

HISTORICAL DEVELOPMENT BOARD

Wednesday, September 20, 2023 4:00 pm
Regular Meeting
Helen Kleberg Groves Community Room, 1st Floor of City Hall
400 W King, Kingsville, Texas

BOARD MEMBERS

Maggie Salinas, Chairman
Daniel J. Burt
Jeri L.S Morey
Lucia Perez
David Thibodeaux

CITY STAFF

Kobby Agyekum
Senior Planner/
Historic Preservation Officer

Herlinda Solis
Administrative Assistant II

The following rules of conduct pertaining to public comments have been adopted by this Board:

1. Give your name and complete address.
2. No one may speak more than twice on the same item.
3. No one may speak more than five minutes at a time without permission from the Chairman.
4. No one may speak a second time on a question until every person who wants to speak has done so
5. All submissions of evidence, i.e. photos, drawings, will be retained by the Historical Development Board and will become a part of the permanent file.

When speaking at the podium, if necessary, adjust the microphone and clearly speak into the microphone.

- **CALL TO ORDER**
- **ROLL CALL**
- **APPROVAL OF MINUTES FROM PREVIOUS MEETING(s)- August 16, 2023**
- **PUBLIC COMMENTS FOR ALL AGENDA & NON-AGENDA ITEMS (SEE MEETING RULES)**
- **POSTPONEMENTS/ADJUSTMENTS TO THE AGENDA**
- **AGENDA ITEMS**

Item #1 Discuss and Consider Action to demolish an uninhabitable building at ORIG TOWN, BLOCK 5, LOT 14, 15, also known as 229 East Santa Gertrudis Avenue, Kingsville, TX 78363 as stated in the Owner released for Nuisance Abatement request to the City of Kingsville dated July 19, 2023.

Item #2 Discuss and Consider Action to install 27 roof mounted Solar Panels at property on residential building on 6TH, BLOCK 1, LOT 1, 2, also known as 603 East Alice Avenue, Kingsville, TX 78363

Item #3 Discuss and Consider Action to install 27 roof mounted Solar Panels at property on residential building on ORIG TOWN, BLOCK 6, LOT 6, 7, 8, also known as 311 East Santa Gertrudis Ave Avenue, Kingsville, TX 78363

- **STAFF REPORT:** - None
- **MISCELLANEOUS** – Any topic may be discussed but no action taken at this time.
- **ADJOURNMENT**

PUBLIC NOTICE

It is the intention of the City of Kingsville to comply in all aspects with the Americans with Disabilities Act (ADA). If you plan on attending a meeting to participate or observe and need special assistance beyond what is routinely provided, the city will attempt to accommodate you in every reasonable manner. Please contact the City Secretary at 361-595-8002 at least two business days prior to the meeting to inform the City of your specific needs and to determine if accommodation is feasible.

I certify that this agenda was posted at least seventy-two (72) hours before the commencement of the Historical Development Board Meeting scheduled for Wednesday, September 20, 2023.



Kobby Agyekum
Senior Planner /Historic Preservation Officer
Interim Planning Director

Posted
@ 12:00 PM
On 9-15-23
By H. Solis

**HISTORICAL DEVELOPMENT BOARD
REGULAR MEETING MINUTES
WEDNESDAY, August 16, 2023, at 4:00 PM
CITY OF KINGSVILLE
HELEN KLEBERG GROVES COMMUNITY ROOM
400 W KING AVE**

Historical Board Members Present

**Maggie Salinas, Chairman
Jeri L S Morey
David Thibodeaux
Daniel Burt
Lucia Perez**

Citizens Present

Mr. Eli Solis

Staff Present

Kwabena Agyekum, Interim Director of
Planning and Development Services

Herlinda Solis, Administrative Assistant II

Arturo Rangel, Planning Intern

1. **The meeting was called to order:**
@ 4:05 PM
2. **Discuss and take action on the meeting minutes of last meeting.** Minutes approved by Lucia Perez, the motion was seconded by David Thibodeaux.
3. **Public Comments on or off the agenda** – Mr. Eli Solis addressed the board, he stated that he met with Kobby and asked to demolish a rear structure on his property and serve as the contractor instead of the city, he mentioned that the appraisal district had his homesteads photo instead of the building he will demolishing. Mr. Eli Solis states that the building has been vandalized and the roof is in bad shape. He would like to build a fence on his property by the alley and restore his homestead. Mr. Eli Solis mentions that he has been preoccupied with family matters hence why he hasn't been able to restore his home. He just wanted to clarify that the building he wants to demolish is not his homestead, that the building he wants to demolish is int the rear of the property and has been victim to vandalism and the elements, that due to these reasons he sees no need to keep it around, mentioning that it is unfixable at this point.
4. **Postponements** – None
5. **Old Business** – None
6. **New Business** – None
7. **Item #1: to discuss and consider action to replace 2 doors, sidings, and shingles on a residential property at ORIG TOWN, BLOCK 77, LOT 23-26 also known as 214 West Huisache Avenue, Kingsville Texas 78363**

Kobby addressed the board, stating the building was purchased by Mr. Juan Flores and that he wants to do some TLC to the building, that way he can rent it out. He wants to replace 2 doors, paint some interior walls, and replace some siding and damaged shingles. Kobby mentions the building is quite old, being built in 1945. Staff has recommended the approval of replacing 2 doors, siding, and shingles on residential property on 214 west Huisache avenue, that it would be an improvement to the area as the west side doesn't have much appeal.

8. **Discuss and Consider Action on the request from** David made a motion to approve, with Lucia seconding the motion under Secretary of the Interior #9. All approved, with the motion carrying.

9. **Item #2: to discuss and consider action to demolish building on property at ORIG TOWN, BLOCK 5, LOT 14-15, also known as 229 East Santa Gertrudis Avenue, Kingsville, Tx, 78363**
Kobby addressed the board, stating the building is a 1957 one-story rectangular building with vinyl siding, its owners request to demolish it. Viola Simoneau Salazar contacted code enforcement and the city will be the contractor. They have come to an agreement already but brought it before the board as to it residing in the historical district.

10. **Discuss and Consider Action on the request from** Jeri mentioned that the building doesn't look bad at all, that maybe they just want to expand the commercial area. Kobby stated that the building is in a C4 area that it would also be good real-estate. Jeri motioned to approve with David seconding the motion. All approved, with the motion carrying.

11. **Item #3: to discuss and consider action to demolish building on property at ORIG TOWN, BLOCK 6, LOT 19-23, also known as 320 East Richard Avenue, Kingsville, Tx, 78363**
Kobby addressed the board, stating the building is a one and a half story rectangular plan front gabled residential building, with another building behind it. He mentions that the gentleman that produced the application did not provide any pictures of the building he wanted to demolish. Kobby mentions that the photo he put into the packet is not from the appraisal office, but from the Texas historical commission (Historic resources survey form) to show its importance and is required on every application. The subject in question for demolition is not provided because it doesn't even have a roof, that is just blocks like a fence and a window opening. Kobby mentions that there were no pictures provided that it could have been demolished at night without notice, but because its in the historical district, it must be brought to the board.

12. **Discuss and Consider Action on the request from** Everyone had concerns when they received the packet and saw such a nice home. Maggie wants the record to show that the picture in the packet is not the building to be demolished, that way should any future questions arise, there is an explanation. David asked about the placement of the building and just wanted to confirm which it was. David motioned to approve, with Jeri seconding the motion. All approved, with the motion carrying.

13. **Miscellaneous** – Mr. Solis had a question and concern of the property address; Maggie stated the record will show the proper address.

14. **Adjournment** - Meeting adjourned at 4:30 PM

ITEM

#1

CITY of KINGSVILLE DOWNTOWN



HISTORIC DEVELOPMENT BOARD

DATE: September 8, 2023
TO: Historic Development Board
FROM: Kobby Agyekum (Senior Planner/Historical Preservation Officer)
SUBJECT: Discuss and Consider Action to demolish an uninhabitable building at ORIG TOWN, BLOCK 5, LOT 14, 15, also known as 229 East Santa Gertrudis Avenue, Kingsville, TX 78363 as stated in the Owner released for Nuisance Abatement request to the City of Kingsville dated July 19, 2023.
APPLICANT: City of Kingsville
CONTRACTOR: City of Kingsville

REQUEST

Discuss and Consider Action to demolish an uninhabitable building at ORIG TOWN, BLOCK 5, LOT 14, 15, also known as 229 East Santa Gertrudis Avenue, Kingsville, TX 78363 as stated in the Owner released for Nuisance Abatement request to the City of Kingsville dated July 19, 2023.

EXHIBITS

Application, 2022 Appraisal Roll, Kleberg County Appraisal District Information details, Data from Texas Historical Commission (Historic Resources Survey Form), Engineer's letter, Authorization letter, Drawings, and illustrations.

BACKGROUND & PERTINENT DATA

This is a 1957 One-story rectangular residential building with vinyl siding, single-gabled roof, front-gabled bracket-supported entry porch, aluminum framed two-over-two paired sash windows, located within the Historic District. This property is associated with events that have made significant contributions to the broad pattern of the Historic District with low priority for preservation.

STAFF REVIEW & RECOMMENDATION

Staff have reviewed the application and found same not in conformity City Building Code, that it is not in conformity to the Standards of the Secretary of the Interior. Consequently, it is the recommendation of Staff to approve the demolition of the building at 229 East Santa Gertrudis Avenue as there would be no adverse impact to the historic, cultural, or architectural nature of the district.

BOARD REVIEW

Scope of Historical Development Board

In general, Historical Development Board considers the following factors when making a recommendation concerning the issuing of a permit for the construction, reconstruction, alteration, restoration, relocation, demolition or razing of all or part of any building, structure or appurtenance within a historic district:

- 1) The effect of the proposed change upon the general historic, cultural and architectural nature of the district.

- 2) The appropriateness of exterior architectural features which can be seen from a public street, alley, road, highway or walkway.
- 3) The general design, arrangement, texture, material and color of the building, structure or appurtenances and the relation of such factors to similar features of buildings, structures or appurtenances in the district. The criterion shall not be the aesthetic appeal to the Board of the structure or the proposed remodeling, but rather its' conformity to the general character of the particular historic area involved.
- 4) Signs which are out of keeping with the character of the historic district in question shall not be permitted.
- 5) The value of the historic district as an area of unique interest and character shall not be impaired.

Standards of the Secretary of the Interior

1. A property shall be used for its historic purpose or be placed in a new use that requires minimal change to the defining characteristics of the building and its site and environment.
2. The historic character of a property shall be retained and preserved. The removal of historic materials or alteration of features and spaces that characterize a property shall be avoided.
3. Each property shall be recognized as a physical record of its time, place, and use. Changes that create a false sense of historical development, such as adding conjectural features or architectural elements from other buildings, shall not be undertaken.
4. Most properties change over time; those changes that have acquired historic significance in their own right shall be retained and preserved.
5. Distinctive features, finishes, and construction techniques or examples of craftsmanship that characterize a property shall be preserved.
6. Deteriorated historic features shall be repaired rather than replaced. Where the severity of deterioration requires replacement of a distinctive feature, the new feature shall match the old in design, color, texture, and other visual qualities and, where possible, materials. Replacement of missing features shall be substantiated by documentary, physical, or pictorial evidence.
7. Chemical or physical treatments, such as sandblasting, that cause damage to historic materials shall not be used. The surface cleaning of structures, if appropriate, shall be undertaken using the gentlest means possible.
8. Significant archeological resources affected by a project shall be protected and preserved. If such resources must be disturbed, mitigation measures shall be undertaken.
9. New additions, exterior alterations, or related new construction shall not destroy historic materials that characterize the property. The new work shall be differentiated from the old and shall be compatible with the massing, size, scale, and architectural features to protect the historic integrity of the property and its environment.
10. New additions and adjacent or related new construction shall be undertaken in such a manner that if removed in the future, the essential form and integrity of the historic property and its environment would be unimpaired.

