



2009 REVIEW AND ASSESSMENT OF RECORDED TEXAS HISTORIC LANDMARK PROPERTIES IN KINNEY COUNTY, TEXAS



Date of Assessment – January 3, 2009

Review and Assessment conducted by – Kinney County Historical Commission

Property Information:

Address – 152 McClermand Road
 Legal – UN 21, FCS, BLOCK 4, ACRES .849
 Owner – Fort Clark Springs Association
 Built – 1873-74
 Age – 135 years
 RTHL – Fort Clark Guardhouse, 1962

**BUILDING EXTERIOR:
MATERIALS**

	TYPE	CONDITION	REMARKS
MASONRY	Limestone	Good	
WOOD	Trim	Poor	Fascia trim boards warped and loose

**BUILDING EXTERIOR:
FEATURES**

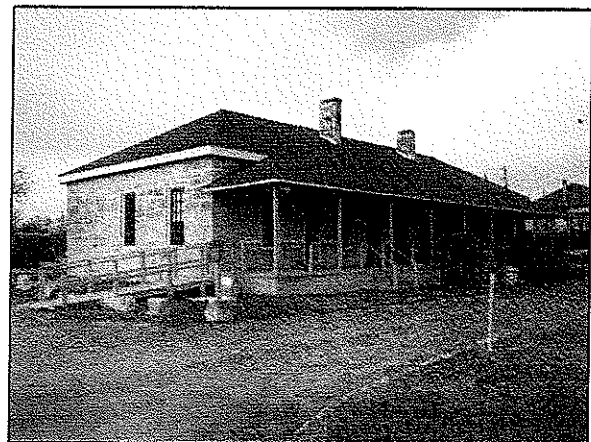
ROOF	Asphalt Shingles	Good	Roof not vented, accelerating deterioration
WINDOWS	Wood Fixed [do not open] Made from doors	Good	
ENTRANCES AND PORCHES	Concrete and Wood	Good	Porch rafter @ east end loose

OVERALL EVALUATION

FAIL

Repair/replace fascia board and vent roof.

THIS BUILDING CONTINUES TO EXPERIENCE A LONG-STANDING SYSTEMIC APATHY TOWARDS FUNDAMENTAL, APPARENT, AND ACUTE PRESERVATION ISSUES. NO PROACTIVE EFFORT AND MINIMAL REMEDIAL ACTION TAKEN ON 2008 RECOMMENDATIONS.





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Date of Assessment – January 3, 2009

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Property Information:

Address – 15 Patton Drive
 Legal – UN 21, FCS, BLOCK 10, LOT 3, ACRES .36
 Owner – Fort Clark Springs Association
 Built – 1932
 Age – 76 years
 RTHL – Post Theater, 1997

**BUILDING EXTERIOR:
MATERIALS**

	TYPE	CONDITION	REMARKS
MASONRY	Stuccoed Tile Brick	Good	Beginning to peel, crack, and flake
WOOD	Trim	Good	

**BUILDING EXTERIOR:
FEATURES**

ROOF	Asphalt shingles	Good	
WINDOWS	Wood	Good	
ENTRANCES AND PORCHES	Wood	Marginal	Door trim rotted; rear steps deteriorating and in need of painting; railing bent [new fault]; rest room door handle missing; rest room door will not shut

OVERALL EVALUATION

FAIL

Remove obscene graffiti from door windows
 Replace rotted door trim; repair rear steps.
 Clear clogged French drains, repair rotting door jams

THIS BUILDING IS NEGLECTED AND CONTINUES TO EVIDENCE A LONG-STANDING SYSTEMIC APATHY TOWARDS FUNDAMENTAL, APPARENT, AND ACUTE PRESERVATION ISSUES. NO PROACTIVE EFFORT AND MINIMAL REMEDIAL ACTION TAKEN ON 2008 RECOMMENDATIONS.





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Date of Assessment – January 3, 2009

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Property Information:

Address – 65 Baylor Street
 Legal – UN 21, FCS, BLOCK 12, LOT E/2, ACRES .2011
 Owner – Fort Clark Springs Association
 Built – 1869
 Age – 139 years
 RTHL – Palisado Building, 1962

**BUILDING EXTERIOR:
MATERIALS**

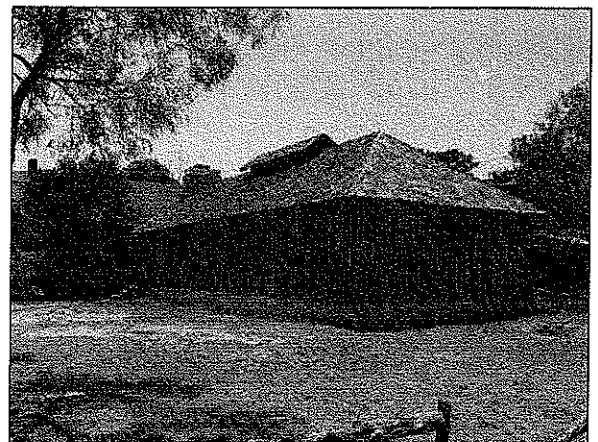
	TYPE	CONDITION	REMARKS
MASONRY	NONE	N/A	
WOOD	Cedar Posts	Good	

