

HISTORIC PRESERVATION AGENCY

CITY OF LAKE CITY

June 11, 2024 at 5:30 PM

Venue: City Hall

AGENDA

INVOCATION

ROLL CALL

MINUTES

- [i.](#) Meeting Minutes 04-09-2024
- [ii.](#) Meeting Minutes 05-14-2024

OLD BUSINESS

- [iii.](#) **COA 24-11**, submitted by, Carol O'Driscoll, as owner, requesting a Certificate of Appropriateness in a Residential Single Family-3 (RSF-3) zoning district as established in section 4.5 of the Land Development Regulations and located within the Lake Isabella Historic District, established in Section 10.11.2, of the Land Development Regulations on property described as City of Lake City Parcel 12773-000, located at 160 SE Saint Johns St.

*****Note, meeting on 05-14-2024 was cancelled due to lack of quorum.*****

NEW BUSINESS

- [iv.](#) **COA 24-13**, submitted by, Cool Chicks 4 Christ LLC, as owner, requesting a Certificate of Appropriateness in a Commercial General (CG) zoning district as established in section 4.12 of the Land Development Regulations and located within the Lake Isabella Historic District, established in Section 10.11.2, of the Land Development Regulations on property described as City of Lake City Parcel, located at 207 S Marion Ave..

CONSENT AGENDA

- [v.](#) **COA 24-12**, submitted by, Tequilla Shepard, as owner, requesting a Certificate of Appropriateness in a Commercial-Central Business District (C-CBD) zoning

district as established in section 4.14 of the Land Development Regulations and located within the Lake Desoto Historic District, established in Section 10.11.2, of the Land Development Regulations on property described as City of Lake City Parcel 12004-000, located at 556 N Marion.

WORKSHOP- None

ADJOURNMENT

YouTube Channel Information

Members of the public may also view the meeting on our YouTube channel at:
<https://youtube.com/c/CityofLakeCity>

Pursuant to 286.0105, Florida Statutes, the City hereby advises the public if a person decides to appeal any decision made by the City Council with respect to any matter considered at its meeting or hearings, he or she will need a record of the proceedings, and that, for such purpose, he or she may need to ensure that a verbatim record of the proceedings is made, which record includes the testimony and evidence upon which the appeal is to be based.

Pursuant to 286.26, Florida Statutes, persons needing special accommodations to participate in this meeting should contact the City Manager's Office at (386) 719-5768.

File Attachments for Item:

i. Meeting Minutes 04-09-2024

HISTORIC PRESERVATION AGENCY

MEETING MINUTES

Date: 04/09/2024

ROLL CALL:

Mrs. McKellum- Present Mr. McMahon- Present Mr. Nelson- Present
Mr. Lydick- Present City Attorney- Clay Martin- Present

MINUTES: March 5, 2024 Historic Preservation Agency Meeting.

Comments or Revisions: None

Motion to approve 03/05/2024 Meeting Minutes by Mr. Nelson and seconded by Mr. McMahon

Ex Parte Communications

Mr. Martin polled the Board if they had any ex parte communications for petitions COA 24-10.

Mrs. McKellum- No, Mr. McMahon- No, Mr. Nelson- No, and Mr. Lydick- Only the regular exercise of his duties on briefing of the agenda. Mr. Martin asked if it would those conversations affect your ability to render a fair decision. Mr. Lydick stated no.

OLD BUSINESS: None

NEW BUSINESS: None

CONSENT AGENDA ITEMS:

Dave Young presented COA24-10.

Motion to approve consent agenda as submitted by Mr. McMahon. Seconded by Mr. Nelson.

Mrs. McKellum: Aye **Mr. McMahon:** Aye **Mr. Nelson:** Aye
Mr. Lydick: Aye

WORKSHOP: None

ADJOURNMENT:

Motion to Adjourn by: Mr. Nelson **Motion Seconded By:** Mr. McMahon

Time: 6:55pm

Mr. Lydick closed the meeting.

HISTORIC PRESERVATION AGENCY

MEETING MINUTES

Mr. Lydick, Board Chairperson

Date Approved

Robert Angelo, Secretary

Date Approved

File Attachments for Item:

ii. Meeting Minutes 05-14-2024

HISTORIC PRESERVATION AGENCY

MEETING MINUTES

Date: 04/09/2024

ROLL CALL:

Mrs. McKellum- Present Mr. McMahon- Present Mr. Nelson- Not Present
Mr. Lydick- Present City Attorney- Clay Martin- Present

MINUTES:

No quorum.

Ex Parte Communications

OLD BUSINESS: None

NEW BUSINESS: None

Petition # COA 24-11 Presented By:
As owner or agent and gives address of:
Petitioner is Sworn in by:
Staff is Sworn in by:

No quorum.

CONSENT AGENDA ITEMS: COA24-12

No quorum.

WORKSHOP: None

ADJOURNMENT:

Motion to Adjourn by: Mrs. McKellum **Motion Seconded By:** Mr. McMahon
Time: 5:38pm
Mr. Lydick closed the meeting.

Mr. Lydick, Board Chairperson

Date Approved

Robert Angelo, Secretary

Date Approved

File Attachments for Item:

iii. COA 24-11, submitted by, Carol O'Driscoll, as owner, requesting a Certificate of Appropriateness in a Residential Single Family-3 (RSF-3) zoning district as established in section 4.5 of the Land Development Regulations and located within the Lake Isabella Historic District, established in Section 10.11.2, of the Land Development Regulations on property described as City of Lake City Parcel 12773-000, located at 160 SE Saint Johns St.

*****Note, meeting on 05-14-2024 was cancelled due to lack of quorum.*****



DEPARTMENT OF GROWTH MANAGEMENT
 205 North Marion Avenue
 Lake City, Florida 32055
 Telephone: (386) 752-2031
growthmanagement@lcfla.com

COA 24-11

HISTORIC PRESERVATION AGENCY (HPA)
 Certificate of Appropriateness (COA) Application

USE THIS FORM TO Apply for approval for projects located within historic districts. Projects may require either a Agency-level review or a Staff-level review.

Once application is submitted it will be reviewed for completeness. Once verified complete the applicant will be notified.

Type of Review	Reviewed By	Date
Certificate of Appropriateness (COA) Staff Review		
Certificate of Appropriateness (COA) HPA Review - Single Family Structure or its Accessory Structure		
Certificate of Appropriateness (COA) HPA Review - All Other Structures		
After-the-Fact Certificate of Appropriateness (COA) if work begun prior to issuance of a COA		

PROJECT TYPE

New Construction Addition Demolition Fence Paint

Repair Relocation Re-Roof/Roof-Over SignShed Garage

Classification of Work (see LDR 10.11.3)

Routine Maintenance Minor Work Major Work

APPROVAL TYPE:

See Certificate of Appropriateness Matrix

Staff Approval

Board Approval: Conceptual or Final

PROPERTY INFORMATION: *Property information can be found at the Columbia County Property Appraiser's Website*

Historic District: Lake Isabella Historical Residential District
 Downtown Historical District

Site Address: 1160 SE SAINT JOHNS ST

Parcel ID #(s): 12773-000 (41307)

OWNER OF RECORD	As recorded with the Columbia County Property Appraiser	APPLICANT OR AGENT	If other than owner, If an agent will be representing the owner, an Owner's Authorization for Agent Representation form must be included
Carol O'Driscoll	Owner(s) Name	Tyler Turner	Applicant Name
	Company (if applicable)	TMT Roofing LLC	Company (if applicable)
1160 SE SAINT JOHNS ST	Street Address	295 NW Common Ln Ste 115-315	Street Address
LAKE CITY, FL 32025	City State Zip	LAKE CITY, FL 32055	City State Zip
410-253-7947	Telephone Number	352-888-4076	Telephone Number
clod42@aol.com	E-Mail Address	tmtroofingllc@gmail.com	E-Mail Address

BASIS FOR REVIEW

All applications, whether Staff or HPA review, are reviewed for consistency with the City of Lake City Comprehensive Plan, Land Development Code, and applicable guidelines such as the Guidelines for the Historic Districts are based on the U.S. Secretary of the Interior's Standards for Rehabilitation.

Historic Preservation Agency Meetings are held the 1st Tuesday of the month at 5:30PM in the City Council Chambers (205 N Marion Ave.)

Application Deadline (12:30PM)	Dec 01 2022	Jan 03 2023	Feb 01 2023	Mar 01 2023	Apr 01 2023	May 01 2023	Jun 01 2023	Jul 01 2023	Aug 01 2023	Sep 01 2023	Oct 01 2023	Nov 01 2023
Meeting Date	Jan 04 2023	Feb 07 2023	Mar 07 2023	Apr 04 2023	May 02 2023	Jun 06 2023	Jul 05 2023	Aug 01 2023	Sep 06 2023	Oct 03 2023	Nov 07 2023	Dec 05 2023

**IMPORTANT
NOTES**

**PRE-APPLICATION
MEETING**

To guide you through the process and to ensure that your application is properly processed, you'll need to meet with the Planner prior to submitting your application. This should be done prior to your anticipated submittal date to allow time for review.

Staff approval applications are accepted on a rolling basis and are generally completed within 10 business days. Please note that projects can only begin after receiving a Certificate of Appropriateness (COA) and a building permit (if required).

**CONCEPTUAL
APPROVALS**

Conceptual approvals are provided by the HPA as a courtesy to the applicant in an effort to allow comment from the Historic Preservation Agency during the conceptual design process. The HPA will provide the applicant with feedback and guidance relating to the proposal. In all cases, the applicant must return to the HPA to seek final approval of their projects.

**APPLICATION
REQUIREMENTS**

- A complete/ signed application. (If all requirements are not submitted it could delay your approval);
- Proof of Ownership (copy of deed or tax statement);
- A current survey of the property, for new construction and any change to existing footprint. (no older than two years);
- 1 digital set of elevations & plans (to scale);
- Photographs;
- Any additional backup materials, as necessary;
- If applying as an agent, *Owner's Authorization for Agent Representation* form must be signed/notarized and submitted as part of the application;
- For window replacement, a *Window Survey* must be completed.

PROJECT DESCRIPTION

DESCRIBE THE PROPOSED PROJECT AND MATERIALS.
Describe the proposed project in terms of size, affected architectural elements, materials, and relationship to the existing structure(s).

Metal Re-roof
An estimated 36 roofing squares
Tm, Roofing LLC, Roofing Contractor, would tear off existing roof to replace all decking on home. Install new 29 gauge Ash Gray tough Rib metal.

List proposed materials:

Project Scope	Manufacturer	Product Description	Color (Name/Number)
Exterior Fabric			
Doors			
Windows			
Roofing	Capital Metal Supply	29 Gauge Tough Rib Panels	Ash Gray
Fascia/Trim			
Foundation			
Shutters			
Porch/Deck			
Fencing			
Driveways/Sidewalks			
Signage			
Other			

PLEASE SUBMIT ALL PRODUCT BROCHURES, PAINT COLOR SAMPLES, AND MATERIAL SAMPLES WITH YOUR APPLICATION.

DID YOU REMEMBER

Review the Historic District Application Checklist (Article 10 LDR) to ensure you are including all required materials. If all requirements are not submitted, it will delay your approval.

Review the applicable Guidelines (Article 10 LDR)

A pre-application meeting is required before a final application for HPA Review. (Please call 386-752-2031 to schedule an appointment)

Please see the City of Lake City Land Development Regulations for detailed information.

Historic Preservation Districts maps are located on the city web site (www.lcfla.org)

Historic Preservation Agency can be found in the LDR Article 10.

Variances can be found in the LDR Article 11

The Land Development Regulations can be located on the city web site (www.lcfla.org)

APPEALS

Agency Decisions – Persons with standing, as listed in LDR Article 10, Section 10.11.6, may appeal a decision of the HPA, as outlined in Article 11, Section 11.1.4

Administrative Decisions – Persons with standing, as listed in LDR Article 10, Section 10.11.6, may appeal a decision of the Administrator, as outlined in Article 10, Section 10.11.5.