SIGNATURES



Kobby Agyekum
Senior Planner/HPO

Historical Development Board Review Application

Applicant: City of Kingsville - Planning Dept
Address: 410 W Kin . Kingsville TX 78363
Contact: Cell: _____ Home: 361-595-8055
Email: _____

Property Owner: Viola S Simoneau
Address: P.O. Box 381 Kingsville TX 78364
Contact: Cell: _____ Home: 361 455-8380

Property Location and Description: 229 e Santa Gertrudis
Org town, Block 5, Lot 14, 15
Description of Work: Front Structure for demo.

Contractor: _____
Contact: Cell: _____ Home: _____
Email: _____

Documents Required:

1. Sketch, Drawing, Plans, Site Plans, Mock-ups
2. Photographs (Historic, Current, Surrounding Structures)
3. Materials List or Samples
4. Proof of Ownership
5. Letter of Representation and Work Approval from Property Owner (If Applicable)

I certify that this information and the additional information submitted to the Planning Department is correct and that the work will be completed as described, as approved by the Historical Development Board and in accordance with applicable codes.

(Applicant) Print Name: City of Kingsville Planning
Signature: City of Kingsville Planning Date: 7/20/2023

TEXAS HISTORICAL COMMISSION

26

Project #: 00009 **Historic Resources Survey Form** **Local Id:** 0001-14435
County: Kleburg **City:** Kingsville
Address No: 229 **Street Name:** East Santa Gertrudis Avenue

SECTION 1

Basic Inventory Information

Current Name:
Historic Name:

Owner Information **Name:** Salazar Heriberto est **Status:**
Address: 229 East Santa Gertrudis Av **City:** Kingsville **State:** TX **Zip:** 78363

Geographic Location **Latitude:** 27.52262 **Longitude:** -97.866551
Legal Description (Lot\Block): ORIG TOWN, BLOCK 5, LOT 14, 15
Addition/Subdivision: **Year:**

Property Type Building
Current Designations: NR District Is property contributing?
 NHL NR RTHL OTHM HTC SAL Local Other

Architect: **Builder**
Construction Date: 1957 **Source** Tax Appraiser

Function

Current: DOMESTIC-Single Dwelling

Historic: DOMESTIC-Single Dwelling

Recorded By: Austin and Kelsey **Date Recorded:** 11/26/2012



Project #: 00009
County: Kleburg

Historic Resources Survey Form

Local Id: 0001-14435
City: Kingsville

Address No: 229

Street Name: East Santa Gertrudis Avenue

SECTION 2

Architectural Description

One-story rectangular residential building with vinyl siding, side-gabled roof, front-gabled bracket-supported entry porch, aluminum-framed two-over-two paired sash windows.

- Additions, modifications **Explain:**
- Relocated **Explain:**

Stylistic Influence

Minimal Traditional

Structural Details

Roof Form

Side-Gabled

Roof Materials

Composition Shingles

Wall Materials

Vinyl

Windows

Metal sash

Doors (Primary Entrance)

Composition Shingles

Plan

Rectangular

Chimneys

Porches/Canopies

FORM Gable Roof

SUPPORT Brackets

MATERIAL

ANCILLARY BUILDINGS:

Garage:

Barn:

Shed:

Other:

Landscape Features

Project #: 00009

Historic Resources Survey Form

Local Id: 0001-14435

County: Kleburg

City: Kingsville

Address No: 229

Street Name: East Santa Gertrudis Avenue

SECTION 3 Historical Information

Associated Historical Context

Planning/Development

Applicable National Register (NR) Criteria:

- A** Associated with events that have made a significant contribution to the broad pattern of our history
- B** Associated with the lives of persons significant in our past
- C** 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 distinctions
- D** Has yielded, or is likely to yield, information important in prehistory of history

Areas of Significance:

Community Development

Periods of Significance:

1946-1985

Levels of Significance: National State Local

Integrity: Location Design Materials Workmanship Setting Feeling Association

Integrity Notes:

Individually Eligible? No

Within Potential NR District?: Yes

Is Property Contributing?:

Priority: Medium

Explain:

Other Information

Is prior documentation available for this resource? No

Type HABS Survey Other

Documentation Details:



P.O. BOX 1458 - KINGSVILLE, TEXAS 78364

Property Owner Release for Nuisance Abatement

RELEASE BY PROPERTY OWNER FOR NUISANCE ABATEMENT

The undersigned, being the owner of owners of the real estate located in the City of Kingsville, Texas, described as follows:

ADDRESS: 229 E Santa Gertrudis
LEGAL DESCRIPTION: Orig Town, Block 5, Lot 14, 15
PROPERTY TAX NO: 14435

Hereby recognize that there is situated on such real estate a nuisance, to wit: substandard structure, as that term is defined by applicable ordinances of the City of Kingsville, Texas, and hereby request that the City of Kingsville Abate such nuisance by demolishing the structure. I understand that I am entitled to a public hearing wherein I may present proof of compliance with City ordinances. By my signature below I hereby waive my right to the public hearing and admit that the structure constitutes a nuisance and a danger to the public's health, safety, and welfare.

And in consideration therefore, I/we hereby release the City of Kingsville, its agents, servants, representatives, officials, officers and employees from any and all liability that may arise from the abatement of the nuisance, including any damage to other structures, vegetation and/or trees as well and personal items.

The City of Kingsville agrees to abate the nuisance (demolishing the structure)

It is further agreed that the City shall have a lien on the above referenced property to recoup the total cost of the abatement, including any administrative charges and any other charges incurred by the City of Kingsville in abating the nuisance.

EXECUTED THIS 19th DAY OF July, 2023.

Viola S. Simoneau

PROPERTY OWNER (PRINT)

Viola S. Simoneau

SIGNATURE OF PROPERTY OWNER

SIGNATURE OF PROPERTY OWNER

P.O. Box 381

MAILING ADDRESS

Kingsville, TX

78363

COPY



P.O. BOX 1458 - KINGSVILLE, TEXAS 78364

Payment Agreement

This payment agreement plan is made between the City of Kingsville and Viola Simoneau wherein Viola Simoneau agrees to make payments to the City of Kingsville in accordance with the terms provided below:

\$ 2030 ESTIMATED cost to property owner.

\$ 1015 to be received by the City of Kingsville before the commencement of demolition.

Twelve (12) payments of \$ 84.58 will be paid to the City of Kingsville the months following demolition.

payments can be made at the Collections Department, 1st floor, Municipal Building at 200 E Kleberg, Kingsville, Texas. If you fail to pay in full or make payments arrangements of the ESTIMATED COST you will be billed for the ACTUAL COST of demolition, which includes labor and equipment costs. If you fail to pay the ESTIMATED COST of demolition a lien will be placed on your property for the ACUTAL COST of Demolition. Other fees may be attached to such lien.

Be advised, unforeseen cost may be incurred that will be reflected on the ACTUAL COST.

Declaration: I have read the payment agreement and agree with all the terms. I have received a copy of the necessary documents and am well aware of the consequences of not meeting with the aforementioned terms.

Name and mailing address of the payor: Viola Simoneau
P.O. BOX 381
KINGSVILLE, TX. 78364

Signature of the payor: Viola S. Simoneau

Date: 7-19-2023

City of Kingsville
410 West King St
Kingsville, Texas 78363

Signature of the City Representative: Maryann Hoge

Date: 7-19-2023

Name and address of the witness: _____

Date: _____

COPY

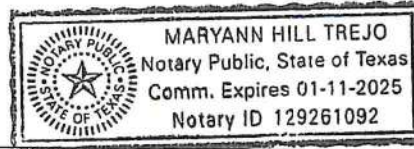


P.O. BOX 1458 - KINGSVILLE, TEXAS 78364

STATE OF TEXAS

COUNTY OF KLEBERG

This instrument was acknowledged before me on this 19th day of July, 2023, by Viola Simoneau as owner (s) of the property.



NOTARY PUBLIC, STATE OF TEXAS

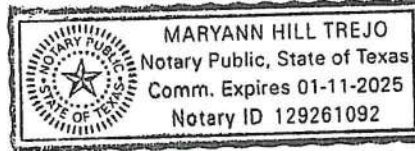
CITY OF KINGSVILLE

BY: Maryann Trejo

STATE OF TEXAS

COUNTY OF KLEBERG

This instrument was acknowledged before me on this 19th day of July, 2023, by Maryann Trejo of the City of King'sville, a Texas municipal corporation, on behalf of said Municipal Corporation.



NOTARY PUBLIC, STATE OF TEXAS

COPY





07/24/2023 11:33



07/24/2023 11:33

ITEM

#2

CITY of KINGSVILLE DOWNTOWN



HISTORIC DEVELOPMENT BOARD

DATE: September 8, 2023
TO: Historic Development Board
FROM: Kobby Agyekum (Senior Planner/Historical Preservation Officer)
SUBJECT: Discuss and Consider Action to install 27 roof mounted Solar Panels at property on residential building on 6TH, BLOCK 1, LOT 1, 2, also known as 603 East Alice Avenue, Kingsville, TX 78363
APPLICANT: Desiree Hirsch, Ms.
CONTRACTOR: Fastrac Energy Services

REQUEST

Discuss and Consider Action to install 27 roof mounted Solar Panels at property on residential building on 6TH, BLOCK 1, LOT 1, 2, also known as 603 East Alice Avenue, Kingsville, TX 78363

EXHIBITS

Application, 2022 Appraisal Roll, Kleberg County Appraisal District Information details, Data from Texas Historical Commission (Historic Resources Survey Form), Engineer's letter, Authorization letter, Drawings, and illustrations.

BACKGROUND & PERTINENT DATA

This is a 1945 One-story rectangular-plan hip-on-gable residential building with infilled shallow-pitched hip-roofed front porch, shed-roof stoop porch supported by fabricated metal posts, vinyl siding, replacement sash windows, hurricane shutters, rubble stone veneer skirting security bars and rear additions, located within the Historic District. This property is considered contributing to the historic district with low priority for preservation.

STAFF REVIEW & RECOMMENDATION

Staff has reviewed the application and found same to be in conformity with the Secretary of the Interior's Standard for Rehabilitation. Consequently, it is the recommendation of Staff to approve the installation of mounted solar panels on residential building at 603 East Alice Avenue as there would be no adverse impact to the historic, cultural, or architectural nature of the district.

BOARD REVIEW

Scope of Historical Development Board

In general, Historical Development Board considers the following factors when making a recommendation concerning the issuing of a permit for the construction, reconstruction, alteration, restoration, relocation, demolition or razing of all or part of any building, structure or appurtenance within a historic district:

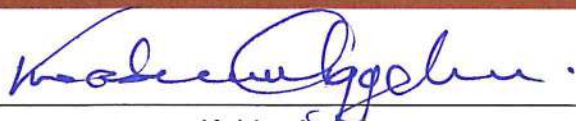
- 1) The effect of the proposed change upon the general historic, cultural and architectural nature of the district.

- 2) The appropriateness of exterior architectural features which can be seen from a public street, alley, road, highway or walkway.
- 3) The general design, arrangement, texture, material and color of the building, structure or appurtenances and the relation of such factors to similar features of buildings, structures or appurtenances in the district. The criterion shall not be the aesthetic appeal to the Board of the structure or the proposed remodeling, but rather its' conformity to the general character of the particular historic area involved.
- 4) Signs which are out of keeping with the character of the historic district in question shall not be permitted.
- 5) The value of the historic district as an area of unique interest and character shall not be impaired.