**BUILDING EXTERIOR:
FEATURES**

ROOF	Cedar shingles	Good	
WINDOWS	Wood	Fair	Screens missing on all windows
ENTRANCES AND PORCHES	Wood	Marginal	Door and jam unpainted

OVERALL EVALUATION **PASS** **Paint new door; replace door; screen windows**

IN THE PAST YEAR ENOUGH ATTENTION HAS BEEN PAID TO THIS BUILDING, IN THE FORM OF CONSTRUCTION OF A HANDICAP RAMP, TO WARRANT REINSTATEMENT. MUCH STILL NEEDS TO BE DONE TO CONTINUE RECEIVING A POSITIVE EVALUATION.





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Date of Assessment – January 3, 2009

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Property Information:

Address – 103 East Thomas Street
 Legal – BKTVL, BLOCK 27, LOT 12, 13, 14, 15
 Owner – James and Silk Mooney
 Built – UNK
 Age – UNK
 RTHL – Montavlo House, 1979

**BUILDING EXTERIOR:
MATERIALS**

	TYPE	CONDITION	REMARKS
MASONRY	None		
WOOD	Cedar Pickets w/caliche plaster	Decaying	Plaster deteriorating and missing throughout

**BUILDING EXTERIOR:
FEATURES**

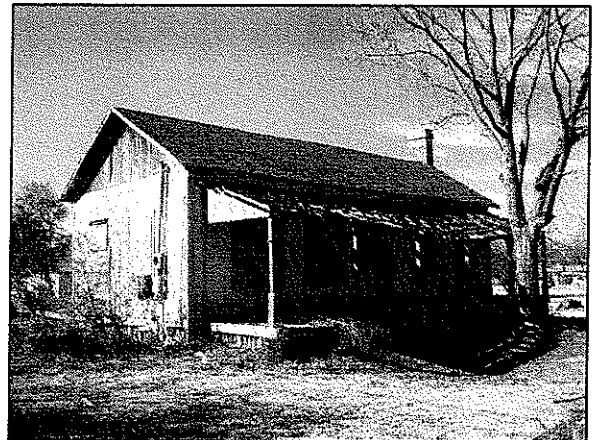
ROOF	Asphalt Shingles	Dilapidated	Severely deteriorated, needs replacement.
WINDOWS	Wood	In bad condition	Sash rotted and glass missing throughout.
ENTRANCES AND PORCHES	Open / Wood	Falling to Pieces	Urgently needs replacement.

OVERALL EVALUATION

FAIL

Urgent for 2009 - replace roof and porches.

**NO EVIDENCE OF ANY SERIOUS REMEDIAL ACTION
TAKEN ON 2008 RECOMMENDATIONS**





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Date of Assessment – January 3, 2009

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Property Information:

Address – 2-3 Colony Row
 Legal – UN 21, FCS, BLOCK 8, LOT 4, ACRES .313
 Owner – Genell A. Hobbs
 Built – 1854
 Age – 154 years
 RTHL – Officers' Quarters 2-3 and 4 (2007)

**BUILDING EXTERIOR:
MATERIALS**

	TYPE	CONDITION	REMARKS
STUCCO	Lathe and Log	Good	
WOOD	Trim	Poor	Trim rotted, shiplap siding rotted and paint peeling

**BUILDING EXTERIOR:
FEATURES**

ROOF	Asphalt Shingles	Good	
WINDOWS	Wood	Fair	Rusted screens
ENTRANCES AND PORCHES	Open	Fair	Trim rotted

OVERALL EVALUATION

PASS

Paint all wood surfaces; replace rotted trim and siding [recommend 1928 Post color scheme]

**NO CHANGE FROM 2008!
THIS PROPERTY IS IN DANGER OF
FAILING IN 2010 IF NO REMEDIAL
ACTION IS TAKEN.**





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Date of Assessment – January 3, 2009

Review and Assessment conducted by – Kinney County Historical Commission

Property Information:

Address – 4 Colony Row
Legal – UN 21, FCS, BLOCK 8, LOT 4, ACRES .313
Owner – Steve and Judy Crosby
Built – 1854
Age – 154 years
RTHL – Officers' Quarters 2-3 and 4 (2007)

**BUILDING EXTERIOR:
MATERIALS**

	TYPE	CONDITION	REMARKS
STUCCO	Lathe and Log	Good	
WOOD	Trim	Good	

**BUILDING EXTERIOR:
FEATURES**

ROOF	Asphalt Shingles	Good	
WINDOWS	Metal	Good	
ENTRANCES AND PORCHES	Open	Good	

OVERALL EVALUATION

PASS

No faults noted





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Date of Assessment – January 3, 2009