DEMOLITIONS (if applicable)

Please identify any unique qualities of historic and/or architectural significance, the prevalence of these features within the region, city, or neighborhood, and feasibility of reproducing such a building, structure, or object.

Discuss measures taken to save the building/structure/object from collapse. Also, address whether it is capable of earning a reasonable economic return on its value.

RELOCATIONS (if applicable)

For relocations, address the context of the proposed future site and proposed measures to protect the physical integrity of the building.

Additional criteria for relocations and demolitions: Please describe the future planned use of the subject property once vacated and its effect on the historical context.

MODIFICATION OF EXISTING ZONING REQUIREMENTS (If Applicable)

Any change shall be based on competent demonstration by the petitioner of Article 4 of the Land Development Code.

Modification of dimensional requirements. To facilitate new construction, redevelopment, rehabilitation, or relocation of buildings or structures in historic districts or individually listed on the local register, the Administrator or the appropriate board within the development review process may determine dimensional requirements such as front, side, and rear setbacks, building height, separation between buildings, floor area ratios, and maximum lot coverage for buildings and structures based on historic development patterns. Any change shall be based on competent demonstration by the petitioner of the following:

- a. *The proposed development will not affect the public safety, health, or welfare of abutting property owners or the district;*
- b. *The proposed change is consistent with historic development, design patterns or themes in the historic district. Such patterns may include reduced front, rear, and side yard setbacks, maximum lot coverage and large floor area ratios;*
- c. *The proposal reflects a particular theme or design pattern that will advance the development pattern of the historic district; and*
- d. *The proposed complies with utility, stormwater, access requirements, and other requirements related to site design in the Land Development Code.*

Where the proposed modification would encroach into a side or rear yard setback that adjoins an existing lot, notice shall be provided to the adjacent property owner. Staff or the appropriate reviewing board will document the basis for its decision. If staff makes the decision, it will provide a written determination on the complete modification request within 21 calendar days of receiving the request. If the adjacent property owner objects to the encroachment in writing within 16 calendar days of the date from which the notice was mailed, the request shall be referred to the Board of Adjustment, which shall review the request using the same standards in this section used by staff. If the decision is to be made by a board, the board shall hear the objection of the adjacent property owner as part of its public hearing. The remainder of the requirements, regulations and procedures set forth in this chapter shall remain applicable.

Modification of building code requirements. Structures and buildings listed individually on the local register or deemed contributing to the character of a district listed on the local register shall be deemed historic and entitled to modified enforcement of the standard codes where appropriate.

Please describe the requested zoning modification, addressing a through d above:


The requested modification will change the following zoning or building requirement in this manner:

(select only those that apply)	Required	Existing	Proposed
Front, Side, or Rear building Setback Lines			
Building Height			
Building Separation			
Floor Area Ratio (FAR)			
Maximum Lot Coverage			

CERTIFICATION

By signing below, I certify that the information contained in this application is true and correct to the best of my knowledge at the time of the application. I acknowledge that I understand and have complied with all of the submittal requirements and procedures and have read and understand the following:

1. I/We hereby attest to the fact that the above supplied property address(es), parcel number(s) and legal description(s) is (are) the true and proper identification of the area of this petition.
2. I/We authorize staff from the Department of Growth Management to enter onto the property in question during regular city business hours in order to take photos which will be placed in the permanent file.
3. I/We understand that the COA review time period will not commence until the application is deemed complete by staff and may take up to 10 days to process. I further understand that an incomplete application submittal may cause my application to be deferred to the next posted deadline date.
4. I/We understand that, for Agency review cases, an agenda and staff report will be available on the City's website approximately one week before the Historic Preservation Agency meeting.
5. I/We understand that the Historic Preservation Agency meetings are conducted in a quasi-judicial hearing and as such, ex parte communications are prohibited (Communication about your project with a Historic Preservation Agency member).
6. I/We understand that the approval of this application by the Historic Preservation Agency or staff in no way constitutes approval of a Building Permit for construction from the City of Lake City Growth Management.
7. I/We understand that all changes to the approved scope of work stated in a COA have to be approved by the HPA before work commences on those changes. There will be no charge for a revision to a COA. Making changes that have not been approved can result in a Stop Work Order being placed on the entire project.
8. I/We understand that any decision of the HPA may be appealed to the City Council. A person with standing, as described in LDR Article 10, Section 10.11.6, may file a petition to appeal and shall be presented within thirty (30) days after the decision of the HPA; otherwise the decision of the HPA will be final.
9. I/We understand that Certificates of Appropriateness are only valid for one (1) year from issuance.



 Applicant (Signature)

3/18/2024

 Date

Tyler Turner

 Applicant (Print)

Please submit this application And all required supporting Materials via email to: growthmanagement@lcfia.com Once the application is received and deemed complete, the applicant will be notified as to whether this will be a staff review or HPA review.	TO BE COMPLETED BY CITY ADMINISTRATOR	Date Received <u>3/27/24</u>	Received By: <u>Robert Ansel</u>
	COA <u>24-11</u>		<input type="checkbox"/> Staff Approval <input type="checkbox"/> Single Family Structure or its Accessory Structure <input type="checkbox"/> Multi-Family requiring HPA approval <input type="checkbox"/> After-The-Fact Certificate of Appropriateness
	Zoning: <u>R3F-3</u>		
	Contributing	<input checked="" type="checkbox"/> Yes <input type="checkbox"/> No	
	Pre-Conference	<input checked="" type="checkbox"/> Yes <input type="checkbox"/> No	
Application Complete	<input type="checkbox"/> Yes <input type="checkbox"/> No		
Request for Modification of Setbacks	<input type="checkbox"/> Yes <input checked="" type="checkbox"/> No		

Thursday



DEPARTMENT OF GROWTH MANAGEMENT
205 North Marion Avenue
Lake City, Florida 32055
Telephone: (386) 752-2031
growthmanagement@lcfla.com

OWNER'S AUTHORIZATION FOR AGENT REPRESENTATION

USE THIS FORM TO: Grant an agent authorization to represent you in applying for applications to the City of Lake City Department of Growth Management.

I /WE Carol O'Driscoll
(print name of property owner(s))

hereby authorize: TMT Roofing LLC, Tyler Turner & Alyssa Miller
(print name of agent)

to represent me/us in processing an application for: Roofing Permit
(print type of application)

on our behalf. In authorizing the agent to represent me/us, I/we, as owner/owners, attest that the application is made in good faith and that any information contained in the application is accurate and complete.

Carol O'Driscoll
(Signature of owner)

(Signature of owner)

CAROL O'DRISCOLL
(Print name of owner)

(Print name of owner)

STATE OF FLORIDA }
COUNTY OF Columbia }

Sworn to (or affirmed) and subscribed before me by means of physical presence or online notarization,
this 27th day of MARCH, 2024, by

Carol O'Driscoll

Alyssa Miller
Notary Public

Alyssa Miller
Printed Name

9/14/2026
My Commission Expires

Personally Known OR
 Produced Identification

ID Produced: _____



Insurance Email: amanda.jewell-direct@kin.com



TMT Roofing LLC Roofing Contract Agreement

Customer Carol O'Driscoll

Date: 03/13/2024

Property Location 160 SE SAINT JOHNS ST

Time 4:00 PM

City Lake City

Zip 32025

Roof Specifications: Roof Type Meta Shingle Color ~~Galvalume~~ Ash Gray ^{cod} Am

Roof material specs & warranties Price includes all labor and material for complete metal roof

Remove existing metal roof Install new 29 Gauge galvalume tuff rib panels

Workmanship Warranty 5yrs & Manufacturer Warranty ~~2~~ 40 year

TMT Roofing LLC Lic# CCC1330410 agrees to complete roofing project at location for the price specified on contract. General Standards upheld are as follows:

Materials ordering and delivery

Permits

Job Site Cleanup

Magnetize Jobsite upon completion

Project timeline is standard 4-5 working days unless limited by weather.

Any work that occurs additional charges will **NOT** be performed unless property owner consents to any changes in contract price

Workmanship warranty is 5 years from completion date, warranty is void if:

other persons have in any way edited roof after completion: natural distaster: due to manufacture warranty failure

Project commencement date is within 4 days of 04/22/2024 this may change due to weather and if changed proprety owner will be notified promptly.

50% of contract price is required once contract has been accepted, the remaining 50% will be due upon completion of project* (unless financed). Payments can be made by cash, check, credit/debit card, cashiers check.

If payment is other than cash, appropriate identification may be required and recorded before processing payment.

Contractor will provide paper work vital for permitting and will need paperwork returned promptly to remain on schedule. Contract is contingent on 50% to start project and final balance once project has been completed.

Additional Comments or amendments

Install new plywood decking- Approx 115 plywood sheets Install new decking seam tape. Install new synthetic underlayment

For further details refer to invoice 1104

Agreed Contract Price ~~22,500.00~~ \$30,500.00 *AM*

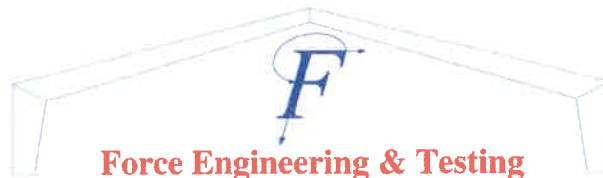
Signatures of authorized representative of TMT Roofing and property agreeing to the terms above

Contractor Tyler Turner

Date 03/13/2024

Property Owner Carol O'Donoghue

Date 3/13/2024



Force Engineering & Testing

19530 Ramblewood Drive
Humble, Texas 77338
Phone: (281) 540-6603 FAX: (281) 540-9966
Website: www.forceengineeringtesting.com

Product Evaluation Report
CAPITAL METAL SUPPLY, INC.

Min. 29 Ga. Capital Rib Roof Panel over 1x4 Wood Purlins over 7/16" OSB

Florida Product Approval # 17992.1 R4

Florida Building Code 2023
Per Rule 61G20-3
Method: 1 -D

Category: Roofing
Subcategory: Metal Roofing
Compliance Method: 61G20-3.005(1)(d)
NON HVHZ

Product Manufacturer:

Capital Metal Supply
3845 S. US HWY 441
Lake City, Florida 32025


Capital Metal Supply
629 SE Industrial Circle
Lake City, Florida 32025

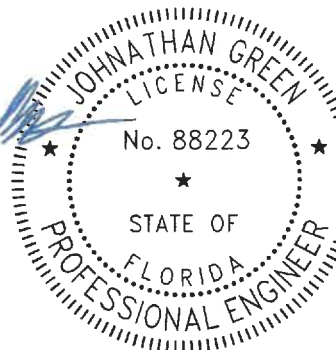
Engineer Evaluator:

Johnathan Green, P.E. #88223
Florida Evaluation ANE ID: 12901

Contents:

Evaluation Report: Page 1 - 4
Installation Detail: Page 5


AUG 31 2023



THIS DOCUMENT HAS BEEN DIGITALLY SIGNED AND SEALED BY JOHNATHAN GREEN ON THE DATE ADJACENT TO THE SEAL.

PRINTED COPIES OF THIS DOCUMENT ARE NOT CONSIDERED SIGNED AND SEALED AND THE SIGNATURE MUST BE VERIFIED ON ANY ELECTRONIC COPIES.

FL# 17992.1 R4



Compliance Statement: The product as described in this report has demonstrated compliance with the Florida Building Code 2023, Sections 1504.3.2, 1504.7.

Product Description: Capital Rib Roof Panel, Min. 29 Ga. Steel, 36" Wide, through fastened roof panel over 1x4 wood purlins over minimum 7/16" OSB decking. Non-structural Application.

Panel Material/Standards: Material: Min. 29 Ga. Steel, ASTM A792 or ASTM A653 G90 conforming to Florida Building Code 2023 Section 1507.4.3. Paint finish optional.
Yield Strength: Min. 80.0 ksi
Corrosion Resistance: Panel Material shall comply with Florida Building Code 2023, Section 1507.4.3.

