



## CASE COVER SHEET

City of Rockwall  
Planning and Zoning  
Department  
385 S. Goliad Street  
Rockwall, Texas 75087

PLANNING & ZONING CASE NO.

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***HISTORIC PRESERVATION ADVISORY BOARD APPLICATION***

CERTIFICATE OF APPROPRIATENESS (COA)  
BUILDING PERMIT FEE WAIVER  
SMALL MATCHING GRANT (SMG)

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**RECORD OF RECOMMENDATIONS, VOTING RECORDS, AND CONDITIONS OF APPROVAL**

**HISTORIC PRESERVATION ADVISORY BOARD**

**CONDITIONS OF APPROVAL**

**NOTES**



# HISTORIC PRESERVATION ADVISORY BOARD APPLICATION

City of Rockwall  
Planning and Zoning Department  
385 S. Goliad Street  
Rockwall, Texas 75087

## STAFF USE ONLY

CASE NUMBER: \_\_\_\_\_

**NOTE:** THE APPLICATION IS NOT CONSIDERED ACCEPTED BY THE CITY UNTIL THE PLANNING DIRECTOR HAS SIGNED BELOW.

DIRECTOR OF PLANNING: \_\_\_\_\_

DATE RECEIVED: \_\_\_\_\_

RECEIVED BY: \_\_\_\_\_

### APPLICATION:

- ☒ CERTIFICATE OF APPROPRIATENESS (COA)  
☐ LOCAL LANDMARK EVALUATION & DESIGNATION  
☐ BUILDING PERMIT WAIVER & REDUCTION PROGRAM  
☐ SMALL MATCHING GRANT APPLICATION

### SPECIAL DISTRICTS [SELECT APPLICABLE]:

- ☐ OLD TOWN ROCKWALL HISTORIC (OTR) DISTRICT  
☐ PLANNED DEVELOPMENT DISTRICT 50 (PD-50)  
☐ SOUTHSIDE RESIDENTIAL NEIGHBORHOOD OVERLAY (SRO) DISTRICT  
☒ DOWNTOWN (DT) DISTRICT

### CONTRIBUTING STATUS [SELECT APPLICABLE]:

- ☒ LANDMARKED PROPERTY  
☐ HIGH CONTRIBUTING PROPERTY  
☐ MEDIUM CONTRIBUTING PROPERTY  
☐ LOW CONTRIBUTING PROPERTY  
☐ NON-CONTRIBUTING PROPERTY

### CURRENT LAND USE OF THE SUBJECT PROPERTY:

- ☐ RESIDENTIAL  
☒ COMMERCIAL

## PROPERTY INFORMATION [PLEASE PRINT]

ADDRESS **303 E RUSK STREET, ROCKWALL, TX 75087**

SUBDIVISION \_\_\_\_\_

LOT \_\_\_\_\_

BLOCK \_\_\_\_\_

## OWNER/APPLICANT/AGENT INFORMATION [PLEASE PRINT/CHECK THE PRIMARY CONTACT/ORIGINAL SIGNATURES ARE REQUIRED]

IS THE OWNER OF THE PROPERTY THE PRIMARY CONTACT? ☐ YES ☒ NO

APPLICANT(S) IS/ARE: ☐ OWNER ☐ TENANT ☐ NON-PROFIT ☐ RESIDENT

☐ CHECK THIS BOX IF OWNER AND APPLICANT ARE THE SAME.

☒ OTHER, SPECIFY: \_\_\_\_\_

OWNER(S) NAME **HIS COVENANT CHILDREN**

APPLICANT(S) NAME **ANNETTE LALL**

ADDRESS **303 E RUSK  
ROCKWALL, TX 75087**

ADDRESS **102 N FANNIN ST  
ROCKWALL, TX 75087**

PHONE \_\_\_\_\_

PHONE **214-543-2807**

E-MAIL \_\_\_\_\_

E-MAIL **legacyvillage-rock@att.net**

## SCOPE OF WORK/REASON FOR EVALUATION REQUEST [PLEASE PRINT]

CONSTRUCTION TYPE [CHECK ONE]:

☐ EXTERIOR ALTERATION

☐ NEW CONSTRUCTION

☐ ADDITION

☐ DEMOLITION

☐ RELOCATIONS

☒ OTHER, SPECIFY:

**WINDOWS, STAIN GLASS, DOORS, FASCIA/MOLD**

ESTIMATED COST OF CONSTRUCTION/DEMOLITION OF THE PROJECT (IF APPLICABLE):

**\$310,021.54**

**PROJECT DESCRIPTION.** IN THE SPACE PROVIDED BELOW OR ON A SEPARATE SHEET OF PAPER, DESCRIBE IN DETAIL THE WORK THAT WILL BE PERFORMED ON SITE. FOR LOCAL LANDMARK EVALUATION & DESIGNATION REQUESTS INDICATE ANY ADDITIONAL INFORMATION YOU MAY HAVE CONCERNING THE PROPERTY, HISTORY, SIGNIFICANCE, PRESENT CONDITIONS, STATUS, CURRENT OR PAST USE(S), ETC. STAFF RECOMMENDS THAT PHOTOGRAPHS OF THE INTERIOR AND EXTERIOR OF THE PROPERTY ARE SUBMITTED WITH THIS APPLICATION.

1. Replace 73 windows with plain glass/vinyl - timeline 8-10 wks manufacture - installation 7 days
2. Remake stain glass - done in sections - timeline June 2025 - June 2027 - See attached
3. Photos of examples of final look inside/outside. Stain glass installed inside.
4. Replace and install 4 double doors, 2 single doors/fiberglass - timeline manufacture 8-10 weeks - installation - 5 days - see picture of door attached.
5. Replace + make molding - 2-3 months, installation 7 days.

## OWNER & APPLICANT STATEMENT [ORIGINAL SIGNATURES REQUIRED]

I ACKNOWLEDGE THAT I HAVE READ THIS APPLICATION AND THAT ALL INFORMATION CONTAINED HEREIN IS TRUE AND CORRECT TO THE BEST OF MY KNOWLEDGE. FURTHERMORE, I UNDERSTAND THAT IT IS NECESSARY FOR ME OR A REPRESENTATIVE TO BE PRESENT AT A PUBLIC HEARING FOR THIS CASE TO BE APPROVED.

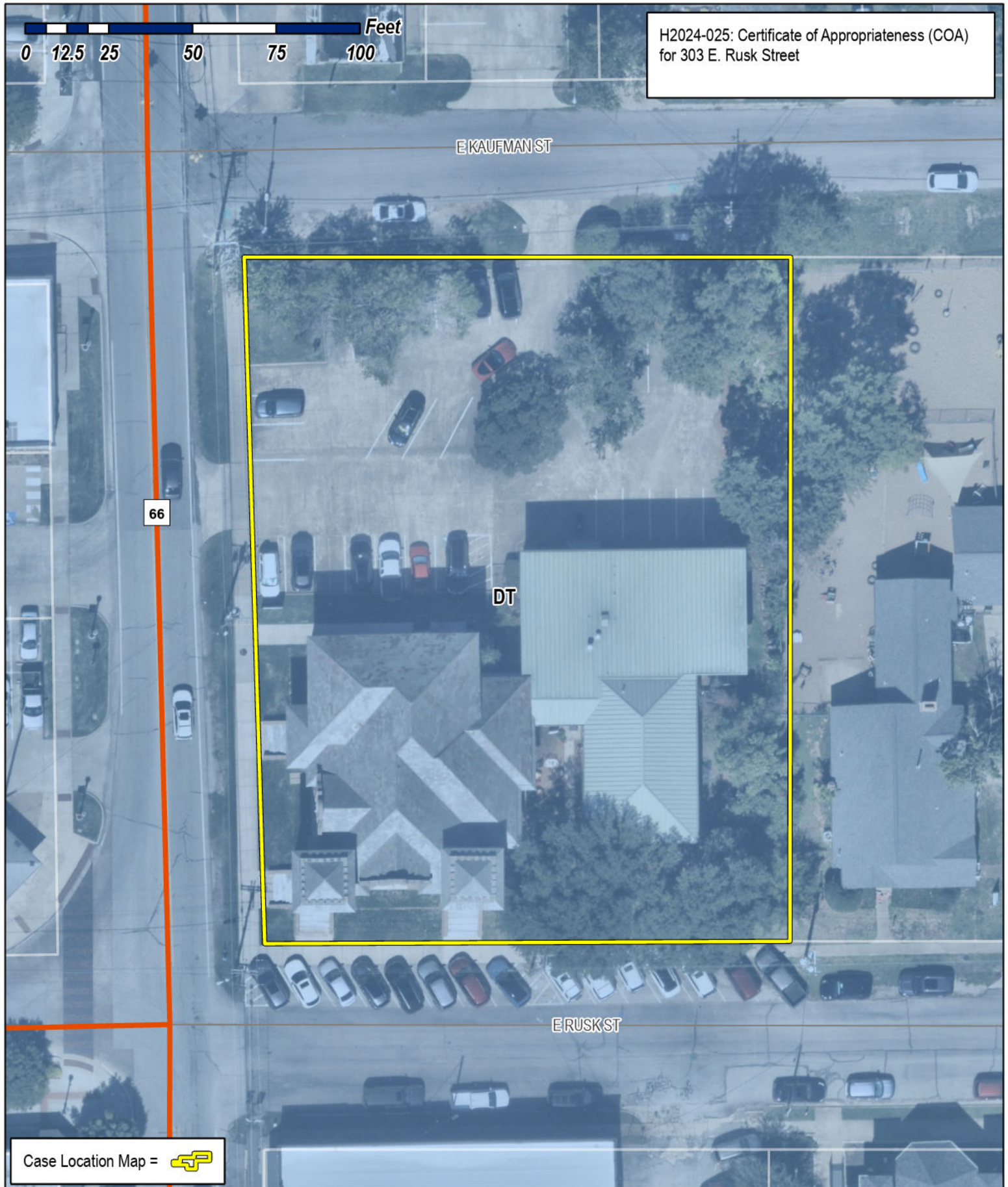
OWNER'S SIGNATURE

*Annette Lall*  
*Acting Agent*

APPLICANT'S SIGNATURE

*Annette Lall* 10/25/24  
*Acting Agent*





Case Location Map =



# City of Rockwall

Planning & Zoning Department  
385 S. Goliad Street  
Rockwall, Texas 75087  
(P): (972) 771-7745  
(W): [www.rockwall.com](http://www.rockwall.com)

The City of Rockwall GIS maps are continually under development and therefore subject to change without notice. While we endeavor to provide timely and accurate information, we make no guarantees. The City of Rockwall makes no warranty, express or implied, including warranties of merchantability and fitness for a particular purpose. Use of the information is the sole responsibility of the user.



# SIMONTON 6500 COLLECTION



## Energy Savings

The energy-efficient glass package can be customized to meet ENERGY STAR® criteria in any region for superior thermal performance and to maximize your home's interior comfort

## Exceptional Quality

Simonton 6500 windows feature fusion-welded construction, custom-built to your home's exact size and specifications, for weathertight protection from the elements and durability.

## Premium Vinyl

Simonton vinyl is crafted with high-quality raw materials for exceptional durability, thermal efficiency, and resistance to weather, insects and decay.

Simonton 6500 windows feature an energy-efficient 7/8" insulating glass unit with double-strength ProSolar® Low-E Glass, Argon gas and the Supercept® spacer system. Additional glass options enhance acoustics, security, privacy and fade protection.

- ENERGY STAR CERTIFIED
- SOUND & SECURITY GLASS
- TRIPLE-PANE GLASS
- SAFETY GLASS
- PRIVACY GLASS
- MISSILE-C COASTAL IMPACT PROTECTION
- TINTED GLASS

## ENERGY STAR MOST-EFFICIENT

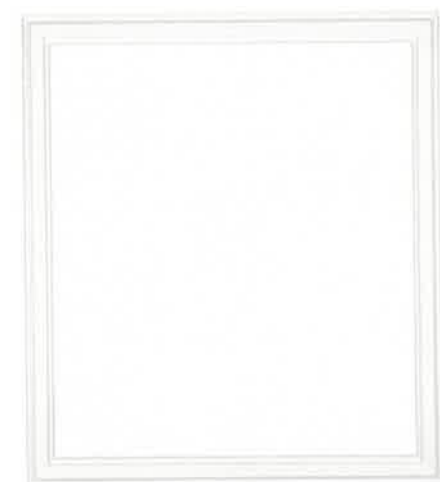
Select styles recognized as Most Efficient of ENERGY STAR in 2024.



## VINYL INTERIOR & EXTERIOR COLOR



Driftwood



# His Covenant Children, Inc.

Price includes:

- All labor, installation, materials.
- All rotted wood to be replaced inside/outside.
- All new brickmould to be replaced outside.
- All new casing will be replaced inside.

Timeline: approximate 8-10 weeks, pending approval from Sale to Installation  
Installation timeline 7 days

## ENERGY STAR® WINDOWS

Simonton offers optional region-specific ENERGY STAR glass packages designed to deliver optimal energy performance and comfort in any climate.



## AAMA GOLD CERTIFICATION

The AAMA Gold Label on Simonton-built windows and doors verifies our products are manufactured to the industry-leading AAMA Gold Certification Program. This quality assurance testing delivers durable, weather-resistant and energy-efficient products for your home.





# CUSTOMER PRICE QUOTE



Date:	10/22/2024	Branch:	Dallas
Design Consultant:	James Mayfield	Customer Support Center: 1800 HOME-DEPOT	
Phone #:	(903) 217-5673	License(s)	
Installation Address	102 North Fannin Street		
City, State, Zip	Rockwall	TX	75087
Job #	F46909566		
<b>Purchaser(s):</b>	<b>Work Phone</b>	<b>Home Phone</b>	<b>Cell Phone</b>
His Covenant Children Inc.	(214) 543-2807		(214) 543-2807

Quote Name:

Package A

Your Project Price			
		Est. Monthly*	Quote Total
<b>Home Depot Everyday Low Price:</b>		\$2,609	\$137,759.50
Guaranteed until 11/21/2024			
Buy More Save More Savings			-\$27,551.90
Current Promotions: Valid through promotional period only			
Limited Time Manufacturer Promotion Tier 1 Savings			-\$7,300.00
<b>Your Price Today:</b>		\$2,058	\$102,907.60
<b>This is a price quote and does NOT constitute a Sales Contract</b>			
<b>IMPORTANT: Promotional discounts may end and are not guaranteed for the duration of the quote.</b>			
<b>See promotion &amp; financing options below or ask your Design Consultant for details.</b>			
* Estimated monthly payment is equal to the Project Amount x 0.02 (possible interest rate based on credit approval), rounded to the nearest dollar, Taxes not included.			
(APR and Term based on qualifying credit approval for Home Depot Project Loan)			

## PROFESSIONAL INSTALLATION TOTAL PROJECT MANAGEMENT

Licensed, insured and trusted  
Experts from measurement to  
Installation to cleanup



Team of dedicated professionals  
Assigned to oversee every step of  
Your project



## SUPERIOR WARRANTIES

The Home Depot stands behind  
Your job; labor, materials and  
Your satisfaction guaranteed by  
The Home Depot



Quote Name:

Package A

Page

of 13

# CUSTOMER PRICE QUOTE



ANNETTE LALL <i>HIS COVENANT CHILDREN</i>	F44432140
Purchaser's Name	Job#
<b>PROJECT SPECIFICATIONS</b>	
4 Simonton 6500 Quarter Round W/Legs	
Quarter Round W/Legs, Driftwood Int. Finish, Driftwood Ext. Finish, Standard , W- 36, H- 46, UI- 82	
5 Simonton 6500 Half Round	
Half Round, Driftwood Int. Finish, Driftwood Ext. Finish, Standard , W- 38, H- 19, UI- 57	
1 Simonton 6500 Half Round	
Half Round, Driftwood Int. Finish, Driftwood Ext. Finish, Standard , W- 72, H- 36, UI- 108	
5 Simonton 6500 Picture Window	
Picture Window, Driftwood Int. Finish, Driftwood Ext. Finish, Standard , W- 48, H- 48, UI- 96	
3 Simonton 6500 Picture Window	
Picture Window, Driftwood Int. Finish, Driftwood Ext. Finish, Standard , W- 38, H- 48, UI- 86	
16 Simonton 6500 Picture Window	
Picture Window, Driftwood Int. Finish, Driftwood Ext. Finish, Standard , W- 38, H- 72, UI- 110	

<sup>34</sup>  
**Quote Name:** Copy of Copy of Copy of Simonton 6500 driftwood

Page    of 13

# CUSTOMER PRICE QUOTE



ANNETTE LALL <i>HIS COVENANT CHILDREN</i>	F44432140
Purchaser's Name	Job#
<b>PROJECT SPECIFICATIONS</b>	
2 Simonton 6500 Picture Window	
Picture Window, Driftwood Int. Finish, Driftwood Ext. Finish, Standard , W- 48, H- 87, UI- 135	
5 Simonton 6500 Picture Window	
Picture Window, Driftwood Int. Finish, Driftwood Ext. Finish, Standard , W- 36, H- 87, UI- 123	
11 Simonton 6500 Picture Window	
Picture Window, Driftwood Int. Finish, Driftwood Ext. Finish, Standard , W- 38, H- 87, UI- 125	
6 Simonton 6500 Picture Window	
Picture Window, Driftwood Int. Finish, Driftwood Ext. Finish, Standard , W- 30, H- 87, UI- 117	
5 Simonton 6500 Picture Window	
Picture Window, Driftwood Int. Finish, Driftwood Ext. Finish, Standard , W- 38, H- 96, UI- 134	
1 Simonton 6500 Picture Window	
Picture Window, Driftwood Int. Finish, Driftwood Ext. Finish, Standard , W- 60, H- 24, UI- 84	

30  
Quote Name:  Page  of



# CUSTOMER PRICE QUOTE



ANNETTE LALL <i>HIS COVENANT CHILDREN</i>	F44432140
Purchaser's Name	Job#
<b>PROJECT SPECIFICATIONS</b>	
1 Simonton 6500 Picture Window	
Picture Window, Driftwood Int. Finish, Driftwood Ext. Finish, Standard , W- 36, H- 24, UI- 60	
2 Simonton 6500 Picture Window	
Picture Window, Driftwood Int. Finish, Driftwood Ext. Finish, Standard , W- 36, H- 60, UI- 96	
2 Simonton 6500 Eyebrow W/Legs	
Eyebrow W/Legs, Driftwood Int. Finish, Driftwood Ext. Finish, Standard , W- 48, H- 48, UI- 96	
4 Simonton 6500 Half Round W/Legs	
Half Round W/Legs, Driftwood Int. Finish, Driftwood Ext. Finish, Standard , W- 72, H- 47, UI- 119	
Job Level and Labor Options	
1-New Exterior Wood Casing / Replace Rotted Wood F&I (Per Lineal Ft.), 4-High Large Window Access Charge > 150 UI (Per Opening), 50-Window / Door Wraps – F&I Up To 120 UI (Per Each), 23-Window / Door Wraps – F&I 120-150 UI (Per Each)	

<sup>9</sup>  
Quote Name:  Page  of

# CUSTOMER PRICE QUOTE



## **Promotional Offer:**

Offer includes up to 20% off select Installed Custom Windows and Patio Doors sold through THD Design Consultants in select markets. Offer includes up to 20% off select Installed Windows and Patio Doors from Simonton, PlyGem, Andersen, Jeld-Wen, ProtecSure by PGT, Milgard and American Craftsman. Save 5% with a minimum purchase of 4 custom installed windows or patio doors, save 10% with a minimum purchase of 8 custom installed windows or patio doors, save 15% with a minimum purchase of 12 or more custom windows or patio doors, and save 20% with a minimum purchase of 20 or more custom windows or patio doors from the previously listed brands. Promotion is valid on custom product only. Discount does not apply to in-stock product, online product or installation services. License or registration numbers held by or on behalf of Home Depot U.S.A., Inc. are available at <https://homedepot.com/licensenumbers> or at the Special Services Desk in The Home Depot® store. Visit <https://homedepot.com> or ask an Associate for details. ©2023 Home Depot Product Authority, LLC. All rights reserved.

## **Credit Offer:**

With a credit approval for qualifying purchases made on The Home Depot Consumer Credit Card. APR: 17.99%-26.99%. Minimum interest charge: \$2. See card agreement for details including APR applicable to you. Offer valid for consumer accounts in good standing; 6 months everyday credit offer is subject to change without notice; see store for details.

## **Project Loan:**

\*Loan product has four tiers with Term and APR subject to qualifying credit approval: 66 monthly payments at 7.42% APR; 78 monthly payments at 12.86% APR; 90 monthly payments at 16.24% APR; or 114 monthly payments at 19.96% APR. Monthly payments will not exceed \$20 per \$1000 spent (e.g., \$160 per month for an \$8000 purchase). APR fixed for the life of the loan. No down payment. See loan agreement for further details.

# CUSTOMER PRICE QUOTE



## **Contractor Licenses:**

For a list of contractor license numbers, visit the Special Services Desk or [homedepot.com/licensesnumbers](https://www.homedepot.com/licensesnumbers)

**Questions or Concerns?** If The Home Depot and its authorized service provider are unable to answer Customer's questions, call our Customer Support Center at 1-877-903-3768

**Quote Name:** Copy of Copy of Copy of Simonton 6500 driftwood

Page  of  13



North Side Church  
14 Windows

NORTH

1 **FAMILY ROOM WINDOW**

Simonton 6500 Picture Window 38.00" x 87.00" Driftwood Exterior Driftwood Interior

Standard Glass

2 **FAMILY ROOM WINDOW**

Simonton 6500 Picture Window 38.00" x 87.00" Driftwood Exterior Driftwood Interior

Standard Glass

3 **FAMILY ROOM WINDOW**

Simonton 6500 Picture Window 38.00" x 87.00" Driftwood Exterior Driftwood Interior

Standard Glass

4 **FAMILY ROOM WINDOW**

Simonton 6500 Picture Window 38.00" x 87.00" Driftwood Exterior Driftwood Interior

Standard Glass

5 **FAMILY ROOM WINDOW**

Simonton 6500 Picture Window 38.00" x 87.00" Driftwood Exterior Driftwood Interior

Standard Glass

6 **FAMILY ROOM WINDOW**

Simonton 6500 Picture Window 38.00" x 87.00" Driftwood Exterior Driftwood Interior

Standard Glass





NORTH

7

~~FAMILY ROOM WINDOW~~

Simonton 6500 Picture Window 38.00" x 72.00" Driftwood Exterior Driftwood Interior  
Standard Glass

8

~~FAMILY ROOM WINDOW~~

Simonton 6500 Picture Window 38.00" x 72.00" Driftwood Exterior Driftwood Interior  
Standard Glass

9

~~FAMILY ROOM WINDOW~~

Simonton 6500 Picture Window 38.00" x 72.00" Driftwood Exterior Driftwood Interior  
Standard Glass

10

~~FAMILY ROOM WINDOW~~

Simonton 6500 Picture Window 38.00" x 72.00" Driftwood Exterior Driftwood Interior  
Standard Glass

11

~~FAMILY ROOM WINDOW~~

Simonton 6500 Picture Window 38.00" x 72.00" Driftwood Exterior Driftwood Interior  
Standard Glass

12

~~FAMILY ROOM WINDOW~~

Simonton 6500 Picture Window 38.00" x 72.00" Driftwood Exterior Driftwood Interior  
Standard Glass

13

NORTH

**FAMILY ROOM WINDOW**

Simonton 6500

Picture Window

30.00" x 87.00"

Driftwood Exterior

Driftwood Interior

Standard Glass

14

**FAMILY ROOM WINDOW**

Simonton 6500

Picture Window

60.00" x 24.00"

Driftwood Exterior

Driftwood Interior

Standard Glass



South Side Church  
18 Windows

41

*SOUTH*  
**KITCHEN WINDOW**

Simonton 6500 Half Round W/ Legs 72.00" x 47.00" Driftwood Exterior Driftwood Interior  
Standard Glass

42

**KITCHEN WINDOW**

Simonton 6500 Half Round W/ Legs 72.00" x 47.00" Driftwood Exterior Driftwood Interior  
Standard Glass

SOUTH

43

**KITCHEN WINDOW**

Simonton 6500 Picture Window 38.00" x 72.00" Driftwood Exterior Driftwood Interior  
Standard Glass

44

**KITCHEN WINDOW**

Simonton 6500 Picture Window 38.00" x 72.00" Driftwood Exterior Driftwood Interior  
Standard Glass

45

**KITCHEN WINDOW**

Simonton 6500 Picture Window 38.00" x 72.00" Driftwood Exterior Driftwood Interior  
Standard Glass

46

**KITCHEN WINDOW**

Simonton 6500 Picture Window 38.00" x 72.00" Driftwood Exterior Driftwood Interior  
Standard Glass

47

**KITCHEN WINDOW**

Simonton 6500 Half Round 38.00" x 19.00" Driftwood Exterior Driftwood Interior  
Standard Glass

48

**KITCHEN WINDOW**

Simonton 6500 Picture Window 38.00" x 98.00" Driftwood Exterior Driftwood Interior  
Standard Glass



INTERNAL  
USE



*South*

49

**KITCHEN WINDOW**

Simonton 6500 Half Round 38.00" x 19.00" Driftwood Exterior Driftwood Interior

Standard Glass

50

**KITCHEN WINDOW**

Simonton 6500 Picture Window 38.00" x 96.00" Driftwood Exterior Driftwood Interior