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Property Information:

Address – 8-9 Colony Row
Legal – UN 21, FCS, BLOCK 9, LOT 1, ACRES .388
Owner – Bill and Angela Haenn
Built – 1871-74
Age – 135 years
RTHL – Married Officers' Quarters 8-9 (2006)

**BUILDING EXTERIOR:
MATERIALS**

	TYPE	CONDITION	REMARKS
MASONRY	Limestone	Good	Some repointing recommended
WOOD	Trim	Good	

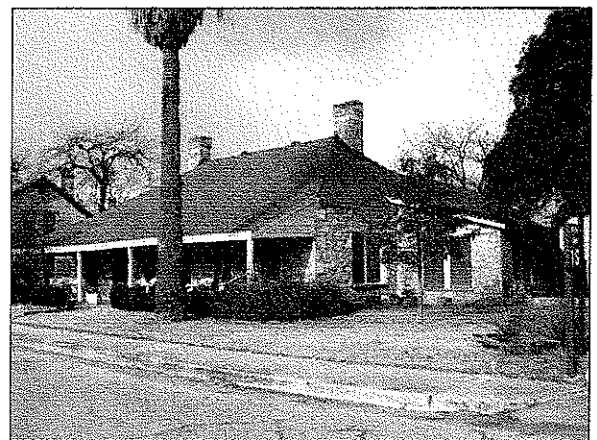
**BUILDING EXTERIOR:
FEATURES**

ROOF	Asphalt Shingles	Excellent	
WINDOWS	Wood	Fair	Sash, jams, and sills badly rotted on SW elevation
ENTRANCES AND PORCHES	Open	Good	

OVERALL EVALUATION

PASS

Painting and repair of wood surfaces in progress.





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Date of Assessment – January 3, 2009

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Property Information:

Address – 10 Colony Row
Legal – UN 21, FCS, BLOCK 9, LOT NE PT 2, ACRES .179
Owner – David and Cynthia Loftus
Built – 1873-74
Age – 135 years
RTHL – Officers' Row Quarters, 1991

**BUILDING EXTERIOR:
MATERIALS**

	TYPE	CONDITION	REMARKS
MASONRY	Limestone	Good	
WOOD	Trim	Good	Paint peeling

**BUILDING EXTERIOR:
FEATURES**

ROOF	Asphalt Shingles	Good	
WINDOWS	Metal	Good	
ENTRANCES AND PORCHES	Open	Good	

OVERALL EVALUATION

PASS

Consider repointing side. Repaint trim





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Date of Assessment – January 3, 2009

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Property Information:

Address – 11 Colony Row
 Legal – UN 21, FCS, BLOCK 9, LOT SW PT 2, ACRES .18
 Owner – Daniel and Brenda Perry
 Built – 1873-74
 Age – 135 years
 RTHL – Officers' Row Quarters, 1991

**BUILDING EXTERIOR:
MATERIALS**

	TYPE	CONDITION	REMARKS
MASONRY	Limestone	Excellent	
WOOD	Trim	Excellent	

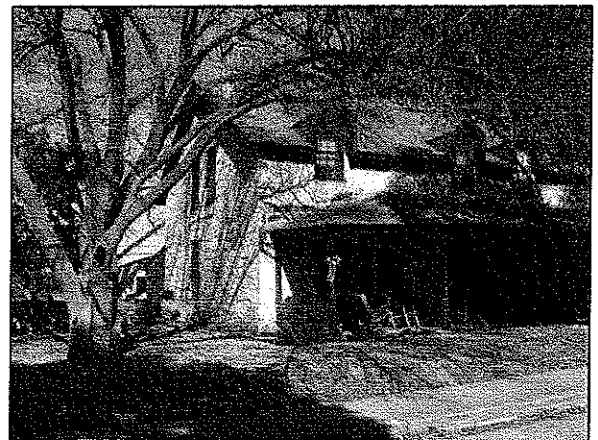
**BUILDING EXTERIOR:
FEATURES**

ROOF	Asphalt Shingles	Excellent	
WINDOWS	Wood	Excellent	
ENTRANCES AND PORCHES	Open	Excellent	

OVERALL EVALUATION

PASS

Well maintained property





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Date of Assessment – January 3, 2009

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Property Information:

Address – 12 Colony Row
 Legal – UN 21, FCS, BLOCK 9, LOT NE PT 3, ACRES .18
 Owner – Phyllis Meyer
 Built – 1873-74
 Age – 135 years
 RTHL – Officers' Row Quarters, 1991

**BUILDING EXTERIOR:
MATERIALS**

	TYPE	CONDITION	REMARKS
MASONRY	Limestone	Good	
WOOD	Trim	Good	

**BUILDING EXTERIOR:
FEATURES**

ROOF	Asphalt Shingles	Good	
WINDOWS	Wood	Good	
ENTRANCES AND PORCHES	Open	Good	Portland cement should be removed and rock repointed on porch.