Panel Dimension(s): Thickness: 0.0140" Min.
Width: 36" Maximum Coverage
Rib Height: 3/4" major rib at 9" O.C.
Panel Rollformer: MRS Metal Rollforming Systems

Panel Fastener: #10-15 x 1-1/2" ZAC Head dual thread with sealing washing or approved equal 3/4" minimum penetration through plywood
Corrosion Resistance: Per Florida Building Code 2023, Section 1507.4.4.

Substrate Description: Min. 1x4 No. 2 SYP wood purlin over (1) layer of asphalt composition shingles (optional) over (1) layer of 30# felt paper over minimum 7/16" OSB (or 15/32" APA Rated Plywood) over Southern Yellow Pine wood rafters at 24" O.C. Panel System Type 1: 1x4 wood purlins attached to OSB with (1) 8d ring shank nail at 4" O.C. Panel System Type 2: 1x4 wood purlins attached to OSB with (1) 8d ring shank nail at 4" O.C and (2) 9x3" deck screws at 24" O.C. into wood rafters. OSB must be inspected and able to withstand the wind loading induced by the wood purlins. Substrate must be designed in accordance w/ Florida Building Code.

Allowable Design Uplift Pressures:

Table "A"

Panel System	Type 1	Type 2
Maximum Total Uplift Design Pressure:	41.7 psf	123.5 psf
Fastener Pattern:	9"-9"-9"-9"	6"-3"-6"-3"-6"-3"-6"
1x4 Wood Purlin Spacing:	24" O.C.	24" O.C.
1x4 Wood Purlin Nail Spacing:	(1) at 4" O.C.	(1) at 4" O.C.
1x4 Wood Purlin Screw Spacing:	NA	(2) at 24" O.C.

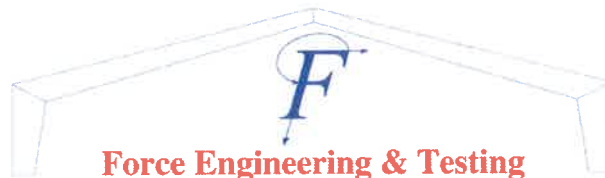
*Design Pressure includes a Safety Factor = 2.0.



- Code Compliance:** The product described herein has demonstrated compliance with The Florida Building Code 2023, Section 1504.3.2, 1504.7.
- Evaluation Report Scope:** The product evaluation is limited to compliance with the structural wind load requirements of the Florida Building Code 2023, as relates to Rule 61G20-3.
- Performance Standards:** The product described herein has demonstrated compliance with:
- UL 580-06 - Test for Uplift Resistance of Roof Assemblies
 - UL 1897-2015 - Uplift Test for Roof Covering Systems
 - FM 4471-92 - Foot Traffic Resistance Test
- Reference Data:**
1. UL 580-06 / 1897-04 Uplift Test
Force Engineering & Testing, Inc. (FBC Organization # TST-5328)
Report No. 587-0169T-15A, B
 2. FM 4471-10, Section 4.4 Foot Traffic Resistance Test
Force Engineering & Testing, Inc. (FBC Organization # TST-5328)
Report No. 587-0169T-15C
 3. Certificate of Independence
By Johnathan Green, P.E. (No. 88223) @ Force Engineering & Testing
(FBC Organization # ANE ID: 12901)
- Test Standard Equivalency:**
1. The UL 1897-04 test standard is equivalent to the UL 1897-2015 test standard.
 2. The FM 4471-10, Foot Traffic Resistance test standard is equivalent to the FM 4471-92, Foot Traffic Resistance test standard.
- Quality Assurance Entity:** The manufacturer has established compliance of roof panel products in accordance with the Florida Building Code and Rule 61G20-3.005 (3) for manufacturing under a quality assurance program audited by an approved quality assurance entity.
- Minimum Slope Range:** Minimum Slope shall comply with Florida Building Code 2023, including Section 1507.4.2 and in accordance with Manufacturers recommendations. For slopes less than 3:12, lap sealant must be used in the panel side laps.



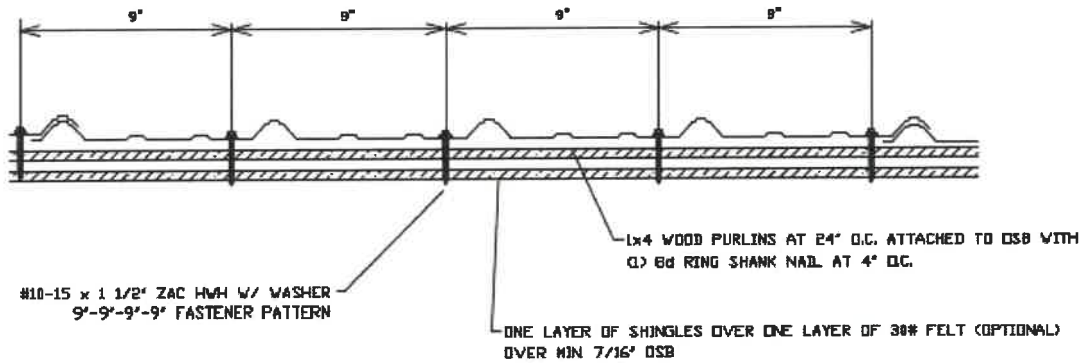
- Installation:** Install per manufacturer's recommended details.
- Underlayment:** Per Florida Building Code 2023, Section 1507.1 and manufacturer's installation guidelines.
- Roof Panel Fire Classification:** Fire classification is not part of this acceptance.
- Shear Diaphragm:** Shear diaphragm values are outside the scope of this report.
- Design Procedure:** Based on the dimensions of the structure, appropriate wind loads are determined using Chapter 16 of the Florida Building Code 2023 for roof cladding wind loads. These component wind loads for roof cladding are compared to the allowable pressure listed above. The design professional shall select the appropriate erection details to reference in his drawings for proper fastener attachment to his structure and analyze the panel fasteners for pullout and pullover. Support framing must be in compliance with Florida Building Code 2023 Chapter 22 for steel, Chapter 23 for wood and Chapter 16 for structural loading.



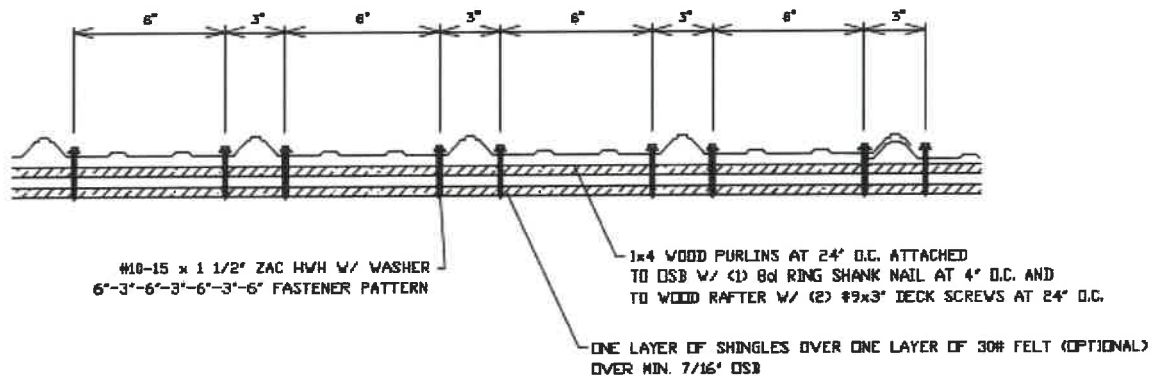
Force Engineering & Testing

19530 Ramblewood Drive
 Humble, Texas 77338
 Phone: (281) 540-6603 FAX: (281) 540-9966
 Website: www.forceengineeringtesting.com

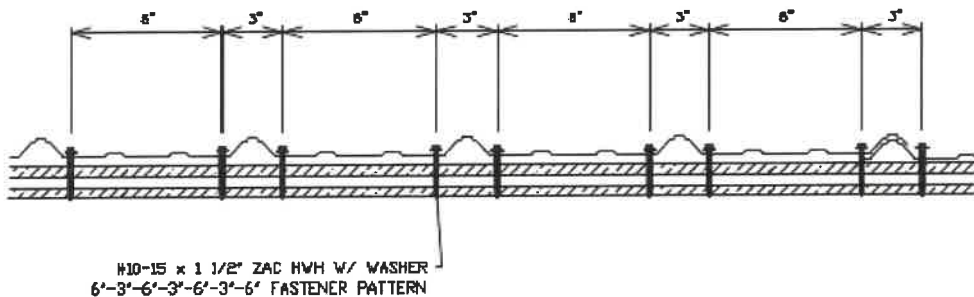
MINIMUM 29 GA. CAPITAL RIB PANEL
 PANEL SYSTEM TYPE 1
 FASTENER PATTERN AT 24" O.C.



MINIMUM 29 GA. CAPITAL RIB PANEL
 PANEL SYSTEM TYPE 2
 FASTENER PATTERN AT 24" O.C.



PANEL ENDS



FL# 17992.1 R4

TYPE	MDL	EFF. AREA	TOT ADJ. PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND
0100	01	3,055	85,2484	81.84	250,021	1900	1980	0	0	0.35	65.00

VALUATION BY	Tax Group: 1	Tax Dist:
BUILDING MARKET VALUE		
TOTAL LAND VALUE - MARKET		
TOTAL MARKET VALUE		
SCH/AGL Deduction		
ASSESSED VALUE		
TOTAL EXEMPTION VALUE		
BASE TAXABLE VALUE		
TOTAL JUST VALUE		
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		

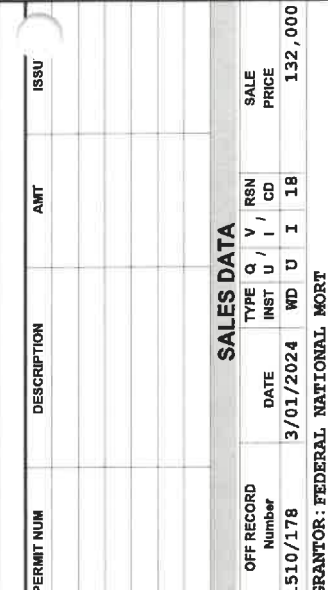
PERMIT NUM	DESCRIPTION	AMT	ISSU

OFF RECORD Number	DATE	TYPE	Q	V	RSN	SALE PRICE
1510/178	3/01/2024	WD U I	18			132,000

GRANTEE: FEDERAL NATIONAL MORT
 1468/469 5/26/2022 WD U I 11 100
 GRANTEE: O' DRISCOLL CAROL
 GRANTEE: ROCKET MORTGAGE, LLC
 GRANTEE: FEDERAL NATIONAL MO

BUILDING DIMENSIONS
 BAS= W65 S12 BAS= S5 E16 N5 W16S E16 S23 E2 FOP= S5 E47
 W9 S20 W24 S4 W14S E14 N4 E24 N20 E9 N11S P1R=N50 FUS= W3.
 S35 E16 N4 E24 N20 W8 N11S550S.