Standards of the Secretary of the Interior

1. A property shall be used for its historic purpose or be placed in a new use that requires minimal change to the defining characteristics of the building and its site and environment.
2. The historic character of a property shall be retained and preserved. The removal of historic materials or alteration of features and spaces that characterize a property shall be avoided.
3. Each property shall be recognized as a physical record of its time, place, and use. Changes that create a false sense of historical development, such as adding conjectural features or architectural elements from other buildings, shall not be undertaken.
4. Most properties change over time; those changes that have acquired historic significance in their own right shall be retained and preserved.
5. Distinctive features, finishes, and construction techniques or examples of craftsmanship that characterize a property shall be preserved.
6. Deteriorated historic features shall be repaired rather than replaced. Where the severity of deterioration requires replacement of a distinctive feature, the new feature shall match the old in design, color, texture, and other visual qualities and, where possible, materials. Replacement of missing features shall be substantiated by documentary, physical, or pictorial evidence.
7. Chemical or physical treatments, such as sandblasting, that cause damage to historic materials shall not be used. The surface cleaning of structures, if appropriate, shall be undertaken using the gentlest means possible.
8. Significant archeological resources affected by a project shall be protected and preserved. If such resources must be disturbed, mitigation measures shall be undertaken.
9. New additions, exterior alterations, or related new construction shall not destroy historic materials that characterize the property. The new work shall be differentiated from the old and shall be compatible with the massing, size, scale, and architectural features to protect the historic integrity of the property and its environment.
10. New additions and adjacent or related new construction shall be undertaken in such a manner that if removed in the future, the essential form and integrity of the historic property and its environment would be unimpaired.

SIGNATURES



Kobby Agyekum
Senior Planner/HPO

Historical Development Board Review Application

Applicant: Desiree Hirsch

Address: 1640 Brittmoore Rd. Houston, TX 77043

Contact: Cell: 832.413.0918 Home: _____

Email: permits@fastrac.io

Property Owner: Garrick Phillips

Address: 603 E Alice Ave, Kingsville TX, 78363

Contact: Cell: _____ Home: _____

Property Location and Description: 6TH, BLOCK 1, LOT 1, 2

Description of Work: Installation of 25 roof mounted solar panels

Contractor: Fastrac Energy Services

Contact: Cell: 832.413.0918 Home: _____

Email: permits@fastrac.io

Documents Required:

1. Sketch, Drawing, Plans, Site Plans, Mock-ups
2. Photographs (Historic, Current, Surrounding Structures)
3. Materials List or Samples
4. Proof of Ownership
5. Letter of Representation and Work Approval from Property Owner (If Applicable)

I certify that this information and the additional information submitted to the Planning Department is correct and that the work will be completed as described, as approved by the Historical Development Board and in accordance with applicable codes.

(Applicant) Print Name: Desiree Hirsch

Signature: Desiree Hirsch Date: 8/21/2023

TEXAS HISTORICAL COMMISSION

814

Project #: 00009

Historic Resources Survey Form

Local Id: 0001-25215

County: Kleburg

City: Kingsville

Address No: 603

Street Name: East Alice Avenue

SECTION 1

Basic Inventory Information

Current Name:

Historic Name:

Owner Information

Name: Mora Guillermo B. Jr.

Status:

Address: 603 East Alice Ave

City: Kingsville

State: TX

Zip: 78363

Geographic Location

Latitude: 27.52067

Longitude: -97.861728

Legal Description (Lot\Block): 6TH, BLOCK 1, LOT 1, 2

Addition/Subdivision:

Year:

Property Type

Building

Current Designations:

NR District Is property contributing?

NHL NR RTHL OTHM HTC SAL Local Other

Architect:

Builder

Construction Date: 1945

Source Tax Appraiser

Function

Current: DOMESTIC-Single Dwelling

Historic: DOMESTIC-Single Dwelling

Recorded By: Stefan & Daniella

Date Recorded:

5/9/2013



TEXAS HISTORICAL COMMISSION

814

Project #: 00009

Historic Resources Survey Form

Local Id: 0001-25215

County: Kleburg

City: Kingsville

Address No: 603

Street Name: East Alice Avenue

SECTION 2

Architectural Description

One-story rectangular-plan hip-on-gable residential building with infilled shallow-pitched hip-roofed front porch, shed-roofed stoop porch supported by fabricated metal posts, vinyl siding, replacement sash windows, hurricane shutters, rubble stone veneer skirting, security bars, and multiple rear additions.

Additions, modifications **Explain:** replacement materials

Relocated **Explain:**

Stylistic Influence

No Style

Structural Details

Roof Form

Hip-on-Gable

Roof Materials

Composition Shingles

Wall Materials

Vinyl

Windows

Sash

Doors (Primary Entrance)

Composition Shingles

Plan

Rectangular

Chimneys

Porches/Canopies

FORM Flat Roof

SUPPORT Fabricated metal

MATERIAL

ANCILLARY BUILDINGS:

Garage:

Barn:

Shed:

Other:

Landscape Features

TEXAS HISTORICAL COMMISSION

814

Project #: 00009

Historic Resources Survey Form

Local Id: 0001-25215

County: Kleburg

City: Kingsville

Address No: 603

Street Name: East Alice Avenue

SECTION 3 Historical Information

Associated Historical Context

Planning/Development

Applicable National Register (NR) Criteria:

- A** Associated with events that have made a significant contribution to the broad pattern of our history
- B** Associated with the lives of persons significant in our past
- C** 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 distinctions
- D** Has yielded, or is likely to yield, information important in prehistory of history

Areas of Significance:

Community Development

Periods of Significance:

Levels of Significance: National State Local

Integrity: Location Design Materials Workmanship Setting Feeling Association

Integrity Notes:

replacement materials

Individually Eligible? No

Within Potential NR District?: Yes

Is Property Contributing?:

Priority: Low

Explain:

Other Information

Is prior documentation available for this resource? No

Type HABS Survey Other

Documentation Details:

Kleberg CAD

Property Search > 25215 ELIZONDO LAURA L for Year 2023

Tax Year: 2023 - Values not available

Property

Account

Property ID: 25215 Legal Description: 6TH, BLOCK 1, LOT 1, 2
 Geographic ID: 100800101000192 Zoning:
 Type: Real Agent Code:
 Property Use Code:
 Property Use Description:

Location

Address: 603 E ALICE Mapsco:
 Neighborhood: Map ID: C1
 Neighborhood CD:

Owner

Name: ELIZONDO LAURA L Owner ID: 68741
 Mailing Address: GARRICK A PHILLIPS % Ownership: 100.0000000000%
 603 E ALICE AVE
 KINGSVILLE, TX 78363

Exemptions:

Values

(+) Improvement Homesite Value:	+	N/A	
(+) Improvement Non-Homesite Value:	+	N/A	
(+) Land Homesite Value:	+	N/A	
(+) Land Non-Homesite Value:	+	N/A	Ag / Timber Use Value
(+) Agricultural Market Valuation:	+	N/A	N/A
(+) Timber Market Valuation:	+	N/A	N/A

(=) Market Value:	=	N/A	
(-) Ag or Timber Use Value Reduction:	-	N/A	

(=) Appraised Value:	=	N/A	
(-) HS Cap:	-	N/A	

(=) Assessed Value:	=	N/A	

Taxing Jurisdiction

Owner: ELIZONDO LAURA L
 % Ownership: 100.0000000000%
 Total Value: N/A

Entity	Description	Tax Rate	Appraised Value	Taxable Value	Estimated Tax
CAD	KLEBERG COUNTY APPRAISAL DISTRICT	N/A	N/A	N/A	N/A
CKI	CITY OF KINGSVILLE	N/A	N/A	N/A	N/A
GKL	KLEBERG COUNTY	N/A	N/A	N/A	N/A

SKI	KINGSVILLE I.S.D.	N/A	N/A	N/A	N/A
WST	SOUTH TEXAS WATER AUTHORITY	N/A	N/A	N/A	N/A
Total Tax Rate:		N/A			
				Taxes w/Current Exemptions:	N/A
				Taxes w/o Exemptions:	N/A

Improvement / Building

Improvement #1: RESIDENTIAL State Code: A1 Living Area: 1491.0 sqft Value: N/A

Type	Description	Class CD	Exterior Wall	Year Built	SQFT
MA	MAIN AREA	FF4	EW1	1945	1351.0
OPFA	OPEN PORCH FRAME AVERAGE *			1945	25.0
MADF	MAIN ADDITION FRAME *			1945	140.0
CPFA	CARPORT FRAME AVERAGE *			2001	300.0
OPFA	OPEN PORCH FRAME AVERAGE *			0	24.0
STGG	STORAGE FRAME (GOOD) *			0	64.0

Land

#	Type	Description	Acres	Sqft	Eff Front	Eff Depth	Market Value	Prod. Value
1	A1	A1	0.1607	7000.00	50.00	140.00	N/A	N/A

Roll Value History

Year	Improvements	Land Market	Ag Valuation	Appraised	HS Cap	Assessed
2023	N/A	N/A	N/A	N/A	N/A	N/A
2022	\$49,710	\$4,000	0	53,710	\$0	\$53,710
2021	\$33,050	\$4,000	0	37,050	\$0	\$37,050
2020	\$34,400	\$4,000	0	38,400	\$0	\$38,400
2019	\$34,400	\$4,000	0	38,400	\$0	\$38,400
2018	\$35,930	\$4,000	0	39,930	\$0	\$39,930
2017	\$35,930	\$4,000	0	39,930	\$0	\$39,930
2016	\$40,030	\$4,000	0	44,030	\$0	\$44,030
2015	\$40,030	\$4,000	0	44,030	\$0	\$44,030
2014	\$40,030	\$4,000	0	44,030	\$0	\$44,030
2013	\$40,030	\$4,000	0	44,030	\$0	\$44,030
2012	\$40,030	\$4,000	0	44,030	\$0	\$44,030
2011	\$40,030	\$4,000	0	44,030	\$0	\$44,030
2010	\$40,030	\$4,000	0	44,030	\$0	\$44,030
2009	\$40,030	\$4,000	0	44,030	\$0	\$44,030


Deed History - (Last 3 Deed Transactions)

#	Deed Date	Type	Description	Grantor	Grantee	Volume	Page	Deed Number
1	6/9/2021	WDVL	WARRANTY DEED W/VENDOR'S LEIN	MORA GUILLERMO B JR	ELIZONDO LAURA L			326337
2	8/4/2005	WDVL	WARRANTY DEED W/VENDOR'S LEIN	GARCIA GILBERTO S JR	MORA GUILLERMO B JR	314	659	

3	3/15/2005	DEATH	DEATH - ADD EST TO OWNERSHIP	GARCIA MARIA A (LIFE EST)	GARCIA GILBERTO S JR
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Tax Due

Property Tax Information as of 09/05/2023

Amount Due if Paid on: 

Year	Taxing Jurisdiction	Taxable Value	Base Tax	Base Taxes Paid	Base Tax Due	Discount / Penalty & Interest	Attorney Fees	Amount Due
------	---------------------	---------------	----------	-----------------	--------------	-------------------------------	---------------	------------

NOTE: Penalty & Interest accrues every month on the unpaid tax and is added to the balance. Attorney fees may also increase your tax liability if not paid by July 1. If you plan to submit payment on a future date, make sure you enter the date and RECALCULATE to obtain the correct total amount due.

Questions Please Call (361) 595-5775

This year is not certified and ALL values will be represented with "N/A".

Home Photos / Photo: Front of Home (include address number)



Insolaration LLC
Loc: 27.5208, -97.8617

Home Photos / Photo: Right Side of Home



Insolaration LLC
Loc: 27.5207, -97.8619

Home Photos / Photo: Left Side of Home



Insolaration LLC
Loc: 27.5208, -97.8616

Home Photos / Photo: Back Side of Home



Insolaration LLC
Loc: 27.5205, -97.8618



CITY OF KINGSVILLE
Planning Department
Building Permit Application

Phone No: (361) 595-8019

Submit the completed form and an Inspector will be assigned to review your application and property before starting the following job.