OVERALL EVALUATION

PASS

No significant faults noted





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Date of Assessment – January 3, 2009

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Property Information:

Address – 13 Colony Row
 Legal – UN 21, FCS, BLOCK 9, LOT SW PT 3, ACRES .18
 Owner – Patricia Ann Woods
 Built – 1873-74
 Age – 135 years
 RTHL – Officers' Row Quarters, 1991

**BUILDING EXTERIOR:
MATERIALS**

	TYPE	CONDITION	REMARKS
MASONRY	Limestone	Good	
WOOD	Trim	Good	

**BUILDING EXTERIOR:
FEATURES**

ROOF	Asphalt Shingles	Good	Shingles coming off dormer
WINDOWS	Wood	Good	
ENTRANCES AND PORCHES	Open	Good	Portland cement should be removed and rock repointed on porch.

OVERALL EVALUATION

PASS

No significant faults noted





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Date of Assessment – January 3, 2009

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Property Information:

Address – 14 Colony Row
 Legal – UN 21, FCS, BLOCK 9, LOT NE PT 4, ACRES .17
 Owner – Mary Hobart Key
 Built – 1873-74
 Age – 135 years
 RTHL – Officers' Row Quarters, 1991

**BUILDING EXTERIOR:
MATERIALS**

TYPE	CONDITION	REMARKS
MASONRY	Limestone	Good
WOOD	Trim	Good

**BUILDING EXTERIOR:
FEATURES**

ROOF	Asphalt Shingles	Good	
WINDOWS	Wood	Good	
ENTRANCES AND PORCHES	Open	Good	

OVERALL EVALUATION

PASS

No significant faults noted





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Property Information:

Address – 15 Colony Row
 Legal – UN 21, FCS, BLOCK 9, LOT SW PT 4, ACRES .17
 Owner – Mary Hobart Key
 Built – 1873-74
 Age – 135 years
 RTHL – Officers' Row Quarters, 1991

**BUILDING EXTERIOR:
MATERIALS**

	TYPE	CONDITION	REMARKS
MASONRY	Limestone	Good	
WOOD	Trim	Good	

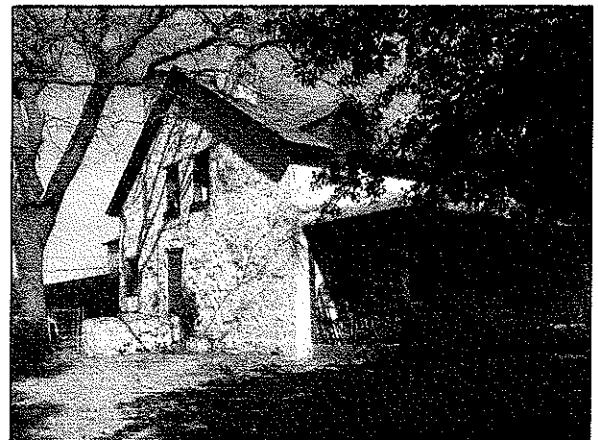
**BUILDING EXTERIOR:
FEATURES**

ROOF	Asphalt Shingles	Good	
WINDOWS	Wood	Good	
ENTRANCES AND PORCHES	Open	Good	

OVERALL EVALUATION

PASS

No significant faults noted





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Date of Assessment – January 3, 2009

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Property Information:

Address – 16 Colony Row
 Legal – UN 21, FCS, BLOCK 9, LOT NE PT 5, ACRES .19
 Owner – Harriet Christian
 Built – 1873-74
 Age – 135 years
 RTHL – Officers' Row Quarters, 1991

**BUILDING EXTERIOR:
MATERIALS**

	TYPE	CONDITION	REMARKS
MASONRY	Limestone	Good	
WOOD	Trim	Good	

**BUILDING EXTERIOR:
FEATURES**

ROOF	Asphalt Shingles	Good	
WINDOWS	Wood	Good	
ENTRANCES AND PORCHES	Screened	Good	

OVERALL EVALUATION

PASS

No significant faults noted





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Property Information:

Address – 17 Colony Row
Legal – UN 21, FCS, BLOCK 9, LOT SW PT 5, ACRES .19
Owner – Harriet Christian
Built – 1873-74
Age – 135 years
RTHL – Officers' Row Quarters, 1991