Standard Glass

51

**KITCHEN WINDOW**

Simonton 6500 Quarter Round W/ Legs 36.00" x 46.00" Driftwood Exterior

Driftwood Interior Standard Glass

52

**KITCHEN WINDOW**

Simonton 6500 Eyebrow W/ Legs 48.00" x 48.00" Driftwood Exterior Driftwood Interior

Standard Glass

53

**KITCHEN WINDOW**

Simonton 6500 Quarter Round W/ Legs 36.00" x 46.00" Driftwood Exterior

Driftwood Interior Standard Glass

54

**KITCHEN WINDOW**

Simonton 6500 Picture Window 38.00" x 87.00" Driftwood Exterior Driftwood Interior

Standard Glass



INTERNAL  
LIFE

SOUTH

55

### ~~KITCHEN WINDOW~~

Simonton 6500 Picture Window 48.00" x 87.00" Driftwood Exterior Driftwood Interior  
Standard Glass

56

### ~~KITCHEN WINDOW~~

Simonton 6500 Picture Window 36.00" x 87.00" Driftwood Exterior Driftwood Interior  
Standard Glass

57

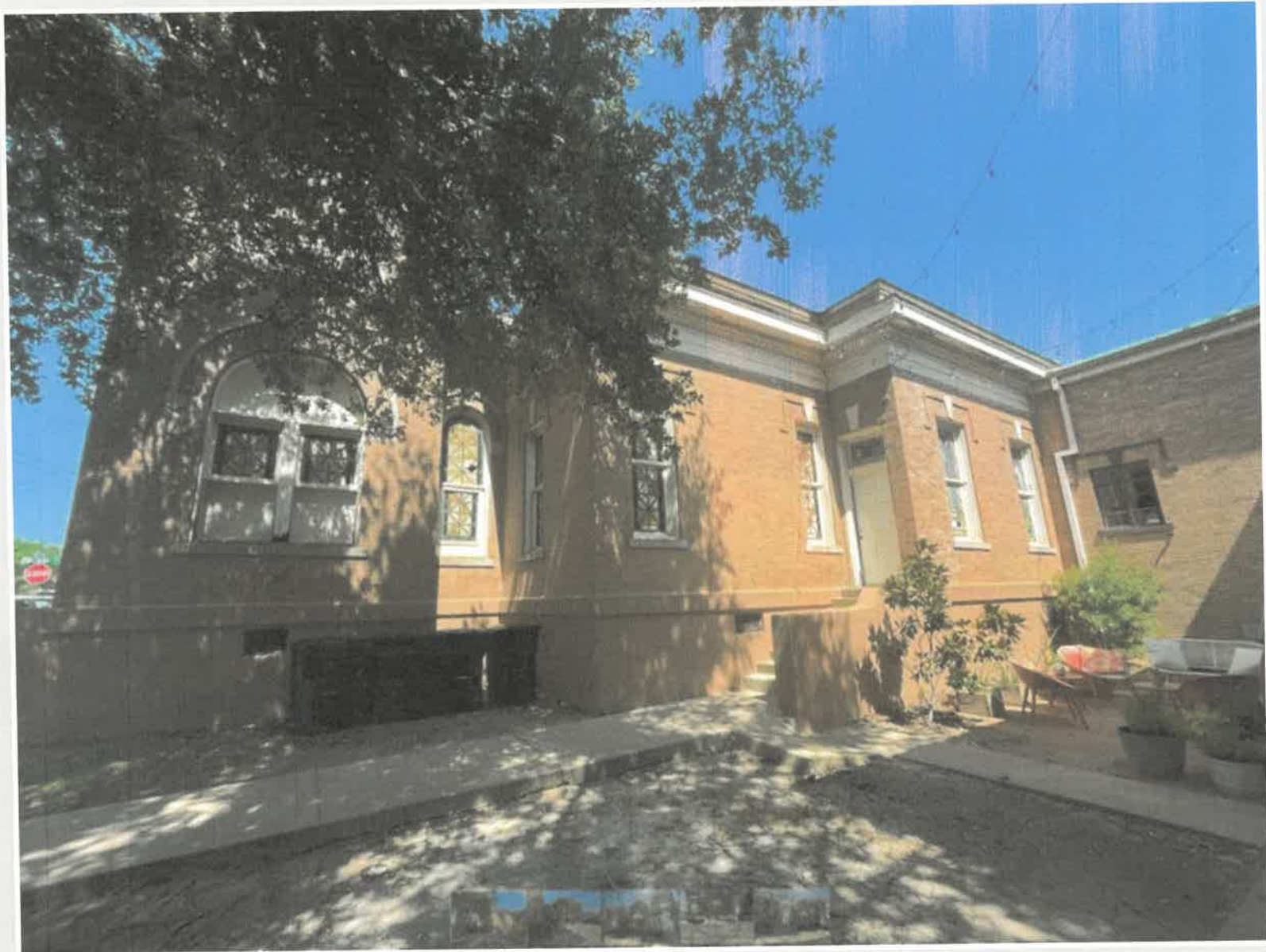
### ~~KITCHEN WINDOW~~

Simonton 6500 Picture Window 36.00" x 87.00" Driftwood Exterior Driftwood Interior  
Standard Glass

58

### ~~KITCHEN WINDOW~~

Simonton 6500 Picture Window 38.00" x 48.00" Driftwood Exterior Driftwood Interior  
Standard Glass



East Side Church  
15 Windows

INTERNAL  
VIEW

EAST

61 **LIVING ROOM WINDOW**

Simonton 6500 Picture Window 36.00" x 60.00" Driftwood Exterior Driftwood Interior  
Standard Glass

62 **LIVING ROOM WINDOW**

Simonton 6500 Half Round 38.00" x 19.00" Driftwood Exterior Driftwood Interior  
Standard Glass

63 **LIVING ROOM WINDOW**

Simonton 6500 Picture Window 38.00" x 96.00" Driftwood Exterior Driftwood Interior  
Standard Glass

64 **LIVING ROOM WINDOW**

Simonton 6500 Picture Window 38.00" x 87.00" Driftwood Exterior Driftwood Interior  
Standard Glass

65 **LIVING ROOM WINDOW**

Simonton 6500 Picture Window 38.00" x 87.00" Driftwood Exterior Driftwood Interior  
Standard Glass

66 **LIVING ROOM WINDOW**

Simonton 6500 Picture Window 38.00" x 87.00" Driftwood Exterior Driftwood Interior  
Standard Glass

East

59

## LIVING ROOM WINDOW

Simonton 6500 Half Round 72.00" x 36.00" Driftwood Exterior Driftwood Interior

Standard Glass

60

## LIVING ROOM WINDOW

Simonton 6500 Picture Window 36.00" x 80.00" Driftwood Exterior Driftwood Interior

Standard Glass

73

## LIVING ROOM WINDOW

Simonton 6500 Picture Window 38.00" x 48.00" Driftwood Exterior Driftwood Interior

Standard Glass



*EAST*

67

**LIVING ROOM WINDOW**

Simonton 6500 Picture Window 30.00" x 87.00" Driftwood Exterior Driftwood Interior  
Standard Glass

68

**LIVING ROOM WINDOW**

Simonton 6500 Picture Window 30.00" x 87.00" Driftwood Exterior Driftwood Interior  
Standard Glass

69

**LIVING ROOM WINDOW**

Simonton 6500 Picture Window 38.00" x 72.00" Driftwood Exterior Driftwood Interior  
Standard Glass

70

**LIVING ROOM WINDOW**

Simonton 6500 Picture Window 38.00" x 72.00" Driftwood Exterior Driftwood Interior  
Standard Glass

71

**LIVING ROOM WINDOW**

Simonton 6500 Picture Window 38.00" x 48.00" Driftwood Exterior Driftwood Interior  
Standard Glass

72

**LIVING ROOM WINDOW**

Simonton 6500 Picture Window 38.00" x 48.00" Driftwood Exterior Driftwood Interior  
Standard Glass



West Side Church  
26 Windows

INTERNAL  
VIEW

**WEST**  
**15 OFFICE/COMPUTER WINDOW**

Simonton 6500 Half Round 38.00" x 19.00" Driftwood Exterior Driftwood Interior  
Standard Glass

**16 OFFICE/COMPUTER WINDOW**

Simonton 6500 Picture Window 38.00" x 96.00" Driftwood Exterior Driftwood Interior  
Standard Glass

**17 OFFICE/COMPUTER WINDOW**

Simonton 6500 Half Round 38.00" x 19.00" Driftwood Exterior Driftwood Interior  
Standard Glass

**18 OFFICE/COMPUTER WINDOW**

Simonton 6500 Picture Window 38.00" x 96.00" Driftwood Exterior Driftwood Interior  
Standard Glass

19 ~~West~~ OFFICE/COMPUTER WINDOW

Simonton 6500 Half Round W/ Legs 72.00" x 47.00" Driftwood Exterior Driftwood Interior  
Standard Glass

20 OFFICE/COMPUTER WINDOW

Simonton 6500 Half Round W/ Legs 72.00" x 47.00" Driftwood Exterior Driftwood Interior  
Standard Glass

21 OFFICE/COMPUTER WINDOW

Simonton 6500 Picture Window 38.00" x 72.00" Driftwood Exterior Driftwood Interior  
Standard Glass

22 OFFICE/COMPUTER WINDOW

Simonton 6500 Picture Window 38.00" x 72.00" Driftwood Exterior Driftwood Interior  
Standard Glass

23 OFFICE/COMPUTER WINDOW

Simonton 6500 Picture Window 38.00" x 87.00" Driftwood Exterior Driftwood Interior  
Standard Glass

24 OFFICE/COMPUTER WINDOW

Simonton 6500 Picture Window 38.00" x 87.00" Driftwood Exterior Driftwood Interior  
Standard Glass



West

25

### OFFICE/COMPUTER WINDOW

Simonton 6500 Picture Window 30.00" x 87.00" Driftwood Exterior Driftwood Interior  
Standard Glass

26

### OFFICE/COMPUTER WINDOW

Simonton 6500 Picture Window 30.00" x 87.00" Driftwood Exterior Driftwood Interior  
Standard Glass

27

### OFFICE/COMPUTER WINDOW

Simonton 6500 Picture Window 30.00" x 87.00" Driftwood Exterior Driftwood Interior  
Standard Glass

28

### OFFICE/COMPUTER WINDOW

Simonton 6500 Quarter Round W/ Legs 36.00" x 46.00" Driftwood Exterior  
Driftwood Interior Standard Glass

29

### OFFICE/COMPUTER WINDOW

Simonton 6500 Eyebrow W/ Legs 48.00" x 48.00" Driftwood Exterior Driftwood Interior  
Standard Glass

30

### OFFICE/COMPUTER WINDOW

Simonton 6500 Quarter Round W/ Legs 36.00" x 46.00" Driftwood Exterior  
Driftwood Interior Standard Glass

INTERNAL  
ICE

West

31

**OFFICE/COMPUTER WINDOW**

Simonton 6500 Picture Window 36.00" x 87.00" Driftwood Exterior Driftwood Interior  
Standard Glass

32

**OFFICE/COMPUTER WINDOW**

Simonton 6500 Picture Window 48.00" x 87.00" Driftwood Exterior Driftwood Interior  
Standard Glass

33

**OFFICE/COMPUTER WINDOW**

Simonton 6500 Picture Window 36.00" x 87.00" Driftwood Exterior Driftwood Interior  
Standard Glass

34

**OFFICE/COMPUTER WINDOW**

Simonton 6500 Picture Window 38.00" x 72.00" Driftwood Exterior Driftwood Interior  
Standard Glass

35

**OFFICE/COMPUTER WINDOW**

Simonton 6500 Picture Window 38.00" x 72.00" Driftwood Exterior Driftwood Interior  
Standard Glass

36

**OFFICE/COMPUTER WINDOW**

Simonton 6500 Picture Window 48.00" x 48.00" Driftwood Exterior Driftwood Interior  
Standard Glass

37

*West*~~OFFICE/COMPUTER WINDOW~~

Simonton 6500 Picture Window 48.00" x 48.00" Driftwood Exterior Driftwood Interior  
Standard Glass

38

~~OFFICE/COMPUTER WINDOW~~

Simonton 6500 Picture Window 48.00" x 48.00" Driftwood Exterior Driftwood Interior  
Standard Glass

39

~~OFFICE/COMPUTER WINDOW~~

Simonton 6500 Picture Window 48.00" x 48.00" Driftwood Exterior Driftwood Interior  
Standard Glass

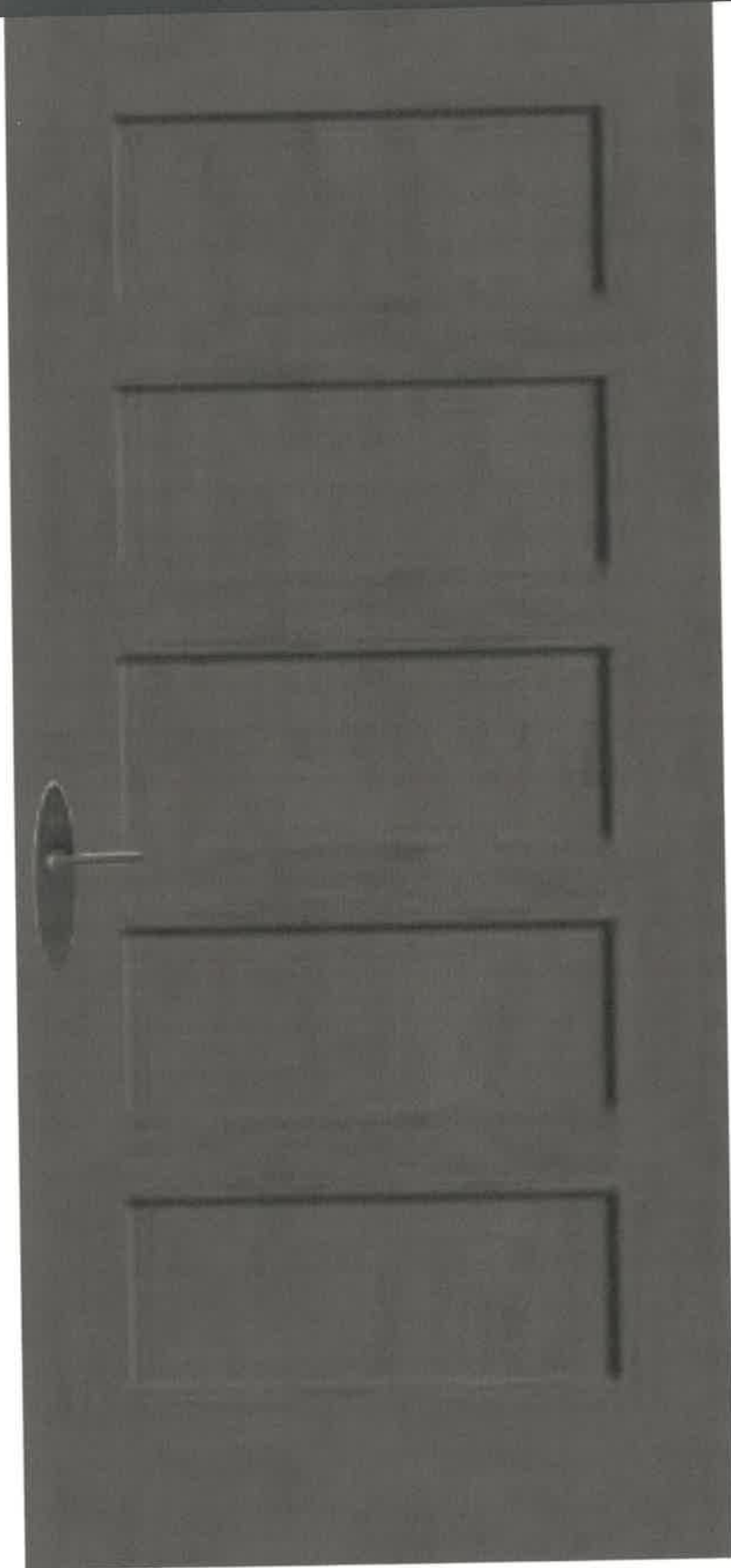
40

~~OFFICE/COMPUTER WINDOW~~

Simonton 6500 Picture Window 48.00" x 48.00" Driftwood Exterior Driftwood Interior  
Standard Glass



4



Star

**CCA1150 / Classic Craft**  
Fin Grain

# CUSTOMER PRICE QUOTE



④

Date:	10/24/2024		Branch:	Dallas
Design Consultant:	James Mayfield		Customer Support Center: 1800 HOME-DEPOT	
Phone #:	(903) 217-5673		License(s)	
Installation Address	102 North Fannin Street			
City, State, Zip	Rockwall	TX	75087	
Job #	F46952399			
<b>Purchaser(s):</b>	<b>Work Phone</b>	<b>Home Phone</b>	<b>Cell Phone</b>	
His Covenant Children Inc.	(214) 543-2807		(214) 543-2807	

**Quote Name:** Package 1

Your Project Price			
		Est. Monthly*	Quote Total
<b>Home Depot Everyday Low Price:</b>	Guaranteed until 11/23/2024	\$922	\$46,121.54
4 Double doors			
2 Single doors			
Time Line - 8-10 weeks			
Installation - 5 days			
<b>Your Price Today:</b>		\$922	\$46,121.54
<p><b>This is a price quote and does NOT constitute a Sales Contract</b></p> <p><b>IMPORTANT: Promotional discounts may end and are not guaranteed for the duration of the quote.</b></p> <p><b>See promotion &amp; financing options below or ask your Design Consultant for details.</b></p>			
<p>* Estimated monthly payment is equal to the Project Amount x 0.02 (possible interest rate based on credit approval), rounded to the nearest dollar, Taxes not included.</p> <p>(APR and Term based on qualifying credit approval for Home Depot Project Loan)</p>			

## PROFESSIONAL INSTALLATION TOTAL PROJECT MANAGEMENT

Licensed, insured and trusted  
Experts from measurement to  
Installation to cleanup



Team of dedicated professionals  
Assigned to oversee every step of  
Your project



## SUPERIOR WARRANTIES

The Home Depot stands behind  
Your job; labor, materials and  
Your satisfaction guaranteed by  
The Home Depot



**Quote Name:** Package 1 Page ☐ of ☐ 2

# CUSTOMER PRICE QUOTE



His Covenant Children Inc.	F46952399
Purchaser's Name	Job#
<b>PROJECT SPECIFICATIONS</b>	
1 ThermaTru Entry Doors	
Exterior Fiberglass Double Prehung, Hanging - LHOS Outswing Left - Twin, Glass Layout - No Glass, Material - Smooth-Star, Panel Design - 8' 5 Panel Shaker, Glass Type - No Glass, Grille Color - None, Low-E - No, Exterior Paint - Granite, Interior Paint - Granite, Exterior Frame Paint - Granite, Interior Frame Paint - Granite, Hardware Set Finish - Tuscan Bronze, Hardware Set Exterior - Copper Creek H114610TB Traditional H11 Active, Hardware Set Interior - Copper Creek WL2810TB Waverlie Int Assembly, Energy Star Rated - No	
1 ThermaTru Entry Doors	
Exterior Fiberglass Double Prehung, Hanging - LHOS Outswing Left - Twin, Glass Layout - No Glass, Material - Smooth-Star, Panel Design - 8' 5 Panel Shaker, Glass Type - No Glass, Grille Color - None, Low-E - No, Exterior Paint - Granite, Interior Paint - Granite, Exterior Frame Paint - Granite, Interior Frame Paint - Granite, Hardware Set Finish - Tuscan Bronze, Hardware Set Exterior - Copper Creek H114610TB Traditional H11 Active, Hardware Set Interior - Copper Creek WL2810TB Waverlie Int Assembly, Energy Star Rated - No	
1 ThermaTru Entry Doors	
Exterior Fiberglass Double Prehung, Hanging - LHOS Outswing Left - Twin, Glass Layout - No Glass, Material - Smooth-Star, Panel Design - 8' 5 Panel Shaker, Glass Type - No Glass, Grille Color - None, Low-E - No, Exterior Paint - Granite, Interior Paint - Granite, Exterior Frame Paint - Granite, Interior Frame Paint - Granite, Hardware Set Finish - Tuscan Bronze, Hardware Set Exterior - Copper Creek H114610TB Traditional H11 Active, Hardware Set Interior - Copper Creek WL2810TB Waverlie Int Assembly, Energy Star Rated - No	
1 ThermaTru Entry Doors	
Exterior Fiberglass Double Prehung, Hanging - LHOS Outswing Left - Twin, Glass Layout - No Glass, Material - Smooth-Star, Panel Design - 8' 5 Panel Shaker, Glass Type - No Glass, Grille Color - None, Low-E - No, Exterior Paint - Granite, Interior Paint - Granite, Exterior Frame Paint - Granite, Interior Frame Paint - Granite, Hardware Set Finish - Tuscan Bronze, Hardware Set Exterior - Copper Creek H114610TB Traditional H11 Active, Hardware Set Interior - Copper Creek WL2810TB Waverlie Int Assembly, Energy Star Rated - No	
1 ThermaTru Entry Doors	
Exterior Fiberglass Double Prehung, Hanging - LHOS Outswing Left - Twin, Glass Layout - No Glass, Material - Smooth-Star, Panel Design - 6 Panel, Glass Type - No Glass, Grille Color - None, Low-E - No, Exterior Paint - Granite, Interior Paint - Granite, Exterior Frame Paint - Granite, Interior Frame Paint - Granite, Hardware Set Finish - Tuscan Bronze, Hardware Set Exterior - Copper Creek H114610TB Traditional H11 Active, Hardware Set Interior - Copper Creek WL2810TB Waverlie Int Assembly, Energy Star Rated - Yes	
1 ThermaTru Entry Doors	
Exterior Fiberglass Double Prehung, Hanging - LHOS Outswing Left - Twin, Glass Layout - No Glass, Material - Smooth-Star, Panel Design - 5 Panel Shaker, Glass Type - No Glass, Grille Color - None, Low-E - No, Exterior Paint - Granite, Interior Paint - Granite, Exterior Frame Paint - Granite, Interior Frame Paint - Granite, Hardware Set Finish - Tuscan Bronze, Hardware Set Exterior - Copper Creek H114610TB Traditional H11 Active, Hardware Set Interior - Copper Creek WL2810TB Waverlie Int Assembly, Energy Star Rated - No	

Quote Name:

Package 1

Page  of

From: Annette Lall legacyvillage-rock@att.net  
Subject: Artco glass proposal 1 for 73 windows  
Date: Oct 7, 2024 at 2:17:47 PM  
To: Annette legacyvillage-rock@att.net

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②

**Artco Leaded Glass**

3517 Key West Drive

Rowlett, TX. 75088

(214) 533-2426

[www.artcoleadglass.net](http://www.artcoleadglass.net)

PROPOSAL

October 7, 2024

Annette Lall  
His Covenant Children  
303 E. Rusk St.  
Rockwall, TX 75087  
[legacyvillage-rock@att.net](mailto:legacyvillage-rock@att.net)  
(214) 543-2807

We hereby guarantee to provide all the labor and materials needed to rebuild, and/or replicate, the seventy-three (73) damaged and/or missing stained glass windows for His Covenant Children. This includes all fabrication and installation required for each stained glass panel. Pricing does not include any hand-painted scenes. It only includes the traditional stained glass design found in the majority of the existing windows. Any scenes would require separate quotes based on what those scenes involve- including design cost, time requirement, and final cost.

The work shall be contracted and completed in phases. For example, Northside Phase 1, Westside Phase 2, Southside Phase 3, Eastside Phase 4, and Towers Phase 5. Deposit will be required for the beginning of each phase. Once all fabrication and installation is completed for that phase, the remaining balance will be due. A new deposit will then be required for the next phase to begin, etc. Continuing until all phases are complete.

The scope of the work includes the following sizes, quantities, and prices for each set of stained glass windows to be completed.

Sent from my iPhone



From: Annette Lall legacyvillage-rock@att.net  
Subject: Artco glass proposal 2 for 73 windows  
Date: Oct 7, 2024 at 2:18:27 PM  
To: Annette legacyvillage-rock@att.net

---

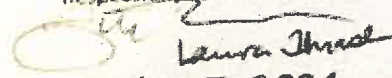
2

1) 59"x23"	\$1,800.00
8) 37x67-	\$27,600.00
9) 37x87-	\$40,200.00
8) 29x87-	\$28,000.00
4) 33x87-	\$16,000.00
2) 47x87-	\$11,400.00
10) 33x67-	\$30,800.00
2) 41x87-	\$10,000.00
1) 35x23-	\$1,200.00
4) 29x29-	\$4,800.00
10) 37x49-	\$26,000.00
4) 38x119-	\$24,800.00
2) 33x53-	\$4,800.00
2) 33x53-	\$4,800.00
2) 47x60-	\$8,000.00
4) 71x48-	<u>\$19,200.00</u>
Total Cost=	\$259,400.00 (73 windows)

Terms and Conditions- One half down per phase contracted, with the balance due upon the date completed installation for that phase. These terms shall continue throughout the entirety of the project.

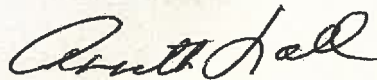
Estimated Start and Completion- The project would begin June 2025 with an estimated total completion of 24 months (June 2027) from the date of first deposit, but could vary slightly based on supplies and their availability.