DATE: 8/17/2023	PERMIT# :	APPROVED BY:
JOB ADDRESS: 603 E Alice Ave, Kingsville TX, 78363		
OWNER'S NAME: LAST: Phillips FIRST: Garrick M:		
MAILING ADDRESS: 603 E Alice Ave		PHONE NO: 3613555627
CITY: Kingsville	STATE: TX	ZIP CODE: 78363
CONTRACTOR: * Fastrac Energy Services		PHONE NO: 832.413.0918
DESCRIPTION OF WORK: <input checked="" type="checkbox"/> New <input type="checkbox"/> Remodel <div style="text-align: center;">526 Square Feet</div>		
Installation of 25 roof mounted solar panels		
VALUATION OF WORK: \$ 47,000		PERMIT FEE: \$
* Contractor must be registered with the City of Kingsville.		
NOTICE		
SEPARATE PERMITS ARE REQUIRED FOR, ELECTRICAL, PLUMBING, HEATING, VENTILATING OR AIR-CONDITIONING; ALL CONTRACTORS ARE RESPONSIBLE FOR DISPOSING OF THEIR OWN DEBRIS AT THE SANITARY LANDFILL ON CR 2130. THIS PERMIT BECOMES NULL AND VOID IF WORK OR CONSTRUCTION AUTHORIZED IS NOT COMMENCED WITHIN SIX MONTHS, OR IF CONSTRUCTION OR WORK IS SUSPENDED OR ABANDONED FOR A PERIOD OF 6 MONTHS AT ANY TIME AFTER WORK IS COMMENCED.		
<u>Desiree Hirsch</u>	8/17/2023	
SIGNATURE	DATE	
HOMEOWNER APPLICANTS ONLY: I HEREBY CERTIFY THAT I OWN AND AM NOW LIVING AT THE DWELLING FOR WHICH THIS PERMIT IS BEING ISSUED, AND THAT THE WORK IS BEING PERFORMED BY ME OR A MEMBER OF MY IMMEDIATE FAMILY. I UNDERSTAND THAT, FOR THE PURPOSES OF THIS APPLICATION, MY IMMEDIATE FAMILY IS LIMITED TO MY PARENT, CHILD OR CHILD'S SPOUSE.		
INITIAL HERE _____		

FOR OFFICE USE ONLY

CURRENT ZONING FOR LOCATION:	IS ZONING APPROPRIATE FOR USE REQUIRED: YES/NO
SETBACK REQUIREMENTS VERIFIED: YES/NO	ARE SETBACK REQUIREMENTS MET: YES/NO
IS THE PROPERTY IN THE AICUZ/CCLUA**?: YES/NO	DOES IT COMPLY WITH THE AICUZ/CCLUA**?: YES/NO
PROPERTY EASEMENT VERIFIED: YES/NO	DIMENTION OF EASEMENT:
AICUZ/CCLUA** DEED NOTIFICATION: YES/NO	** CONTROLLED COMPATIBLE LAND USE AREA (JAZB)



PLAINVIEW ENGINEERING

August 16, 2023

Re: Rooftop Solar PV System
603 East Alice Avenue
Kingsville, TX 78363

To Whom It May Concern:

I have reviewed the structural drawings (sheets PV-3 & S-1, prepared by Plainview Engineering LLC for Fastrac Energy Services, dated 8/11/2023) for the roof-mounted solar PV (photovoltaic) system at the above-referenced address. The proposed solar array comprises (25) flush-mounted PV panels. The structure to which the PV system will be attached is a wood-framed, single-family residence with a composition shingle, gable-style roof. The roof framing system generally consists of 2x4 SYP rafters spaced at 20" to 24" OC.

This residence is categorized as a Risk Category II structure under the definitions provided in ASCE 7-16. Wind and snow design parameters for this project are as follows:

- Design Wind Speed (MPH): 136 Vult
- Exposure Category: B
- Ground Snow Load: 0 PSF

The proposed solar panels will be affixed to the roof using components manufactured by K2 Systems. Specifically, the roof attachments shall be K2 Splice Foot XL anchors and shall utilize (2) manufacturer-furnished M5x60 lag screws, which shall be embedded in the rafters. Spanning between the attachments shall be K2 CrossRail 44-X rail. Span limit shall be 48" and attachment points shall be staggered such that the attachments are evenly distributed among the rafters. Maximum rail cantilever shall be 16". All structural racking components shall be installed and torqued according to K2 Systems' installation instructions using manufacturer-supplied hardware. Modules shall be top-clamped within the clamping range specified by the module manufacturer. The total distributed load of the PV array (including panels, racking, attachments, and wiring) shall not exceed 3 lb/SF.

Solar PV arrays, since they consist of tightly spaced glass panels, effectively prevent coincident application of live loads. I have analyzed the roof under all code-prescribed load cases while superimposing the dead loads from the solar PV system. My conclusion is that the roof is capable of resisting the additional loads that will be imparted by the proposed PV system.

The structural design of this proposed solar PV system, as described above, conforms to the 2018 IRC, as adopted by the City of Kingsville, TX.

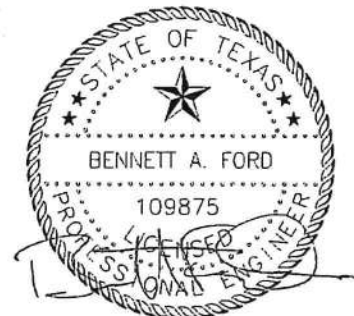
Please do not hesitate to contact me should you have any questions about the design of this roof-mounted PV array.

Respectfully,

Bennett A Ford, P.E. (TX #109875)

08/17/23 *B. Ford*

Division	Approved	Initials
Fire Marshal	<input type="checkbox"/> Yes <input type="checkbox"/> No	
Health	<input type="checkbox"/> Yes <input type="checkbox"/> No	
Sanitation	<input type="checkbox"/> Yes <input type="checkbox"/> No	
Engineering	<input type="checkbox"/> Yes <input type="checkbox"/> No	
Planning	<input type="checkbox"/> Yes <input type="checkbox"/> No	
Water	<input type="checkbox"/> Yes <input type="checkbox"/> No	
Waste Water	<input type="checkbox"/> Yes <input type="checkbox"/> No	
Public Insp.	<input type="checkbox"/> Yes <input type="checkbox"/> No	



PLAINVIEW ENGINEERING LLC
TX FIRM# 20680

8/16/2023

Plainview Engineering LLC
Texas Registered Engineering Firm #F-20680
Phone: 512.785.4179

PROJECT NOTES

GARRICK PHILLIPS
603 EAST ALICE AVENUE
KINGSVILLE, TX 78363

#0005877

UTILITY: AEP TEXAS
AHJ: KINGSVILLE

SCOPE OF WORK

SOLAR PV: 10.25kW-DC-STC/7.25kW-AC

QTY	EQUIPMENT
25	SOLAREVER: MODEL #SE-182*91-410M-108N - 410W
25	ENPHASE INVERTER: IQ8PLUS-72-2-US (240V)
1	ENPHASE COMBINER: IQ COMBINER 4/4C

APPLICABLE CODES

2017	NATIONAL ELECTRIC CODE
2018	INTERNATIONAL RESIDENTIAL CODE
2018	INTERNATIONAL FIRE CODE

AERIAL OF PROJECT



GENERAL NOTES

- PHOTOVOLTAIC ARRAYS SHALL BE PROVIDED WITH DC GROUND-FAULT PROTECTION, NEC 690.5
- DC GROUNDING ELECTRODE CONDUCTOR SHALL BE SIZED ACCORDING TO NEC 250.166, NEC 690.47B
- DC GROUNDING ELECTRODE SHALL BE BONDED TO THE GROUNDING ELECTRODE AND THE CONDUCTOR SHALL BE NO SMALLER THAN THE LARGEST GROUNDING ELECTRODE CONDUCTOR, EITHER AC OR DC, NEC 690.47 C7
- THE AC GROUNDING ELECTRODE CONDUCTOR SHALL BE SIZED ACCORDING TO NEC 250.96 AND TABLE 310.15B 6 FOR DWELLINGS, NEC 690.47 C2
- GROUNDING BUSHINGS ARE REQUIRED AROUND PRE-PUNCHED CONCENTRIC KNOCKOUTS ON THE DC SIDE OF THE SYSTEM, NEC 250.97
- GROUNDING SHALL BE CONTINUOUS AND INSTALLED TO ALLOW FOR PANEL REMOVAL WITHOUT DISRUPTING CONTINUITY. ALL MODULE GROUND CONNECTIONS SHALL BE MADE IN ACCORDANCE WITH NEC 690.47 C8
- WORKING CLEARANCES AROUND THE EXISTING ELECTRICAL EQUIPMENT AND THE NEW ELECTRICAL EQUIPMENT WILL BE MAINTAINED IN ACCORDANCE WITH NEC 110.26 9. ALL PHOTOVOLTAIC SYSTEM CONDUCTORS WILL BE 90 DEGREE C RATED, NEC 690.31B, TABLE 310.16, TABLE 310.17
- WHERE DC CONDUCTORS ARE RUN INSIDE THE BUILDING (OR ATTIC), THEY SHALL BE CONTAINED IN A METAL RACEWAY, NEC 690.31 (E)
- ALL EXTERIOR CONDUIT FITTINGS AND BOXES SHALL BE RAIN TIGHT AND APPROVED FOR USE IN WET LOCATIONS, NEC 314.15
- ANY CONDUCTORS EXPOSED TO SUNLIGHT SHALL BE LISTED AS SUNLIGHT RESISTANT, NEC 306.8 C1, 306.8 D
- ALL METALLIC RACEWAYS AND EQUIPMENT SHALL BE BONDED AND ELECTRICAL CONTINUOUS, NEC 250.90, 250.98
- ALL EQUIPMENT SHALL BE LISTED AND LABELED BY A RECOGNIZED ELECTRICAL TESTING LABORATORY AND INSTALLED PER THE LISTING REQUIREMENTS AND THE MANUFACTURERS INSTRUCTIONS, NEC 690.9 (A)

© Plainview Engineering



PLAINVIEW
ENGINEERING
TEXAS PRM# F-2080



COVER PAGE

PROJECT

DETAILS
GARRICK PHILLIPS
603 EAST ALICE AVENUE
KINGSVILLE, TX 78363

#0005877

SYSTEM
DETAILS

- System Size: SOLAR PV: 10.25 kW
- Module: 25 SOLAREVER: MODEL #SE-182*91-410M-108N - 410W
- Inverter(s): 25 ENPHASE INVERTER: IQ8PLUS-72-2-US (240V)
- Other: 1 ENPHASE COMBINER: IQ COMBINER 4/4C



PLAINVIEW ENGINEERING LLC
TX PRM# F-2080
08-16-2023

DRAWN BY

REV 1:
REV 2:
REV 3:

SCALE: NTS

PV-1



FASTRAC
ENERGY SERVICES



PLAINVIEW
ENGINEERING
TEXAS PERM # F-20660



PV ARRAY
LAYOUT

PROJECT
DETAILS

GARRICK PHILLIPS
603 EAST ALICE AVENUE
KINGSVILLE, TX 78363

#0008377

SYSTEM
DETAILS

System Size:
SOLAR PV: 10.23 kW
Model:
SOLAR INVERTER: MODEL
#SE-18279-41084-108N-410W
Inverter by: ENPHASE INC. (EPC1PLUS-72-2US
(240V)
OWNER:
1 PHASE COMBINER, IQ COMBINER 44C