BLD DATE	INC DATE	ORIG COND	YEAR ON	YEAR ACTUAL	Q	% COND	NOTES
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		100	2011	2011	3	100	200



BLD DATE	INC DATE	ORIG COND	YEAR ON	YEAR ACTUAL	Q	% COND	NOTES
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		100	2011	2011	3	100	200

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		100	2011	2011	3	100	200

BLD DATE	INC DATE	ORIG COND	YEAR ON	YEAR ACTUAL	Q	% COND	NOTES
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		100	2011	2011	3	100	200

BLD DATE	INC DATE	ORIG COND	YEAR ON	YEAR ACTUAL	Q	% COND	NOTES
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BLD DATE	INC DATE	ORIG COND	YEAR ON	YEAR ACTUAL	Q	% COND	NOTES
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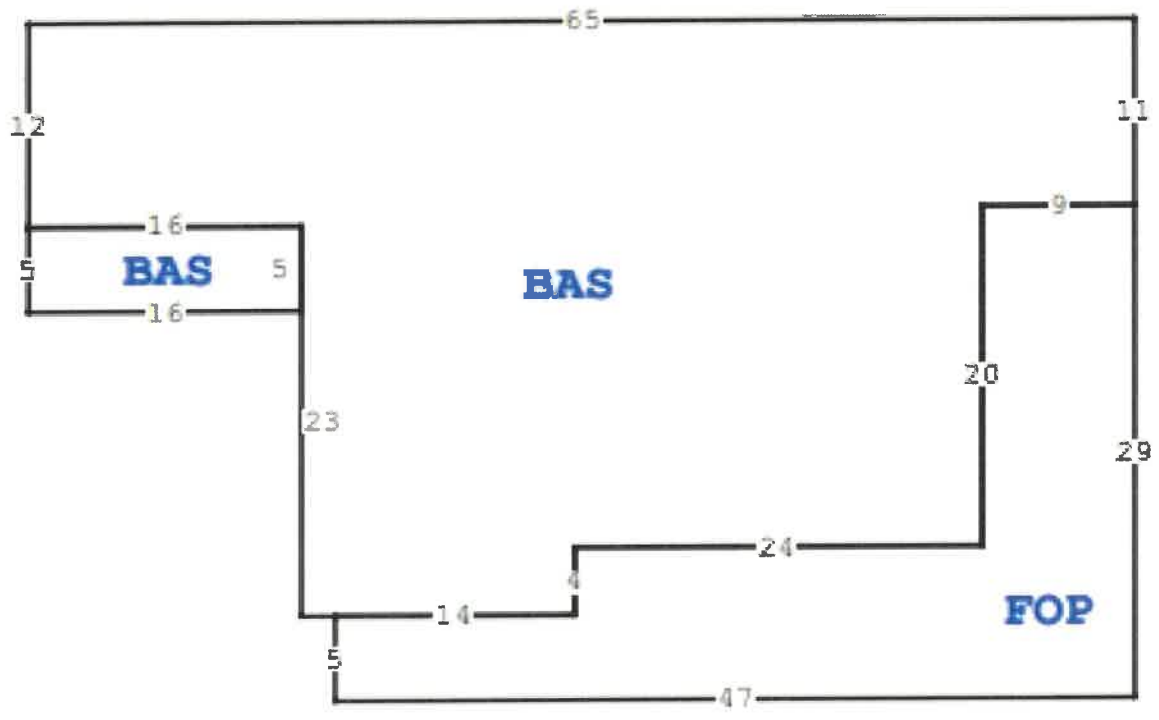
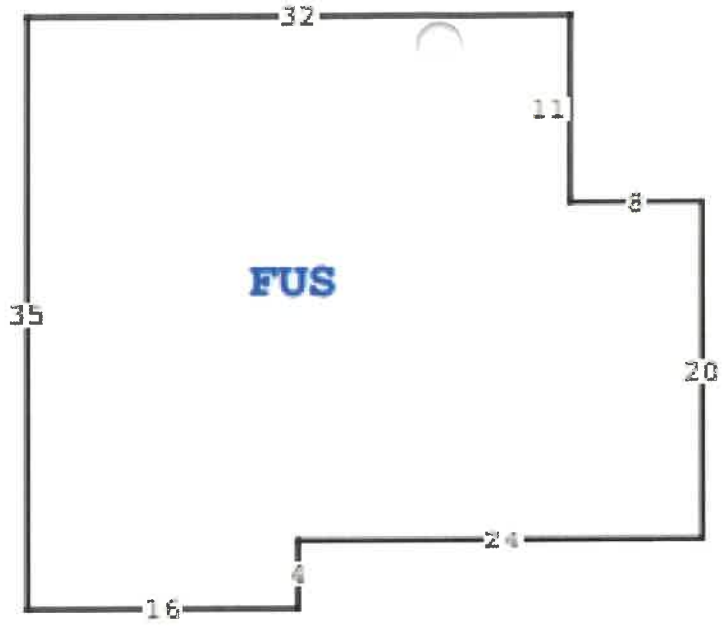
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BLD DATE	INC DATE	ORIG COND	YEAR ON	YEAR ACTUAL	Q	% COND	NOTES
		100	1993	1993	3	100	1,000
		100	2011	2011	3	100	200

BLD DATE	INC DATE	ORIG COND	YEAR ON	YEAR ACTUAL	Q	% COND	NOTES
		100	1993	1993	3	100	1,000
		100	2011	2011	3	100	200

BLD DATE	INC DATE	ORIG COND	YEAR ON	YEAR ACTUAL	Q	% COND	NOTES
		100	1993	1993	3	100	1,000
		100	2011	2011	3	100	200





Cocoa Brown

Burgundy

Barn Red

Patriot Red

Hawaiian Blue

Evergreen

Forest Green

Black



* Special order colors. Minimum order required.



















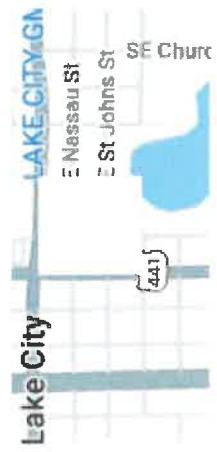


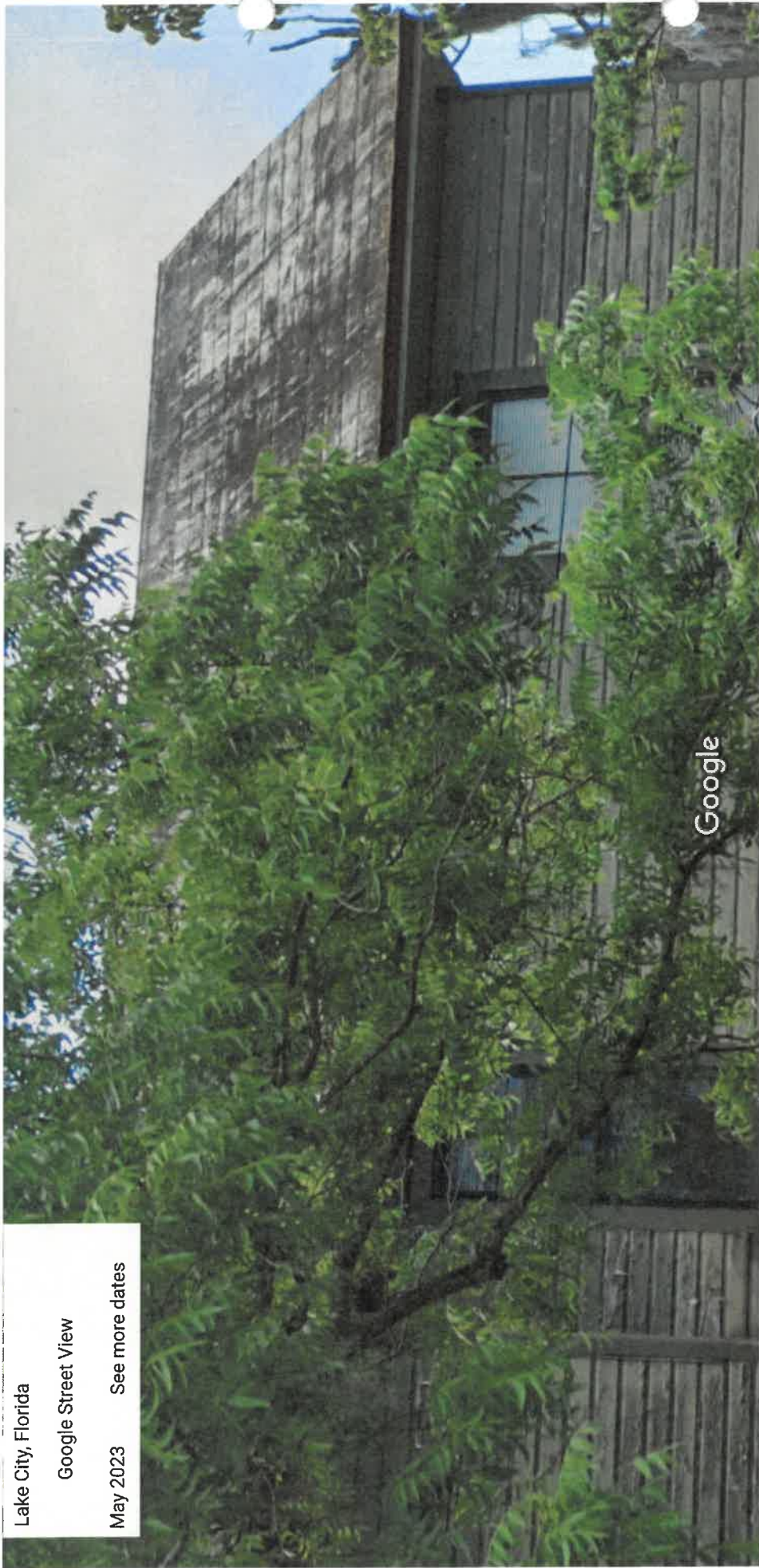




Lake City, Florida
Google Street View
May 2023 See more dates

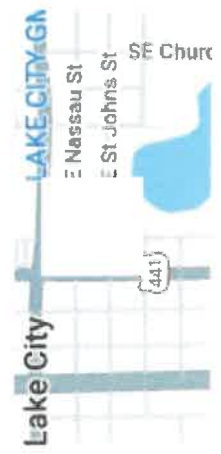
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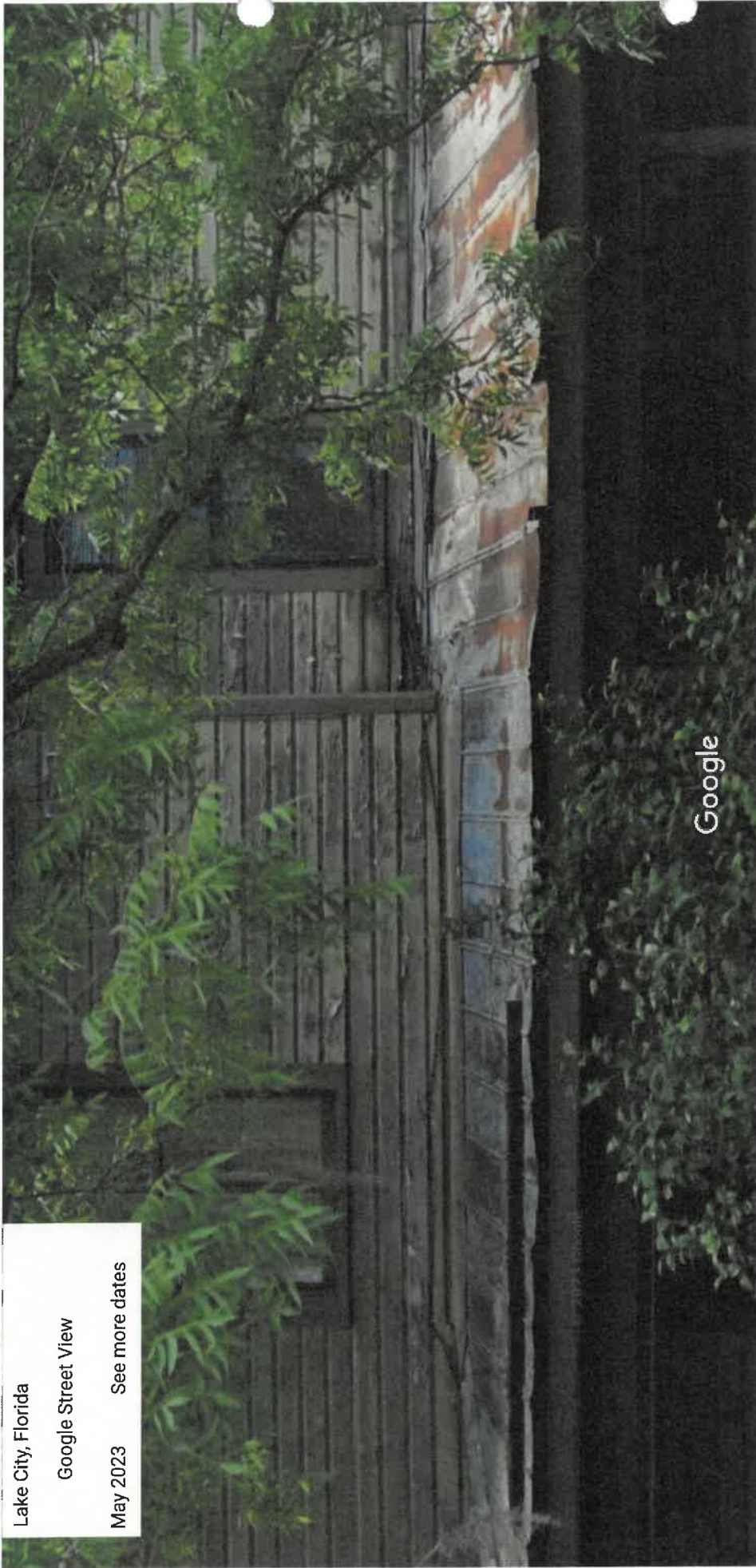