Respectfully submitted by/Date

  
October 7, 2024

Greg and Laura Thrash, Owners  
Artco Leaded Glass  
3517 Key West Drive  
Rowlett, TX 75088  
(214) 533-2426

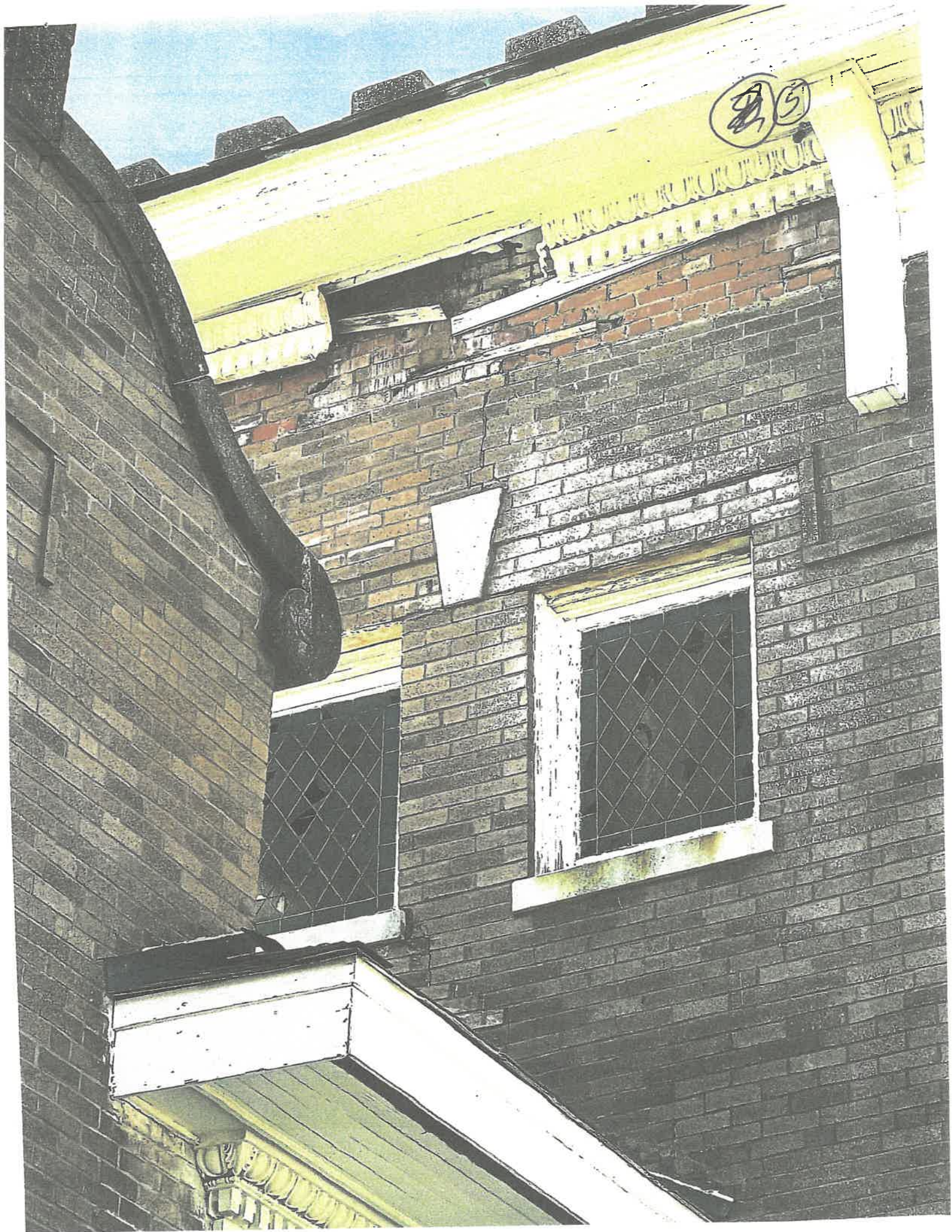
Accepted by/Date



Annette Lall  
His Covenant Children  
303 E. Rusk St.  
Rockwall, TX 75087  
(214) 543-2807

Sent from my iPhone







5

## Re: Plaster molding

From: Mark Marynick (marynick@casciplaster.com)  
To: legacyvillage-rock@att.net  
Cc: mathews@casciplaster.com  
Date: Thursday, October 3, 2024 at 08:33 AM CDT

Hi Annette, this got lost in my email. So sorry.

Talking to plaster shop, this would likely have a 2-3 month lead time right now.

Best,  
Mark

On Oct 2, 2024, at 2:09 PM, Annette Lall <legacyvillage-rock@att.net> wrote:

Hello Mark,  
Sent you an email on September 25, 2024, but have not heard back, Could you give me a timeline on how long it would take to make the pattern and mold?  
Really need a response as soon as possible.  
Thanks,  
Annette Lall  
214-543-2807

On Wednesday, September 25, 2024 at 11:39:29 PM CDT, Annette Lall <legacyvillage-rock@att.net> wrote:

Hello Mark,  
Could you give me a timeline on how long it would take to make the pattern and mold?  
Thanks,  
Annette Lall

On Wednesday, July 3, 2024 at 02:08:35 PM CDT, Mark Marynick <marynick@casciplaster.com> wrote:

Hi Annette,

Walter got a hold of me. We do not have a minimum. However, for something like this, we would have to mak a pattern and mold. That can take any where from \$1500-4000. Once we have those, we can make how much ever you need. Since these are exterior, we would suggest doing these in GFRC which we can help with. Once painted, it looks exactly the same.

Best,  
Mark



# CITY OF ROCKWALL

## HISTORIC PRESERVATION ADVISORY BOARD CASE MEMO

### PLANNING AND ZONING DEPARTMENT

385 S. GOLIAD STREET • ROCKWALL, TX 75087

PHONE: (972) 771-7745 • EMAIL: PLANNING@ROCKWALL.COM

**TO:** Historic Preservation Advisory Board

**DATE:** November 21, 2024

**APPLICANT:** Annette Lall

**CASE NUMBER:** H2024-025; *Certificate of Appropriateness (COA) for 303 E. Rusk Street*

### SUMMARY

Hold a public hearing to discuss and consider a request by Annette Lall on behalf of HIS Covenant Children, Inc. for the approval of a Certificate of Appropriateness (COA) for exterior alterations for a *Landmark Property* being a 0.689-acre tract of land identified as a portion of Lots A & B, Block 2, Griffith Addition, City of Rockwall, Rockwall County, Texas, zoned Downtown (DT) District, addressed as 303 E. Rusk Street, and take any action necessary.

### BACKGROUND

The subject property was annexed prior to 1900 based on the October 1900 Sanborn Maps. According to the Rockwall Central Appraisal District (RCAD), existing on the subject property is a 3,980 SF *Office Building* and a 4,209 SF *House of Worship*. The *House of Worship* was constructed in 1913, and -- based on the 1934 Sanborn Maps -- the *Office Building* was constructed after 1934.

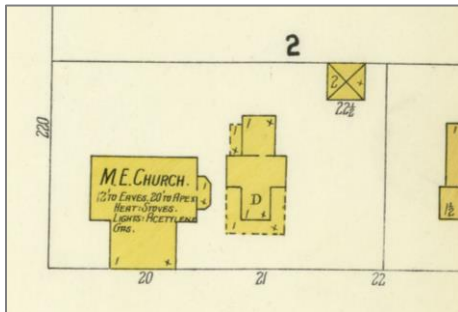


FIGURE 1: 1900 SANBORN MAPS

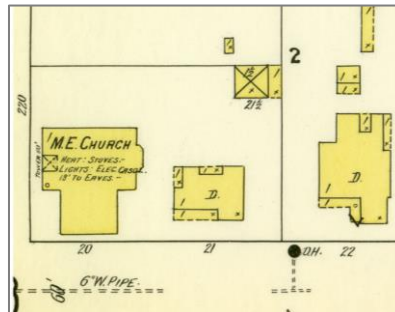


FIGURE 2: 1911 SANBORN MAPS

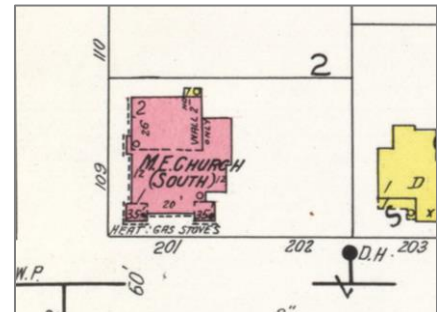


FIGURE 3: 1934 SANBORN MAPS

According to the January 3, 1972 zoning map the subject property was zoned General Retail (GR) District. On August 21, 2003, the Historic Preservation Advisory Board (HPAB) established the subject property as a *Landmark Property*. In 2005, a representative of the applicant requested a Certificate of Appropriateness (COA) [Case No. H2005-010] to renovate/restore the exterior of the *House of Worship*. Specifically, the applicant was requesting to remove the stained-glass windows and replace them with clear glass windows. Ultimately, the Historic Preservation Advisory Board (HPAB) denied the request by a vote of 5-1, with board member Pittman dissenting. Following this denial, the applicant appealed the HPAB's decision to the City Council, which was denied by a vote of 7-0. A representative of the applicant submitted a subsequent request [Case No. H2005-011] for a scaled back restoration/rehabilitation project, which was reviewed by the Historic Preservation Advisory Board (HPAB) at the December 15, 2005 meeting. At this meeting



FIGURE 4: OLD METHODIST CHURCH AT 303 E. RUSK STREET  
CIRCA 1913

the board approved a motion to grant the Certificate of Appropriateness (COA) allowing the proposed restoration/rehabilitation of the building with the following conditions of approval: [1] the stained glass be replaced with by the 2008 calendar year, [2] the proposed glazing for the windows be opaque, and [3] the applicant return in January 2006 for the approval of the opaque glass coatings. Despite this approval, the case was not brought back to the board in January 2006 and the requested improvements were not made. On September 4, 2007, the City Council approved *Ordinance No. 07-34* rezoning the subject property from a General Retail (GR) District to a Downtown (DT) District. The subject property was also placed on the *National Register of Historic Places* in 2007.

No additional Certificate of Appropriateness (COA) cases were submitted until the applicant submitted the case [Case No. H2021-005] in November 2021. This was a request to allow: [1] the replacement of the doors, [2] repair to the existing steps, and [3] the replacement of the stained-glass windows with clear glass windows to allow the gradual repair of the stained-glass windows (*no date of completion was provided*). The Historic Preservation Advisory Board (HPAB) reviewed this request at their November 18, 2021 meeting, and approved a motion to table the case until the February 17, 2022 meeting by a vote of 7-0. The purpose of this motion was to allow the applicant time to collect additional bids for the replacement of the stained-glass windows. Prior to the February 17, 2022 meeting, the applicant submitted two (2) bids: [1] \$253,200.00 over two (2) years, and [2] \$844,066.00 over 6½-years. Based on these bids the applicant amended the request to not repair the stained-glass windows and replace them with clear glass windows. This request was presented to the board on February 17, 2022, and the board approved a motion to allow the replacement of the doors and repair to the existing steps, but denial of the request to replace the windows. This motion was approved by a vote of 5-0, with board members Miller and McClintock absent. On April 21, 2022 the applicant returned to the HPAB [Case No. H2022-002] requesting to allow single pane windows to be installed in front of the stain-glass windows, and to allow the stain-glass windows to be removed in phases for repair. The applicant indicated that the stain-glass windows would be replaced once repaired; however, the HPAB had concerns about how to enforce the replacement of the stained-glass windows. Ultimately the HPAB approved a motion to approve the COA by a vote of 4-0, with the following condition of approval “(t)he applicant shall be required to provide annual updates to the Historic Preservation Advisory Board (HPAB) until the completion of the project. Should the applicant fail to meet the timelines established in this request the board shall have the authority to direct the Building Inspections Department to issue a *Stop Work Order* in accordance with Subsection 06.03(K) of Article 05, District Development Standards, of the Unified Development Code (UDC).”

Based on the conditions of approval for Case No. H2022-002, the applicant was to return to the Historic Preservation Advisory Board (HPAB) within one (1) year of approval to provide the board with an update on the status of the Certificate of Appropriateness (COA). During this time period staff had received correspondence from the applicant on June 1, 2022 and July 14, 2022 that provided updates on the status of the single pane window installments; however, no further correspondence was received until after April 21, 2023 (*i.e. after the one (1) year deadline had passed*). Based on this the applicant failed to return to the board as was required by the Certificate of Appropriateness (COA). According to Subsection 06.03 (K), *Enforcement*, of Article 05, *District Development Standards*, of the Unified Development Code (UDC), “(i)n the event work is found that is not being performed in accordance with the Certificate of Appropriateness (COA), the building inspection department may suspend the Certificate of Appropriateness (COA).” In this case, the applicant did not return to the board and the approved scope of work had not been addressed. This prompted staff -- *in accordance with the condition of approval and Subsection 06.03 (K) of Article 05, District Development Standards, of the Unified Development Code (UDC)* --, to provide the applicant a notice of violation for property maintenance violations on April 24, 2023. Between April 24, 2023 and July 28, 2023, staff wrote seven (7) citations related to property maintenance violations on the subject property. This prompted the applicant to submit for a new Certificate of Appropriateness (COA) case on July 28, 2023 in order to establish a new timeline.

This case [Case No. H2023-011] was ultimately approved by the Historic Preservation Advisory Board (HPAB), with the condition that the “...applicant shall be required to provide bi-annual (*i.e. every six [6] months*) updates to the Historic Preservation Advisory Board (HPAB) until the completion of the project.” In accordance with this requirement, the applicant returned to the HPAB on March 21, 2024 [Case No. H2024-003] to request an extension. This request was denied by the HPAB by a vote of 5-0, with Board Members Litton and Lewis absent. Based on this action, staff continued enforcement action, and between March 21, 2024 to August 5, 2024 staff has written 34 citations related to property maintenance violations on the subject property. This prompted the applicant to submit for a new Certificate of Appropriateness (COA) case on August 8, 2024 in order to make a new request. On September 19, 2024, the Historic Preservation Advisory Board denied the COA request without prejudice.

## **PURPOSE**

The applicant is requesting approval of a Certificate of Appropriateness (COA) for the purpose of permitting the repair and replacement of windows, trim, and doors on the subject property.



## **ADJACENT LAND USES AND ACCESS**

The subject property is located at 303 E. Rusk Street. The land uses adjacent to the subject property are as follows:

- North:** Directly north of the subject property is E. Kaufman Street, which is identified as a R2 (*i.e. residential, two [2] lane, undivided roadway*) on the City's Master Thoroughfare Plan contained in the OURHometown Vision 2040 Comprehensive Plan. Beyond this are four (4) parcels of land, three (3) developed with commercial land uses (202, 204, & 206 N. Fannin Street) and one (1) developed with a single-family home (305 E. Kaufman Street). All of these properties are zoned Downtown (DT) District. Beyond this is a public trail that provides access to Lofland Park.
- South:** Directly south of the subject property is E. Rusk Street, which is identified as a TXDOT4D (*i.e. Texas Department of Transportation, four [4] lane, divided roadway*) on the City's Master Thoroughfare Plan contained in the OURHometown Vision 2040 Comprehensive Plan. Beyond this are three (3) parcels of land, one (1) developed with a restaurant (101 N. Fannin Street), one (1) developed with a house of worship (306 E. Rusk Street), and one (1) vacant parcel. All of the properties are zoned Downtown (DT) District. Beyond this is E. Washington Street, which is identified as a TXDOT4D (*i.e. Texas Department of Transportation, four [4] lane, divided roadway*) on the City's Master Thoroughfare Plan contained in the OURHometown Vision 2040 Comprehensive Plan
- East:** Directly east of the subject property is 305 E. Rusk Street, which is a 0.45-acre parcel of land with a ~2,203 SF child development center. Beyond this is N. San Augustine Street, which is identified as a R2 (*i.e. residential, two [2] lane, undivided roadway*) on the City's Master Thoroughfare Plan contained in the OURHometown Vision 2040 Comprehensive Plan. Beyond this is 401 E. Rusk Street, which is a 0.3444-acre parcel of land developed with a single-family home that is zoned Single-Family 7 (SF-7) District. Beyond this is 406 E. Kaufman Street, which is a 0.574-acre parcel of land developed with a 31,212 SF commercial building that is zoned General Retail (GR) District.
- West:** Directly west of the subject property is N. Fannin Street, which is identified as a *Minor Collector* on the City's Master Thoroughfare Plan contained in the OURHometown Vision 2040 Comprehensive Plan. Beyond this are several parcels of land developed with commercial buildings that are zoned Downtown (DT) District. Beyond this is N. San Jacinto Street, which is indicated as a R2 (*i.e. residential, two [2] lane, undivided roadway*) on the City's Master Thoroughfare Plan contained in the OURHometown Vision 2040 Comprehensive Plan.



**FIGURE 5:** LOCATION MAP



## **CHARACTERISTICS OF THE PROJECT**

Included with the applicant's request is a project description, four (4) quotes for the proposed scope of work, and numerous photos. According to the provided project description, Ms. Lall is requesting to remove and replace six (6) doors, remove and install 73 windows, repair and replace 73 stained-glass windows, and repair molding on the tower. The applicant provided a quote for the doors from *Home Depot* indicating an eight (8) to ten (10) week timeline and a cost of \$46,121.54. An additional quote from *Home Depot* was provided for the window replacement. The quote indicates the windows will be replaced over an eight (8) to ten (10) week timeline and a cost of \$102,907.60. For the stained-glass windows, the applicant provided a quote from *Artco Leaded Glass* indicating a five (5) phase 24-month timeline from June 2025 to June 2027, and a cost of \$259,400.00. Lastly, the applicant provided a quote for the molding for \$1,500.00 - \$4,000.00, but no specific timeline is provided. This equates to a total project cost of \$412,429.14.

## **CONFORMANCE TO THE HISTORIC DISTRICT GUIDELINES & CITY'S CODES**

According to Section 06, *Certificate of Appropriateness (COA)*, of Article 11, *Development Applications and Review Procedures*, of the Unified Development Code (UDC), "(a)ny person carrying out any work that requires a building permit for exterior alteration, restoration, reconstruction, new construction, moving or demolition of a property within a historic district that is visible must first obtain a Certificate of Appropriateness (COA) from the Historic Preservation Advisory Board (HPAB)." Also, according to Subsection 06.03(F), *Certificate of Appropriateness (COA) for Alteration or New Construction*, of Article 05, *District Development Standards*, of the Unified Development Code (UDC), an example of a situation that requires a COA includes "(a)lterations to the façade, including additions and removals that will be visible from a public street." In this case the applicant is proposing to [1] install 73 windows, [2] repair the 73 stained-glass windows, [3] replace six (6) doors, and [4] repair the molding on the exterior of the building. Based on this scope of work, the applicant is required to request a Certificate of Appropriateness (COA) from the Historic Preservation Advisory Board (HPAB)

In reviewing the applicant's request against Appendix D, *Historic Preservation Guidelines*, of the Unified Development Code (UDC) the following guidelines apply:

- (1) *Item 1: New Windows*. According to Section 07(C)(7), of Appendix D, *Historic Preservation Guidelines*, of the Unified Development Code (UDC), "(t)he overall relationship of the size, width, height and number of doors and windows on the exterior building facades should be typical of the style and period of the structure. These elements should be proportionally balanced, sized and located in a manner typical of the style and period of the structure and compatible with neighboring historic buildings." In this case, the applicant is requesting to remove the remaining original stained-glass windows and wood frames and moldings, and replace them with new vinyl, plain glass windows. Covering each window will be a vinyl picture insert/sticker decal simulating a stain glass window. The proposed change from stained-glass framed with wood frames and moldings to vinyl picture window with a stain glass decal would represent a significant change to the exterior of the building that is not typical of the style and period of the structure. Based on this, the HPAB will need to determine if what the applicant is proposing will damage the historic nature of the property.
- (2) *Item 2: Repairing Stained-Glass Windows*. Based on the applicant's quote from *Artco Leaded Glass*, the stained-glass windows will be repaired in five (5) phases, being each side of the building and the tower. That being said, the Historic Preservations Advisory Board (HPAB) or staff do not have a mechanism to require the stained-glass windows be replaced once removed. If removed, the change would not be typical of the style and period of the structure, and the HPAB will need to determine if what the applicant is proposing will damage the historic nature of the property.
- (3) *Item 3: Replacing Doors*. According to Section 07(C)(7), of Appendix D, *Historic Preservation Guidelines*, of the Unified Development Code (UDC), "(t)he overall relationship of the size, width, height and number of doors and windows on the exterior building facades should be typical of the style and period of the structure." In this case, the applicant is requesting to replace six (6) doors that are not original to the building, and exhibit physical wear and water damage. Based on the time period in which the main sanctuary was constructed (*i.e.* 1913) the original doors for the church would have been of wood construction. In addition, the image in *Figure 4* depicts a windowed door that most likely incorporated stained glass matching the windows of the main sanctuary. The door being proposed by the applicant, is a large paneled, contemporary door that appears to be similar to either Craftsman or Mid-Century Modern architecture. Both of these styles would not be characteristic of the time period or architectural style (*i.e.* *Spanish Revival* or *Mission*) of the main structure. In addition, the proposed door is of fiberglass construction, which would not be characteristic of the materials that would have been

used for the construction of this structure. Based on this, the HPAB will need to determine if what the applicant is proposing will damage the historic nature of the property.

- (4) *Item 4: New Tower Molding.* According to Section 07(C)(6), of Appendix D, *Historic Preservation Guidelines*, of the Unified Development Code (UDC), “(m)aterials, structural and decorative elements and the manner in which they are used, applied or joined together should be typical of the style and period of the existing structure.” In this case, the applicant is proposing to repair and replace missing and damaged molding on the building’s tower. Based on the provided quote, the new molding would more than likely be GFRC (*i.e. Glass Fiber Reinforced Concrete*). This material is not typical of the time period of the main structure; however, does have a similar look as the existing moldings. In addition, the quote indicates the material will be painted to match the existing moldings. The HPAB will need to determine if what the applicant is proposing will damage the historic nature of the property.

Staff should note that this request is similar to the three (3) previous requests [Case No. H2005-010, Case No. H2005-011, & Case No. H2021-005] the applicant made to the Historic Preservations Advisory Board (HPAB). In the Certificate of Appropriateness (COA) requested under Case No. H2005-010 the applicant requested to replace the stained-glass windows with clear glass, which was denied by the HPAB, then appealed to City Council who also denied the request. In the Certificate of Appropriateness (COA) requested under Case No. H2005-011 the applicant requested to install opaque windows and reinstall the stained-glass windows within three (3) years. This request was ultimately approved, but the work was never started/completed. In the Certificate of Appropriateness (COA) for Case No. H2021-005, the applicant requested to replace the stained-glass windows with clear glass and did not provide a timeline for the reinstallation of the stained-glass windows. This case was denied by the HPAB.

In addition to the *Preservation Guidelines* of the Unified Development Code (UDC), and as a Certified Local Government (CLG), the City of Rockwall has a responsibility to ensure that any proposed changes to properties listed on the National Register of Historic Places are reviewed against the Texas Historical Commission’s guidelines, the National Park Service’s protocols, and the Secretary of the Interior’s Standards for Rehabilitation. When reviewing the applicant’s request compared to the Secretary of the Interior’s Standards for Rehabilitation, the request appears to be in conflict with two (2) standards:

- (1) The historic character of a property will be retained and preserved. The removal of distinctive materials or alteration of features, spaces, and spatial relationships that characterize a property will be avoided.
- (2) Deteriorated historic features will be repaired rather than replaced. Where the severity of deterioration requires replacement of a distinctive feature, new feature will match the old in design, color, texture and, where possible, materials. Replacement of missing features will be substantiated by documentary and physical evidence.

As previously stated, the applicant is proposing to change elements of the main structure that are not similar in materials (*i.e. fiber glass doors, vinyl windows with stain-glass decals, etc.*) or architectural styles (*i.e. Mid-Century Modern/Craftsman Doors*) as the existing structure. Based on the non-conformance of the applicant’s request with the City’s Unified Development Code (UDC) and the Secretary of the Interior’s Standards for Rehabilitation, and in conformance with the Texas Historical Commission and the National Park Service’s protocols, the Director of Planning and Zoning has an obligation to recommend denial of the applicant’s request.

## **NOTIFICATIONS**

On September 6, 2024, staff mailed 57 property owner notifications to property owners and occupants within 200-feet of the subject property. At the time this report was drafted, staff had not received any notices returned regarding the applicant’s request.

## **CONDITIONS OF APPROVAL**

If the Historic Preservation Advisory Board (HPAB) chooses to approve the request for a Certificate of Occupancy (COA), staff would propose the following conditions of approval:

- (1) This Certificate of Appropriateness (COA) will expire three (3) months after the approval date of this case (*i.e. December 19, 2024*); however, the applicant can request an extension of this time period from the Historic Preservation Advisory Board (HPAB) by requesting an appointment with the board prior to the expiration date.

- (2) Any construction resulting from the approval of this request shall conform to the requirements set forth by the Unified Development Code (UDC), the International Building Code (IBC), the Rockwall Municipal Code of Ordinances, city adopted engineering and fire codes and with all other applicable regulatory requirements administered and/or enforced by the state and federal government.