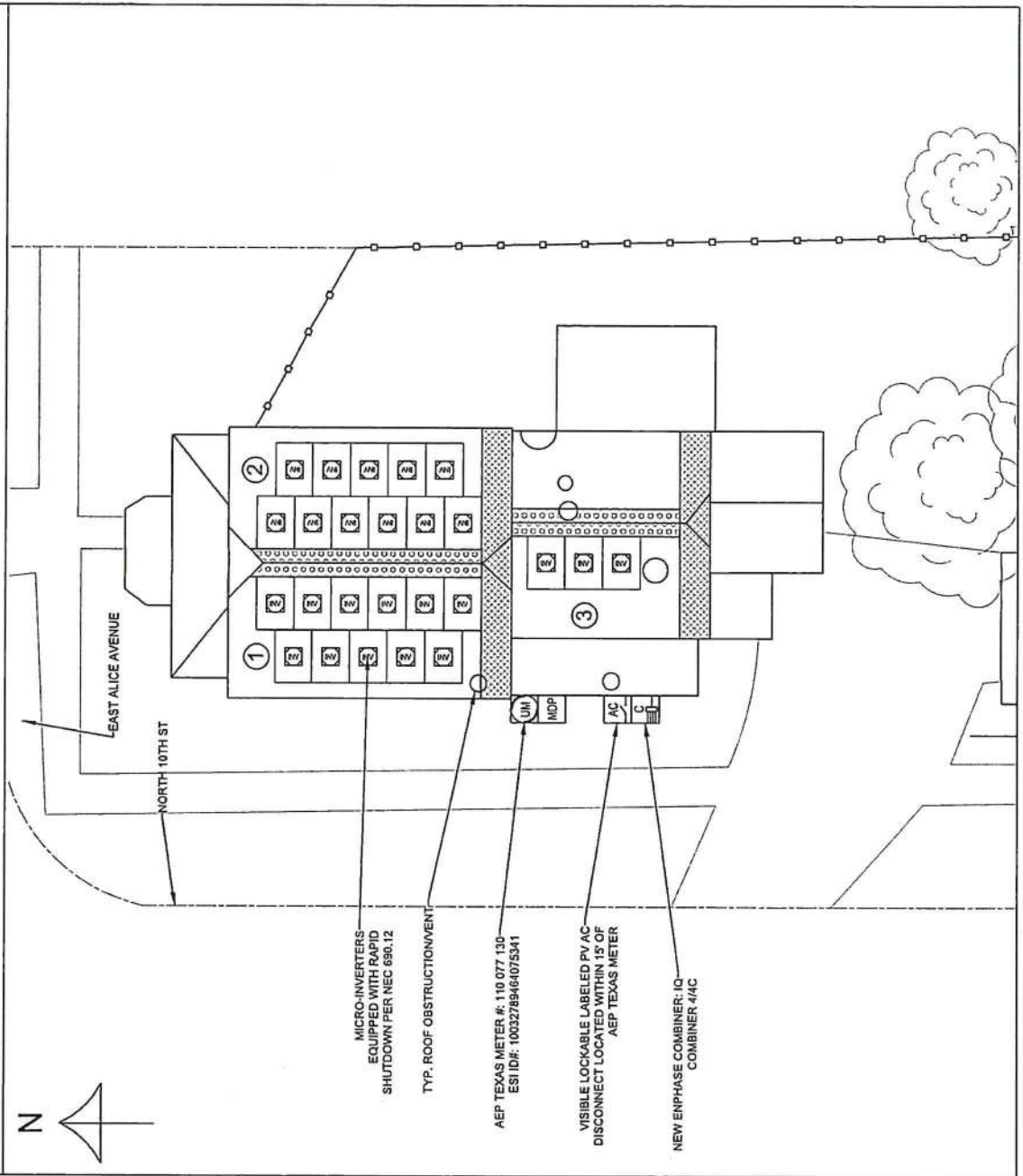
PLAINVIEW ENGINEERING LLC
16. PERRY ROAD
08-16-2023

DRAWN BY
D. DAVIS BUI/0823

REV 1:
REV 2:
REV 3:

SCALE: NTS
PV-3

PV LAYOUT



LEGEND

	ELECTRIC UTILITY METER		INVERTER
	PV REVENUE METER		DC-DC OPTIMIZER
	GAS UTILITY METER		RAPID SHUTDOWN DEVICE
	MAIN DISTRIBUTION PANEL		AC UNIT
	SUB-PANEL		GENERATOR
	MAIN SERVICE BREAKER		BATTERY
	COMBINER BOX AGGREGATE PANEL		AUTOMATIC TRANSFER SWITCH
	NON-FUSED AC DISCONNECT		MICROGRID INTERCONNECT DEVICE
	FUSED AC DISCONNECT SWITCH		MANUAL TRANSFER SWITCH
	18" FIRE SAFETY PATH		1" FIRE SAFETY PATH
	NEW SOLAR MODULE		EXISTING SOLAR MODULE

ARRAY DETAILS

ARRAY	# OF MODULES	AZIMUTH (°)	TILT (°)
1	11	270°	22°
2	11	90°	22°
3	3	270°	22°

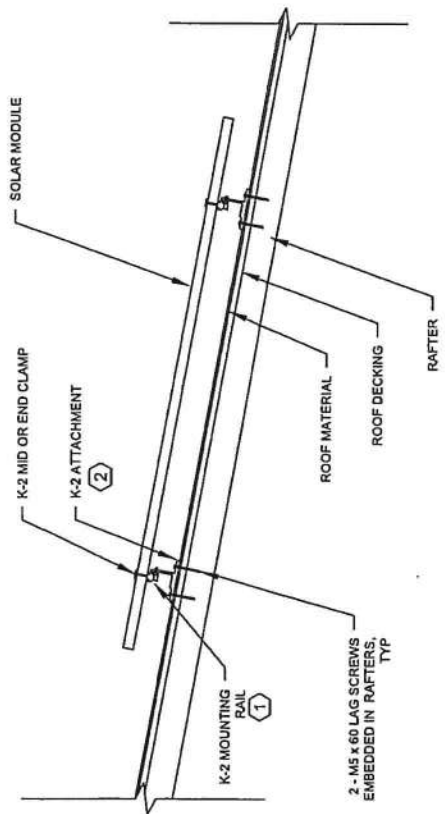
NOTES

- AHJ: KINGSVILLE
UTILITY: AEP TEXAS
ROOF TYPE: COMPOSITION SHINGLE
TOTAL ROOF SQ. FOOTAGE: 1829 SF
TOTAL ARRAY SQUARE FOOTAGE: 526 SF
- NO ENCROACHMENT INTO EASEMENTS BY NEW SCOPE OF WORK (SOLAR MODULES, RACK, RAIL, AND EQUIPMENT)
- EQUIPMENT WORKING CLEARANCES:
- DEPTH: MIN 5"
 - WIDTH: 30" MIN OR WIDTH OF THE EQUIPMENT
 - HEIGHT: 6 1/2" MIN OR HEIGHT OF EQUIPMENT

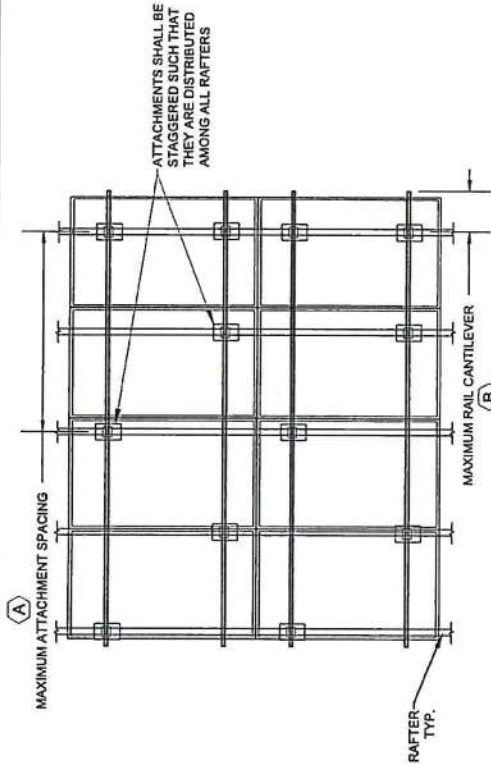
SPECIAL INSTALLATION INSTRUCTIONS:

STRUCTURAL DETAILS

ATTACHMENT DETAIL



SPACING DETAIL



RACKING NOTES

1	MOUNTING RAIL	K-2 SYSTEMS: CROSSRAIL 44-X
2	FLASHED ATTACHMENT	K-2 SYSTEMS: SPLICE FOOT X
3		

OTHER NOTES

EXPOSURE CATEGORY	B
DESIGN WIND SPEED (V_{ULT})	136 MPH V_{ULT}
GROUND SNOW LOAD	0 LB/FT ²
ROOF TYPE	COMPOSITION SHINGLE
IS THIS IN A TWIA WINDSTORM CATASTROPHE ZONE (TDI)?	YES

SPACING NOTES

A	MAX. ATTACHMENT SPACING	48" O.C.
B	MAX. RAIL CANTILEVER	16"
C		

LOCATED IN TDI ZONE
ATTACHMENTS REQUIRED TO BE
SCREWED INTO RAFTERS
(NOT THE DECK)
REFERENCE SPACING NOTES FOR
REQUIRED ATTACHMENT SPACING



FASTRAC
ENERGY SERVICES



PLAINVIEW
ENGINEERING
TEXAS FORM F-20680



PLAINVIEW
ENGINEERING
L.L.C.

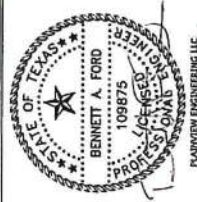
STRUCTURAL

PROJECT

GARRICK PHILLIPS
603 EAST ALICE AVENUE
KINGSVILLE, TX 78363
#0008877

SYSTEM

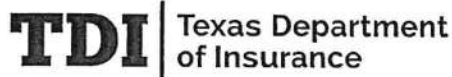
System Size:
SOLAR PP: 10.21 MW
Module:
25 SOLARWEVER: MODEL
#SE-182*91-10M-10N1-410W
Inverter(s):
25 ENPHASE INVERTER: 10BPPLUS-72-2-US
(240V)
Order:
1 ENPHASE COMBINE: 10 COMBINE: 41C



PLAINVIEW ENGINEERING LLC
TX FORM F-20680
08-16-2023

DRAWN BY
D. DAVIS 8/1/2023
REV 1:
REV 2:
REV 3:

SCALE: NTS
S-1



Application for Certificate of Compliance Form WPI-1

App ID:2342304

Physical Address of Structure to be Inspected

603 E Alice Ave

City: Kingsville

ZIP: 78363

County: Kleberg

Tract/Addition:
Lot:
Block:

City Limits: Inside City Limits

Structure is located in:

Is the structure located in a Coastal Barrier Resource Zone (CBRA): No

Owner

Name:
Mailing Address:

Phone:
City:

Fax:
ZIP:

Contractor

Name: Fastrac Energy Services
Mailing Address: 10696 Haddington Dr. Ste 130

Phone: (832) 413-0707
City: Houston

Fax:
ZIP: 77043

Engineer

Name: Bennett Alan Ford
Mailing Address: 3210 Stevenson Ave
Email: bennettford@gmail.com

Phone:
City: Austin
Texas Registration No.: 109875

Fax:
ZIP: 787032242

Commencement of Construction Date

08-16-2023

Date of Application

08-16-2023

Type of Building

House

Inspections

1. Mechanical, Solar Panel(s) -

Number of Panels: 25, Location or Identifier: 14 panels on W roof; 11 panels on E roof,
Comments: Install per engineered plans

2.

3.