Lake City, Florida
Google Street View
May 2023 See more dates

Image capture: May 2023 © 2024 Google

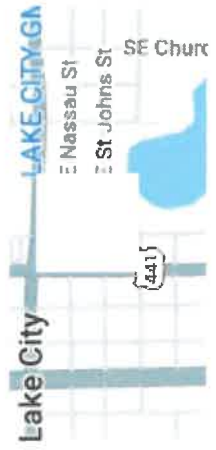




Lake City, Florida
Google Street View
May 2023 See more dates

Google

Image capture: May 2023 © 2024 Google





**CITY OF LAKE CITY
NOTICE
LAND USE ACTION**

A PUBLIC HEARING IS SCHEDULED TO CONSIDER A REQUEST FOR:

COA 24-11, a petition by Carol O’Driscoll, owner, to request a Certificate of Appropriateness be granted as provided for in Section 10.11 of the Land Development Regulations, to get approval replace the roof for a property located in the Residential Single-Family 3 zoning district, in accordance with the submittal of the petition dated March 27, 2024, to be located on parcel 12773-000.

WHEN: May 14, 2024
5:30 p.m. or as soon after

WHERE: City Council Meeting Room, Second Floor, City Hall, located at 205 North Marion Avenue, Lake City, Florida.
Members of the public may also view the meeting on our YouTube channel at:
<https://www.youtube.com/c/CityofLakeCity>.

Copies of the certificate of appropriateness application are available for public inspection by contacting the Office of Growth Management at growthmanagement@lcfla.com or by calling 386.719.5820.

At the aforementioned public hearing, all interested parties may be heard with respect to the Certificate of Appropriateness.

**FOR MORE INFORMATION CONTACT
ROBERT ANGELO
PLANNING & ZONING TECHNICIAN
AT 386.719.5820**

NOTICE OF PUBLIC MEETING CITY OF LAKE CITY HISTORIC PRESERVATION AGENCY

THIS SERVES AS PUBLIC NOTICE the Historic Preservation Agency will hold a meeting on Tuesday, May 14, 2024 at 5:30pm or as soon after.

Agenda Items

1. COA24-11 (Carol O'Driscoll)- Parcel 12773-000- Certificate of Appropriateness petition to get approval replace the existing roof.
2. Consent Agenda- COA24-12.

Meeting Location: City Council Chambers located on the 2nd Floor of City Hall at 205 North Marion Avenue, Lake City, FL 32055.

Members of the public may also view the meeting on our YouTube channel at: <https://www.youtube.com/c/CityofLakeCity>

Pursuant to 286.0105, Florida Statutes, the City hereby advises the public if a person decides to appeal any decision made by the City with respect to any matter considered at its meetings or hearings, he or she will need a record of the proceedings, and that, for such purpose, he or she may need to ensure that a verbatim record of the proceedings is made, which record includes the testimony and evidence upon which the appeal is to be based.

SPECIAL REQUIREMENTS: Pursuant to 286.26, Florida Statutes, persons needing special accommodations to participate in this meeting should contact the City Manager's Office at (386) 719-5768.

Robert Angelo
Planning and Zoning Tech

NOTICE OF PUBLIC MEETING CITY OF LAKE CITY HISTORIC PRESERVATION AGENCY

THIS SERVES AS PUBLIC NOTICE the Historic Preservation Agency will hold a meeting on Tuesday, May 14, 2024 at 5:30pm or as soon after.

Agenda Items

1. COA24-11 (Carol O'Driscoll)- Parcel 12773-000- Certificate of Appropriateness petition to get approval replace the existing roof.
2. **Consent Agenda-** COA24-12.

Meeting Location: City Council Chambers located on the 2nd Floor of City Hall at 205 North Marion Avenue, Lake City, FL 32055.

Members of the public may also view the meeting on our YouTube channel at: <https://www.youtube.com/c/CityofLakeCity>

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SPECIAL REQUIREMENTS: Pursuant to 286.26, Florida Statutes, persons needing special accommodations to participate in this meeting should contact the City Manager's Office at (386) 719-5768.

Robert Angelo
Planning and Zoning Tech

Angelo, Robert

From: LCR-Classifieds <classifieds@lakecityreporter.com>
Sent: Monday, April 29, 2024 12:02 PM
To: Angelo, Robert
Subject: RE: 73990 73992 73991 RE: Non-Legal Ad for P&Z, BOA, and HPA for 05-14-2024

Confirmed

Thank you much,
Kymerlee Harrison 386-754-0401
Support your local news source while reaching our community of loyal subscribers

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1086 SW Main Blvd. Ste 103, Lake City, FL 32055
PH 386-754-0401

Why Local Newsprint Advertising?

- 1 Newspaper readers are ENGAGED
- 2 Newspapers are viewed as TRUSTWORTHY

From: Angelo, Robert <AngeloR@lcfla.com>
Sent: Monday, April 29, 2024 12:02 PM
To: LCR-Classifieds <classifieds@lakecityreporter.com>
Subject: RE: 73990 73992 73991 RE: Non-Legal Ad for P&Z, BOA, and HPA for 05-14-2024

Looks good.

Thank You
Robert Angelo
City of Lake City
Growth Management
growthmanagement@lcfla.com
386-719-5820



PLEASE NOTE: Florida has a very broad public records law. Most written communications to or from City officials regarding City business are public records available to the public and media upon request. Your email communications may be subject to public disclosure.

From: LCR-Classifieds <classifieds@lakecityreporter.com>
Sent: Monday, April 29, 2024 11:20 AM
To: Angelo, Robert <AngeloR@lcfla.com>
Subject: 73990 73992 73991 RE: Non-Legal Ad for P&Z, BOA, and HPA for 05-14-2024

Robert, all are scheduled to publish on May 2. Approval due by tomorrow please
P&Z: 3 col x 5.5 \$272.25

Historic: 3 col x 4.5 \$222.75

BOA: 3 col x 4 \$198

Thank you much,

Kymerlee Harrison 386-754-0401

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PH 386-754-0401

Why Local Newsprint Advertising?

1 Newspaper readers are ENGAGED

2 Newspapers are viewed as TRUSTWORTHY

From: Angelo, Robert <AngeloR@lcfla.com>

Sent: Monday, April 29, 2024 8:57 AM

To: LCR-Classifieds <classifieds@lakecityreporter.com>

Subject: Non-Legal Ad for P&Z, BOA, and HPA for 05-14-2024

Kym

Please publish this ad in the body of the paper as a display ad in the **May 2, 2024** paper.

Thank You

Robert Angelo

City of Lake City

Growth Management

growthmanagement@lcfla.com

386-719-5820



PLEASE NOTE: Florida has a very broad public records law. Most written communications to or from City officials regarding City business are public records available to the public and media upon request. Your email communications may be subject to public disclosure.

NOTICE OF PUBLIC MEETING CITY OF LAKE CITY HISTORIC PRESERVATION AGENCY

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Agenda Items

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2. **Consent Agenda-** COA24-12.

Meeting Location: City Council Chambers located on the 2nd Floor of City Hall at 205 North Marion Avenue, Lake City, FL 32055.

Members of the public may also view the meeting on our YouTube channel at: <https://www.youtube.com/c/CityofLakeCity>

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Robert Angelo
Planning and Zoning Tech



April 10, 2024

To Whom it May Concern

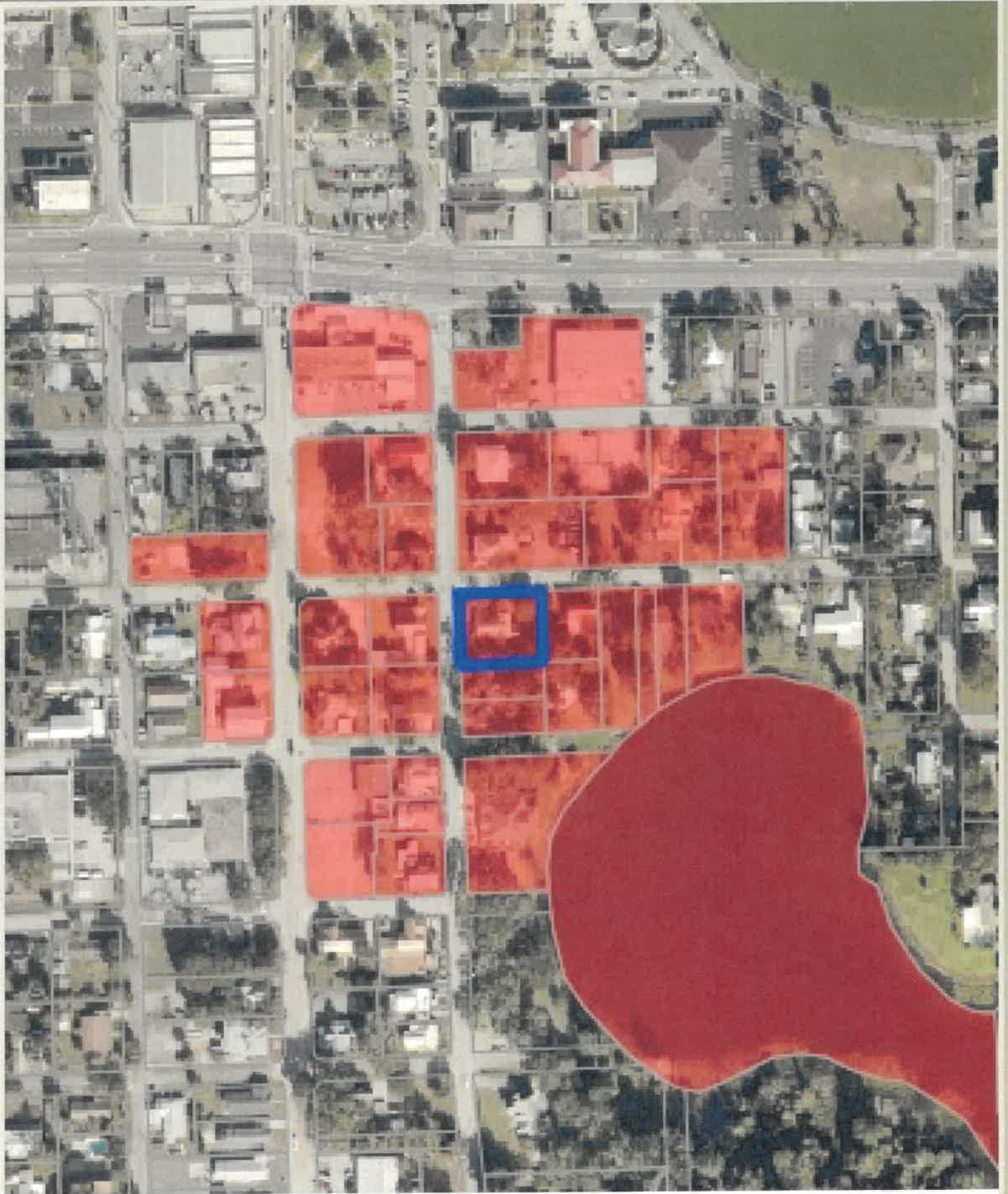
On May 14, 2024 the Historic Preservation Agency will be having a meeting at 6 pm, at 205 N. Marion. At this meeting we will be hearing a petition, COA 24-11 to get approval to replace the roof on the home located at 160 SE St Johns, Lake City, FL 32055.