**BUILDING EXTERIOR:
MATERIALS**

	TYPE	CONDITION	REMARKS
MASONRY	Limestone	Good	
WOOD	Trim	Good	

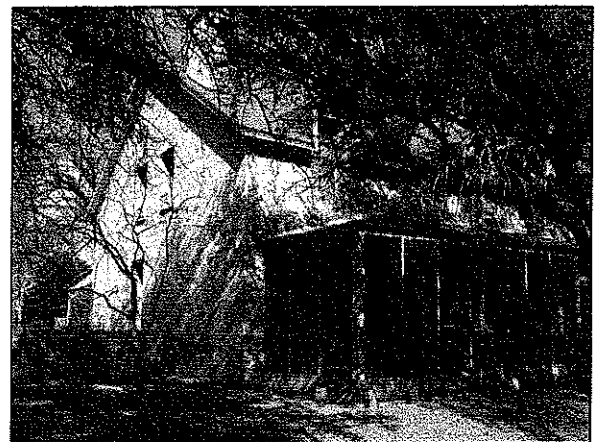
**BUILDING EXTERIOR:
FEATURES**

ROOF	Asphalt Shingles	Good	
WINDOWS	Wood	Good	
ENTRANCES AND PORCHES	Screened	Good	

OVERALL EVALUATION

PASS

No significant faults noted





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Date of Assessment – January 3, 2009

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Property Information:

Address – 18 Colony Row
 Legal – UN 21, FCS, BLOCK 9, LOT NE PT 6, ACRES .17
 Owner – Wroe W Lynch
 Built – 1873-74
 Age – 135 years
 RTHL – Officers' Row Quarters, 1991

**BUILDING EXTERIOR:
MATERIALS**

	TYPE	CONDITION	REMARKS
MASONRY	Limestone	Good	
WOOD	Trim	Good	

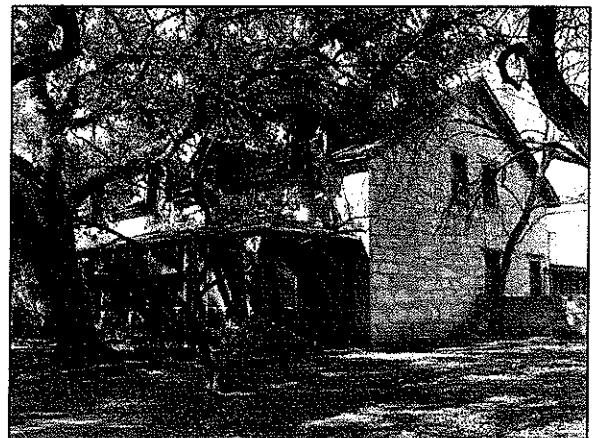
**BUILDING EXTERIOR:
FEATURES**

ROOF	Asphalt Shingles	Good	New 2007
WINDOWS	Wood	Good	
ENTRANCES AND PORCHES	Screened	Good	

OVERALL EVALUATION

PASS

No significant faults noted





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Date of Assessment – January 3, 2009

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Property Information:

Address – 19 Colony Row
 Legal – UN 21, FCS, BLOCK 9, LOT SW PT 6, ACRES .15
 Owner – Halstead-Webb
 Built – 1873-74
 Age – 135 years
 RTHL – Officers' Row Quarters, 1991

**BUILDING EXTERIOR:
MATERIALS**

	TYPE	CONDITION	REMARKS
MASONRY	Limestone	Good	
WOOD	Trim	Good	

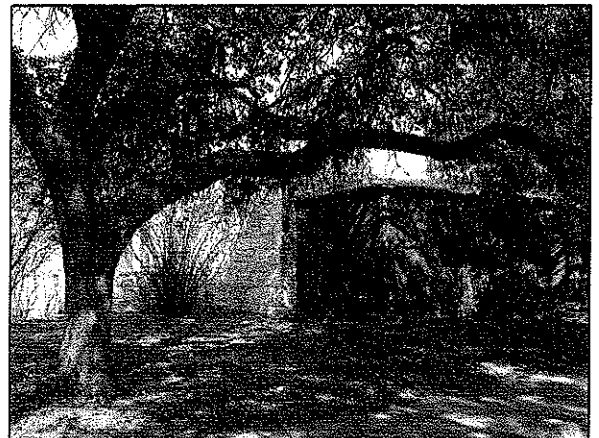
**BUILDING EXTERIOR:
FEATURES**

ROOF	Asphalt Shingles	Good	New 2007
WINDOWS	Wood	Good	
ENTRANCES AND PORCHES	Screened	Good	

OVERALL EVALUATION

PASS

No Significant faults noted





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Date of Assessment – January 3, 2009

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Property Information:

Address – 20 Colony Row
Legal – UN 21, FCS, BLOCK 9, LOT 7, ACRES .36
Owner – David and Christian Palmer
Built – 1873-74
Age – 135 years
RTHL – Adjutant's Quarters, 1999

**BUILDING EXTERIOR:
MATERIALS**

	TYPE	CONDITION	REMARKS
MASONRY	Limestone and Adobe w/plaster	Good	
WOOD	Trim	Good	