Comments

Submitter

Name: Bennett Ford

Phone: (512) 785-4179

Date: 08-16-2023

Submitter Type: Engineer

For Texas Department of Insurance Inspections: mail or email to your local field office

For inspections by engineers: mail or email to Austin office: windstorm@tdi.texas.gov

Texas Department of Insurance

Windstorm Inspections Program

P.O. Box 12030

Austin, TX 78711-2030

ITEM

#3

CITY of KINGSVILLE DOWNTOWN



HISTORIC DEVELOPMENT BOARD

DATE: September 8, 2023
TO: Historic Development Board
FROM: Kobby Agyekum (Senior Planner/Historical Preservation Officer)
SUBJECT: Discuss and Consider Action to install 25 roof mounted Solar Panels at property on residential building on 6TH, BLOCK 1, LOT 1, 2, also known as 603 East Alice Avenue, Kingsville, TX 78363
APPLICANT: Desiree Hirsch, Ms.
CONTRACTOR: Fastrac Energy Services

REQUEST

Discuss and Consider Action to install 25 roof mounted Solar Panels at property on residential building on 6TH, BLOCK 1, LOT 1, 2, also known as 603 East Alice Avenue, Kingsville, TX 78363

EXHIBITS

Application, 2022 Appraisal Roll, Kleberg County Appraisal District Information details, Data from Texas Historical Commission (Historic Resources Survey Form), Engineer's letter, Authorization letter, Drawings, and illustrations.

BACKGROUND & PERTINENT DATA

This is a 1945 One-story rectangular-plan hip-on-gable residential building with infilled shallow-pitched hip-roofed front porch, shed-roof stoop porch supported by fabricated metal posts, vinyl siding, replacement sash windows, hurricane shutters, rubble stone veneer skirting security bars and rear additions, located within the Historic District. This property is considered contributing to the historic district with low priority for preservation.

STAFF REVIEW & RECOMMENDATION

Staff has reviewed the application and found same to be in conformity with the Secretary of the Interior's Standard for Rehabilitation. Consequently, it is the recommendation of Staff to approve the installation of mounted solar panels on residential building at 603 East Alice Avenue as there would be no adverse impact to the historic, cultural, or architectural nature of the district.

BOARD REVIEW

Scope of Historical Development Board

In general, Historical Development Board considers the following factors when making a recommendation concerning the issuing of a permit for the construction, reconstruction, alteration, restoration, relocation, demolition or razing of all or part of any building, structure or appurtenance within a historic district:

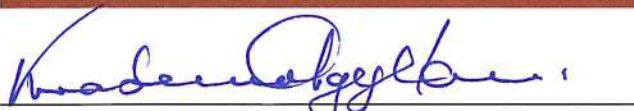
- 1) The effect of the proposed change upon the general historic, cultural and architectural nature of the district.

- 2) The appropriateness of exterior architectural features which can be seen from a public street, alley, road, highway or walkway.
- 3) The general design, arrangement, texture, material and color of the building, structure or appurtenances and the relation of such factors to similar features of buildings, structures or appurtenances in the district. The criterion shall not be the aesthetic appeal to the Board of the structure or the proposed remodeling, but rather its' conformity to the general character of the particular historic area involved.
- 4) Signs which are out of keeping with the character of the historic district in question shall not be permitted.
- 5) The value of the historic district as an area of unique interest and character shall not be impaired.

Standards of the Secretary of the Interior

1. A property shall be used for its historic purpose or be placed in a new use that requires minimal change to the defining characteristics of the building and its site and environment.
2. The historic character of a property shall be retained and preserved. The removal of historic materials or alteration of features and spaces that characterize a property shall be avoided.
3. Each property shall be recognized as a physical record of its time, place, and use. Changes that create a false sense of historical development, such as adding conjectural features or architectural elements from other buildings, shall not be undertaken.
4. Most properties change over time; those changes that have acquired historic significance in their own right shall be retained and preserved.
5. Distinctive features, finishes, and construction techniques or examples of craftsmanship that characterize a property shall be preserved.
6. Deteriorated historic features shall be repaired rather than replaced. Where the severity of deterioration requires replacement of a distinctive feature, the new feature shall match the old in design, color, texture, and other visual qualities and, where possible, materials. Replacement of missing features shall be substantiated by documentary, physical, or pictorial evidence.
7. Chemical or physical treatments, such as sandblasting, that cause damage to historic materials shall not be used. The surface cleaning of structures, if appropriate, shall be undertaken using the gentlest means possible.
8. Significant archeological resources affected by a project shall be protected and preserved. If such resources must be disturbed, mitigation measures shall be undertaken.
9. New additions, exterior alterations, or related new construction shall not destroy historic materials that characterize the property. The new work shall be differentiated from the old and shall be compatible with the massing, size, scale, and architectural features to protect the historic integrity of the property and its environment.
10. New additions and adjacent or related new construction shall be undertaken in such a manner that if removed in the future, the essential form and integrity of the historic property and its environment would be unimpaired.

SIGNATURES



Kobby Agyekum
Senior Planner/HPO

Historical Development Board Review Application

Applicant: Desiree Hirsch

Address: 1640 Brittmoore Rd. Houston, TX 77043

Contact: Cell: 832.413.0918 Home: _____

Email: permits@fastrac.io

Property Owner: Jose Herrera

Address: 311 E Santa Gertrudis St, Kingsville TX, 78363

Contact: Cell: 361.876.0212 Home: _____

Property Location and Description: ORIG TOWN, BLOCK 6, LOT 6, 7, 8

Description of Work: Installation of 27 roof mounted solar panels

Contractor: Fastrac Energy Services

Contact: Cell: 832.413.0918 Home: _____

Email: permits@fastrac.io

Documents Required:

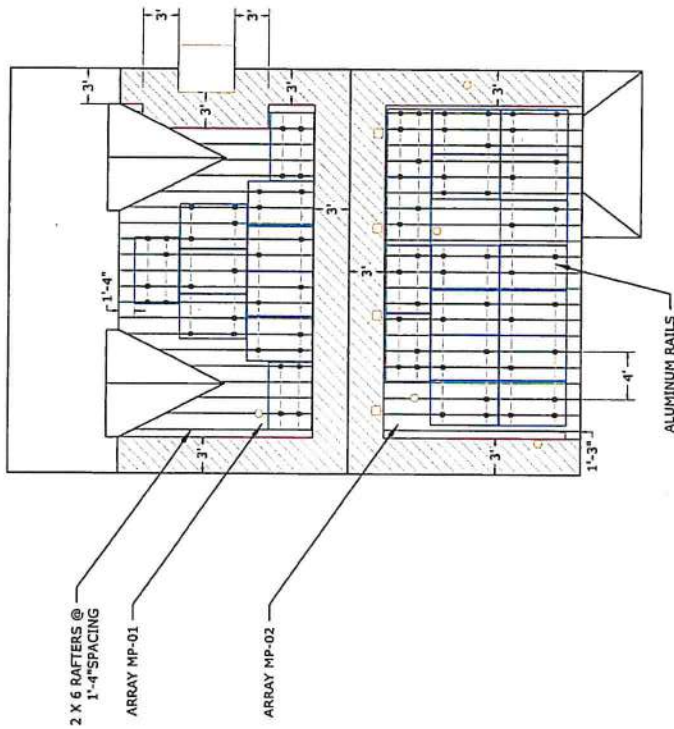
1. Sketch, Drawing, Plans, Site Plans, Mock-ups
2. Photographs (Historic, Current, Surrounding Structures)
3. Materials List or Samples
4. Proof of Ownership
5. Letter of Representation and Work Approval from Property Owner (If Applicable)

I certify that this information and the additional information submitted to the Planning Department is correct and that the work will be completed as described, as approved by the Historical Development Board and in accordance with applicable codes.

(Applicant) Print Name: Desiree Hirsch

Signature: Desiree Hirsch Date: 8/21/2023

NOTE: PENETRATIONS ARE STAGGERED



SCALE: 1"=10'-0"



PLAINVIEW ENGINEERING LLC
TX FIRM# 20560
08-08-2023

SITE INFORMATION				CUSTOMER INFORMATION				CONTRACTOR INFORMATION				
NO	AZIMUTH	PITCH	ND. OF MODULES	ARRAY AREA (SQ. FT.)	ROOF TYPE	ATTACHMENT	ROOF EXPOSURE	FRAME TYPE	FRAME SIZE	FRAME SPACING	MAX RAIL SPAN	OVER HANG
-01	360°	37°	10	210.4	COMPOSITION SHINGLE	SPLICE FOOT XL	ATTIC	RAFTERS	2 X 6	1'-4"	4'-0"	1'-6"
-02	180°	37°	17	357.67	COMPOSITION SHINGLE	SPLICE FOOT XL	ATTIC	RAFTERS	2 X 6	1'-4"	4'-0"	1'-6"

NAME: JOSE HERRERA	PRN NUMBER: FES-81934	REV: A
METER NUMBER: 132 117 704	DRAFTED BY: M.ROHAN	QC'ED BY: K.SUPRIYA
ESID: 10032789401804226	SCALE: AS NOTED	PAPER SIZE: 17"x11"
ADDRESS: 311 E SANTA GERTRUDIS ST, KINGSVILLE, TX 78363	UTILITY: AEP TEXAS CENTRAL	AHJ: TX-CITY OF KINGSVILLE
APN: 17941		

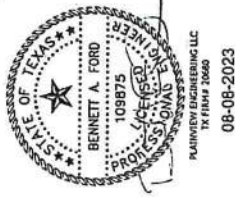
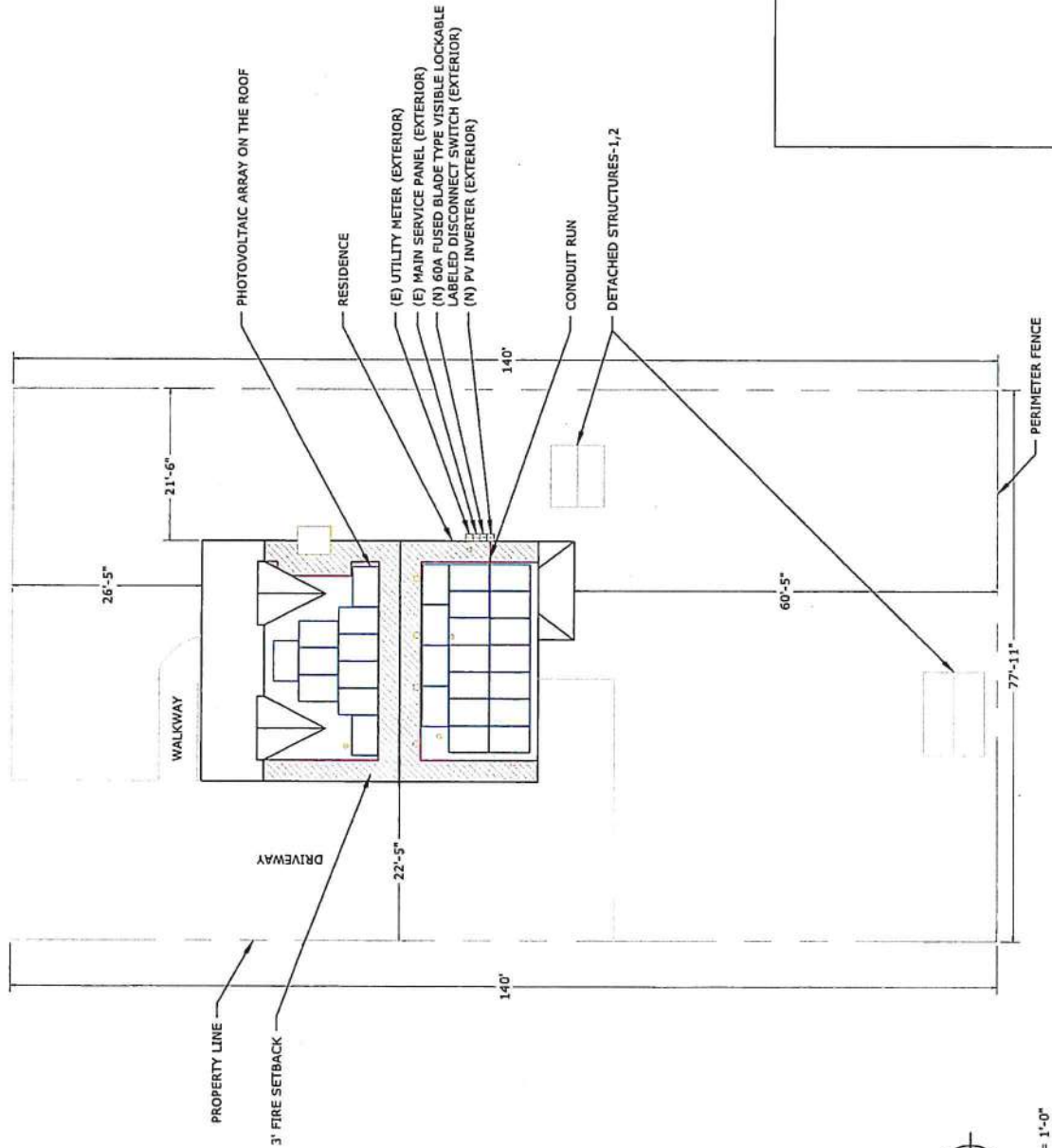
FASTRAC ENERGY SERVICES LICENSED CONTRACTOR, J0219	CERTIFIED Professional Energy Auditor No. 10000000000000000000
---	--