# HISTORIC PRESERVATION ADVISORY BOARD APPLICATION

City of Rockwall  
Planning and Zoning Department  
385 S. Goliad Street  
Rockwall, Texas 75087

## STAFF USE ONLY

CASE NUMBER: \_\_\_\_\_

**NOTE:** THE APPLICATION IS NOT CONSIDERED ACCEPTED BY THE CITY UNTIL THE PLANNING DIRECTOR HAS SIGNED BELOW.

DIRECTOR OF PLANNING: \_\_\_\_\_

DATE RECEIVED: \_\_\_\_\_

RECEIVED BY: \_\_\_\_\_

### APPLICATION:

- ☒ CERTIFICATE OF APPROPRIATENESS (COA)  
☐ LOCAL LANDMARK EVALUATION & DESIGNATION  
☐ BUILDING PERMIT WAIVER & REDUCTION PROGRAM  
☐ SMALL MATCHING GRANT APPLICATION

### SPECIAL DISTRICTS [SELECT APPLICABLE]:

- ☐ OLD TOWN ROCKWALL HISTORIC (OTR) DISTRICT  
☐ PLANNED DEVELOPMENT DISTRICT 50 (PD-50)  
☐ SOUTHSIDE RESIDENTIAL NEIGHBORHOOD OVERLAY (SRO) DISTRICT  
☒ DOWNTOWN (DT) DISTRICT

### CONTRIBUTING STATUS [SELECT APPLICABLE]:

- ☒ LANDMARKED PROPERTY  
☐ HIGH CONTRIBUTING PROPERTY  
☐ MEDIUM CONTRIBUTING PROPERTY  
☐ LOW CONTRIBUTING PROPERTY  
☐ NON-CONTRIBUTING PROPERTY

### CURRENT LAND USE OF THE SUBJECT PROPERTY:

- ☐ RESIDENTIAL  
☒ COMMERCIAL

## PROPERTY INFORMATION [PLEASE PRINT]

ADDRESS **303 E RUSK STREET, ROCKWALL, TX 75087**

SUBDIVISION \_\_\_\_\_

LOT \_\_\_\_\_

BLOCK \_\_\_\_\_

## OWNER/APPLICANT/AGENT INFORMATION [PLEASE PRINT/CHECK THE PRIMARY CONTACT/ORIGINAL SIGNATURES ARE REQUIRED]

IS THE OWNER OF THE PROPERTY THE PRIMARY CONTACT? ☐ YES ☒ NO

APPLICANT(S) IS/ARE: ☐ OWNER ☐ TENANT ☐ NON-PROFIT ☐ RESIDENT

☐ CHECK THIS BOX IF OWNER AND APPLICANT ARE THE SAME.

☒ OTHER, SPECIFY: \_\_\_\_\_

OWNER(S) NAME **HIS COVENANT CHILDREN**

APPLICANT(S) NAME **ANNETTE LALL**

ADDRESS **303 E RUSK**

ADDRESS **102 N FANNIN ST**

**ROCKWALL, TX 75087**

**ROCKWALL, TX 75087**

PHONE \_\_\_\_\_

PHONE **214-543-2807**

E-MAIL \_\_\_\_\_

E-MAIL **legacyvillage-rock@att.net**

## SCOPE OF WORK/REASON FOR EVALUATION REQUEST [PLEASE PRINT]

CONSTRUCTION TYPE [CHECK ONE]:

☐ EXTERIOR ALTERATION

☐ NEW CONSTRUCTION

☐ ADDITION

☐ DEMOLITION

☐ RELOCATIONS

☒ OTHER, SPECIFY:

**WINDOWS, STAIN GLASS, DOORS, FASCIA/MOLD**

ESTIMATED COST OF CONSTRUCTION/DEMOLITION OF THE PROJECT (IF APPLICABLE):

**\$310,021.54**

**PROJECT DESCRIPTION.** IN THE SPACE PROVIDED BELOW OR ON A SEPARATE SHEET OF PAPER, DESCRIBE IN DETAIL THE WORK THAT WILL BE PERFORMED ON SITE. FOR LOCAL LANDMARK EVALUATION & DESIGNATION REQUESTS INDICATE ANY ADDITIONAL INFORMATION YOU MAY HAVE CONCERNING THE PROPERTY, HISTORY, SIGNIFICANCE, PRESENT CONDITIONS, STATUS, CURRENT OR PAST USE(S), ETC. STAFF RECOMMENDS THAT PHOTOGRAPHS OF THE INTERIOR AND EXTERIOR OF THE PROPERTY ARE SUBMITTED WITH THIS APPLICATION.

1. Replace 73 windows with plain glass/vinyl - timeline 8-10 wks manufacture - installation 7 days
2. Remake stain glass - done in sections - timeline June 2025 - June 2027 - See attached
3. Photos of examples of final look inside/outside. Stain glass installed inside.
4. Replace and install 4 double doors, 2 single doors/fiberglass - timeline manufacture 8-10 weeks - installation - 5 days - See picture of door attached.
5. Replace + make molding - 2-3 months, installation 7 days.

## OWNER & APPLICANT STATEMENT [ORIGINAL SIGNATURES REQUIRED]

I ACKNOWLEDGE THAT I HAVE READ THIS APPLICATION AND THAT ALL INFORMATION CONTAINED HEREIN IS TRUE AND CORRECT TO THE BEST OF MY KNOWLEDGE. FURTHERMORE, I UNDERSTAND THAT IT IS NECESSARY FOR ME OR A REPRESENTATIVE TO BE PRESENT AT A PUBLIC HEARING FOR THIS CASE TO BE APPROVED.

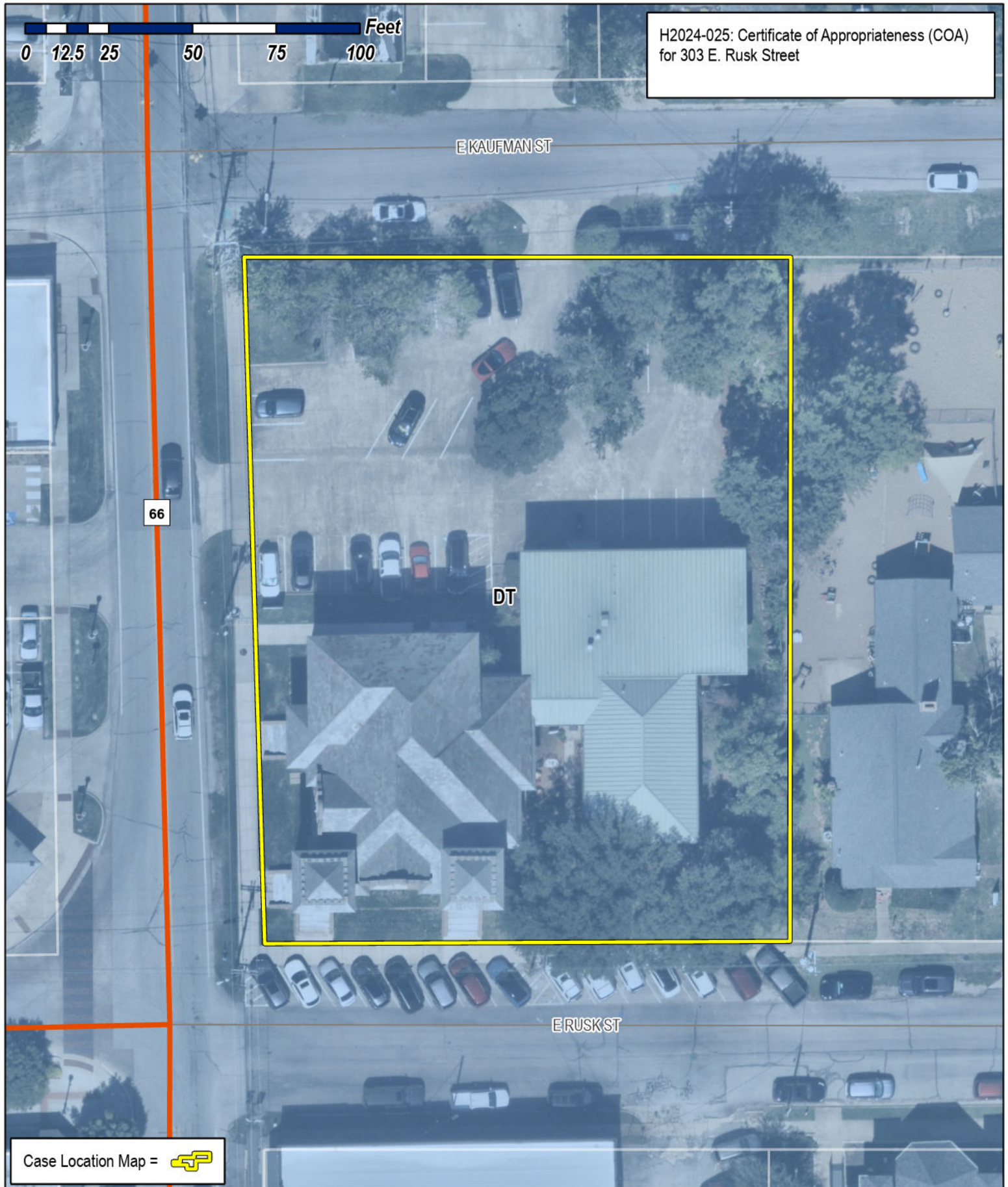
OWNER'S SIGNATURE

*Annette Lall*  
*Acting Agent*

APPLICANT'S SIGNATURE

*Annette Lall* 10/25/24  
*Acting Agent*





Case Location Map =



# City of Rockwall

Planning & Zoning Department  
385 S. Goliad Street  
Rockwall, Texas 75087  
(P): (972) 771-7745  
(W): [www.rockwall.com](http://www.rockwall.com)

The City of Rockwall GIS maps are continually under development and therefore subject to change without notice. While we endeavor to provide timely and accurate information, we make no guarantees. The City of Rockwall makes no warranty, express or implied, including warranties of merchantability and fitness for a particular purpose. Use of the information is the sole responsibility of the user.



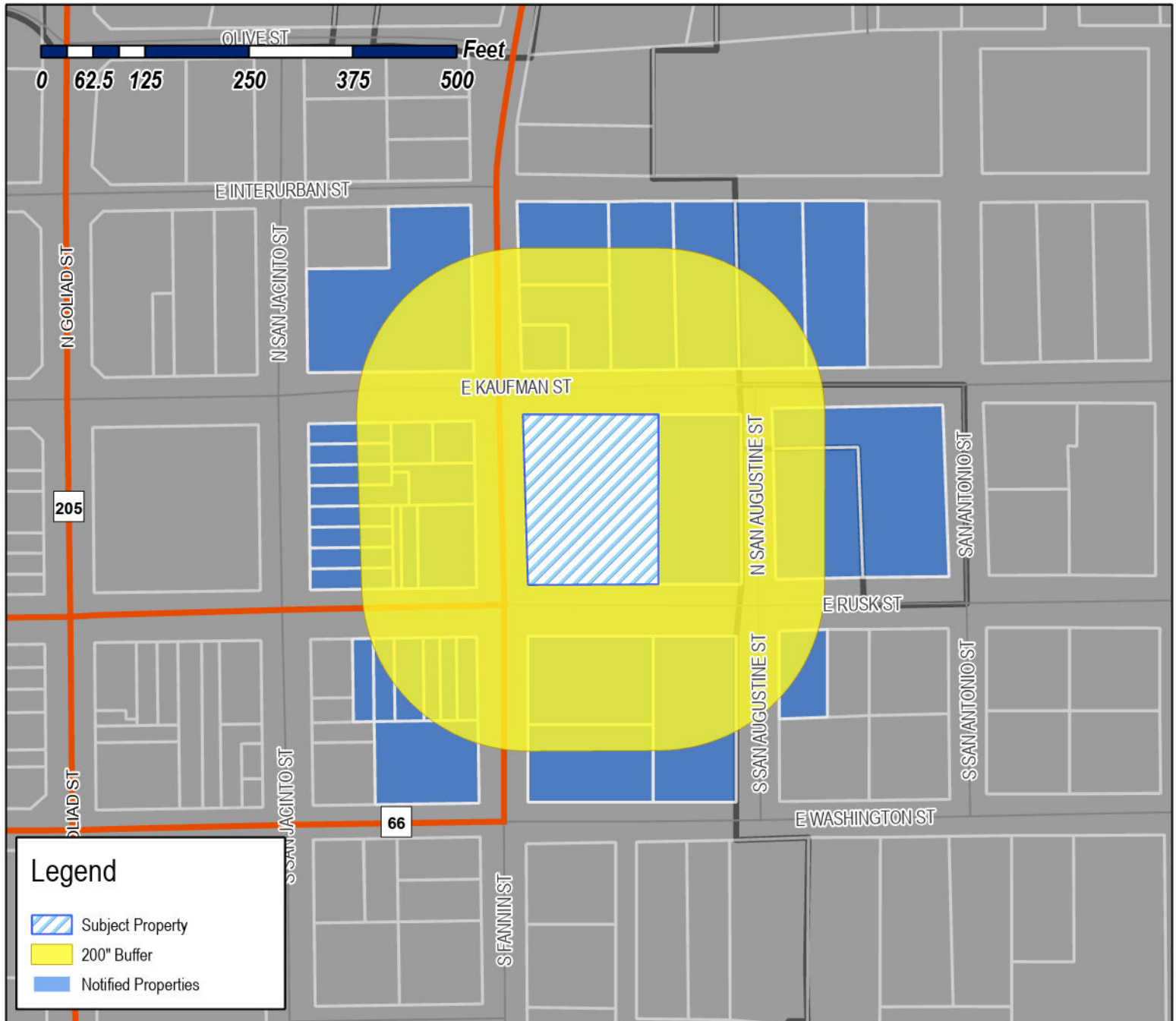




# City of Rockwall

Planning & Zoning Department  
385 S. Goliad Street  
Rockwall, Texas 75087  
(P): (972) 771-7745  
(W): www.rockwall.com

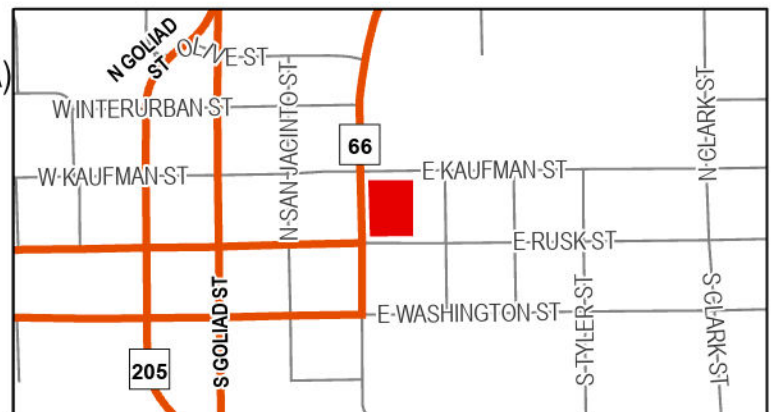
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**Case Number:** Z2024-025  
**Case Name:** Certificate of Appropriateness (COA)  
for 303 E. Rusk Street  
**Case Type:** Historic  
**Zoning:** Dntnont (DT) District  
**Case Address:** 303 E. Rusk Street

**Date Saved:** 10/25/2024

For Questions on this Case Call: (972) 771-7745



RESIDENT  
101 N FANNIN ST  
ROCKWALL, TX 75087

RESIDENT  
101 S FANNIN ST  
ROCKWALL, TX 75087

HIS COVENANT CHILDREN INC  
102 N FANNIN ST  
ROCKWALL, TX 75087

RESIDENT  
102 N SAN JACINTO  
ROCKWALL, TX 75087

RESIDENT  
102 S FANNIN ST  
ROCKWALL, TX 75087

RESIDENT  
103 N FANNIN ST  
ROCKWALL, TX 75087

RESIDENT  
104 N SAN JACINTO  
ROCKWALL, TX 75087

RESIDENT  
105 N FANNIN ST  
ROCKWALL, TX 75087

RESIDENT  
106 SAN JACINTO  
ROCKWALL, TX 75087

RESIDENT  
106 E RUSK  
ROCKWALL, TX 75087

RESIDENT  
108 FANNIN ST  
ROCKWALL, TX 75087

RESIDENT  
108 N SAN JACINTO  
ROCKWALL, TX 75087

RESIDENT  
110 N SAN JACINTO  
ROCKWALL, TX 75087

RESIDENT  
112 N SAN JACINTO  
ROCKWALL, TX 75087

RESIDENT  
114 N SAN JACINTO  
ROCKWALL, TX 75087

RESIDENT  
116 N SAN JACINTO  
ROCKWALL, TX 75087

ANDERSON LORETTA  
1208 S LAKESHORE DR  
ROCKWALL, TX 75087

HEFFERNAN MARILYN  
1480 BLUEBELL DRIVE  
ESTES PARK, CO 80517

JS2 PROPERTIES LLC  
1717 MAIN STREET SUITE 2950  
DALLAS, TX 75201

COMMUNITY BANK  
201 E KAUFMAN ST  
ROCKWALL, TX 75087

Z ROCK BUILDING LLC  
202 E RUSK ST  
ROCKWALL, TX 75087

RESIDENT  
202 N FANNIN ST  
ROCKWALL, TX 75087

RESIDENT  
204 E KAUFMAN  
ROCKWALL, TX 75087

RESIDENT  
204 N FANNIN ST  
ROCKWALL, TX 75087

RESIDENT  
206 N FANNIN ST  
ROCKWALL, TX 75087

RESIDENT  
206.5 E RUSK  
ROCKWALL, TX 75087

HALL J BLAKELEY  
207 E RUSK ST  
ROCKWALL, TX 75087

RESIDENT  
210 E RUSK  
ROCKWALL, TX 75087

RESIDENT  
212 E RUSK  
ROCKWALL, TX 75087

RESIDENT  
213 E RUSK  
ROCKWALL, TX 75087

TURNER V H  
214 E RUSK  
ROCKWALL, TX 75087

WELLS LEE E & LYNDIA S  
2146 HARRELL STREET  
GREENVILLE, TX 75402

RESIDENT  
216 E RUSK  
ROCKWALL, TX 75087

RESIDENT  
303 E RUSK  
ROCKWALL, TX 75087

KRONTZ CHRISTIAN MICHAEL & JILLIAN ABIGAIL  
WRIGHT  
305 E KAUFMAN ST  
ROCKWALL, TX 75087

ERUDITE INCORPORATED  
305 E RUSK ST  
ROCKWALL, TX 75087

TRINITY HARBOR CHURCH  
306 E RUSK ST  
ROCKWALL, TX 75087

WILLESS JAMES L  
307 E KAUFMAN ST  
ROCKWALL, TX 75087

ESTATE OF CHARLES W FALLS  
DAVID CHARLES FALLS, EXECUTOR  
309 ROOKERY CT  
MARCO ISLAND, FL 34145

CITY OF ROCKWALL  
385 S GOLIAD ST  
ROCKWALL, TX 75087

GODINEZ RAUL K AND  
MAGDALENA M GALVAN-DIAZ  
401 E KAUFMAN ST  
ROCKWALL, TX 75087

WEST CHRISTOPHER AND  
KATHERINE ROWE  
401 EAST RUSK  
ROCKWALL, TX 75087

RESIDENT  
402 E RUSK  
ROCKWALL, TX 75087

KNIGHT MOONEY VICKIE SUE  
& HERMAN KNIGHT  
403 E KAUFMAN ST  
ROCKWALL, TX 75087

RESIDENT  
406 E KAUFMAN  
ROCKWALL, TX 75087

RUTH DIANE RUSSELL TRUST  
RUTH DIANE RUSSELL- TRUSTEE  
43 PINEAPPLE DR  
PALM COAST, FL 32164

GRAY PEGGY JO  
521 KATHY DR  
MESQUITE, TX 75149

ROCKWALL 4 LLC  
5818 PORTSMOUTH LANE  
DALLAS, TX 75252

PEOPLES BILLY W JR  
614 COVEY TRL  
ROCKWALL, TX 75087

KING PACIFIC INC  
8100 GREENSBORO DR  
PLANO, TX 75025

ROBERT COOK ESTATE  
C/O ALICIA COOK  
901 PIONEER ROAD  
MESQUITE, TX 75149

JO SUNGRAE  
960 MIDNIGHT PASS  
ROCKWALL, TX 75087

SOUTHWESTERN BELL TELEPHONE CO  
ATTN: PROPERTY TAX DEPT 1010 PINE, 9E-L-01  
ST. LOUIS, MO 63101

CAIN REVOCABLE FAMILY TRUST AND  
CREDIT SHELTER TRUST AND SURVIVORS TRUST  
DEWAYNE CAIN TRUSTEE 305 STONEBRIDGE DR  
ROCKWALL, TX 75087

CHRIST FOR INDIA  
PO BOX 271086  
DALLAS, TX 75227

ROCKWALL LIONS CLUB  
C/O OLIVER R SPILLER  
PO BOX 663  
ROCKWALL, TX 75087

COLLIN-G PROPERTIES LTD  
PO BOX 847  
ROCKWALL, TX 75087

# PUBLIC NOTICE



CITY OF ROCKWALL  
PLANNING AND ZONING DEPARTMENT  
PHONE: (972) 771-7745  
EMAIL: [PLANNING@ROCKWALL.COM](mailto:PLANNING@ROCKWALL.COM)

Property Owner and/or Resident of the City of Rockwall:

You are hereby notified that the Historic Preservation Advisory Board will consider the following application:

**Case No. H2024-025: Certificate of Appropriateness (COA) for 303 E. Rusk Street**

*Hold a public hearing to discuss and consider a request by Annette Lall on behalf of HIS Covenant Children, Inc. for the approval of a Certificate of Appropriateness (COA) for exterior alterations for a Landmark Property being a 0.689-acre tract of land identified as a portion of Lots A & B, Block 2, Griffith Addition, City of Rockwall, Rockwall County, Texas, zoned Downtown (DT) District, addressed as 303 E. Rusk Street, and take any action necessary.*

For the purpose of considering the effects of such a request, the Historic Preservation Advisory Board will hold a public hearing on Thursday, November 21, 2024 at 6:00 PM. This hearing will be held in the City Council Chambers at City Hall, 385 S. Goliad Street.

As an interested property owner, you are invited to attend these meetings. If you prefer to express your thoughts in writing please return the form to:

**Henry Lee**  
Rockwall Planning and Zoning Dept.  
385 S. Goliad Street  
Rockwall, TX 75087

You may also email your comments to the Planning Department at [planning@rockwall.com](mailto:planning@rockwall.com). If you choose to email the Planning Department please include your name and address for identification purposes.

Your comments must be received by Thursday, November 21, 2024 at 4:00 PM to ensure they are included in the information provided to the Historic Preservation Advisory Board.

Sincerely,

**Ryan Miller, AICP**  
Director of Planning & Zoning

— . . . PLEASE RETURN THE BELOW FORM — . . .

**Case No. H2024-025: Certificate of Appropriateness (COA) for 303 E. Rusk Street**

Please place a check mark on the appropriate line below:

- ☐ I am in favor of the request for the reasons listed below.
- ☐ I am opposed to the request for the reasons listed below.

Name:

Address:

Tex. Loc. Gov. Code, Sec. 211.006 (d) If a proposed change to a regulation or boundary is protested in accordance with this subsection, the proposed change must receive, in order to take effect, the affirmative vote of at least three-fourths of all members of the governing body. The protest must be written and signed by the owners of at least 20 percent of either: (1) the area of the lots or land covered by the proposed change; or (2) the area of the lots or land immediately adjoining the area covered by the proposed change and extending 200 feet from that area.

PLEASE SEE LOCATION MAP OF SUBJECT PROPERTY ON THE BACK OF THIS NOTICE

# SIMONTON 6500 COLLECTION



## Energy Savings

The energy-efficient glass package can be customized to meet ENERGY STAR® criteria in any region for superior thermal performance and to maximize your home's interior comfort

## Exceptional Quality

Simonton 6500 windows feature fusion-welded construction, custom-built to your home's exact size and specifications, for weathertight protection from the elements and durability.

## Premium Vinyl

Simonton vinyl is crafted with high-quality raw materials for exceptional durability, thermal efficiency, and resistance to weather, insects and decay.

Simonton 6500 windows feature an energy-efficient 7/8" insulating glass unit with double-strength ProSolar® Low-E Glass, Argon gas and the Supercept® spacer system. Additional glass options enhance acoustics, security, privacy and fade protection.

- ENERGY STAR CERTIFIED
- SOUND & SECURITY GLASS
- TRIPLE-PANE GLASS
- SAFETY GLASS
- PRIVACY GLASS
- MISSILE-C COASTAL IMPACT PROTECTION
- TINTED GLASS

## ENERGY STAR MOST-EFFICIENT

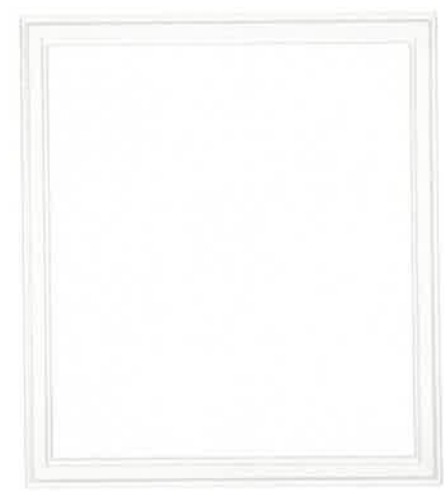
Select styles recognized as Most Efficient of ENERGY STAR in 2024.