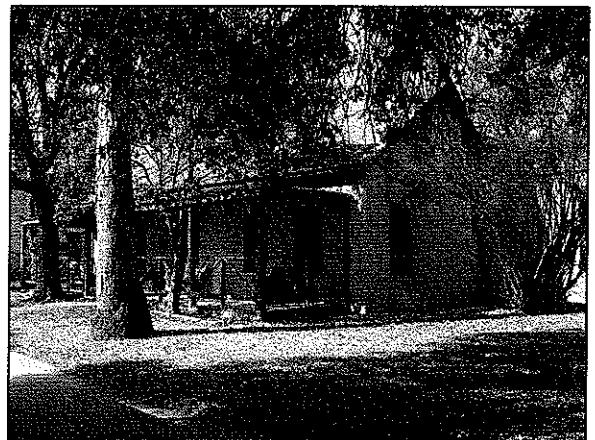
**BUILDING EXTERIOR:
FEATURES**

ROOF	Asphalt Shingles	Good	
WINDOWS	Wood	Good	
ENTRANCES AND PORCHES	Open	Good	

OVERALL EVALUATION

PASS

No significant faults noted





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Date of Assessment – January 3, 2009

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Property Information:

Address – 21 Colony Row
 Legal – UN 21, FCS, BLOCK 9, LOT NE PT 8, ACRES .17
 Owner – Christopher and Josie Ryan
 Built – 1873-74
 Age – 135 years
 RTHL – Officers' Row Quarters, 1991

**BUILDING EXTERIOR:
MATERIALS**

	TYPE	CONDITION	REMARKS
MASONRY	Limestone	Good	
WOOD	Trim	Good	t

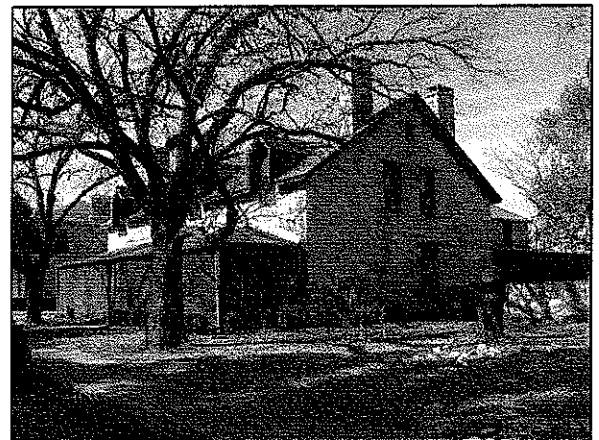
**BUILDING EXTERIOR:
FEATURES**

ROOF	Asphalt Shingles	Good	
WINDOWS	Wood	Good	
ENTRANCES AND PORCHES	Screened	Good	

OVERALL EVALUATION

PASS

No significant faults noted





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Date of Assessment – January 3, 2009

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Property Information:

Address – 22 Colony Row
Legal – UN 21, FCS, BLOCK 9, LOT SW PT 8, ACRES .19
Owner – Polly Pingnot
Built – 1873-74
Age – 135 years
RTHL – Officers' Row Quarters, 1991

**BUILDING EXTERIOR:
MATERIALS**

	TYPE	CONDITION	REMARKS
MASONRY	Limestone	Good	
WOOD	Trim	Good	

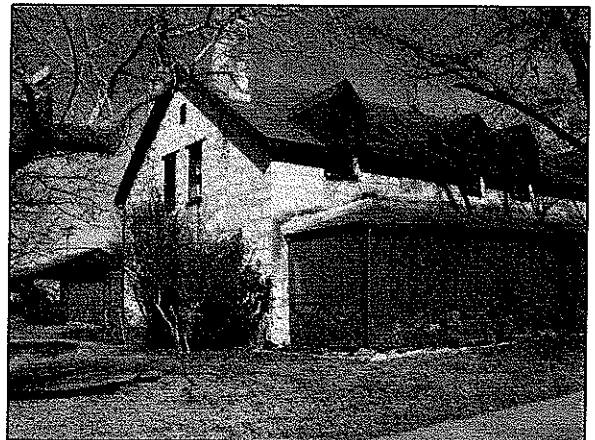
**BUILDING EXTERIOR:
FEATURES**

ROOF	Asphalt Shingles	Good	
WINDOWS	Wood	Good	
ENTRANCES AND PORCHES	Screened	Good	

OVERALL EVALUATION

PASS

No significant faults noted





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Property Information:

Address – 23-24 Colony Row [*Patton House*]
Legal – UN 21, FCS, BLOCK 9, LOT 9, ACRES .88
Owner – Cecil H Hale
Built – 1888
Age – 117 years
RTHL – Staff Officers' Quarters, 1990