ILLUMINE i
MOUNTING DETAILS
DATE: 07/31/2023
SHEET: 5-01

JOSE HERRERA - 11.070kW DC, 10.000kW AC

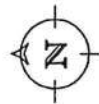
NOTE: NO GATE

E SANTA GERTRUDIS ST



PLAINVIEW ENGINEERING LLC
TX REG# 26569
08-08-2023

CUSTOMER INFORMATION	CONTRACTOR INFORMATION
NAME: JOSE HERRERA METER NUMBER: 132 117 704 ESID: 10032789401804226 ADDRESS: 311 E SANTA GERTRUDIS ST, KINGSVILLE, TX 78363 APN: 17941 UTILITY: AEP TEXAS CENTRAL AHJ: TX-CITY OF KINGSVILLE	 LICENSE NUMBER: 10739
DRAWING INFORMATION PRN NUMBER: FES-81934 REV: A DRAFTED BY: M.ROHAN QC'ED BY: K.SUPRIYA SCALE: AS NOTED PAPER SIZE: 17"x11"	
 SITE PLAN DATE: 07/21/2023 SHEET: E-01	



SCALE: 1/16" = 1'-0"



PLAINVIEW ENGINEERING

August 8, 2023

Re: Rooftop Solar PV System
311 E Santa Gertrudis Street
Kingsville, TX 78363

To Whom It May Concern:

I have reviewed the structural drawings (sheet S-01, prepared by Fastrac Energy Services, dated 7/21/2023) for the roof-mounted solar PV (photovoltaic) system at the above-referenced address. The proposed solar array comprises (27) flush-mounted PV panels. The structure to which the PV system will be attached is a wood-framed, single-family residence with a composition shingle, gable-style roof. The roof framing system generally consists of 2x6 SYP rafters spaced at 16" OC.

This residence is categorized as a Risk Category II structure under the definitions provided in ASCE 7-16. Wind and snow design parameters for this project are as follows:

- Design Wind Speed (MPH): 136 Vult
- Exposure Category: B
- Ground Snow Load: 5 PSF

The proposed solar panels will be affixed to the roof using components manufactured by K2 Systems. Specifically, the roof attachments shall be K2 Splice Foot XL anchors and shall utilize (2) manufacturer-furnished M5x60 lag screws, which shall be embedded in the rafters. Spanning between the attachments shall be K2 CrossRail 44-X rail. Span limit shall be 48" and attachment points shall be staggered such that the attachments are evenly distributed among the rafters. Maximum rail cantilever shall be 16". All structural racking components shall be installed and torqued according to K2 Systems' installation instructions using manufacturer-supplied hardware. Modules shall be top-clamped within the clamping range specified by the module manufacturer. The total distributed load of the PV array (including panels, racking, attachments, and wiring) shall not exceed 3 lb/SF.

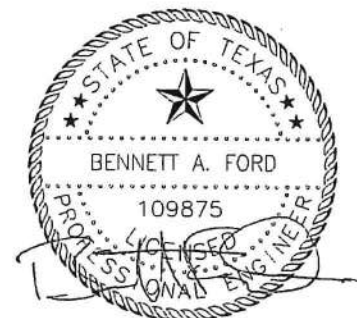
Solar PV arrays, since they consist of tightly spaced glass panels, effectively prevent coincident application of live loads. I have analyzed the roof under all code-prescribed load cases while superimposing the dead loads from the solar PV system. My conclusion is that the roof is capable of resisting the additional loads that will be imparted by the proposed PV system.

The structural design of this proposed solar PV system, as described above, conforms to the 2018 IRC, as adopted by the City of Kingsville, TX.

Please do not hesitate to contact me should you have any questions about the design of this roof-mounted PV array.

Respectfully,

Bennett A Ford, P.E. (TX #109875)



PLAINVIEW ENGINEERING LLC
TX FIRM# 20680

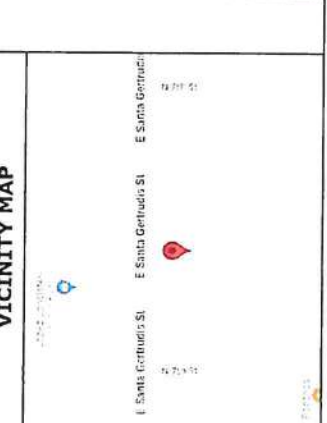
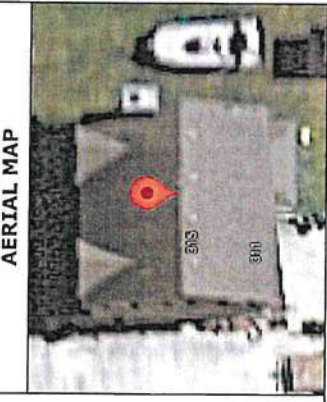
8/8/2023

Plainview Engineering LLC
Texas Registered Engineering Firm #F-20680
Phone: 512.785.4179

JOSE HERRERA - 11.070kW DC, 10.000kW AC

ROOF AREA CALCULATION	
TOTAL ARRAY AREA	= 568.07 sq.ft
TOTAL ROOF AREA	= 1972 sq.ft
% ARRAY AREA IN ROOF	= 28.81 %
DESIGN CRITERIA	
BASIC WIND SPEED	= 136 MPH @ 3-SEC GUST
GROUND SNOW LOAD	= 0 PSF
RISK CATEGORY-II	
PROJECT WINDSPEED DETERMINED USING THE ASCE 7 STANDARD UNLESS DIRECTED OTHERWISE BY LOCAL JURISDICTION AMENDMENTS	
SCOPE OF WORK	
SYSTEM SIZE: 11070W DC, 10000W AC	
MODULES: (27) SOLAREVER MODULE HC 108 SE-182*91-410H-108 (410W)	
INVERTER: (1) SOLAREEDGE TECHNOLOGIES SE10000H-US (240V)	
OPTIMIZER: (27) SOLAREEDGE S440 POWER OPTIMIZER	

SHEET CATALOG		
SHEET	REVISION	DESCRIPTION
CS-01	A	COVER SHEET
CS-02	A	GENERAL NOTES
E-01	A	SITE PLAN
S-01	A	MOUNTING DETAILS
S-02	A	STRUCTURAL DETAILS
E-02	A	SINGLE LINE DIAGRAM
E-03	A	ELECTRICAL CALCULATIONS
PL-01	A	PLACARDS
OC-01	A	OPTIMIZERS CHART
SS	A	SPEC SHEET(S)
BOM	A	BILL OF MATERIALS



ENGINEERING SCOPE OF WORK

ILLUMINE INDUSTRIES INC. HAS ONLY PROVIDED DRAFTING SERVICES FOR THE PERMIT DRAWINGS. NO ACTUAL ENGINEERING WORK, ENGINEERING REVIEW OR ENGINEERING APPROVAL HAS BEEN CONDUCTED BY ILLUMINE INDUSTRIES INC UNLESS NOTED OTHERWISE.

WHEN A PROFESSIONAL ENGINEER APPROVES AND SEALS THE DESIGN FOR COMPONENTS OF THEIR RESPECTIVE DISCIPLINE (STRUCTURAL/ELECTRICAL) SHOWN ON THESE PERMIT DRAWINGS, THE PROFESSIONAL ENGINEER

- TAKES FULL DIRECT CONTROL OF THE ENGINEERED DESIGN
- IS GIVEN ACCESS TO PERSONALLY SUPERVISE AND RECTIFY ANY ASPECT OF THE ENGINEERED DESIGN
- HAS FULLY ACCEPTED RESPONSIBILITY FOR THE ENGINEERED DESIGN

GENERAL NOTES

MODULES ARE LISTED UNDER UL 1703 / 61730 AND CONFORM TO THE STANDARDS.

INVERTERS ARE LISTED UNDER UL 1741 AND CONFORM TO THE STANDARDS.

DRAWINGS ARE DIAGRAMMATIC, INDICATING GENERAL ARRANGEMENT OF THE PV SYSTEM AND THE ACTUAL SITE CONDITION MIGHT VARY.

WORKING CLEARANCES AROUND THE NEW PV ELECTRICAL EQUIPMENT WILL BE MAINTAINED IN ACCORDANCE WITH NEC 110.26.

ALL GROUND WIRING CONNECTED TO THE MAIN SERVICE GROUNDING IN MAIN SERVICE PANEL SERVICE EQUIPMENT.

ALL CONDUCTORS SHALL BE 600V, 90°C STANDARD COPPER UNLESS OTHERWISE NOTED.

WHEN REQUIRED, A LADDER SHALL BE IN PLACE FOR INSPECTION IN COMPLIANCE WITH OSHA REGULATIONS.

THE SYSTEM WILL NOT BE INTERCONNECTED BY THE CONTRACTOR UNTIL APPROVAL FROM THE LOCAL JURISDICTION AND/OR THE UTILITY.

ROOF ACCESS POINT SHALL BE LOCATED IN AREAS THAT DO NOT REQUIRE THE PLACEMENT OF GROUND LADDERS OVER OPENINGS SUCH AS WINDOWS OR DOORS, AND LOCATED AT STRONG POINTS OF BUILDING CONSTRUCTION WHERE THE ACCESS POINT DOES NOT CONFLICT WITH OVERHEAD OBSTRUCTIONS SUCH AS TREES, WIRES OR SIGNS.

PV ARRAY COMBINER/JUNCTION BOX PROVIDES TRANSITION FROM ARRAY WIRING TO CONDUIT WIRING.

