ☐ Period/Tutor Revival, ☐ Vernacular, ☒ Queen Anne/Eastlake, ☐ Stick, ☐ Mission Style, ☐ Spanish Colonial Revival, ☐ Utilitarian, Other Victorian
3. Alterations: ☒ Yes, ☐ No, ☐ Maybe Comment: House was shingled w/ random width shingles
4. Condition: ☐ Excellent, ☒ Good, ☐ Fair, ☐ Poor
5. Surroundings: ☐ Open Land, ☐ Landscaped lot, ☒ Residential, ☐ Commercial
6. Related Features: ☐ Architectural Details, ☐ Landscaping, ☒ Trees, 1 small oak  
☐ Related Structures, Other \_\_\_\_\_

Photo Number: \_\_\_\_\_

closed eaves have small fancy bracketsDescription: 2-story with hip roof & 3

gabled bays. Front angled bay has 3 windows at 1st & 2nd floor levels w/ pedimented gable that has 2 types of old shingles - wavy in bottom section - sawtooth in peak; has small square window. Side bays are angled on one side & square on the other w/ pedimented & shingled gables - shingles in these are old random width. Front porch curves around north side & has side entry door into bay. 6 round columns support post. Front door has beveled glass in upper section. Small side lights w/ diamond mullions. Double-hung windows. Corbeled chimney



# HISTORIC RESEARCH

ca 1899

1. Present Owner: \_\_\_\_\_
2. Common Name: \_\_\_\_\_
3. Historic Name: \_\_\_\_\_
4. Original Owner: Salina G. Patrick
5. Present Zoning: \_\_\_\_\_
6. Year of Original Construction: \_\_\_\_\_
7. Subsequent Alterations: \_\_\_\_\_
8. Architect: \_\_\_\_\_
9. Builder/Contractor: \_\_\_\_\_
10. Original Use: ☒ Single Family, ☐ Duplex, ☐ Apartments, ☐ Commercial, ☐ Industrial, ☐ Public/Institutional, Other \_\_\_\_\_
11. Past Uses: \_\_\_\_\_
12. Evaluation of Historical Importance: ☐ Associated with important event, ☐ Associated with important individual, Other \_\_\_\_\_
13. Main Theme of Historic Resource (check only one): ☐ Architecture, ☐ Arts & Leisure, ☐ Economic/Industrial, ☐ Exploration/Settlement, ☐ Government, ☐ Military, ☐ Religion, ☐ Social/Educational
14. Briefly State Historical Importance (dates, persons, events, etc.)

Patrick family home. He was editor of Visalia Times. Mrs. Patrick was a daughter of Col. Pashal Bequette. They had two children: Howard Patrick and Gladys Patrick Gibson (Mrs. Chas. A.) of Oakland brother of

Sources: (list books, documents, surveys, interviews, and publishing dates)

## Consultants Only Below Line

Architectural Style: Victorian Queen Ann

Details: Unsympathetic Wall Treatment

Evaluation: Poor

Comments: Incongruous Texture to Form





# AERIAL MAP





# HISTORIC PRESERVATION AND LOCAL REGISTER MAP