## VINYL INTERIOR & EXTERIOR COLOR



Driftwood



# His Covenant Children, Inc.

Price includes:

- All labor, installation, materials.
- All rotted wood to be replaced inside/outside.
- All new brickmould to be replaced outside.
- All new casing will be replaced inside.

Timeline: approximate 8-10 weeks, pending approval from Sale to Installation  
Installation timeline 7 days

## ENERGY STAR® WINDOWS

Simonton offers optional region-specific ENERGY STAR glass packages designed to deliver optimal energy performance and comfort in any climate.



## AAMA GOLD CERTIFICATION

The AAMA Gold Label on Simonton-built windows and doors verifies our products are manufactured to the industry-leading AAMA Gold Certification Program. This quality assurance testing delivers durable, weather-resistant and energy-efficient products for your home.



INTERNAL USE



# CUSTOMER PRICE QUOTE



Date:	10/22/2024	Branch:	Dallas
Design Consultant:	James Mayfield	Customer Support Center: 1800 HOME-DEPOT	
Phone #:	(903) 217-5673	License(s)	
Installation Address	102 North Fannin Street		
City, State, Zip	Rockwall	TX	75087
Job #	F46909566		
<b>Purchaser(s):</b>	<b>Work Phone</b>	<b>Home Phone</b>	<b>Cell Phone</b>
His Covenant Children Inc.	(214) 543-2807		(214) 543-2807

Quote Name:

Package A

Your Project Price			
		Est. Monthly*	Quote Total
<b>Home Depot Everyday Low Price:</b>		\$2,609	\$137,759.50
Guaranteed until 11/21/2024			
Buy More Save More Savings			-\$27,551.90
Current Promotions: Valid through promotional period only			
Limited Time Manufacturer Promotion Tier 1 Savings			-\$7,300.00
<b>Your Price Today:</b>		\$2,058	\$102,907.60
<b>This is a price quote and does NOT constitute a Sales Contract</b>			
<b>IMPORTANT: Promotional discounts may end and are not guaranteed for the duration of the quote.</b>			
<b>See promotion &amp; financing options below or ask your Design Consultant for details.</b>			
* Estimated monthly payment is equal to the Project Amount x 0.02 (possible interest rate based on credit approval), rounded to the nearest dollar, Taxes not included.			
(APR and Term based on qualifying credit approval for Home Depot Project Loan)			

## PROFESSIONAL INSTALLATION TOTAL PROJECT MANAGEMENT

Licensed, insured and trusted  
Experts from measurement to  
Installation to cleanup



Team of dedicated professionals  
Assigned to oversee every step of  
Your project



## SUPERIOR WARRANTIES

The Home Depot stands behind  
Your job; labor, materials and  
Your satisfaction guaranteed by  
The Home Depot



Quote Name:

Package A

Page

of 13

# CUSTOMER PRICE QUOTE



ANNETTE LALL <i>HIS COVENANT CHILDREN</i>	F44432140
Purchaser's Name	Job#
<b>PROJECT SPECIFICATIONS</b>	
4 Simonton 6500 Quarter Round W/Legs	
Quarter Round W/Legs, Driftwood Int. Finish, Driftwood Ext. Finish, Standard , W- 36, H- 46, UI- 82	
5 Simonton 6500 Half Round	
Half Round, Driftwood Int. Finish, Driftwood Ext. Finish, Standard , W- 38, H- 19, UI- 57	
1 Simonton 6500 Half Round	
Half Round, Driftwood Int. Finish, Driftwood Ext. Finish, Standard , W- 72, H- 36, UI- 108	
5 Simonton 6500 Picture Window	
Picture Window, Driftwood Int. Finish, Driftwood Ext. Finish, Standard , W- 48, H- 48, UI- 96	
3 Simonton 6500 Picture Window	
Picture Window, Driftwood Int. Finish, Driftwood Ext. Finish, Standard , W- 38, H- 48, UI- 86	
16 Simonton 6500 Picture Window	
Picture Window, Driftwood Int. Finish, Driftwood Ext. Finish, Standard , W- 38, H- 72, UI- 110	

<sup>34</sup>  
**Quote Name:** Copy of Copy of Copy of Simonton 6500 driftwood

Page    of 13

# CUSTOMER PRICE QUOTE



ANNETTE LALL <i>HIS COVENANT CHILDREN</i>	F44432140
Purchaser's Name	Job#
<b>PROJECT SPECIFICATIONS</b>	
2 Simonton 6500 Picture Window	
Picture Window, Driftwood Int. Finish, Driftwood Ext. Finish, Standard , W- 48, H- 87, UI- 135	
5 Simonton 6500 Picture Window	
Picture Window, Driftwood Int. Finish, Driftwood Ext. Finish, Standard , W- 36, H- 87, UI- 123	
11 Simonton 6500 Picture Window	
Picture Window, Driftwood Int. Finish, Driftwood Ext. Finish, Standard , W- 38, H- 87, UI- 125	
6 Simonton 6500 Picture Window	
Picture Window, Driftwood Int. Finish, Driftwood Ext. Finish, Standard , W- 30, H- 87, UI- 117	
5 Simonton 6500 Picture Window	
Picture Window, Driftwood Int. Finish, Driftwood Ext. Finish, Standard , W- 38, H- 96, UI- 134	
1 Simonton 6500 Picture Window	
Picture Window, Driftwood Int. Finish, Driftwood Ext. Finish, Standard , W- 60, H- 24, UI- 84	

30  
Quote Name:  Page  of

# CUSTOMER PRICE QUOTE



ANNETTE LALL <i>HIS COVENANT CHILDREN</i>	F44432140
Purchaser's Name	Job#
<b>PROJECT SPECIFICATIONS</b>	
1 Simonton 6500 Picture Window	
Picture Window, Driftwood Int. Finish, Driftwood Ext. Finish, Standard , W- 36, H- 24, UI- 60	
2 Simonton 6500 Picture Window	
Picture Window, Driftwood Int. Finish, Driftwood Ext. Finish, Standard , W- 36, H- 60, UI- 96	
2 Simonton 6500 Eyebrow W/Legs	
Eyebrow W/Legs, Driftwood Int. Finish, Driftwood Ext. Finish, Standard , W- 48, H- 48, UI- 96	
4 Simonton 6500 Half Round W/Legs	
Half Round W/Legs, Driftwood Int. Finish, Driftwood Ext. Finish, Standard , W- 72, H- 47, UI- 119	
Job Level and Labor Options	
1-New Exterior Wood Casing / Replace Rotted Wood F&I (Per Lineal Ft.), 4-High Large Window Access Charge > 150 UI (Per Opening), 50-Window / Door Wraps – F&I Up To 120 UI (Per Each), 23-Window / Door Wraps – F&I 120-150 UI (Per Each)	

<sup>9</sup>  
**Quote Name:** Copy of Copy of Copy of Simonton 6500 driftwood Page   of 13



# CUSTOMER PRICE QUOTE



## **Promotional Offer:**

Offer includes up to 20% off select Installed Custom Windows and Patio Doors sold through THD Design Consultants in select markets. Offer includes up to 20% off select Installed Windows and Patio Doors from Simonton, PlyGem, Andersen, Jeld-Wen, ProtecSure by PGT, Milgard and American Craftsman. Save 5% with a minimum purchase of 4 custom installed windows or patio doors, save 10% with a minimum purchase of 8 custom installed windows or patio doors, save 15% with a minimum purchase of 12 or more custom windows or patio doors, and save 20% with a minimum purchase of 20 or more custom windows or patio doors from the previously listed brands. Promotion is valid on custom product only. Discount does not apply to in-stock product, online product or installation services. License or registration numbers held by or on behalf of Home Depot U.S.A., Inc. are available at <https://homedepot.com/licensenumbers> or at the Special Services Desk in The Home Depot® store. Visit <https://homedepot.com> or ask an Associate for details. ©2023 Home Depot Product Authority, LLC. All rights reserved.

## **Credit Offer:**

With a credit approval for qualifying purchases made on The Home Depot Consumer Credit Card. APR: 17.99%-26.99%. Minimum interest charge: \$2. See card agreement for details including APR applicable to you. Offer valid for consumer accounts in good standing; 6 months everyday credit offer is subject to change without notice; see store for details.

## **Project Loan:**

\*Loan product has four tiers with Term and APR subject to qualifying credit approval: 66 monthly payments at 7.42% APR; 78 monthly payments at 12.86% APR; 90 monthly payments at 16.24% APR; or 114 monthly payments at 19.96% APR. Monthly payments will not exceed \$20 per \$1000 spent (e.g., \$160 per month for an \$8000 purchase). APR fixed for the life of the loan. No down payment. See loan agreement for further details.

# CUSTOMER PRICE QUOTE



## **Contractor Licenses:**

For a list of contractor license numbers, visit the Special Services Desk or [homedepot.com/licensesnumbers](https://www.homedepot.com/licensesnumbers)

**Questions or Concerns?** If The Home Depot and its authorized service provider are unable to answer Customer's questions, call our Customer Support Center at 1-877-903-3768

**Quote Name:**

Page  of



# North Side Church

## 14 Windows

North

1

~~FAMILY~~ **ROOM WINDOW**

Simonton 6500 Picture Window 38.00" x 87.00" Driftwood Exterior Driftwood Interior  
Standard Glass

2

~~FAMILY~~ **ROOM WINDOW**

Simonton 6500 Picture Window 38.00" x 87.00" Driftwood Exterior Driftwood Interior  
Standard Glass

3

~~FAMILY~~ **ROOM WINDOW**

Simonton 6500 Picture Window 38.00" x 87.00" Driftwood Exterior Driftwood Interior  
Standard Glass

4

~~FAMILY~~ **ROOM WINDOW**

Simonton 6500 Picture Window 38.00" x 87.00" Driftwood Exterior Driftwood Interior  
Standard Glass

5

~~FAMILY~~ **ROOM WINDOW**

Simonton 6500 Picture Window 38.00" x 87.00" Driftwood Exterior Driftwood Interior  
Standard Glass

6

~~FAMILY~~ **ROOM WINDOW**

Simonton 6500 Picture Window 38.00" x 87.00" Driftwood Exterior Driftwood Interior  
Standard Glass





NORTH

7

~~FAMILY ROOM WINDOW~~

Simonton 6500

Picture Window

38.00" x 72.00"

Driftwood Exterior

Driftwood Interior

Standard Glass

8

~~FAMILY ROOM WINDOW~~

Simonton 6500

Picture Window

38.00" x 72.00"

Driftwood Exterior

Driftwood Interior

Standard Glass

9

~~FAMILY ROOM WINDOW~~

Simonton 6500

Picture Window

38.00" x 72.00"

Driftwood Exterior

Driftwood Interior

Standard Glass

10

~~FAMILY ROOM WINDOW~~

Simonton 6500

Picture Window

38.00" x 72.00"

Driftwood Exterior

Driftwood Interior

Standard Glass

11

~~FAMILY ROOM WINDOW~~

Simonton 6500

Picture Window

38.00" x 72.00"

Driftwood Exterior

Driftwood Interior

Standard Glass

12

~~FAMILY ROOM WINDOW~~

Simonton 6500

Picture Window

38.00" x 72.00"

Driftwood Exterior

Driftwood Interior

Standard Glass



North

13

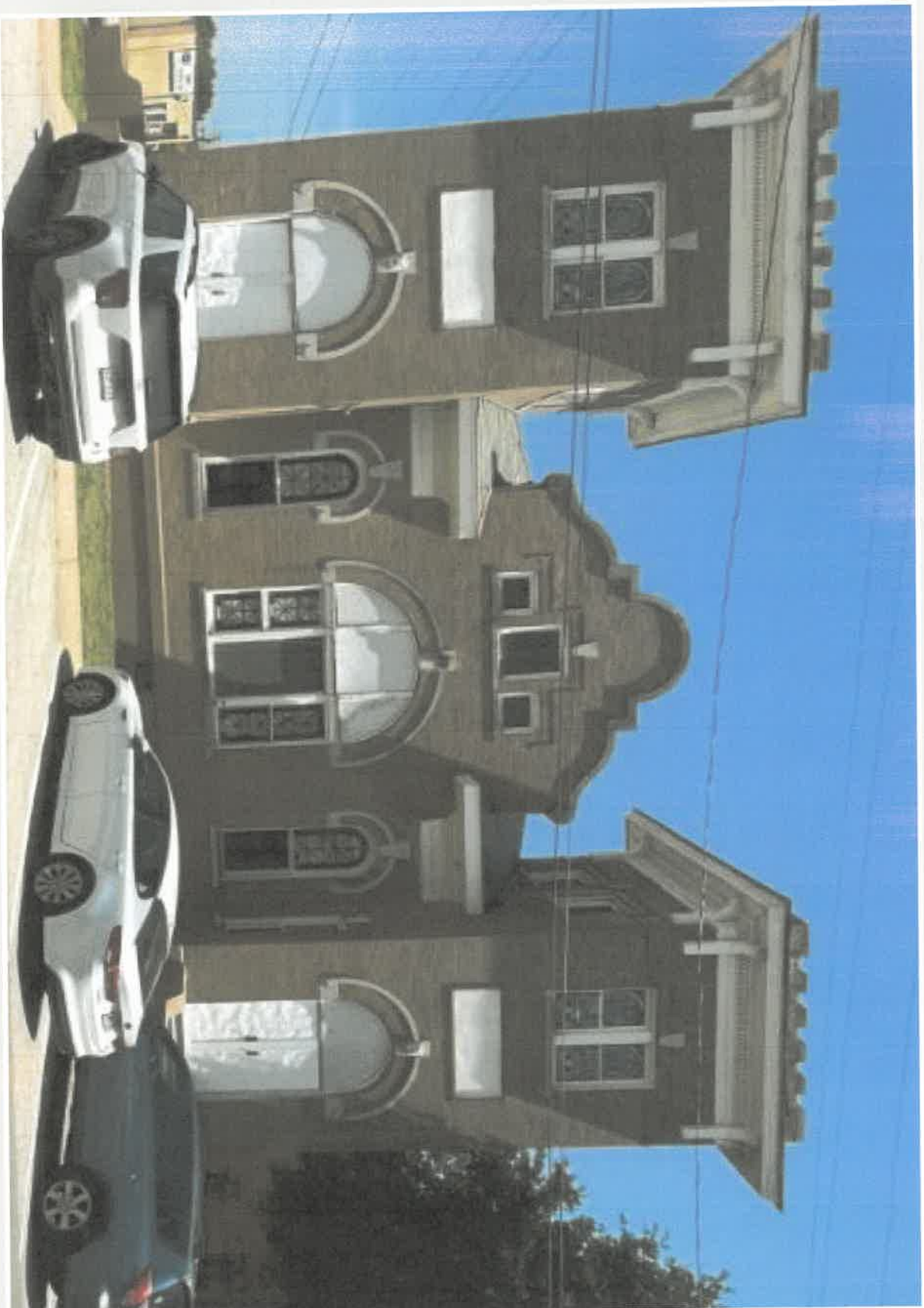
~~FAMILY~~ ROOM WINDOW

Simonton 6500 Picture Window 30.00" x 87.00" Driftwood Exterior Driftwood Interior  
Standard Glass

14

~~FAMILY~~ ROOM WINDOW

Simonton 6500 Picture Window 60.00" x 24.00" Driftwood Exterior Driftwood Interior  
Standard Glass



South Side Church

18 Windows

41

**KITCHEN WINDOW**

Simonton 6500 Half Round W/ Legs 72.00" x 47.00" Driftwood Exterior Driftwood Interior  
Standard Glass

42

**KITCHEN WINDOW**

Simonton 6500 Half Round W/ Legs 72.00" x 47.00" Driftwood Exterior Driftwood Interior  
Standard Glass





804TH

43 ~~KITCHEN WINDOW~~

Simonton 6500 Picture Window 38.00" x 72.00" Driftwood Exterior Driftwood Interior  
Standard Glass

44 ~~KITCHEN WINDOW~~

Simonton 6500 Picture Window 38.00" x 72.00" Driftwood Exterior Driftwood Interior  
Standard Glass

45 ~~KITCHEN WINDOW~~

Simonton 6500 Picture Window 38.00" x 72.00" Driftwood Exterior Driftwood Interior  
Standard Glass

46 ~~KITCHEN WINDOW~~

Simonton 6500 Picture Window 38.00" x 72.00" Driftwood Exterior Driftwood Interior  
Standard Glass

47 ~~KITCHEN WINDOW~~

Simonton 6500 Hall Round 38.00" x 19.00" Driftwood Exterior Driftwood Interior  
Standard Glass

48 ~~KITCHEN WINDOW~~

Simonton 6500 Picture Window 38.00" x 72.00" Driftwood Exterior Driftwood Interior  
Standard Glass



INTERNAL  
ICE

South

49 **KITCHEN WINDOW**

Simonton 6500 Half Round 38.00" x 19.00" Driftwood Exterior Driftwood Interior  
Standard Glass

50 **KITCHEN WINDOW**

Simonton 6500 Picture Window 38.00" x 96.00" Driftwood Exterior Driftwood Interior  
Standard Glass

51 **KITCHEN WINDOW**

Simonton 6500 Quarter Round W/ Legs 36.00" x 46.00" Driftwood Exterior  
Driftwood Interior Standard Glass

52 **KITCHEN WINDOW**

Simonton 6500 Eyebrow W/ Legs 48.00" x 48.00" Driftwood Exterior Driftwood Interior  
Standard Glass

53 **KITCHEN WINDOW**

Simonton 6500 Quarter Round W/ Legs 36.00" x 46.00" Driftwood Exterior  
Driftwood Interior Standard Glass

54 **KITCHEN WINDOW**

Simonton 6500 Picture Window 36.00" x 87.00" Driftwood Exterior Driftwood Interior  
Standard Glass

INTERNAL  
LICE

South

55

~~KITCHEN WINDOW~~

Simonton 6500    Picture Window    48.00" x 87.00"    Driftwood Exterior    Driftwood Interior  
Standard Glass

56

~~KITCHEN WINDOW~~

Simonton 6500    Picture Window    36.00" x 87.00"    Driftwood Exterior    Driftwood Interior  
Standard Glass

57

~~KITCHEN WINDOW~~

Simonton 6500    Picture Window    36.00" x 87.00"    Driftwood Exterior    Driftwood Interior  
Standard Glass

58

~~KITCHEN WINDOW~~

Simonton 6500    Picture Window    38.00" x 48.00"    Driftwood Exterior    Driftwood Interior  
Standard Glass



East Side Church

15 Windows



~~6451~~

01 ~~LIVING ROOM WINDOW~~

Simonton 6500 Picture Window 36.00" x 60.00" Driftwood Exterior Driftwood Interior  
Standard Glass

02 ~~LIVING ROOM WINDOW~~

Simonton 6500 Hall Round 38.00" x 19.00" Driftwood Exterior Driftwood Interior  
Standard Glass

03 ~~LIVING ROOM WINDOW~~

Simonton 6500 Picture Window 38.00" x 96.00" Driftwood Exterior Driftwood Interior  
Standard Glass

04 ~~LIVING ROOM WINDOW~~

Simonton 6500 Picture Window 38.00" x 87.00" Driftwood Exterior Driftwood Interior  
Standard Glass

05 ~~LIVING ROOM WINDOW~~

Simonton 6500 Picture Window 38.00" x 87.00" Driftwood Exterior Driftwood Interior  
Standard Glass

06 ~~LIVING ROOM WINDOW~~

Simonton 6500 Picture Window 38.00" x 87.00" Driftwood Exterior Driftwood Interior  
Standard Glass

457

59

## **LIVING ROOM WINDOW**

Simonton 6500 Half Round 72.00" x 36.00" Driftwood Exterior Driftwood Interior  
Standard Glass

60

## **LIVING ROOM WINDOW**

Simonton 6500 Picture Window 36.00" x 60.00" Driftwood Exterior Driftwood Interior  
Standard Glass



73

## **LIVING ROOM WINDOW**

Simonton 6500 Picture Window 36.00" x 48.00" Driftwood Exterior Driftwood Interior  
Standard Glass

5th ST

67 **LIVING ROOM WINDOW**

Simonton 6500 Picture Window 30.00" x 87.00" Driftwood Exterior Driftwood Interior  
Standard Glass

68 **LIVING ROOM WINDOW**

Simonton 6500 Picture Window 30.00" x 87.00" Driftwood Exterior Driftwood Interior  
Standard Glass

69 **LIVING ROOM WINDOW**

Simonton 6500 Picture Window 38.00" x 72.00" Driftwood Exterior Driftwood Interior  
Standard Glass

70 **LIVING ROOM WINDOW**

Simonton 6500 Picture Window 38.00" x 72.00" Driftwood Exterior Driftwood Interior  
Standard Glass

71 **LIVING ROOM WINDOW**

Simonton 6500 Picture Window 38.00" x 48.00" Driftwood Exterior Driftwood Interior  
Standard Glass

72 **LIVING ROOM WINDOW**

Simonton 6500 Picture Window 38.00" x 48.00" Driftwood Exterior Driftwood Interior  
Standard Glass



INTERNAL  
ICE



# West Side Church 26 Windows

INTERNAL  
11CE

WEST

15 ~~OFFICE/COMPUTER WINDOW~~

Simonton 6500 Half Round 38.00" x 19.00" Driftwood Exterior Driftwood Interior  
Standard Glass

16 ~~OFFICE/COMPUTER WINDOW~~

Simonton 6500 Picture Window 38.00" x 96.00" Driftwood Exterior Driftwood Interior  
Standard Glass

17 ~~OFFICE/COMPUTER WINDOW~~

Simonton 6500 Half Round 38.00" x 19.00" Driftwood Exterior Driftwood Interior  
Standard Glass

18 ~~OFFICE/COMPUTER WINDOW~~

Simonton 6500 Picture Window 38.00" x 96.00" Driftwood Exterior Driftwood Interior  
Standard Glass





19 ~~West~~

**OFFICE/COMPUTER WINDOW**

Simonton 6500 Half Round w/ Legs 72.00" x 47.00" Driftwood Exterior Driftwood Interior  
Standard Glass

20

**OFFICE/COMPUTER WINDOW**

Simonton 6500 Half Round w/ Legs 72.00" x 47.00" Driftwood Exterior Driftwood Interior  
Standard Glass

21

**OFFICE/COMPUTER WINDOW**

Simonton 6500 Picture Window 38.00" x 72.00" Driftwood Exterior Driftwood Interior  
Standard Glass

22

**OFFICE/COMPUTER WINDOW**

Simonton 6500 Picture Window 38.00" x 72.00" Driftwood Exterior Driftwood Interior  
Standard Glass

23

**OFFICE/COMPUTER WINDOW**

Simonton 6500 Picture Window 38.00" x 87.00" Driftwood Exterior Driftwood Interior  
Standard Glass

24

**OFFICE/COMPUTER WINDOW**

Simonton 6500 Picture Window 38.00" x 87.00" Driftwood Exterior Driftwood Interior  
Standard Glass



West

25 **OFFICE/COMPUTER WINDOW**

Simonton 6500 Picture Window 30.00" x 87.00" Driftwood Exterior Driftwood Interior  
Standard Glass

26 **OFFICE/COMPUTER WINDOW**

Simonton 6500 Picture Window 30.00" x 87.00" Driftwood Exterior Driftwood Interior  
Standard Glass

27 **OFFICE/COMPUTER WINDOW**

Simonton 6500 Picture Window 30.00" x 87.00" Driftwood Exterior Driftwood Interior  
Standard Glass

28 **OFFICE/COMPUTER WINDOW**

Simonton 6500 Quarter Round W/ Legs 36.00" x 46.00" Driftwood Exterior  
Driftwood Interior Standard Glass

29 **OFFICE/COMPUTER WINDOW**

Simonton 6500 Eyebrow W/ Legs 48.00" x 48.00" Driftwood Exterior Driftwood Interior  
Standard Glass

30 **OFFICE/COMPUTER WINDOW**

Simonton 6500 Quarter Round W/ Legs 36.00" x 46.00" Driftwood Exterior  
Driftwood Interior Standard Glass

INTERNAL  
ICE

WEST

31 **OFFICE/COMPUTER WINDOW**

Simonton 6500 Picture Window 36.00" x 87.00" Driftwood Exterior Driftwood Interior  
Standard Glass

32 **OFFICE/COMPUTER WINDOW**

Simonton 6500 Picture Window 48.00" x 87.00" Driftwood Exterior Driftwood Interior  
Standard Glass

33 **OFFICE/COMPUTER WINDOW**

Simonton 6500 Picture Window 36.00" x 87.00" Driftwood Exterior Driftwood Interior  
Standard Glass

34 **OFFICE/COMPUTER WINDOW**

Simonton 6500 Picture Window 38.00" x 72.00" Driftwood Exterior Driftwood Interior  
Standard Glass

35 **OFFICE/COMPUTER WINDOW**

Simonton 6500 Picture Window 38.00" x 72.00" Driftwood Exterior Driftwood Interior  
Standard Glass

36 **OFFICE/COMPUTER WINDOW**

Simonton 6500 Picture Window 48.00" x 48.00" Driftwood Exterior Driftwood Interior  
Standard Glass



*Wes.*

37

~~OFFICE/COMPUTER WINDOW~~

Simonton 6500    Picture Window    48.00" x 48.00"    Driftwood Exterior    Driftwood Interior  
Standard Glass

38

~~OFFICE/COMPUTER WINDOW~~

Simonton 6500    Picture Window    48.00" x 48.00"    Driftwood Exterior    Driftwood Interior  
Standard Glass

39

~~OFFICE/COMPUTER WINDOW~~

Simonton 6500    Picture Window    48.00" x 48.00"    Driftwood Exterior    Driftwood Interior  
Standard Glass

40

~~OFFICE/COMPUTER WINDOW~~

Simonton 6500    Picture Window    48.00" x 48.00"    Driftwood Exterior    Driftwood Interior  
Standard Glass

From: Annette Lall legacyvillage-rock@att.net  
Subject: Artco glass proposal 1 for 73 windows  
Date: Oct 7, 2024 at 2:17:47 PM  
To: Annette legacyvillage-rock@att.net

---

②

**Artco Leaded Glass**

3517 Key West Drive

Rowlett, TX. 75088

(214) 533-2426

[www.artcoleadglass.net](http://www.artcoleadglass.net)

PROPOSAL

October 7, 2024

Annette Lall  
His Covenant Children  
303 E. Rusk St.  
Rockwall, TX 75087  
[legacyvillage-rock@att.net](mailto:legacyvillage-rock@att.net)  
(214) 543-2807

We hereby guarantee to provide all the labor and materials needed to rebuild, and/or replicate, the seventy-three (73) damaged and/or missing stained glass windows for His Covenant Children. This includes all fabrication and installation required for each stained glass panel. Pricing does not include any hand-painted scenes. It only includes the traditional stained glass design found in the majority of the existing windows. Any scenes would require separate quotes based on what those scenes involve- including design cost, time requirement, and final cost.