**BUILDING EXTERIOR:
MATERIALS**

	TYPE	CONDITION	REMARKS
MASONRY	Limestone	Fine	
WOOD	Trim	Fine	

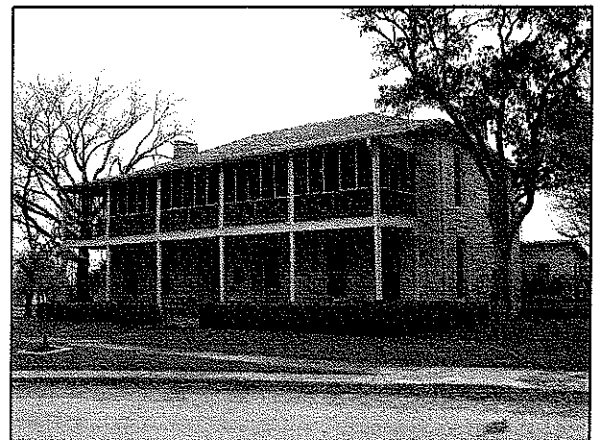
**BUILDING EXTERIOR:
FEATURES**

ROOF	Asphalt Shingles	Fine	
WINDOWS	Wood	Fine	
ENTRANCES AND PORCHES	Screened and Open	Fine	

OVERALL EVALUATION

PASS

Finest example of preservation in Kinney County





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Date of Assessment – January 3, 2009

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Property Information:

Address – 25 Colony Row
 Legal – UN 21, FCS, BLOCK 9, LOT NW PT 10, ACRES .25
 Owner – Byron and Jennifer Baggett
 Built – 1873-74
 Age – 135 years
 RTHL – Officers' Row Quarters, 1991

**BUILDING EXTERIOR:
MATERIALS**

	TYPE	CONDITION	REMARKS
MASONRY	Limestone	Fair	Portland cement should be removed and rock repointed on porches.
WOOD	Trim	Painted 2006	

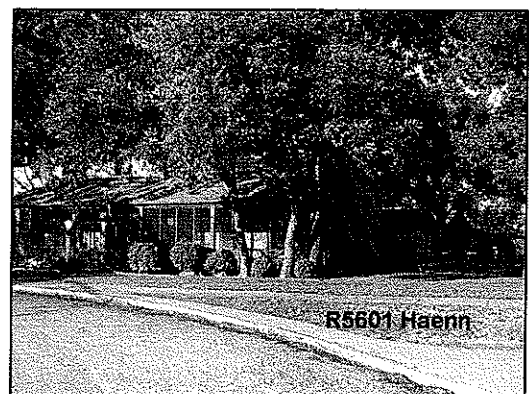
**BUILDING EXTERIOR:
FEATURES**

ROOF	Asphalt Shingles	New 1995	
WINDOWS	Wood, dbl hung Two [2] metal	Average	
ENTRANCES AND PORCHES	Front - Screened Side - Open	Front Porch New 2003	

OVERALL EVALUATION

PASS

Most urgent preservation need is window repair/replacement.





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Date of Assessment – January 3, 2009

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Property Information:

Address – 26 Colony Row
 Legal – UN 21, FCS, BLOCK 9, LOT SE PT 10, ACRES .21
 Owner – Pat and Fran Owens
 Built – 1873-74
 Age – 135 years
 RTHL – Officers' Row Quarters, 1991

**BUILDING EXTERIOR:
MATERIALS**

	TYPE	CONDITION	REMARKS
MASONRY	Limestone	Good	Repointed in 1995
WOOD	Trim	Good	Needs painting

**BUILDING EXTERIOR:
FEATURES**

ROOF	Asphalt Shingles	New 1995	
WINDOWS	Wood	Fair	Need painting
ENTRANCES AND PORCHES	Screened	Good	

OVERALL EVALUATION

PASS

Trim and windows need painting





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Date of Assessment – January 3, 2009

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Property Information:

Address – 27 Colony Row
 Legal – UN 21, FCS, BLOCK 9, LOT NW PT 11, ACRES .24
 Owner – Elsa and Sally O'Rourke
 Built – 1873-74
 Age – 135 years
 RTHL – Officers' Row Quarters, 1991

**BUILDING EXTERIOR:
MATERIALS**

	TYPE	CONDITION	REMARKS
MASONRY	Limestone	Good	
WOOD	Trim	Fair	

**BUILDING EXTERIOR:
FEATURES**

ROOF	Asphalt Shingles	Fair	
WINDOWS	Wood	Fair	
ENTRANCES AND PORCHES	Screened	Fair	

OVERALL EVALUATION

PASS

No significant faults noted





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Date of Assessment – January 3, 2009

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Property Information:

Address – 28 Colony Row
 Legal – UN 21, FCS, BLOCK 9, LOT SE PT 11, ACRES .23
 Owner – Duane K & Mary J Meek
 Built – 1873-74
 Age – 135 years
 RTHL – Officers' Row Quarters, 1991

**BUILDING EXTERIOR:
MATERIALS**

	TYPE	CONDITION	REMARKS
MASONRY	Limestone	Good	
WOOD	Trim	Fair	Rotted and paint peeling