If you have any questions or concerns please call 386-752-2031 ext. 820 or email growthmanagement@lcfla.com.

Robert Angelo

Planning and Zoning Tech
City of Lake City

GIS Buffer



0

330

660

990

1320

46

Columbia County Property Appraiser - Sales Report

Name	Address1	Address2	Address3	City	State	ZIP
HARDIN ELEANOR T REVOCABLE LIVING TRUST	806 LAKESIDE DR		LAKE WORTH	FL	33460-5032	
CITY OF LAKE CITY	205 N MARION AVE		LAKE CITY	FL	32055	
COLUMBIA COUNTY, FLORIDA	PO BOX 1529		LAKE CITY	FL	32056	
TROPICAL MILE LLC	4865 SW PINEMOUNT RD		LAKE CITY	FL	32024	
GILES WILLIAM D III	P O BOX 1299		LAKE CITY	FL	32056	
THE LAW OFFICES OF DUANE E THOMAS PLLC	206 S MARION AVE		LAKE CITY	FL	32025	
COOL CHICKS 4 CHIRST LLC	6834 NW 44TH STREET		JENNINGS	FL	32053	
TWENTYEIGHT FOURTEEN LLC	930 NE JOE CONEY TER		LAKE CITY	FL	32055	
ROBARTS MARTHAJEAN M	237 SW COLLINS LN	C/O MARRAE MACDONALD	FORT WHITE	FL	32038	
TWENTYEIGHT FOURTEEN LLC	930 NE JOE CONEY TER		LAKE CITY	FL	32055	
TWENTYEIGHT FOURTEEN, LLC	930 NE JOE CONEY AVE		LAKE CITY	FL	32055	
HOPPER DISPATCH INC	P O BOX 2697		LAKE CITY	FL	32056	
COLUMBIA COUNTY HISTORICAL MUSEUM INC	P O BOX 3276		LAKE CITY	FL	32056-3276	
SAMSON CHRISTOPHER M	181 SE HERNANDO AVE		LAKE CITY	FL	32025	
SANCHEZ-BIANCHI JOHN	219 SE HERNANDO AVE		LAKE CITY	FL	32025	
PROPERTY OPERATIONS MANAGEMENT SPECIALTIES LLC	224 SE HERNANDO AVE		LAKE CITY	FL	32025	
THE LAW OFFICE OF RALPH R DEAS P.A.	108 CENTRAL AVE NW		JASPER	FL	32052	
CURTIS KENNETH	256 SE HERNANDO AVE		LAKE CITY	FL	32025	
CITY OF LAKE CITY	205 N MARION AVE		LAKE CITY	FL	32055	
BAUD JOSHUA	983 NW MOORE RD		LAKE CITY	FL	32055	
SERENITYBLOCK 32, LLC	27822 23RD PL		BRANFORD	FL	32008	
PIERCE TERESA NICOLE	209 SW SAINT JOHNS ST		LAKE CITY	FL	32025	
BROWN AFTON M	136 SE SAINT JOHNS ST	C/O CHARLES BROWN	LAKE CITY	FL	32025	
O'DRISCOLL CAROL	160 SE SAINT JOHNS ST		LAKE CITY	FL	32025	
REESE DONNA MCMULLEN	184 SE ST JOHNS STREET		LAKE CITY	FL	32025	
PRIEST RICKIE L	194 SE SAINT JOHNS ST		LAKE CITY	FL	32025	
HARDIN JAMES A	806 S LAKESIDE DR		LAKE WORTH	FL	33460	
PIERCE TERESA NICOLE	209 SE SAINT JOHNS ST		LAKE CITY	FL	32025	
BROWN DEETTE F	220 SE SAINT JOHNS ST		LAKE CITY	FL	32025	
CHAPMAN ANDREA	174 NW HARRIS LAKE DR		LAKE CITY	FL	32024	
COUEY KEITH E JR	138 SE TUCKER ST		LAKE CITY	FL	32025	
GENSER SUSAN	175 SE TUCKER STREET		LAKE CITY	FL	32025	

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Certified Mail Fee	\$4.40	0570
\$	\$0.00	17
Extra Services & Fees (check box, add fee as appropriate)		
<input type="checkbox"/> Return Receipt (hardcopy)	\$0.00	
<input type="checkbox"/> Return Receipt (electronic)	\$0.00	
<input type="checkbox"/> Certified Mail Restricted Delivery	\$0.00	
<input type="checkbox"/> Adult Signature Required	\$0.00	
<input type="checkbox"/> Adult Signature Restricted Delivery	\$0.00	
Postage	\$0.68	
\$		
Total Postage	\$5.08	
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Street and	BROWN AFTON M	
City, State, Z	136 SE SAINT JOHNS ST C/O CHARLES BROWN LAKE CITY, FL 32025	

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\$	\$0.00	17
Extra Services & Fees (check box, add fee as appropriate)		
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<input type="checkbox"/> Return Receipt (electronic)	\$0.00	
<input type="checkbox"/> Certified Mail Restricted Delivery	\$0.00	
<input type="checkbox"/> Adult Signature Required	\$0.00	
<input type="checkbox"/> Adult Signature Restricted Delivery	\$0.00	
Postage	\$0.68	
\$		
Total Postage	\$5.08	
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Street and	REESE DONNA MCMULLEN	
City, State, Z	184 SE ST JOHNS STREET LAKE CITY, FL 32025	

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Lake Worth Beach, FL 33460

Certified Mail Fee	\$4.40	0570
\$	\$0.00	17
Extra Services & Fees (check box, add fee as appropriate)		
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<input type="checkbox"/> Return Receipt (electronic)	\$0.00	
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<input type="checkbox"/> Adult Signature Required	\$0.00	
<input type="checkbox"/> Adult Signature Restricted Delivery	\$0.00	
Postage	\$0.68	
\$		
Total Postage	\$5.08	
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City, State, Z	806 S LAKESIDE DR LAKE WORTH, FL 33460	

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Certified Mail Fee	\$4.40	0570
\$	\$0.00	17
Extra Services & Fees (check box, add fee as appropriate)		
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<input type="checkbox"/> Return Receipt (electronic)	\$0.00	
<input type="checkbox"/> Certified Mail Restricted Delivery	\$0.00	
<input type="checkbox"/> Adult Signature Required	\$0.00	
<input type="checkbox"/> Adult Signature Restricted Delivery	\$0.00	
Postage	\$0.68	
\$		
Total Postage	\$5.08	
Sent To	00-00-00-13240-000	
Street and	PIERCE TERESA NICOLE	
City, State, Z	209 SW SAINT JOHNS ST LAKE CITY, FL 32025	

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Certified Mail Fee	\$4.40	0570
\$	\$0.00	17
Extra Services & Fees (check box, add fee as appropriate)		
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Postage	\$0.68	
\$		
Total Postage	\$5.08	
Sent To	00-00-00-12733-000	
Street and	SERENITYBLOCK 32, LLC	
City, State, Z	27822 23RD PL BRANFORD, FL 32008	

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Certified Mail Fee	\$4.40	0570
\$	\$0.00	17
Extra Services & Fees (check box, add fee as appropriate)		
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<input type="checkbox"/> Certified Mail Restricted Delivery	\$0.00	
<input type="checkbox"/> Adult Signature Required	\$0.00	
<input type="checkbox"/> Adult Signature Restricted Delivery	\$0.00	
Postage	\$0.68	
\$		
Total Postage	\$5.08	
Sent To	00-00-00-12776-000	
Street and A	PRIEST RICKIE L	
City, State, Z	194 SE SAINT JOHNS ST LAKE CITY, FL 32025	

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Lake City, FL 32055

Certified Mail Fee	\$4.40	0570
\$	\$0.00	17
Extra Services & Fees (check box, add fee as appropriate)		Postmark Here
<input type="checkbox"/> Return Receipt (hardcopy)	\$0.00	
<input type="checkbox"/> Return Receipt (electronic)	\$0.00	
<input type="checkbox"/> Certified Mail Restricted Delivery	\$0.00	
<input type="checkbox"/> Adult Signature Required	\$0.00	
<input type="checkbox"/> Adult Signature Restricted Delivery	\$0.00	
Postage	\$0.68	
\$	\$5.08	04/15/2024
Total Postage	\$5.08	
Sent To	00-00-00-13239-000	
Street and Apt.	CHAPMAN ANDREA	
City, State, ZIP	174 NW HARRIS LAKE DR LAKE CITY, FL 32024	

PS Form 3800, January 2023

9589 0710 5270 1256 0800 03

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Certified Mail Fee	\$4.40	0570
\$	\$0.00	17
Extra Services & Fees (check box, add fee as appropriate)		Postmark Here
<input type="checkbox"/> Return Receipt (hardcopy)	\$0.00	
<input type="checkbox"/> Return Receipt (electronic)	\$0.00	
<input type="checkbox"/> Certified Mail Restricted Delivery	\$0.00	
<input type="checkbox"/> Adult Signature Required	\$0.00	
<input type="checkbox"/> Adult Signature Restricted Delivery	\$0.00	
Postage	\$0.68	
\$	\$5.08	04/15/2024
Total Postage	\$5.08	
Sent To	00-00-00-12780-000	
Street and Apt.	CURTIS KENNETH	
City, State, ZIP	256 SE HERNANDO AVE LAKE CITY, FL 32025	

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Lake City, FL 32025

Certified Mail Fee	\$4.40	0570
\$	\$0.00	17
Extra Services & Fees (check box, add fee as appropriate)		Postmark Here
<input type="checkbox"/> Return Receipt (hardcopy)	\$0.00	
<input type="checkbox"/> Return Receipt (electronic)	\$0.00	
<input type="checkbox"/> Certified Mail Restricted Delivery	\$0.00	
<input type="checkbox"/> Adult Signature Required	\$0.00	
<input type="checkbox"/> Adult Signature Restricted Delivery	\$0.00	
Postage	\$0.68	
\$	\$5.08	04/15/2024
Total Postage	\$5.08	
Sent To	00-00-00-12770-000	
Street and Apt.	PROPERTY OPERATIONS MANAGEMENT	
City, State, ZIP	224 SE HERNANDO AVE LAKE CITY, FL 32025	

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Lake City, FL 32025

Certified Mail Fee	\$4.40	0570
\$	\$0.00	17
Extra Services & Fees (check box, add fee as appropriate)		Postmark Here
<input type="checkbox"/> Return Receipt (hardcopy)	\$0.00	
<input type="checkbox"/> Return Receipt (electronic)	\$0.00	
<input type="checkbox"/> Certified Mail Restricted Delivery	\$0.00	
<input type="checkbox"/> Adult Signature Required	\$0.00	
<input type="checkbox"/> Adult Signature Restricted Delivery	\$0.00	
Postage	\$0.68	
\$	\$5.08	04/15/2024
Total Postage	\$5.08	
Sent To	00-00-00-13281-000	
Street and Apt.	BROWN DEETTE F	
City, State, ZIP	220 SE SAINT JOHNS ST LAKE CITY, FL 32025	

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Lake City, FL 32055

Certified Mail Fee	\$4.40	0570
\$	\$0.00	17
Extra Services & Fees (check box, add fee as appropriate)		Postmark Here
<input type="checkbox"/> Return Receipt (hardcopy)	\$0.00	
<input type="checkbox"/> Return Receipt (electronic)	\$0.00	
<input type="checkbox"/> Certified Mail Restricted Delivery	\$0.00	
<input type="checkbox"/> Adult Signature Required	\$0.00	
<input type="checkbox"/> Adult Signature Restricted Delivery	\$0.00	
Postage	\$0.68	
\$	\$5.08	04/15/2024
Total Postage	\$5.08	
Sent To	00-00-00-12783-000	
Street and Apt.	BAUD JOSHUA	
City, State, ZIP	983 NW MOORE RD LAKE CITY, FL 32055	