The work shall be contracted and completed in phases. For example, Northside Phase 1, Westside Phase 2, Southside Phase 3, Eastside Phase 4, and Towers Phase 5. Deposit will be required for the beginning of each phase. Once all fabrication and installation is completed for that phase, the remaining balance will be due. A new deposit will then be required for the next phase to begin, etc. Continuing until all phases are complete.

The scope of the work includes the following sizes, quantities, and prices for each set of stained glass windows to be completed.

Sent from my iPhone



From: Annette Lall legacyvillage-rock@att.net  
Subject: Artco glass proposal 2 for 73 windows  
Date: Oct 7, 2024 at 2:18:27 PM  
To: Annette legacyvillage-rock@att.net

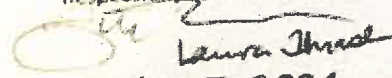
2

1) 59"x23"	\$1,800.00
8) 37x67-	\$27,600.00
9) 37x87-	\$40,200.00
8) 29x87-	\$28,000.00
4) 33x87-	\$16,000.00
2) 47x87-	\$11,400.00
10) 33x67-	\$30,800.00
2) 41x87-	\$10,000.00
1) 35x23-	\$1,200.00
4) 29x29-	\$4,800.00
10) 37x49-	\$26,000.00
4) 38x119-	\$24,800.00
2) 33x53-	\$4,800.00
2) 33x53-	\$4,800.00
2) 47x60-	\$8,000.00
4) 71x48-	<u>\$19,200.00</u>
Total Cost=	\$259,400.00 (73 windows)

Terms and Conditions- One half down per phase contracted, with the balance due upon the date completed installation for that phase. These terms shall continue throughout the entirety of the project.

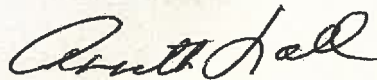
Estimated Start and Completion- The project would begin June 2025 with an estimated total completion of 24 months (June 2027) from the date of first deposit, but could vary slightly based on supplies and their availability.

Respectfully submitted by/Date

  
October 7, 2024

Greg and Laura Thrash, Owners  
Artco Leaded Glass  
3517 Key West Drive  
Rowlett, TX 75088  
(214) 533-2426

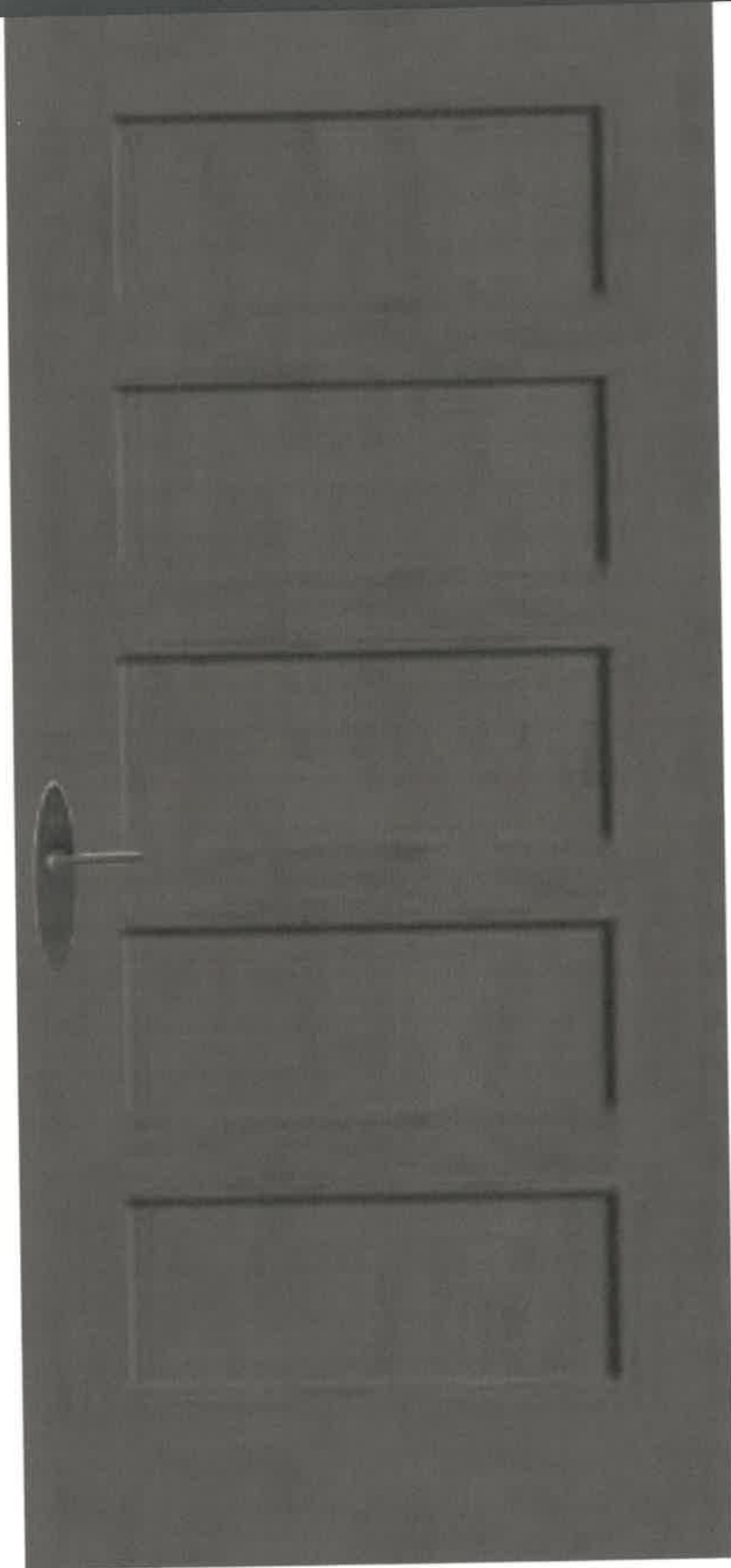
Accepted by/Date



Annette Lall  
His Covenant Children  
303 E. Rusk St.  
Rockwall, TX 75087  
(214) 543-2807

Sent from my iPhone

4



Star

**CCA1150 / Classic Craft**  
Fin Grain

# CUSTOMER PRICE QUOTE



④

Date:	10/24/2024	Branch:	Dallas
Design Consultant:	James Mayfield	Customer Support Center: 1800 HOME-DEPOT	
Phone #:	(903) 217-5673	License(s)	
Installation Address	102 North Fannin Street		
City, State, Zip	Rockwall	TX	75087
Job #	F46952399		
<b>Purchaser(s):</b>	<b>Work Phone</b>	<b>Home Phone</b>	<b>Cell Phone</b>
His Covenant Children Inc.	(214) 543-2807		(214) 543-2807

**Quote Name:** Package 1

Your Project Price			
		Est. Monthly*	Quote Total
<b>Home Depot Everyday Low Price:</b>	Guaranteed until 11/23/2024	\$922	\$46,121.54
4 Double doors			
2 Single doors			
Time Line - 8-10 weeks			
Installation - 5 days			
<b>Your Price Today:</b>		\$922	\$46,121.54
<p><b>This is a price quote and does NOT constitute a Sales Contract</b></p> <p><b>IMPORTANT: Promotional discounts may end and are not guaranteed for the duration of the quote.</b></p> <p><b>See promotion &amp; financing options below or ask your Design Consultant for details.</b></p>			
<p>* Estimated monthly payment is equal to the Project Amount x 0.02 (possible interest rate based on credit approval), rounded to the nearest dollar, Taxes not included.</p> <p>(APR and Term based on qualifying credit approval for Home Depot Project Loan)</p>			

## PROFESSIONAL INSTALLATION TOTAL PROJECT MANAGEMENT

Licensed, insured and trusted  
Experts from measurement to  
Installation to cleanup



Team of dedicated professionals  
Assigned to oversee every step of  
Your project



## SUPERIOR WARRANTIES

The Home Depot stands behind  
Your job; labor, materials and  
Your satisfaction guaranteed by  
The Home Depot



**Quote Name:** Package 1 Page ☐ of ☐ 2

# CUSTOMER PRICE QUOTE



His Covenant Children Inc.	F46952399
Purchaser's Name	Job#
<b>PROJECT SPECIFICATIONS</b>	
1 ThermaTru Entry Doors	
Exterior Fiberglass Double Prehung, Hanging - LHOS Outswing Left - Twin, Glass Layout - No Glass, Material - Smooth-Star, Panel Design - 8' 5 Panel Shaker, Glass Type - No Glass, Grille Color - None, Low-E - No, Exterior Paint - Granite, Interior Paint - Granite, Exterior Frame Paint - Granite, Interior Frame Paint - Granite, Hardware Set Finish - Tuscan Bronze, Hardware Set Exterior - Copper Creek H114610TB Traditional H11 Active, Hardware Set Interior - Copper Creek WL2810TB Waverlie Int Assembly, Energy Star Rated - No	
1 ThermaTru Entry Doors	
Exterior Fiberglass Double Prehung, Hanging - LHOS Outswing Left - Twin, Glass Layout - No Glass, Material - Smooth-Star, Panel Design - 8' 5 Panel Shaker, Glass Type - No Glass, Grille Color - None, Low-E - No, Exterior Paint - Granite, Interior Paint - Granite, Exterior Frame Paint - Granite, Interior Frame Paint - Granite, Hardware Set Finish - Tuscan Bronze, Hardware Set Exterior - Copper Creek H114610TB Traditional H11 Active, Hardware Set Interior - Copper Creek WL2810TB Waverlie Int Assembly, Energy Star Rated - No	
1 ThermaTru Entry Doors	
Exterior Fiberglass Double Prehung, Hanging - LHOS Outswing Left - Twin, Glass Layout - No Glass, Material - Smooth-Star, Panel Design - 8' 5 Panel Shaker, Glass Type - No Glass, Grille Color - None, Low-E - No, Exterior Paint - Granite, Interior Paint - Granite, Exterior Frame Paint - Granite, Interior Frame Paint - Granite, Hardware Set Finish - Tuscan Bronze, Hardware Set Exterior - Copper Creek H114610TB Traditional H11 Active, Hardware Set Interior - Copper Creek WL2810TB Waverlie Int Assembly, Energy Star Rated - No	
1 ThermaTru Entry Doors	
Exterior Fiberglass Double Prehung, Hanging - LHOS Outswing Left - Twin, Glass Layout - No Glass, Material - Smooth-Star, Panel Design - 8' 5 Panel Shaker, Glass Type - No Glass, Grille Color - None, Low-E - No, Exterior Paint - Granite, Interior Paint - Granite, Exterior Frame Paint - Granite, Interior Frame Paint - Granite, Hardware Set Finish - Tuscan Bronze, Hardware Set Exterior - Copper Creek H114610TB Traditional H11 Active, Hardware Set Interior - Copper Creek WL2810TB Waverlie Int Assembly, Energy Star Rated - No	
1 ThermaTru Entry Doors	
Exterior Fiberglass Double Prehung, Hanging - LHOS Outswing Left - Twin, Glass Layout - No Glass, Material - Smooth-Star, Panel Design - 6 Panel, Glass Type - No Glass, Grille Color - None, Low-E - No, Exterior Paint - Granite, Interior Paint - Granite, Exterior Frame Paint - Granite, Interior Frame Paint - Granite, Hardware Set Finish - Tuscan Bronze, Hardware Set Exterior - Copper Creek H114610TB Traditional H11 Active, Hardware Set Interior - Copper Creek WL2810TB Waverlie Int Assembly, Energy Star Rated - Yes	
1 ThermaTru Entry Doors	
Exterior Fiberglass Double Prehung, Hanging - LHOS Outswing Left - Twin, Glass Layout - No Glass, Material - Smooth-Star, Panel Design - 5 Panel Shaker, Glass Type - No Glass, Grille Color - None, Low-E - No, Exterior Paint - Granite, Interior Paint - Granite, Exterior Frame Paint - Granite, Interior Frame Paint - Granite, Hardware Set Finish - Tuscan Bronze, Hardware Set Exterior - Copper Creek H114610TB Traditional H11 Active, Hardware Set Interior - Copper Creek WL2810TB Waverlie Int Assembly, Energy Star Rated - No	

Quote Name:

Package 1

Page  of

5

## Re: Plaster molding

From: Mark Marynick (marynick@casciplaster.com)  
To: legacyvillage-rock@att.net  
Cc: mathews@casciplaster.com  
Date: Thursday, October 3, 2024 at 08:33 AM CDT

Hi Annette, this got lost in my email. So sorry.

Talking to plaster shop, this would likely have a 2-3 month lead time right now.

Best,  
Mark

On Oct 2, 2024, at 2:09 PM, Annette Lall <legacyvillage-rock@att.net> wrote:

Hello Mark,  
Sent you an email on September 25, 2024, but have not heard back, Could you give me a timeline on how long it would take to make the pattern and mold?  
Really need a response as soon as possible.  
Thanks,  
Annette Lall  
214-543-2807

On Wednesday, September 25, 2024 at 11:39:29 PM CDT, Annette Lall <legacyvillage-rock@att.net> wrote:

Hello Mark,  
Could you give me a timeline on how long it would take to make the pattern and mold?  
Thanks,  
Annette Lall

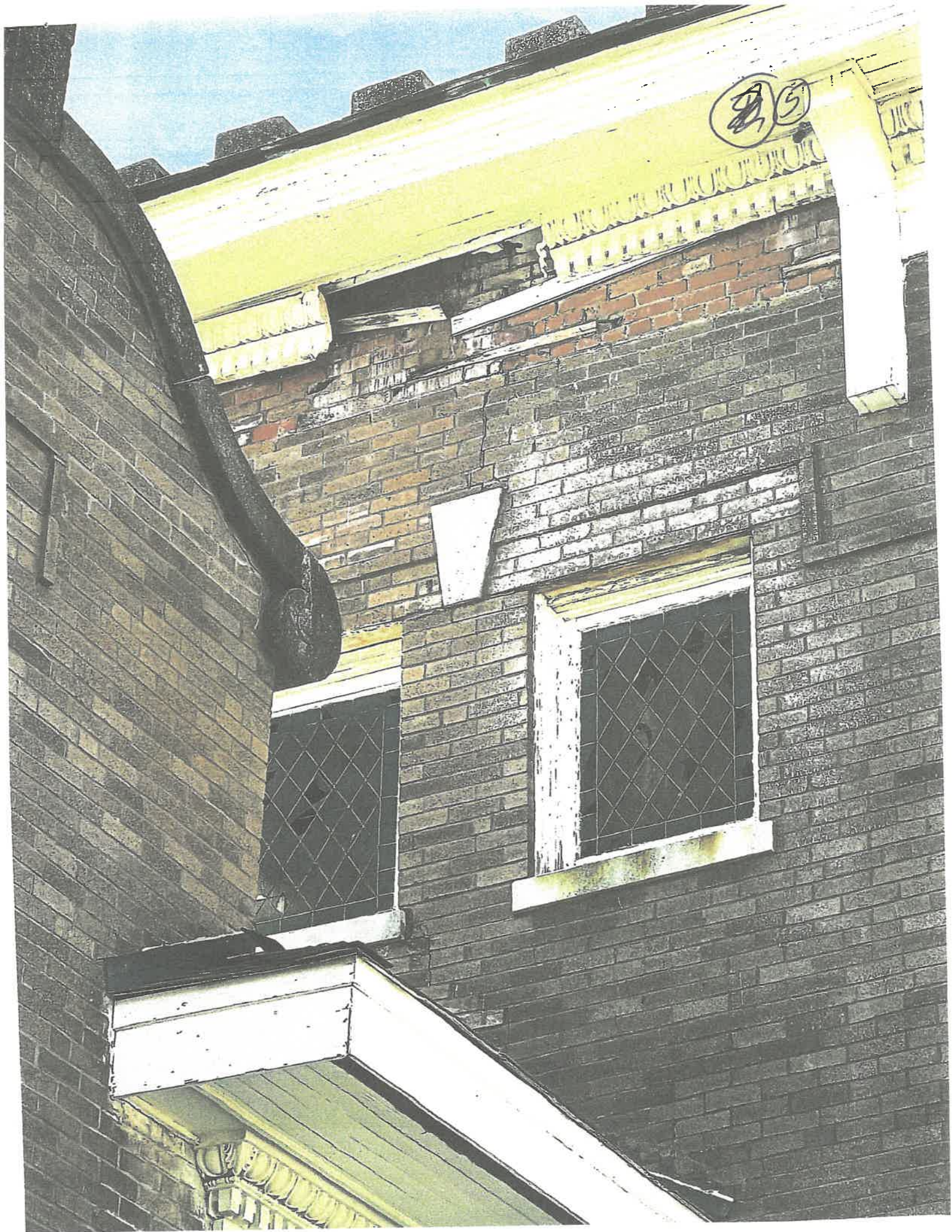
On Wednesday, July 3, 2024 at 02:08:35 PM CDT, Mark Marynick <marynick@casciplaster.com> wrote:

Hi Annette,

Walter got a hold of me. We do not have a minimum. However, for something like this, we would have to mak a pattern and mold. That can take any where from \$1500-4000. Once we have those, we can make how much ever you need. Since these are exterior, we would suggest doing these in GFRC which we can help with. Once painted, it looks exactly the same.

Best,  
Mark





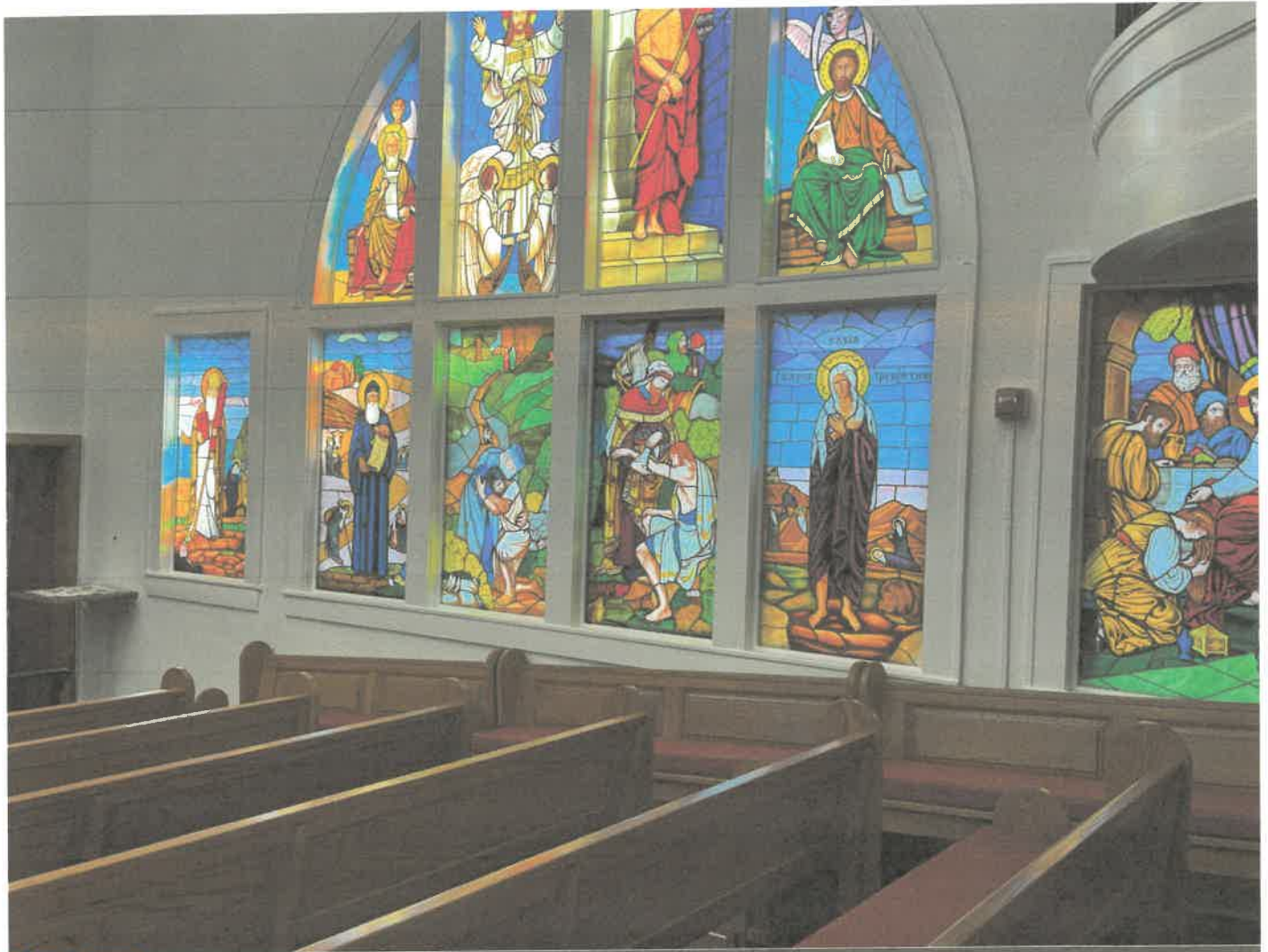


③





3















AUG 13 2003





AUG 13 2003





CHIROPRACTIC  
CLINIC

DR. LEN. L.B.

AUG 13 2003





AUG 13 2003





AUG 13 2003





AUG 13 2003



(Oct. 1990)

United States Department of the Interior  
National Park Service

NATIONAL REGISTER OF HISTORIC PLACES  
REGISTRATION FORM



1. NAME OF PROPERTY

HISTORIC NAME: First Methodist Church of Rockwall

OTHER NAME/SITE NUMBER: First United Methodist Church of Rockwall

2. LOCATION

STREET & NUMBER:

303 E. Rusk

NOT FOR PUBLICATION: N/A

CITY OR TOWN:

Rockwall

VICINITY: N/A

STATE: Texas CODE: TX

COUNTY:

Rockwall

CODE: 397

ZIP CODE: 75087

3. STATE/FEDERAL AGENCY CERTIFICATION

As the designated authority under the National Historic Preservation Act, as amended, I hereby certify that this (x nomination) (   request for determination of eligibility) meets the documentation standards for registering properties in the National Register of Historic Places and meets the procedural and professional requirements set forth in 36 CFR Part 60. In my opinion, the property (x meets) (   does not meet) the National Register criteria. I recommend that this property be considered significant (   nationally) (   statewide) (x locally). (   See continuation sheet for additional comments.)

Signature of certifying official

5-8-07  
Date

State Historic Preservation Officer, Texas Historical Commission

State or Federal agency and bureau

In my opinion, the property    meets    does not meet the National Register criteria. (   See continuation sheet for additional comments.)