**BUILDING EXTERIOR:
FEATURES**

ROOF	Asphalt Shingles	Fair	
WINDOWS	Wood	Improving	Some sills and sash rotted and in need of painting
ENTRANCES AND PORCHES	Screened	Good	

OVERALL EVALUATION

PASS

Repair/replacement of rotted woodwork and painting of wood surfaces in progress





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Property Information:

Address – 29 Colony Row [Wainwright House]
Legal – UN 21, FCS, BLOCK 9, LOT 12, ACRES .39
Owner – MAJ Christopher J and Lisa Ostby
Built – 1873
Age – 135 years
RTHL – Commanding Officer's Quarters, 1963

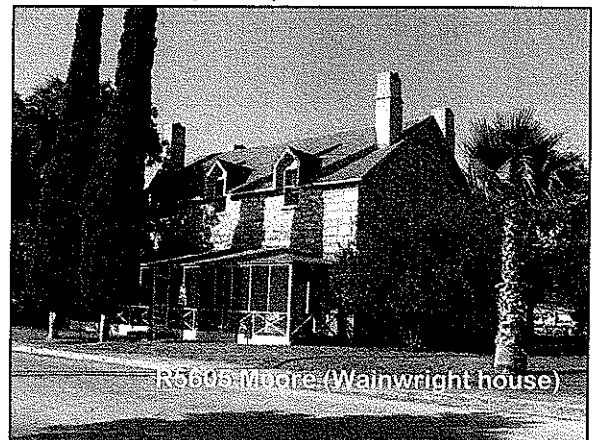
BUILDING EXTERIOR: MATERIALS	TYPE	CONDITION	REMARKS
MASONRY	Limestone	Excellent	
WOOD	Trim	Excellent	

BUILDING EXTERIOR: FEATURES	TYPE	CONDITION	REMARKS
ROOF	Asphalt Shingles	Excellent	
WINDOWS	Wood	Excellent	
ENTRANCES AND PORCHES	Screened and Open	Excellent	

OVERALL EVALUATION

PASS

Commendable example of preservation effort



R5605 Moore (Wainwright house)



2009 REVIEW AND ASSESSMENT OF RECORDED TEXAS HISTORIC LANDMARK PROPERTIES IN KINNEY COUNTY, TEXAS



Date of Assessment – January 3, 2009

Review and Assessment conducted by – Kinney County Historical Commission

Property Information:

Address – 114 North St
 Legal – BKTVL, BLOCK 5, LOT 1
 Owner – Tim Ward
 Built – 1885
 Age – 123 years
 RTHL – Partrick Hotel, 2008

**BUILDING EXTERIOR:
MATERIALS**

	TYPE	CONDITION	REMARKS
MASONRY	Limestone	Good	Removal of concrete veneer and repointing in progress
WOOD	Trim	Good	

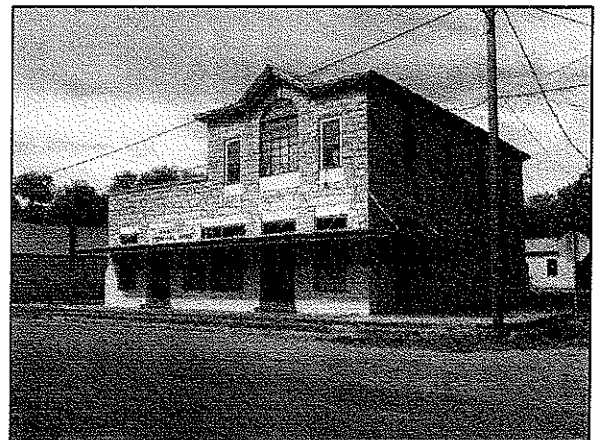
**BUILDING EXTERIOR:
FEATURES**

ROOF	Asphalt Shingles	Good	
WINDOWS	Wood	Good	
ENTRANCES AND PORCHES	Screened and Open	Good	

OVERALL EVALUATION

PASS

No significant faults noted





2009 REVIEW AND ASSESSMENT OF RECORDED TEXAS HISTORIC LANDMARK PROPERTIES IN KINNEY COUNTY, TEXAS



Date of Assessment – January 3, 2009

Review and Assessment conducted by – Kinney County Historical Commission

Property Information:

Address – 202 McClain Rd
 Legal – FCS SSPECIALTY LOT, ACRES 0.367
 Owner – William E and Dorothy Olson
 Built – 1932
 Age – 76 years
 RTHL – U.S. Army Signal Corps Building, 2008

**BUILDING EXTERIOR:
MATERIALS**

	TYPE	CONDITION	REMARKS
MASONRY	Limestone	Good	
WOOD	Trim	Good	

**BUILDING EXTERIOR:
FEATURES**

ROOF	Metal	Good	
WINDOWS	Wood	Good	
ENTRANCES AND PORCHES	Screened and Open	Good	

OVERALL EVALUATION

PASS

No significant faults noted