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Jasper, FL 32052

Certified Mail Fee	\$4.40	0570
\$	\$0.00	17
Extra Services & Fees (check box, add fee as appropriate)		Postmark Here
<input type="checkbox"/> Return Receipt (hardcopy)	\$0.00	
<input type="checkbox"/> Return Receipt (electronic)	\$0.00	
<input type="checkbox"/> Certified Mail Restricted Delivery	\$0.00	
<input type="checkbox"/> Adult Signature Required	\$0.00	
<input type="checkbox"/> Adult Signature Restricted Delivery	\$0.00	
Postage	\$0.68	
\$	\$5.08	04/15/2024
Total Postage	\$5.08	
Sent To	00-00-00-12775-000	
Street and Apt.	THE LAW OFFICE OF RALPH R DEAS	
City, State, ZIP	108 CENTRAL AVE NW JASPER, FL 32052	

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Lake City, FL 32025

Certified Mail Fee	\$4.40	0570
\$		17
Extra Services & Fees (check box, add fee as appropriate)	\$0.00	
<input type="checkbox"/> Return Receipt (hardcopy)	\$0.00	
<input type="checkbox"/> Return Receipt (electronic)	\$0.00	
<input type="checkbox"/> Certified Mail Restricted Delivery	\$0.00	
<input type="checkbox"/> Adult Signature Required	\$0.00	
<input type="checkbox"/> Adult Signature Restricted Delivery	\$0.00	
Postage	\$0.68	
\$		
Total Postage	\$5.08	04/15/2024
\$		
Sent To	00-00-00-12738-001	
Street and Ap	SAMSON CHRISTOPHER M	
	181 SE HERNANDO AVE	
City, State, Zi	LAKE CITY, FL 32025	

PS Form 3800

9589 0710 5270 1256 0799 53

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Lake City, FL 32056

Certified Mail Fee	\$4.40	0570
\$		17
Extra Services & Fees (check box, add fee as appropriate)	\$0.00	
<input type="checkbox"/> Return Receipt (hardcopy)	\$0.00	
<input type="checkbox"/> Return Receipt (electronic)	\$0.00	
<input type="checkbox"/> Certified Mail Restricted Delivery	\$0.00	
<input type="checkbox"/> Adult Signature Required	\$0.00	
<input type="checkbox"/> Adult Signature Restricted Delivery	\$0.00	
Postage	\$0.68	
\$		
Total P	\$5.08	04/15/2024
\$		
Sent To	00-00-00-12739-000	
Street	COLUMBIA COUNTY HISTORICAL	
	MUS	
City, S	P O BOX 3276	
	LAKE CITY, FL 32056-327	

PS Fo

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Lake City, FL 32055

Certified Mail Fee	\$4.40	0570
\$		17
Extra Services & Fees (check box, add fee as appropriate)	\$0.00	
<input type="checkbox"/> Return Receipt (hardcopy)	\$0.00	
<input type="checkbox"/> Return Receipt (electronic)	\$0.00	
<input type="checkbox"/> Certified Mail Restricted Delivery	\$0.00	
<input type="checkbox"/> Adult Signature Required	\$0.00	
<input type="checkbox"/> Adult Signature Restricted Delivery	\$0.00	
Postage	\$0.68	
\$		
Total P	\$5.08	04/15/2024
\$		
Sent To	00-00-00-12766-000	
Street	TWENTYEIGHT FOURTEEN LLC	
	930 NE JOE CONEY TER	
City, S	LAKE CITY, FL 32055	

PS Fo

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Lake City, FL 32025

Certified Mail Fee	\$4.40	0570
\$		17
Extra Services & Fees (check box, add fee as appropriate)	\$0.00	
<input type="checkbox"/> Return Receipt (hardcopy)	\$0.00	
<input type="checkbox"/> Return Receipt (electronic)	\$0.00	
<input type="checkbox"/> Certified Mail Restricted Delivery	\$0.00	
<input type="checkbox"/> Adult Signature Required	\$0.00	
<input type="checkbox"/> Adult Signature Restricted Delivery	\$0.00	
Postage	\$0.68	
\$		
Total Post	\$5.08	04/15/2024
\$		
Sent To	00-00-00-12774-000	
Street and	SANCHEZ-BIANCHI JOHN	
	219 SE HERNANDO AVE	
City, State	LAKE CITY, FL 32025	

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Lake City, FL 32056

Certified Mail Fee	\$4.40	0570
\$		17
Extra Services & Fees (check box, add fee as appropriate)	\$0.00	
<input type="checkbox"/> Return Receipt (hardcopy)	\$0.00	
<input type="checkbox"/> Return Receipt (electronic)	\$0.00	
<input type="checkbox"/> Certified Mail Restricted Delivery	\$0.00	
<input type="checkbox"/> Adult Signature Required	\$0.00	
<input type="checkbox"/> Adult Signature Restricted Delivery	\$0.00	
Postage	\$0.68	
\$		
Total P	\$5.08	04/15/2024
\$		
Sent To	00-00-00-12742-000	
Street	HOPPER DISPATCH INC	
	P O BOX 2697	
City, S	LAKE CITY, FL 32056	

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Fort White, FL 32038

Certified Mail Fee	\$4.40	0570
\$		17
Extra Services & Fees (check box, add fee as appropriate)	\$0.00	
<input type="checkbox"/> Return Receipt (hardcopy)	\$0.00	
<input type="checkbox"/> Return Receipt (electronic)	\$0.00	
<input type="checkbox"/> Certified Mail Restricted Delivery	\$0.00	
<input type="checkbox"/> Adult Signature Required	\$0.00	
<input type="checkbox"/> Adult Signature Restricted Delivery	\$0.00	
Postage	\$0.68	
\$		
Total P	\$5.08	04/15/2024
\$		
Sent To	00-00-00-12769-000	
Street	ROBERTS MARTHAJEAN M	
	237 SW COLLINS LN	
City, S	C/O MARRAE MACDONALD	
	FORT WHITE, FL 32038	

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Lake City, FL 32025

Certified Mail Fee	\$4.40	0570
Extra Services & Fees (check box, add fee as appropriate)	\$0.00	17
<input type="checkbox"/> Return Receipt (hardcopy)	\$0.00	Postmark Here
<input type="checkbox"/> Return Receipt (electronic)	\$0.00	
<input type="checkbox"/> Certified Mail Restricted Delivery	\$0.00	
<input type="checkbox"/> Adult Signature Required	\$0.00	
<input type="checkbox"/> Adult Signature Restricted Delivery	\$0.00	
Postage	\$0.68	04/15/2024
Total Price	\$5.08	
Sent To	00-00-00-12762-000	
Street	THE LAW OFFICES OF DUANE E THO	
City, St	206 S MARION AVE LAKE CITY, FL 32025	

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Lake City, FL 32056

Certified Mail Fee	\$4.40	0570
Extra Services & Fees (check box, add fee as appropriate)	\$0.00	17
<input type="checkbox"/> Return Receipt (hardcopy)	\$0.00	Postmark Here
<input type="checkbox"/> Return Receipt (electronic)	\$0.00	
<input type="checkbox"/> Certified Mail Restricted Delivery	\$0.00	
<input type="checkbox"/> Adult Signature Required	\$0.00	
<input type="checkbox"/> Adult Signature Restricted Delivery	\$0.00	
Postage	\$0.68	04/15/2024
Total Price	\$5.08	
Sent To	00-00-00-12736-000	
Street	COLUMBIA COUNTY, FLORIDA	
City	PO BOX 1529 LAKE CITY, FL 32056	

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Lake Worth Beach, FL 33460

Certified Mail Fee	\$4.40	0570
Extra Services & Fees (check box, add fee as appropriate)	\$0.00	17
<input type="checkbox"/> Return Receipt (hardcopy)	\$0.00	Postmark Here
<input type="checkbox"/> Return Receipt (electronic)	\$0.00	
<input type="checkbox"/> Certified Mail Restricted Delivery	\$0.00	
<input type="checkbox"/> Adult Signature Required	\$0.00	
<input type="checkbox"/> Adult Signature Restricted Delivery	\$0.00	
Postage	\$0.68	04/15/2024
Total Price	\$5.08	
Sent To	00-00-00-12777-000	
Street	HARDIN ELEANOR T REVOCABLE LIV	
City, St	806 LAKESIDE DR LAKE WORTH, FL 33460-503	

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Jennings, FL 32053

Certified Mail Fee	\$4.40	0570
Extra Services & Fees (check box, add fee as appropriate)	\$0.00	17
<input type="checkbox"/> Return Receipt (hardcopy)	\$0.00	Postmark Here
<input type="checkbox"/> Return Receipt (electronic)	\$0.00	
<input type="checkbox"/> Certified Mail Restricted Delivery	\$0.00	
<input type="checkbox"/> Adult Signature Required	\$0.00	
<input type="checkbox"/> Adult Signature Restricted Delivery	\$0.00	
Postage	\$0.68	04/15/2024
Total Price	\$5.08	
Sent To	00-00-00-12768-000	
Street	COOL CHICKS 4 CHIRST LLC	
City	6834 NW 44TH STREET JENNINGS, FL 32053	

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Lake City, FL 32056

Certified Mail Fee	\$4.40	0570
Extra Services & Fees (check box, add fee as appropriate)	\$0.00	17
<input type="checkbox"/> Return Receipt (hardcopy)	\$0.00	Postmark Here
<input type="checkbox"/> Return Receipt (electronic)	\$0.00	
<input type="checkbox"/> Certified Mail Restricted Delivery	\$0.00	
<input type="checkbox"/> Adult Signature Required	\$0.00	
<input type="checkbox"/> Adult Signature Restricted Delivery	\$0.00	
Postage	\$0.68	04/15/2024
Total Price	\$5.08	
Sent To	00-00-00-12744-000	
Street	GILES WILLIAM D III	
City	P O BOX 1299 LAKE CITY, FL 32056	

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Lake City, FL 32024

Certified Mail Fee	\$4.40	0570
Extra Services & Fees (check box, add fee as appropriate)	\$0.00	17
<input type="checkbox"/> Return Receipt (hardcopy)	\$0.00	Postmark Here
<input type="checkbox"/> Return Receipt (electronic)	\$0.00	
<input type="checkbox"/> Certified Mail Restricted Delivery	\$0.00	
<input type="checkbox"/> Adult Signature Required	\$0.00	
<input type="checkbox"/> Adult Signature Restricted Delivery	\$0.00	
Postage	\$0.68	04/15/2024
Total Price	\$5.08	
Sent To	00-00-00-12748-000	
Street	TROPICAL MILE LLC	
City	4865 SW PINEMOUNT RD LAKE CITY, FL 32024	

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For delivery information, visit our website at www.usps.com
 Lake City, FL 32025

Certified Mail Fee	\$4.40	0570
Extra Services & Fees (check box, add fee as appropriate)	\$0.00	17
<input type="checkbox"/> Return Receipt (hardcopy)	\$0.00	
<input type="checkbox"/> Return Receipt (electronic)	\$0.00	Postmark Here
<input type="checkbox"/> Certified Mail Restricted Delivery	\$0.00	
<input type="checkbox"/> Adult Signature Required	\$0.00	
<input type="checkbox"/> Adult Signature Restricted Delivery	\$0.00	
Postage	\$0.68	
Total Postage	\$5.08	04/15/2024
Sent To	00-00-00-12779-000	
Street and Apt.	COUEY KEITH E JR	
City, State, ZIP+	138 SE TUCKER ST LAKE CITY, FL 32025	

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 Lake City, FL 32025

Certified Mail Fee	\$4.40	0570
Extra Services & Fees (check box, add fee as appropriate)	\$0.00	17
<input type="checkbox"/> Return Receipt (hardcopy)	\$0.00	
<input type="checkbox"/> Return Receipt (electronic)	\$0.00	Postmark Here
<input type="checkbox"/> Certified Mail Restricted Delivery	\$0.00	
<input type="checkbox"/> Adult Signature Required	\$0.00	
<input type="checkbox"/> Adult Signature Restricted Delivery	\$0.00	
Postage	\$0.68	
Total Postage	\$5.08	04/15/2024
Sent To	00-00-00-12771-000	
Street and Apt.	GENSER SUSAN	
City, State, ZIP+	175 SE TUCKER STREET LAKE CITY, FL 32025	

PS Form 3800

A photograph of a two-story white house with a porch. The house has white horizontal siding and several windows. A large, dark green bush is in front of the porch. A white picket fence runs across the foreground, with a white sign attached to it. The sign has the words "PUBLIC NOTICE" in red capital letters at the top. Below the text, there is a faint, illegible document or map. A concrete sidewalk leads from the bottom right towards the porch. An American flag is partially visible on the left side of the porch.