Signature of commenting or other official

Date

State or Federal agency and bureau

4. NATIONAL PARK SERVICE CERTIFICATION

I hereby certify that this property is:

☒ entered in the National Register

   See continuation sheet.

   determined eligible for the National Register

   See continuation sheet

   determined not eligible for the National Register

   removed from the National Register

   other (explain):

for  
Signature of the Keeper

Date of Action

7-11-07



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**5. CLASSIFICATION**

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**OWNERSHIP OF PROPERTY:** Private

**CATEGORY OF PROPERTY:** Building

<b>NUMBER OF RESOURCES WITHIN PROPERTY:</b>	<b>CONTRIBUTING</b>	<b>NONCONTRIBUTING</b>
	1	0 BUILDINGS
	0	0 SITES
	0	0 STRUCTURES
	0	0 OBJECTS
	1	0 TOTAL

**NUMBER OF CONTRIBUTING RESOURCES PREVIOUSLY LISTED IN THE NATIONAL REGISTER:** 0

**NAME OF RELATED MULTIPLE PROPERTY LISTING:** N/A

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**6. FUNCTION OR USE**

---

**HISTORIC FUNCTIONS:** RELIGION/Religious Facility=Church

**CURRENT FUNCTIONS: WORK IN PROGRESS:** religious services, office space

---

**7. DESCRIPTION**

---

**ARCHITECTURAL CLASSIFICATION:** Late 19th and 20th Century Revivals: Mission Revival

**MATERIALS:** FOUNDATION STONE  
WALLS BRICK, STONE  
ROOF ASPHALT, METAL/steel  
OTHER

**NARRATIVE DESCRIPTION** (see continuation sheets 7-5 through 7-6).

United States Department of the Interior  
National Park Service

# National Register of Historic Places Continuation Sheet

Section 7 Page 5

First Methodist Church of Rockwall  
Rockwall, Rockwall County, Texas

## Narrative Description

Architect George Lindsey designed the First Methodist Church of Rockwall building in the Mission Revival style, and today the building, part of Rockwall's historic downtown, remains an excellent example of that style. It also reflects trends in American church design, with its original sanctuary configuration most likely an adaptation of the Akron Plan. The building is nominated at the local level of significance under Criterion C in the area of architecture. It also meets Criteria Consideration A (religious properties); it is primarily significant for its architecture.

## Introduction

From its completion in 1913, Rockwall's First Methodist Church building has helped to define the community's downtown. Located one block east of the county's courthouse square, the brick and stone Mission Revival sanctuary is unique to the city in its architectural style. The brick construction is compatible with downtown's historic commercial buildings, which line Rusk Street across from the Art Deco courthouse and continue east toward the church site, located at 303 E. Rusk. The Methodist congregation moved to new facilities outside of downtown Rockwall in the 1980s, and their former building sat vacant for many years. Recent restoration efforts and fundraising have helped stabilize the building, and plans for its preservation continue to develop.

## Exterior

Although the building's main entrance is on the southwest corner, the south elevation, facing Rusk, is the primary façade. With two towers flanking a recessed central bay, the façade is symmetrical. Each tower's ground floor is accessed by five steps that lead to a double-door entry capped with a round, Roman arched window. Surrounding each window are three orders of brick voussoirs and an outer order of dressed stone voussoirs. The arches spring from stone voussoirs that feature small projecting circular elements. The keystone at each arch's crown features a decorative lion's head; these are not original to the structure. A fourth order of stone surrounds the three orders of brick. The original opalescent glass windows range in color from cream to brown in a variety of patterns. Many windows today are boarded up as the property owner works to stabilize and rehabilitate the building. Above each doorway, a rectilinear block of stone matches the width of the doorway. These panels originally included carved stone or terra cotta ornament, but today the panels are flat. Above the panels are pairs of one-over-one stained glass windows with stone sills. A string course encircling each tower is accented by a single keystone over the square top windows. Above the string course are brackets supporting a projecting cornice. The frieze below the cornice features a band of dentils below a band of egg and dart moulding. A crenellated parapet rises above the cornice line, and the towers are topped with low-pitch pyramidal roofs.

In contrast to the boxy nature of the towers' crenellated parapets and linear cornices, the central bays on both the south and west façades are primarily curvilinear, with a mission-style parapet comprised of a central round arch flanked by right angles and then a longer shallow curve ending in scrolls. Symmetrically placed below the parapet is a triptych of windows, two shorter square windows flanking a taller, rectangular window, all sharing the same stone sill. Outlining the window tops and echoing the string course on the towers, a flourish of brick corbelling is accented by a keystone centered above the center window and below the parapet's round arch. Below the line of the windows, the building's hipped roof cuts into the mission-style bay. The cornice here matches that of the towers, minus the brackets. At the same height as the cornice moulding, a keystone centered over a large round arched window accents the brick and stone courses springing from stone voussoirs with simple circle decoration matching those on the south façade. Two smaller round arched windows flank the central window. They share the same detailing. Again, keystones feature decorative elements that are not original.



United States Department of the Interior  
National Park Service

## National Register of Historic Places Continuation Sheet

Section 7 Page 6

First Methodist Church of Rockwall  
Rockwall, Rockwall County, Texas

To the left of the west façade's central bay, a second entry matches the corner tower's ground floor elements, with five steps leading to a double door. The door was once capped with a semi-circular window beneath the round arch detailing, but today the window is boarded up. Just above the keystone, the cornice molding leads the eye from the wall to a small clipped gable roof, which is tucked in under the eaves of the higher cornice line of the two-story space at the two northernmost bays of the west elevation. Each floor of the two-bay, two-story part of the façade features two rectangular stained glass windows with zigzag corbelling that ties the windows together. Keystones are centered above the windows, which are single light and double-hung. This end of the building has a hipped roof, and the window design continues to the back, or north, façade, which features five bays and similar zigzag corbelling. The easternmost bay on the ground floor has a covered entry porch with clipped gable roof and square columns. The double doors feature single lights over panels, and a transom spans the full entry width.

The former church education wing attaches to the sanctuary building at the northeast corner. The late 1940s construction reflects a sensitivity to the original design with post-war construction elements. The rear, north elevation is plain by comparison, but the centered, covered entry porch with single door and white columns mimics that described above. The simple rectangular casement windows feature brick sills and flat-arch brick lintels. The east and south façades of the two-story volume, though, have zigzag elements and keystones above the casement windows, which also have brick sills. Centered on the south wall is a double-door entry with semi-circular arch above it that features patterned brickwork and stone surround and keystone. The hipped roof of this wing has a standing seam metal roof, again complementary to but distinct from the singled hipped roof of the other building.

### Interior

The interior of the sanctuary space is vacant and in various states of repair. Brickwork, rafters, wall framing, and concrete floors remain exposed while restoration proceeds. The original layout of the sanctuary is unknown, but many elements indicate it may have been based on the Akron Plan. Onsite investigations, although not complete, point to rolling doors that came down to separate classrooms from the larger sanctuary space.

Floor plans of the former education building show that its interior is largely comprised of offices and former classroom space. The former Fellowship Hall occupies the ground floor southernmost volume of the wing, and the 30' x 45' room features an entry on the south wall flanked by two windows, and three windows on each the west and east sides. The north side of the space has a bar attaching it to a kitchen space, and a single door on the far west of the north wall. Two sets of stairs leading to the second floor are located in the southern part of the rear volume of the wing. The stairs lead to the second floor offices and larger classroom areas in the wing and in the rear of the sanctuary building.



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## 8. STATEMENT OF SIGNIFICANCE

---

### APPLICABLE NATIONAL REGISTER CRITERIA

- ☐ **A** PROPERTY IS ASSOCIATED WITH EVENTS THAT HAVE MADE A SIGNIFICANT CONTRIBUTION TO THE BROAD PATTERNS OF OUR HISTORY.
- ☐ **B** PROPERTY IS ASSOCIATED WITH THE LIVES OF PERSONS SIGNIFICANT IN OUR PAST.
- ☒ **C** PROPERTY EMBODIES THE DISTINCTIVE CHARACTERISTICS OF A TYPE, PERIOD, OR METHOD OF CONSTRUCTION OR REPRESENTS THE WORK OF A MASTER, OR POSSESSES HIGH ARTISTIC VALUE, OR REPRESENTS A SIGNIFICANT AND DISTINGUISHABLE ENTITY WHOSE COMPONENTS LACK INDIVIDUAL DISTINCTION.
- ☐ **D** PROPERTY HAS YIELDED, OR IS LIKELY TO YIELD, INFORMATION IMPORTANT IN PREHISTORY OR HISTORY.

### CRITERIA CONSIDERATIONS: A

**AREAS OF SIGNIFICANCE:** Architecture

**PERIOD OF SIGNIFICANCE:** 1913–1950

**SIGNIFICANT DATES:** 1913, 1950

**SIGNIFICANT PERSON:** N/A

**CULTURAL AFFILIATION:** N/A

**ARCHITECT/BUILDER:** George Lindsey, Greenville, TX / Harris & Shuman, Nevada, TX

**NARRATIVE STATEMENT OF SIGNIFICANCE** (see continuation sheets 8-7 through 8-9).

---

## 9. MAJOR BIBLIOGRAPHIC REFERENCES

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**BIBLIOGRAPHY** (see continuation sheet 9-10).

**PREVIOUS DOCUMENTATION ON FILE (NPS):** N/A

- ☐ preliminary determination of individual listing (36 CFR 67) has been requested.
- ☐ previously listed in the National Register
- ☐ previously determined eligible by the National Register
- ☐ designated a National Historic Landmark
- ☐ recorded by Historic American Buildings Survey #
- ☐ recorded by Historic American Engineering Record #

**PRIMARY LOCATION OF ADDITIONAL DATA:**

- ☒ State historic preservation office (*Texas Historical Commission*)
- ☐ Other state agency
- ☐ Federal agency
- ☐ Local government
- ☐ University
- ☐ Other -- Specify Repository:



United States Department of the Interior  
National Park Service

# National Register of Historic Places Continuation Sheet

Section 8 Page 7

First Methodist Church of Rockwall  
Rockwall, Rockwall County, Texas

## Statement of Significance

Rockwall's former First Methodist Church building is nominated at the local level of significance under Criterion C in the area of architecture as an excellent example of the Mission Revival style. The building meets Criteria Consideration A (religious properties) because the building is primarily significant for its architecture. The building, just one block from the county courthouse, is unique in style compared to other local historic buildings. It represents a period in design when architects and property owners wanted to connect to their past, and the Mission Revival elements reflect a tie to Texas' Spanish Colonial era. The style, appropriate for a religious building and the correlation to early missionaries to the state, also demonstrates a 20th-century adaptation of another trend in American church design, the Akron Plan. While the exact layout of the original interior is currently unknown, research points to it being an adaptation of the Akron Plan, in which the partitions between classroom spaces and the sanctuary could be open to allow for joint education and worship times. The building shows an evolution in church design and a respect for earlier American styles.

## Congregational History

Settlers established the community of Rockwall in 1853.<sup>1</sup> Three years later, area residents officially organized a congregation of the Methodist Episcopal Church, South, with some of Rockwall's most prominent pioneer families as charter members. John O. Heath, the namesake of the nearby community of Heath, Hugh and Jane Shaw, whose descendents are still active in the Rockwall community, and Celia Truitt, whose family has long been involved in local philanthropic efforts, were all among the initial members.<sup>2</sup> The group first met in a home and then a school, in 1874, a year after the town became county seat, members began construction of a small wooden church house that would sit just on the edge of downtown Rockwall. The wooden building served the congregation until the early 1900s, when the Rev. F.F. Wheeler began to discuss the idea of a new building. According to church records, Rev. Wheeler secured commitments in the amount of \$8,000 but failed to push the project through.

In 1911, C.W. Dennis became pastor and recognized the need for a new building, and in the fall of that year, through a series of open forums, church members decided they would begin a building campaign. The building committee consisted of C.J. Walker, J.R. Dumas, H.M. Wade, A.E. Lowe and Charlie Lindsey—each a well-respected business man or farmer. By the end of November 1912, with more than \$8,000 committed to the new building, the congregation hired George Lindsey of Greenville as the architect. Harris & Shuman of Nevada, Texas, received the construction contract. According to the February 28, 1913, issue of the *Rockwall County Tribune*, "The building when finished and furnished will cost more than \$15,000 and will, with grounds and all, be estimated as an \$18,000 plant."

In 1913, builders completed the sanctuary, a one-and-a-half story Mission Revival structure with a pier and beam foundation. Mission architecture was prominent in the United States from approximately 1890 until 1920. Rockwall's First Methodist Church remains the only original Mission Revival building in the historic downtown area and one of the only remaining examples in all of Rockwall County. Due to the superior workmanship and ongoing rehabilitation and preservation efforts, the design of the main building remains evident.

<sup>1</sup> *Handbook of Texas Online*, s.v. "Rockwall," <http://www.tsha.utexas.edu/handbook/online/articles/RR/hfr9.html> (accessed December 4, 2006).

<sup>2</sup> *Rockwall County History*, a publication of the Rockwall County Historical Foundation, Taylor Publishing, 1984, pg. 56



United States Department of the Interior  
National Park Service

## National Register of Historic Places Continuation Sheet

Section 8 Page 8

First Methodist Church of Rockwall  
Rockwall, Rockwall County, Texas

With a growing congregation, Rev. H.M. Cowling began plans in 1946 for the addition of an education building. By July 13, 1947, members had \$5,000 committed toward the new structure. The congregation dedicated the addition, which adjoins the east side of the original church, on March 26, 1950.

In the late 1970s, the congregation moved to a new church complex south of the downtown area. Subsequent owners of the former church building have worked to maintain its structural integrity and major architectural elements.

### Architect George Lindsey<sup>3</sup>

George Lindsey was born in 1870 in the small farming community of Dodd City, Fannin County, Texas. He moved to Greenville, Hunt County, Texas, around 1895 and joined the Fifth Regimental Band, one of the leading musical organizations in the South at the beginning of the 20th century.<sup>4</sup> Lindsey married Susie Mattison in Rockwall on January 4, 1903, and the couple made their home in Greenville, where Lindsey had an office. Both were active in the community. Lindsey was a member of the Lions Club and several fraternal organizations, and was elected alderman for Ward 1 in 1904. The Lindseys were members of Central Christian Church.<sup>5</sup>

The earliest known examples of Lindsey's work are the Administration Building and Dormitories of Wesley College, built in Greenville in 1912. The Administration Building included two floors and a basement. It was built of locally fired bricks covered with a cement wash. When the building burned in 2001, the walls withstood the heat of the fire and remained standing. The basement of the building contained class rooms, a toilet and bath, gymnasium and the heating equipment. The indoor plumbing and heating equipment were reportedly some of the first in Greenville.<sup>6</sup> The first floor held the college president's office, four classrooms, the library, and an auditorium with seating for 500. The second floor had four classrooms, art and music studios, and a faculty lounge. Each of the two dormitories had sixty-five rooms. All were outside rooms with private baths and closets, again an innovation in dormitory rooms for that time period and examples of fire safety. Both dormitories were designed to be expanded if needed.

In 1913, George Lindsey designed offices for the city of Greenville at a cost of \$10,000. The pressed brick façades, trimmed in stone with marble base, were similar to many of the buildings George Lindsey designed. He also designed 13 buildings on the east side of Greenville near a former wagon yard. The buildings were used for retail and still exist. His most impressive building of the time was the hospital for Dr. Joe Becton in Greenville. It featured a wraparound porch on the front with wide stone steps leading onto the porch and a porte-cochère.<sup>7</sup> At that same time, Lindsey designed the Rockwall Methodist Episcopal Church. Lindsey varied from his usual style and designed a Mission Revival church as developed in the 1890s in California. It contains twin towers commonly found on Methodist churches of that period. The 3,500-square-foot structure had a slate roof. Again Lindsey used vitrified brick with stone accents on the many windows.<sup>8</sup>

<sup>3</sup> This biographical section largely taken from paper by Carol Taylor, chair of Hunt County Historical Commission and director of the Northeast Texas Genealogy Center.

<sup>4</sup> "George Lindsey Dies in Houston: Rites Here Today," *Greenville Evening Banner*, 17 April 1939, A:1.

<sup>5</sup> *Greenville Evening Banner*, 17 April 1939, A:1; "State Politics," *Dallas Morning News*, 18 February 1904, :3.

<sup>6</sup> "Plans for Wesley College," *Dallas Morning News*, 20 January 1912, 10.

<sup>7</sup> "New Brick Building," *Dallas Morning News*, 1 March 1913:17; "To Erect Thirteen Buildings," *Dallas Morning News*, 19 July 1913:7; "Caddo Mills Wind Damage," *Dallas Morning News*, 4 April 1913:6; "Plans for Greenville Hospital," *Dallas Morning News*, 26 April 1913:21.

<sup>8</sup> Material received from Vickie Lovett.



United States Department of the Interior  
National Park Service

## National Register of Historic Places Continuation Sheet

Section 8 Page 9

First Methodist Church of Rockwall  
Rockwall, Rockwall County, Texas

In 1915, George Lindsey was elected fourth vice-president of the Texas State Association of Architects. Three years later, he entered into partnership with Roy Kilmer to form an architectural and construction engineering firm. The firm of Lindsey and Kilmer played an important role in the building boom that flourished in Northeast Texas during the 1920s. They designed Greenville's Kavanaugh Methodist Church, built between 1921 and 1924. The Classical Revival building with six large columns and broad stone steps is typical of Lindsey's work. The brown vitrified brick and stone trim are evident in other works by the design team. The Kavanaugh Church building features 50 stained glass windows.<sup>9</sup> Lindsey and Kilmer also designed the President's Home at East Texas State Teachers College (1927). It was "an understated adaptation of Georgian Revival style elements in dark red brick and white trim with simple classical details."<sup>10</sup> In the late 1920s, Lindsey and Kilmer were associated with the design of the Washington Hotel, the Greenville Exchange Bank, and probably other buildings in the area. In 1928, the two designed the Knights of Pythias Lodge in Longview, two new two-story brick buildings in downtown Sulphur Springs, and a modern new duplex apartment house in Commerce.<sup>11</sup>

After his wife's death in 1930, Lindsey's work slowed. By 1935 or 1936, he had contracted an illness that left him almost bed-ridden, and he moved to Houston to live with his daughter. He died on April 15, 1937 and is buried in Greenville's Forest Park Cemetery.<sup>12</sup> That year, the State of Texas began issuing license for architects. Lindsey presumably never received one, and there is no known documentation of his architectural and engineering training.<sup>13</sup> Many of his design projects remain in Greenville and surrounding areas, though, and his work is often considered classic in design and substantial in structure.

### Mission Revival Style

The Mission Revival style began in California in the 1890s as a commemoration of the Spanish Colonial architecture of the West Coast. Some equate the movement to the Colonial Revival period of design on the East Coast. Largely due to limited construction materials and experience, and as a response to climate, original mission forms included mostly unadorned, plastered walls, flat- to low-pitch tile roofs, arcades and porches, deep overhangs, and round-arch windows. The Mission Revival style spread throughout the American Southwest, with rare examples found throughout the country. The Santa Fe and Southern Pacific rail companies adopted the style for their stations and hotels. In Texas, with its well-known missions in San Antonio and El Paso, the style seemed a natural fit, and numerous homes and public buildings were designed in the style, which continues to be imitated today.

### Conclusion

Today, Rockwall's historic buildings include many examples of Victorian and Prairie-style influenced designs. The Mission Revival style exhibited by the former First Methodist Church building is a distinctive building in a prominent downtown location. Through continued fundraising and rehabilitation efforts to preserve the building, it will continue to

<sup>9</sup> "Kavanaugh Methodist Church, Recorded Texas Historic Landmark application," by Carol Taylor, submitted to Texas Historical Commission 1996.

<sup>10</sup> The President's House, Commerce, Hunt County, Texas (NRHP 2001), by Dr. James Conrad.

<sup>11</sup> "Architects Are Preparing Plan For Lodge Hall," *Greenville Evening Banner*, 7 March 1928:1.

<sup>12</sup> *Greenville Evening Banner*, 17 April 1939, A:1.

<sup>13</sup> *A Field Guide to American Houses*, Virginia & Lee McAlester, Alfred A. Knopf, 2003, pp. 408-415

<sup>13</sup> "Architects to Meet Next at Galveston," *Dallas Morning News*, 16 October 1915, 19; *Greenville Evening Banner*, 17 April 1939, A:1; *Handbook of Texas Online*, s.v. "Texas Society of Architects,"

<http://www.tsha.utexas.edu/handbook/online/articles/TT/catgm.html> (accessed July 6, 2006).

**United States Department of the Interior**  
**National Park Service**

**National Register of Historic Places**  
**Continuation Sheet**

Section 8 Page 10

First Methodist Church of Rockwall  
Rockwall, Rockwall County, Texas

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demonstrate a time in the community's history when residents lived, worked, and worshiped downtown, before Rockwall became a Dallas suburb inhabited by commuters on the go. The building's design also speaks to a time when historical revivals dominated much of the architectural work done in this part of the country, and George Lindsey and Rockwall's Methodist congregation chose a revival style befitting to Texas.

As a rare Rockwall example of Mission Revival design, the building is nominated under Criterion C in the area of Architecture. The period of significance begins with the original building's construction in 1913 and continues to 1950, the date of the addition.



United States Department of the Interior  
National Park Service

National Register of Historic Places  
Continuation Sheet

Section 9 Page 11

First Methodist Church of Rockwall  
Rockwall, Rockwall County, Texas

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**Bibliography**

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*Dallas Morning News*, 18 February 1904; 20 January 1912; 1 March 1913; 4 April 1913; 26 April 1913; 16 October 1915.

*A Field Guide to American Houses*, Virginia & Lee McAlester, Alfred A. Knopf, 2003, pp. 408-415.

*Greenville Evening Banner*, 7 March 1928; 17 April 1939.

*Handbook of Texas Online*, s.v. "Rockwall," <http://www.tsha.utexas.edu/handbook/online/articles/RR/hfr9.html> (accessed December 4, 2006).

*Handbook of Texas Online*, s.v. "Texas Society of Architects," <http://www.tsha.utexas.edu/handbook/online/articles/TT/catgm.html> (accessed December 4, 2006).

Lovett, Vickie. Materials pertaining to Rockwall Methodist Church.

*Rockwall County History*, a publication of the Rockwall County Historical Foundation, Taylor Publishing, 1984, pp. 56-57.

Taylor, Carol. *George Lindsey, Architect*. Submitted with National Register nomination for Rockwall First Methodist Church building. Retained in Texas Historical Commission files under First Methodist Church of Rockwall.

Taylor, Carol. *Kavanaugh Methodist Church*, Recorded Texas Historic Landmark application submitted to Texas Historical Commission, 1996.

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**10. GEOGRAPHICAL DATA**

---

**ACREAGE OF PROPERTY:** 7,753.68 square feet or 0.178 acres

UTM REFERENCES	<u>Zone</u>	<u>Easting</u>	<u>Northing</u>
	14	737680E	3646287N

**VERBAL BOUNDARY DESCRIPTION** (see continuation sheet 10-12)

**BOUNDARY JUSTIFICATION:** Nomination includes all property historically associated with the building

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**11. FORM PREPARED BY** (with Linda Henderson, Texas Historical Commission staff)

---

**NAME/TITLE:** Dr. Len Lall and Vickie Lovett-Lall/President

**ORGANIZATION:** His Covenant Children, Inc.

**DATE:** 20 July 2006

**STREET & NUMBER:** 303 E. Rusk Street

**TELEPHONE:** 972/772-0934

**CITY OR TOWN:** Rockwall

**STATE:** TX

**ZIP CODE:** 75087

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**ADDITIONAL DOCUMENTATION**

---

**CONTINUATION SHEETS**

**MAPS** (see continuation sheet Map-13 through Map-15)

**PHOTOGRAPHS** (see continuation sheets Photo-16 through Photo-23)

**ADDITIONAL ITEMS**

---

**PROPERTY OWNER**

---

**NAME:** His Covenant Children, Inc.

**STREET & NUMBER:** 303 E. Rusk

**TELEPHONE:** 972/772-0934

**CITY OR TOWN:** Rockwall

**STATE:** TX

**ZIP CODE:** 75087



United States Department of the Interior  
National Park Service

**National Register of Historic Places  
Continuation Sheet**

Section 10 Page 12

First Methodist Church of Rockwall  
Rockwall, Rockwall County, Texas

**Legal Description**

BEING, a tract of land situated in the B. F. BOYDSTON SURVEY, ABSTRACT NO. 14, City of Rockwall, Rockwall County, Texas, and being part of tracts one and two as recorded in Volume 164, Page 828, Deed Records of Rockwall County, Texas, and being more particularly described as follows:

BEGINNING, at the point of intersection of the East line of Fannin Street with the North line of Rusk Street, a x in concrete for corner.

THENCE, N. 0 deg. 22' 08" W., along the East line of Fannin Street a distance of 98.05 feet to a X in concrete for corner.

THENCE, N. 89 deg. 50' 25" E., leaving the said East line of Fannin Street a distance of 79.51 feet to a x in concrete for corner.