APPLICABLE CODES	
• ELECTRIC CODE: NEC 2017	
• FIRE CODE: IFC 2018	
• RESIDENTIAL CODE: IRC 2018	

CONTRACTOR INFORMATION	
NAME: JOSE HERRERA	
METER NUMBER: 132 117 704	
ESID: 10032789401804226	
ADDRESS: 311 E SANTA GERTRUDIS ST, KINGSVILLE, TX 78363	
27.522487, -97.865683	
APN: 17941	
UTILITY: AEP TEXAS CENTRAL	
AHD: TX-CITY OF KINGSVILLE	

CUSTOMER INFORMATION	
PRN NUMBER: FES-81931	REV: A
DRAFTED BY: M ROHANI	
CHECKED BY: K SUPRIYA	
SCALE: AS NOTED	
PAPER SIZE: 17X11"	

DRAWING INFORMATION	
COVER SHEET DATE: 07/21/2023 SHEET: CS-01	

Home Photos / Photo: Front of Home (include address number)



Insulation LLC
Loc: 27.5227, -97.8657



Insolaration LLC
Loc: 27.5227, -97.8658

Home Photos / Photo: Left Side of Home



Insolaration LLC
Loc: 27.5227, -97.8656

Home Photos / Photo: Back Side of Home



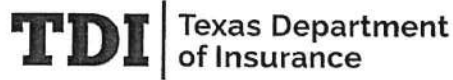
Insolaration LLC
Loc: 27.5224, -97.8657

BILL OF MATERIALS

JOSE HERRERA- FASTRAC ATX

11.070kW							OUT	IN
MODULES	SOLAREVER		SOLAREVER MODULE HC 108 SE-182*91-410M-108 (410W)				27	
INVERTER	SOLAREEDGE		SOLAREEDGE TECHNOLOGIES SE10000H-US (240V)				1	
OPTIMIZERS	SOLAREEDGE		SOLAREEDGE S440 POWER OPTIMIZER				27	
RAIL	K2 SYSTEMS		MICRO T-BOLTS					
			K2 CROSSRAIL 44-X				23.5	
			SPLICES				8	
ROOF SEALANT	GEOCEL							
LAG BOLTS								
FLASHINGS	FLASH/BLOCK/FLANGE							
L-FEET			W/RAIL BOLTS					
ATTACHMENT	K2 SYSTEMS		K2 SPLICE FOOT XL				82	
RT-MINI			WITH (5)DECK SCREWS,HEX BOLT,FLANGE NUTS					
PROTEA BRACKETS	RAIL BOLTS,SCREWS		ONE RAIL BOLT PER BRACKET, 4 SELF TAPPING SCREWS EACH					
SNAPRACK TILE HOOK								
GROUND LUGS								
END CLAMPS								38
MID CLAMP								38
SOLAR DECK								
ATTIC FAN								
SENSE KIT								
STANDOFF								

CUSTOMER INFORMATION	CONTRACTOR INFORMATION
NAME: JOSE HERRERA METER NUMBER: 132 117 704 ESID: 10032789401804226 ADDRESS: 311 E SANTA GERTRUDIS ST, KINGSVILLE, TX 78363 APN: 17941 UTILITY: AEP TEXAS CENTRAL AHJ: TX-CITY OF KINGSVILLE	 
DRAWING INFORMATION PRN NUMBER: FES-81934 REV: A DRAFTED BY: M.ROHAN QC'D BY: K.SUPRIYA SCALE: AS NOTED PAPER SIZE: 17"x11"	
 ILLUMINE I BILL OF MATERIALS DATE: 07/31/2023 SHEET: BOM	



Application for Certificate of Compliance Form WPI-1

App ID:2341171

Physical Address of Structure to be Inspected
311 EAST SANTA GERTRUDIS STREET

Tract/Addition:
Lot:
Block:

City: Kingsville ZIP: 78363 County: Kleberg

City Limits: Inside City Limits

Structure is located in:

Is the structure located in a Coastal Barrier Resource Zone (CBRA): No

Owner

Name: Mailing Address: Phone: City: Fax: ZIP:

Contractor

Name: Fastrac Energy Services Phone: (832) 413-0707 Fax:
Mailing Address: 10696 Haddington Dr. Ste 130 City: Houston ZIP: 77043

Engineer

Name: Bennett Alan Ford Phone: City: Austin Fax:
Mailing Address: 3210 Stevenson Ave Texas Registration No.: 109875 ZIP: 787032242
Email: bennettford@gmail.com

Commencement of Construction Date

08-08-2023 Date of Application Type of Building
House

Inspections

1. Mechanical, Solar Panel(s) -

Number of Panels: 27, Location or Identifier: 10 panels on N roof; 17 panels on S roof,
Comments: Install per engineered plans

- 2.
3.

Comments

Submitter

Name: Bennett Ford Phone: (512) 785-4179 Date: 08-08-2023
Submitter Type: Engineer

For Texas Department of Insurance Inspections: mail or email to your local field office

For inspections by engineers: mail or email to Austin office: windstorm@tdi.texas.gov

Texas Department of Insurance

Windstorm Inspections Program
P.O. Box 12030
Austin, TX 78711-2030



PLAINVIEW ENGINEERING

August 8, 2023

Re: Rooftop Solar PV System
311 E Santa Gertrudis Street
Kingsville, TX 78363

To Whom It May Concern:

I have reviewed the structural drawings (sheet S-01, prepared by Fastrac Energy Services, dated 7/21/2023) for the roof-mounted solar PV (photovoltaic) system at the above-referenced address. The proposed solar array comprises (27) flush-mounted PV panels. The structure to which the PV system will be attached is a wood-framed, single-family residence with a composition shingle, gable-style roof. The roof framing system generally consists of 2x6 SYP rafters spaced at 16" OC.

This residence is categorized as a Risk Category II structure under the definitions provided in ASCE 7-16. Wind and snow design parameters for this project are as follows:

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- Exposure Category: B
- Ground Snow Load: 5 PSF

The proposed solar panels will be affixed to the roof using components manufactured by K2 Systems. Specifically, the roof attachments shall be K2 Splice Foot XL anchors and shall utilize (2) manufacturer-furnished M5x60 lag screws, which shall be embedded in the rafters. Spanning between the attachments shall be K2 CrossRail 44-X rail. Span limit shall be 48" and attachment points shall be staggered such that the attachments are evenly distributed among the rafters. Maximum rail cantilever shall be 16". All structural racking components shall be installed and torqued according to K2 Systems' installation instructions using manufacturer-supplied hardware. Modules shall be top-clamped within the clamping range specified by the module manufacturer. The total distributed load of the PV array (including panels, racking, attachments, and wiring) shall not exceed 3 lb/SF.

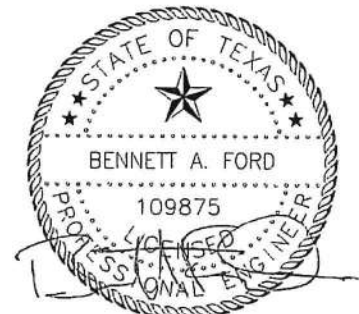
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Please do not hesitate to contact me should you have any questions about the design of this roof-mounted PV array.

Respectfully,

Bennett A Ford, P.E. (TX #109875)



PLAINVIEW ENGINEERING LLC
TX FIRM# 20680

8/8/2023

Plainview Engineering LLC
Texas Registered Engineering Firm #F-20680
Phone: 512.785.4179



An **AEP** Company

BOUNDLESS ENERGY™

AEP Texas
1129 Gateway Dr.
San Angelo, TX 76905
www.aeptexas.com/solar

8/4/2023

Jose Herrera
311 E Santa Gertrudis St
Kingsville, TX 78363

Dear Jose Herrera

The Interconnection Application (**DG-PC21687**) to grid connect an 10 (AC) 11.07 (DC) Solar Generator 10032789401804226 has been approved subject to the following conditions:

CONDITIONS OF APPROVAL

1. Completion of service upgrade to 200A. Any premises with an existing service below 200A must upgrade the complete meter loop.
2. Completion and submission of proof of local inspection approved as complying with all local jurisdiction requirements and in an official format. (Document must show provenance, customer name and/or premise address, and final inspection result.)
3. Verification of an alternative current (AC) generator blade type disconnect installed in close proximity to the AEP Texas meter as indicated on the Interconnection Application site diagram.
All Alternative Generation, including Batteries, must connect behind the Utility AC Generator Blade Type Disconnect; regardless of a transfer or rapid switch in place.
4. Execution of the AEP Texas Interconnection Agreement.
5. **Please do not permit the operation of the proposed solar generator until AEP Texas has inspected the site and changed out the meter.**
6. Customer may not operate the solar generator until AEP Texas issue the Permission to Operate letter.

Please feel free to contact us should you have any questions/concerns.

Sincerely,

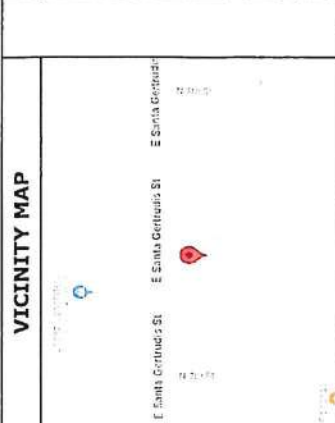
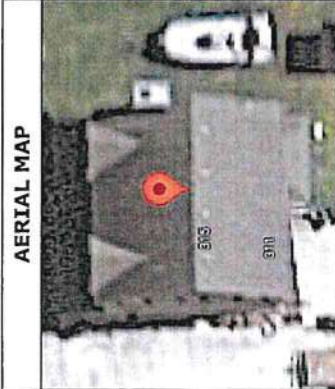
P: | E: DER_AEPTexas@aep.com

Enclosures: Application for Interconnection
AEP Texas Interconnection Agreement Draft

JOSE HERRERA - 11.070kW DC, 10.000kW AC

ROOF AREA CALCULATION	TOTAL ARRAY AREA = 568.07 sq.ft TOTAL ROOF AREA = 1972 sq.ft % ARRAY AREA IN ROOF = 28.81 %
DESIGN CRITERIA	BASIC WIND SPEED = 136 MPH @ 3-SEC GUST GROUND SNOW LOAD = 0 PSF RISK CATEGORY- II PROJECT WINDSPEED DETERMINED USING THE ASCE 7 STANDARD UNLESS DIRECTED OTHERWISE BY LOCAL JURISDICTION AMENDMENTS
SCOPE OF WORK	SYSTEM SIZE: 11.070kW DC, 10.000kW AC MODULES: (27) SOLAREVER MODULE HC.108 SE-182*91-410M-108 (410W) INVERTER: (1) SOLAREEDGE TECHNOLOGIES SE10000H-US (240V) OPTIMIZER: (27) SOLAREEDGE S440 POWER OPTIMIZER

SHEET CATALOG		
SHEET	REVISION	DESCRIPTION
CS-01	A	COVER SHEET
CS-02	A	GENERAL NOTES
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OC-01	A	OPTIMIZERS CHART
SS	A	SPEC SHEET(S)
BOM	A	BILL OF MATERIALS



ENGINEERING SCOPE OF WORK

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PV ARRAY COMBINER/JUNCTION BOX PROVIDES TRANSITION FROM ARRAY WIRING TO CONDUIT WIRING.

APPLICABLE CODES	CONTRACTOR INFORMATION	DRAWING INFORMATION
<ul style="list-style-type: none"> ELECTRIC CODE: NEC 2017 FIRE CODE: IFC 2018 RESIDENTIAL CODE: IRC 2018 	NAME: JOSE HERRERA METER NUMBER: 132 117 704 ESID: 10032789401804226 ADDRESS: 311 E SAMTA GERTRUDIS ST, KINGSVILLE, TX 78363 APN: 27.522487 - 97.865683 UTILITY: AEP TEXAS CENTRAL AHD: TX-CITY OF KINGSVILLE	PRN NUMBER: FES-81934 REV: A DRAFTED BY: M.ROHAN QC'ED BY: K.SUPRIYA SCALE: AS NOTED PAPER SIZE: 17'X11"
CUSTOMER INFORMATION	FASTRAC FAST TRACK ELECTRICAL 1515 W. BURNETT BLVD KINGSVILLE, TX 78363 (361) 575-1111 WWW.FASTTRAC-EX.COM	ILLUMINE I COVER SHEET DATE: 07/21/2023 SHEET: CS-01