



Date: August 24, 2021
To: Amy Pyne
cc: Jason Wiles, Michael Hatfield
From: John Strickland
Re: 10 Clarksville Rd. (Community Hall)

On August 16, 2021, the above-mentioned property was inspected by Jason Wiles and the under signed. The following observations were revealed.

Interior:

Floor- hardwood strip floors required to be re-finished.

Walls- 30% paneling good condition, 40% chalk boards, 30% plaster in fair to good condition.

Ceiling- Tentest material 50% water damaged and in need of replacing, while repairing remaining areas.

Systems:

Heating system - uncertified wood stove, with masonry chimney, both would require replacing.

Electrical system- no power, will require upgrade before power will be restored.

Septic system- undetermined

Well- may be a dug well on site, functioning undetermined.

Exterior:

Roof- needs to be replaced, may have rotten boards as well.

Cladding- wood cladding requires maintenance such as scraping, caulking and painting.

Windows- wooden sashes, fair to good condition

Doors- Require to be replaced

Landing and stairs- Required to be replaced

Foundation: Front section appears to be on newer concrete columns. The rear section is in-place, however, is cracked in several sections and somewhat mis-aligned. Requires to be replaced.

Accessory building:

Left rear section of roof has fallen in, requires rotten framing rafters, roof sheathing to be replaced. Entire roof to be replaced with appropriate roofing materials.

Note: Photos are available upon request

General comments:

The walls and roof of the building is level and plumb no apparent sagging, may be worth repairing for someone looking for a dwelling, or recreational cabin. The shed may be salvaged by repairing the roof.

Recommendations:

1. Secure door and landing to prevent public from entering the building.
2. Not ready to be demolished, however, if repairs are not conducted, demolition may be required in the not-so-distant future. 5 to 10yrs.
3. I recommend selling property with a stipulation that a building permit is or will be in place at time of purchase.

Respectively Submitted,

A handwritten signature in black ink that reads "John Strickland". The signature is written in a cursive, flowing style.

John Strickland, CBO II