THENCE, S. 0 deg. 09' 41" W., a distance of 98.27 feet to a point on the North line of Rusk Street a 1/2" iron stake for corner;

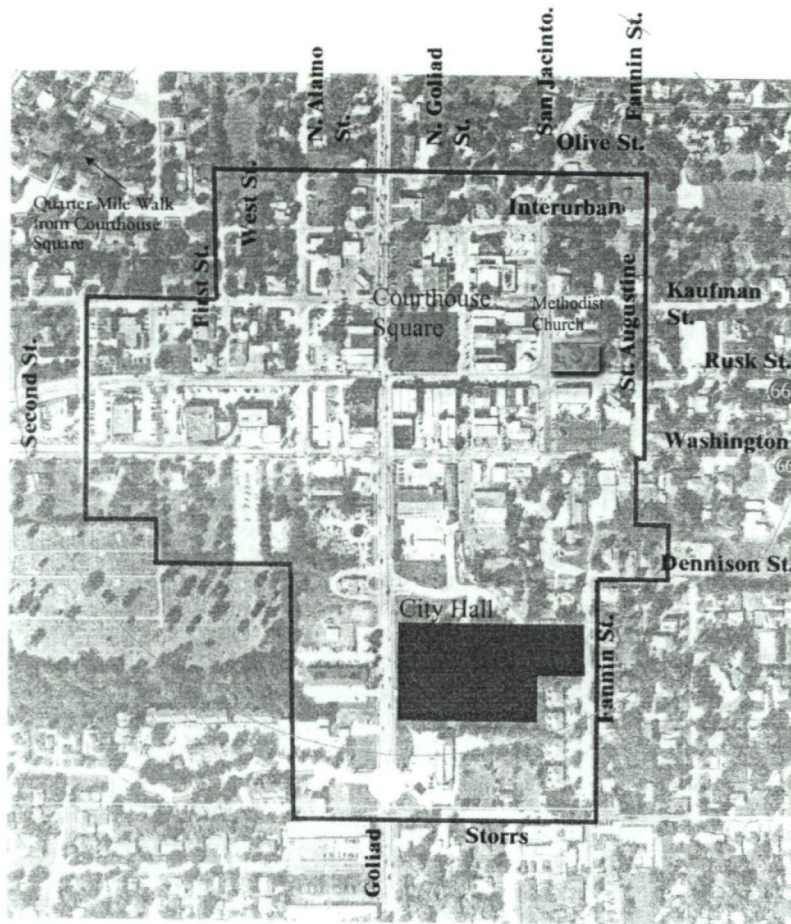
THENCE, West along the North line of Rusk Street, a distance of 78.60 feet to the PLACE OF BEGINNING, and containing 7,753.68 square feet or 0.178 acres of land.

United States Department of the Interior  
National Park Service

National Register of Historic Places  
Continuation Sheet

Section MAPS/PLANS Page 13

First Methodist Church of Rockwall  
Rockwall, Rockwall County, Texas



Downtown Rockwall map

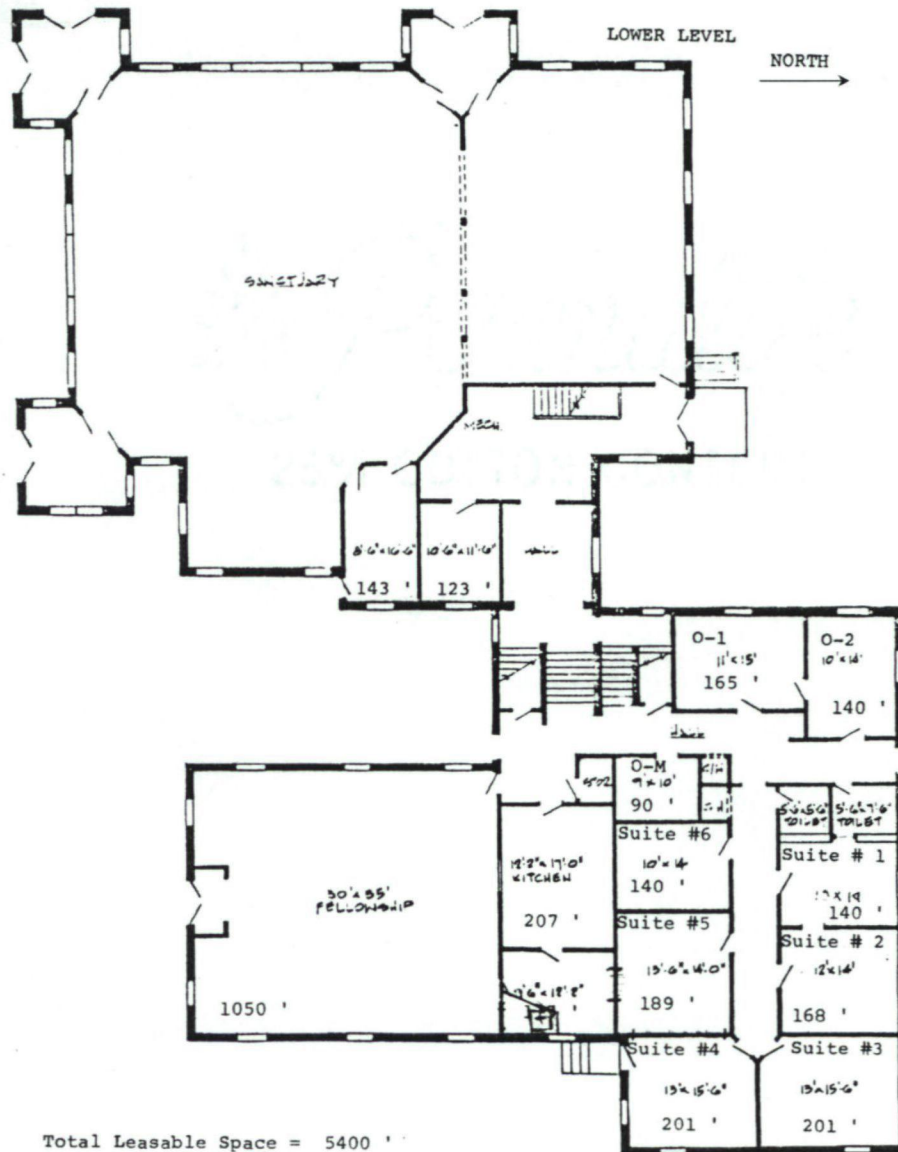


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National Park Service

# National Register of Historic Places Continuation Sheet

Section MAPS/PLANS Page 14

First Methodist Church of Rockwall  
Rockwall, Rockwall County, Texas



Total Leasable Space = 5400 '  
Lower Level = 2806 '  
Upper Level = 2594 '  
Halls, Baths, Storage Approx. 1600

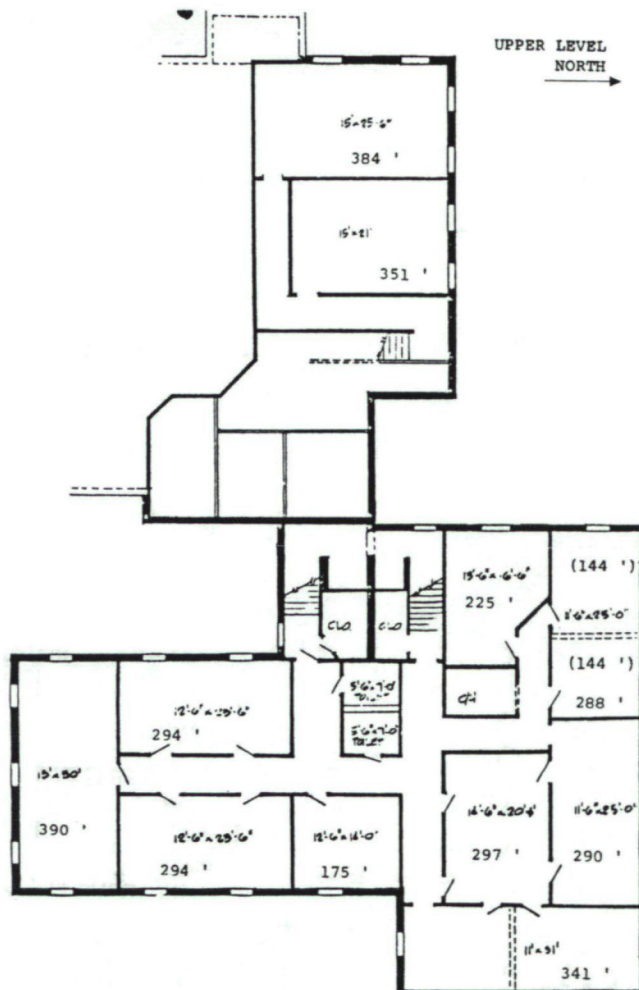
LOWER LEVEL PLAN

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National Park Service

National Register of Historic Places  
Continuation Sheet

Section MAPS/PLANS Page 15

First Methodist Church of Rockwall  
Rockwall, Rockwall County, Texas





United States Department of the Interior  
National Park Service

## National Register of Historic Places Continuation Sheet

Section PHOTOS Page 16

First Methodist Church of Rockwall  
Rockwall, Rockwall County, Texas



Rockwall Methodist Church, Southwest Oblique, circa 1913

United States Department of the Interior  
National Park Service

## National Register of Historic Places Continuation Sheet

Section PHOTOS Page 17

First Methodist Church of Rockwall  
Rockwall, Rockwall County, Texas



Southwest Oblique



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National Park Service

## National Register of Historic Places Continuation Sheet

Section PHOTOS Page 18

First Methodist Church of Rockwall  
Rockwall, Rockwall County, Texas



Northwest Oblique

United States Department of the Interior  
National Park Service

## National Register of Historic Places Continuation Sheet

Section PHOTOS Page 19

First Methodist Church of Rockwall  
Rockwall, Rockwall County, Texas



North elevation, showing addition on left, original structure on right



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National Park Service

## National Register of Historic Places Continuation Sheet

Section PHOTOS Page 20

First Methodist Church of Rockwall  
Rockwall, Rockwall County, Texas



East façade, including SE tower of original structure on left and addition on right

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National Park Service

## National Register of Historic Places Continuation Sheet

Section PHOTOS Page 21

First Methodist Church of Rockwall  
Rockwall, Rockwall County, Texas



South elevation of addition, with original building on left

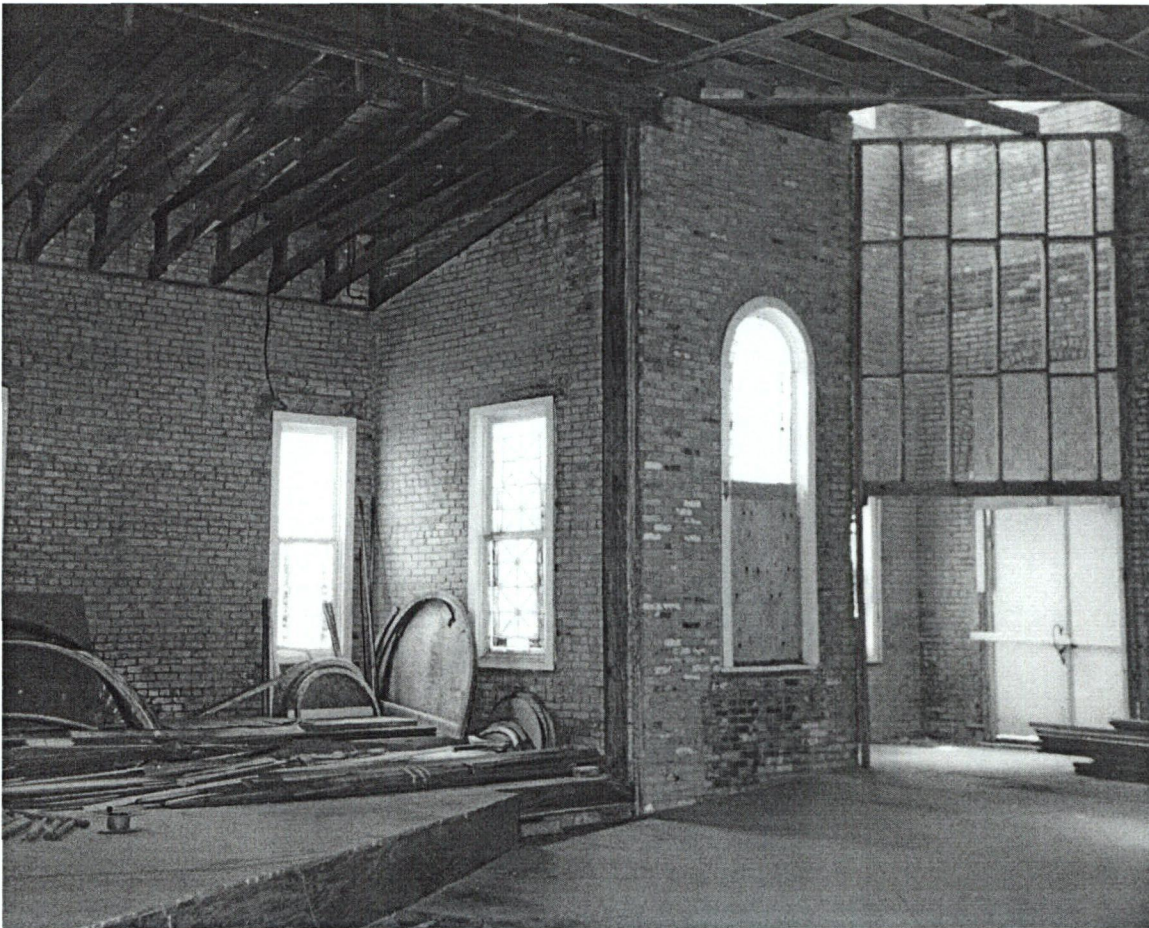


United States Department of the Interior  
National Park Service

## National Register of Historic Places Continuation Sheet

Section PHOTOS Page 22

First Methodist Church of Rockwall  
Rockwall, Rockwall County, Texas



Condition of sanctuary interior in 2006, showing raised area on left and corner tower entry on right.

United States Department of the Interior  
National Park Service

**National Register of Historic Places  
Continuation Sheet**

Section PHOTOS Page 23

First Methodist Church of Rockwall  
Rockwall, Rockwall County, Texas

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PHOTO LOG

First Methodist Church of Rockwall

303 E. Rusk

Rockwall, Rockwall County, Texas

Photographer: Vickie Lovett-Lall

July 2006

Original negatives on file with the Texas Historical Commission

- Photo 1: Southeast oblique of sanctuary; camera facing northwest
- Photo 2: Southwest oblique of sanctuary, showing fellowship hall addition to the east in background; camera facing northeast
- Photo 3: West elevation; camera facing east
- Photo 4: Northwest oblique; camera facing southeast
- Photo 5: North elevation, with addition on left and original building on right; camera facing south
- Photo 6: Interior of sanctuary; camera facing southeast



UNITED STATES DEPARTMENT OF THE INTERIOR  
NATIONAL PARK SERVICE

NATIONAL REGISTER OF HISTORIC PLACES  
EVALUATION/RETURN SHEET

REQUESTED ACTION: NOMINATION

PROPERTY First Methodist Church of Rockwall  
NAME:

MULTIPLE  
NAME:

STATE & COUNTY: TEXAS, Rockwall

DATE RECEIVED: 6/01/07 DATE OF PENDING LIST: 6/19/07  
DATE OF 16TH DAY: 7/04/07 DATE OF 45TH DAY: 7/15/07  
DATE OF WEEKLY LIST:

REFERENCE NUMBER: 07000691

REASONS FOR REVIEW:

APPEAL: N DATA PROBLEM: N LANDSCAPE: N LESS THAN 50 YEARS: N  
OTHER: N PDIL: N PERIOD: N PROGRAM UNAPPROVED: N  
REQUEST: N SAMPLE: N SLR DRAFT: N NATIONAL: N

COMMENT WAIVER: N

☒ ACCEPT ☐ RETURN ☐ REJECT 7-11-07 DATE

ABSTRACT/SUMMARY COMMENTS:

Entered in the  
National Register

RECOM./CRITERIA \_\_\_\_\_

REVIEWER \_\_\_\_\_ DISCIPLINE \_\_\_\_\_

TELEPHONE \_\_\_\_\_ DATE \_\_\_\_\_

DOCUMENTATION see attached comments Y/N see attached SLR Y/N

If a nomination is returned to the nominating authority, the nomination is no longer under consideration by the NPS.





FIRST METHODIST CHURCH OF ROCKWALL  
ROCKWALL, ROCKWALL COUNTY, TEXAS  
PHOTO 1 OF 6





FIRST METHODIST CHURCH OF ROCKWALL  
ROCKWALL, ROCKWALL COUNTY, TEXAS  
PHOTO 2 OF 6





FIRST METHODIST CHURCH OF ROCKWALL  
ROCKWALL, ROCKWALL COUNTY, TEXAS  
PHOTO 3 OF 6





FIRST METHODIST CHURCH OF ROCKWALL  
ROCKWALL, ROCKWALL COUNTY, TEXAS  
PHOTO 4 OF 6





FIRST METHODIST CHURCH OF ROCKWALL  
ROCKWALL, ROCKWALL COUNTY, TEXAS  
PHOTO 5 OF 6





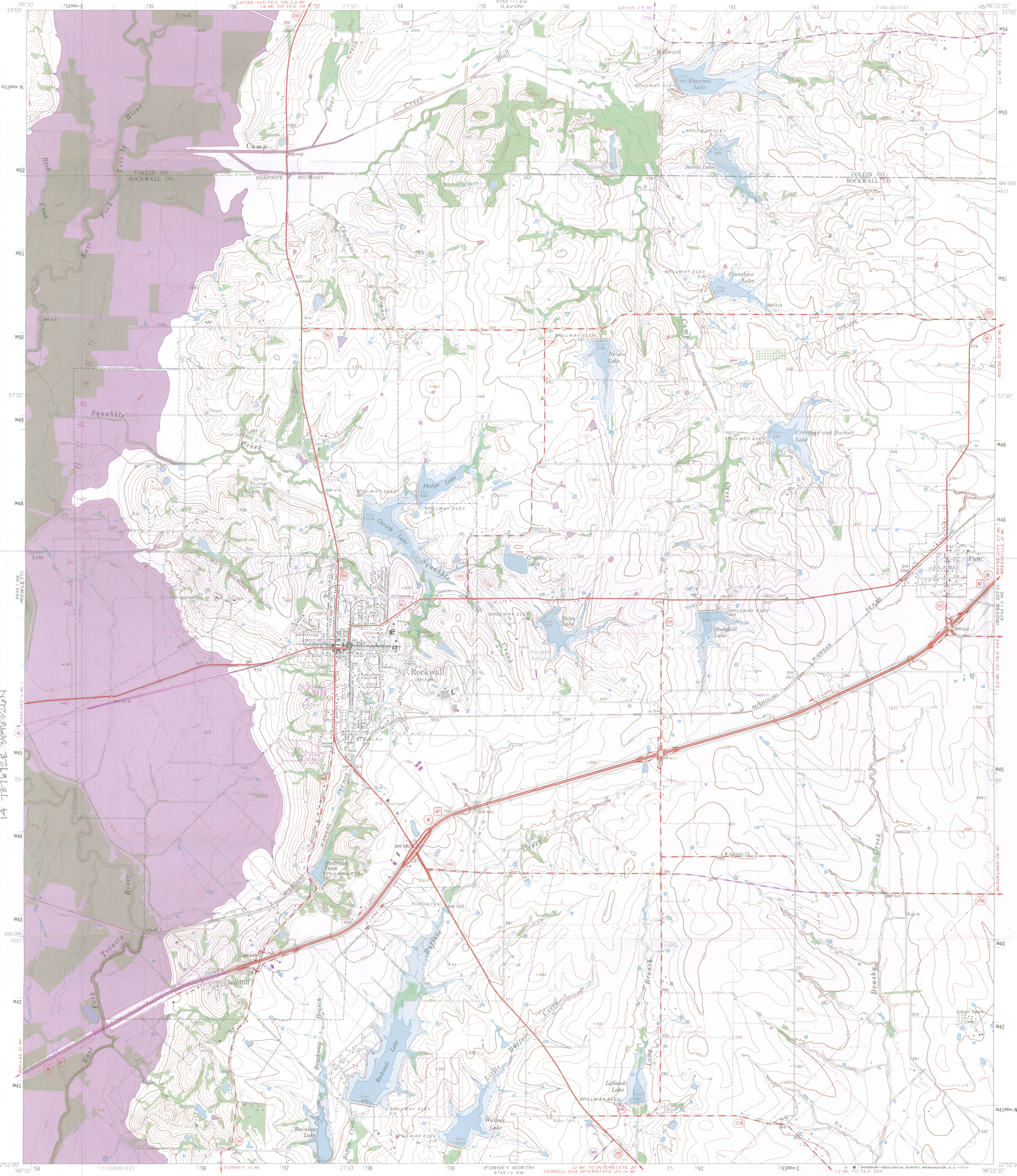
FIRST METHODIST CHURCH OF ROCKWALL  
ROCKWALL, ROCKWALL COUNTY, TEXAS  
PHOTO 6 OF 6



FIRST METHODIST CHURCH OF ROCKWALL  
303 E. RUSK  
ROCKWALL, ROCKWALL COUNTY, TEXAS  
14 737672E 3040326N

UNITED STATES  
DEPARTMENT OF THE INTERIOR  
GEOLOGICAL SURVEY

ROCKWALL QUADRANGLE  
TEXAS  
7.5 MINUTE SERIES (TOPOGRAPHIC)



Mapped, edited, and published by the Geological Survey

Control by USGS and USC&GS

Topography by photogrammetric methods from aerial  
photographs taken 1961 | Field checked 1963

Polyconic projection. 1927 North American datum  
10,000-foot grid based on Texas coordinate system, north central zone  
1000-meter Universal Transverse Mercator grid ticks,  
zone 14, shown in blue

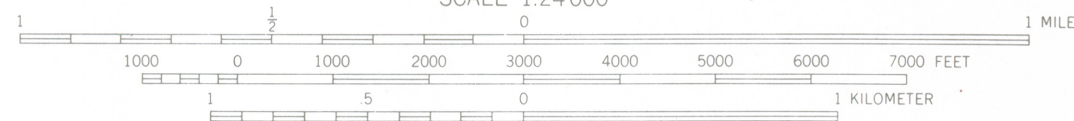
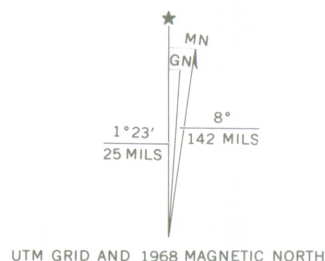
Fine red dashed lines indicate selected fence lines

Areas covered by dashed light blue pattern are subject  
to controlled inundation

Revisions shown in purple compiled by the Geological Survey from  
aerial photographs taken 1968. This information not field checked

Map photoinspected 1973

No major culture or drainage changes observed



CONTOUR INTERVAL 10 FEET  
DOTTED LINES REPRESENT 5-FOOT CONTOURS  
DATUM IS MEAN SEA LEVEL

ROAD CLASSIFICATION

Heavy-duty ——— Light-duty ———  
Medium-duty ——— Unimproved dirt ———  
Interstate Route U.S. Route State Route



QUADRANGLE LOCATION

ROCKWALL, TEX.  
N3252.5-W9622.5/7.5

1963  
PHOTOINSPECTED 1968  
PHOTOINSPECTED 1973  
AMS 6749 IV NW-SERIES V882

THIS MAP COMPLIES WITH NATIONAL MAP ACCURACY STANDARDS  
FOR SALE BY U.S. GEOLOGICAL SURVEY, DENVER, COLORADO 80225, OR WASHINGTON, D.C. 20242  
A FOLDER DESCRIBING TOPOGRAPHIC MAPS AND SYMBOLS IS AVAILABLE ON REQUEST





# TEXAS HISTORICAL COMMISSION

Rick Perry • Governor

John L. Nau, III • Chairman

F. Lawrence Oaks • Executive Director

*The State Agency for Historic Preservation*

TO: Linda McClelland  
National Register of Historic Places

FROM: Gregory W. Smith, National Register Coordinator  
Texas Historical Commission

RE: First Methodist Church of Rockwall, Rockwall County, Texas

DATE: May 29, 2007



- The following materials are submitted regarding the First Methodist Church of Rockwall, Rockwall County, Texas:

<input checked="" type="checkbox"/>	Original National Register of Historic Places forms: <ul style="list-style-type: none"><li>First Methodist Church of Rockwall, Rockwall County, Texas</li><li><input type="checkbox"/> Resubmitted nomination</li></ul>
	Multiple Property nomination form
<input checked="" type="checkbox"/>	Photographs
<input checked="" type="checkbox"/>	USGS maps
	Correspondence
	Other:

## COMMENTS:

- ☐ SHPO requests substantive review
- ☐ The enclosed owner objections (do ☐) (do not ☐) constitute a majority of property owners
- ☐ Other:



DATE: November 22, 2024

TO: Annette Lall  
102 N. Fannin Street  
Rockwall, TX 75087

CC: His Covenant Children Inc.  
303 E. Rusk Street  
Rockwall, TX 75087

FROM: Henry Lee, AICP  
City of Rockwall Planning and Zoning Department  
385 S. Goliad Street  
Rockwall, TX 75087

SUBJECT: H2024-025; COA for 303 E. Rusk Street

Annette Lall:

This letter serves to notify you that the above referenced case, that you submitted for consideration by the City of Rockwall, was denied by the Historic Preservation Advisory Board (HPAB) on November 21, 2024. The following is a record of all voting records:

Historic Preservation Advisory Board

On November 21, 2024, the Historic Preservation Advisory Board approved a motion to deny the COA by a vote of 7-0.

According to Subsection 01.05, *Reapplication*, of Article 11, *Development Applications and Review Procedures*, of the Unified Development Code (UDC), "(a) request for site plan, plat, miscellaneous case, Certificate of Appropriateness (COA), small matching grant, or building permit fee waiver which has been previously denied with prejudice by the Historic Preservation Advisory Board (HPAB), Planning and Zoning Commission, or City Council may be resubmitted within one (1) year if there is: [1] an actual change in condition relating to the lot or tract of land -- *or any portion thereof* -- or any surrounding properties, or [2] the new request is more restrictive or less intense than the previous request." Please note that a failure to indicate a denial is with or without prejudice in making a motion to deny a request shall be considered a denial with prejudice. Should you have any questions or concerns regarding the denial of your site plan or the site planning process, please feel free to contact me a (972) 771-7745.

Sincerely,

Henry Lee, AICP, Senior Planner  
City of Rockwall Planning and Zoning Department