PUBLIC NOTICE

**CITY OF LAKE CITY
NOTICE
LAND USE ACTION**

A PUBLIC HEARING IS SCHEDULED TO CONSIDER A REQUEST FOR:

COA 24-11, a petition by Carol O’Driscoll, owner, to request a Certificate of Appropriateness be granted as provided for in Section 10.11 of the Land Development Regulations, to get approval replace the roof for a property located in the Residential Single-Family 3 zoning district, in accordance with the submittal of the petition dated March 27, 2024, to be located on parcel 12773-000.

WHEN: June 11, 2024
5:30 p.m. or as soon after

WHERE: City Council Meeting Room, Second Floor, City Hall, located at 205 North Marion Avenue, Lake City, Florida.
Members of the public may also view the meeting on our YouTube channel at:
<https://www.youtube.com/c/CityofLakeCity>.

Copies of the certificate of appropriateness application are available for public inspection by contacting the Office of Growth Management at growthmanagement@lcfla.com or by calling 386.719.5820.

At the aforementioned public hearing, all interested parties may be heard with respect to the Certificate of Appropriateness.

**FOR MORE INFORMATION CONTACT
ROBERT ANGELO
PLANNING & ZONING TECHNICIAN
AT 386.719.5820**

Angelo, Robert

From: LCR-Classifieds <classifieds@lakecityreporter.com>
Sent: Tuesday, May 28, 2024 11:00 AM
To: Angelo, Robert
Subject: RE: 78430 78431 78432 RE: Non-Legal Ad for P&Z, BOA, and HPA for 06-11-2024

Confirmed!

Thank you much,
Kymerlee Harrison 386-754-0401
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Serving:

COLUMBIA • SUWANNEE • LAFAYETTE • HAMILTON
1086 SW Main Blvd. Ste 103, Lake City, FL 32055
PH 386-754-0401

Why Local Newsprint Advertising?

- 1 Newspaper readers are ENGAGED
- 2 Newspapers are viewed as TRUSTWORTHY

From: Angelo, Robert <AngeloR@lcfla.com>
Sent: Tuesday, May 28, 2024 10:59 AM
To: LCR-Classifieds <classifieds@lakecityreporter.com>
Subject: RE: 78430 78431 78432 RE: Non-Legal Ad for P&Z, BOA, and HPA for 06-11-2024

Looks Good

Thank You
Robert Angelo
City of Lake City
Growth Management
growthmanagement@lcfla.com
386-719-5820



PLEASE NOTE: Florida has a very broad public records law. Most written communications to or from City officials regarding City business are public records available to the public and media upon request. Your email communications may be subject to public disclosure.

From: LCR-Classifieds <classifieds@lakecityreporter.com>
Sent: Tuesday, May 28, 2024 10:37 AM
To: Angelo, Robert <AngeloR@lcfla.com>
Subject: 78430 78431 78432 RE: Non-Legal Ad for P&Z, BOA, and HPA for 06-11-2024

Here you go!
P&Z 2x8 247.50

Historic: 2x6.25 206.25
BOA: 2x6 198.00

Thank you much,
Kymberlee Harrison 386-754-0401
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Why Local Newsprint Advertising?

- 1** Newspaper readers are ENGAGED
- 2** Newspapers are viewed as TRUSTWORTHY

From: Angelo, Robert <AngeloR@lcfla.com>
Sent: Friday, May 24, 2024 3:49 PM
To: LCR-Classifieds <classifieds@lakecityreporter.com>
Subject: Non-Legal Ad for P&Z, BOA, and HPA for 06-11-2024

Kym

Please publish this ad in the body of the paper as a display ad in the **May 30, 2024** paper.

Thank You
Robert Angelo
City of Lake City
Growth Management
growthmanagement@lcfla.com
386-719-5820



PLEASE NOTE: Florida has a very broad public records law. Most written communications to or from City officials regarding City business are public records available to the public and media upon request. Your email communications may be subject to public disclosure.

**NOTICE OF PUBLIC MEETING
CITY OF LAKE CITY
HISTORIC PRESERVATION AGENCY**

THIS SERVES AS PUBLIC NOTICE the Historic Preservation Agency will hold a meeting on Tuesday, June 11, 2024 at 5:30 PM or as soon after.

Agenda Items

1. COA24-11 (Carol O'Driscoll)- Parcel 12773-000- Certificate of Appropriateness petition to get approval to replace the existing roof.
2. COA24-13 (Cool Chicks 4 Christ LLC)- Parcel 12768-000- Certificate of Appropriateness petition to get approval to replace the existing roof.
3. Consent Agenda- COA24-12.

Meeting Location: City Council Chambers located on the 2nd Floor of City Hall at 205 North Marion Avenue, Lake City, FL 32055.

Members of the public may also view the meeting on our YouTube channel at:

<https://www.youtube.com/c/CityofLakeCity>

Pursuant to 286.0105, Florida Statutes, the City hereby advises the public if a person decides to appeal any decision made by the City with respect to any matter considered at its meetings or hearings, he or she will need

a record of the proceedings, and that, for such purpose, he or she may need to ensure that a verbatim record of the proceedings is made, which record includes the testimony and evidence upon which the appeal is to be based.

SPECIAL REQUIREMENTS: Pursuant to 286.26, Florida Statutes, persons needing special accommodations to participate in this meeting should contact the City Manager's Office at (386) 719-5768.

Robert Angelo
Planning and Zoning Tech

**NOTICE OF PUBLIC MEETING
CITY OF LAKE CITY
HISTORIC PRESERVATION AGENCY**

THIS SERVES AS PUBLIC NOTICE the Historic Preservation Agency will hold a meeting on Tuesday, June 11, 2024 at 5:30pm or as soon after.

Agenda Items

1. COA24-11 (Carol O'Driscoll)- Parcel 12773-000- Certificate of Appropriateness petition to get approval to replace the existing roof.
2. COA24-13 (Cool Chicks 4 Christ LLC)- Parcel 12768-000- Certificate of Appropriateness petition to get approval to replace the existing roof.
3. **Consent Agenda-** COA24-12.

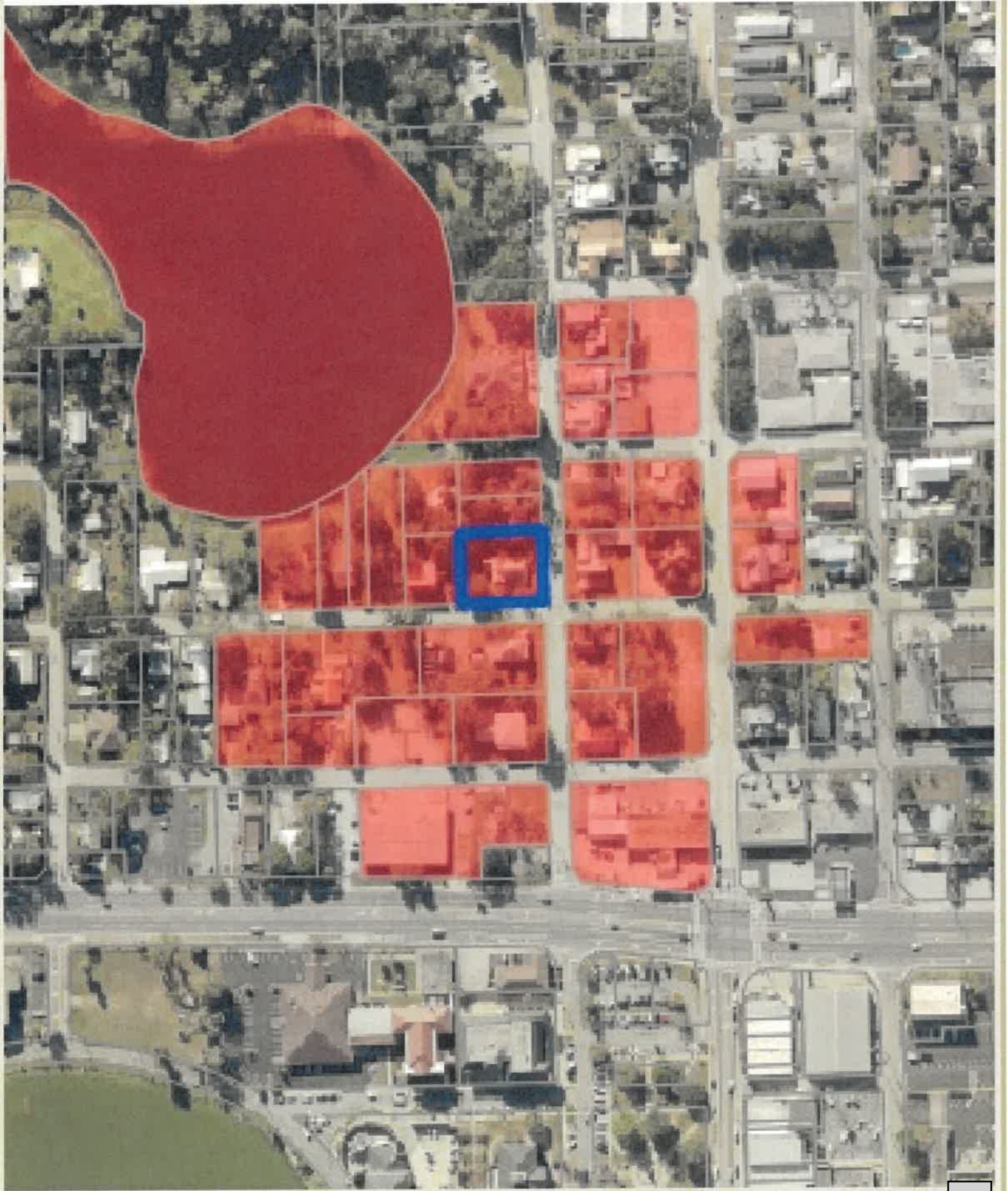
Meeting Location: City Council Chambers located on the 2nd Floor of City Hall at 205 North Marion Avenue, Lake City, FL 32055.

Members of the public may also view the meeting on our YouTube channel at: <https://www.youtube.com/c/CityofLakeCity>

Pursuant to 286.0105, Florida Statutes, the City hereby advises the public if a person decides to appeal any decision made by the City with respect to any matter considered at its meetings or hearings, he or she will need a record of the proceedings, and that, for such purpose, he or she may need to ensure that a verbatim record of the proceedings is made, which record includes the testimony and evidence upon which the appeal is to be based.

SPECIAL REQUIREMENTS: Pursuant to 286.26, Florida Statutes, persons needing special accommodations to participate in this meeting should contact the City Manager's Office at (386) 719-5768.

Robert Angelo
Planning and Zoning Tech





May 23, 2024

To Whom it May Concern

On June 11, 2024 the Historic Preservation Agency will be having a meeting at 6 pm, at 205 N. Marion. At this meeting we will be hearing a petition, COA 24-11 to get approval to replace the roof on the home located at 160 SE St Johns, Lake City, FL 32055.

If you have any questions or concerns please call 386-752-2031 ext. 820 or email growthmanagement@lcfla.com.

Robert Angelo

A handwritten signature in blue ink, appearing to read "Robert Angelo".

Planning and Zoning Tech
City of Lake City

Columbia County Property Appraiser - Sales Report

Name	Address1	Address2	Address3	City	State	ZIP
HARDIN ELEANOR T REVOCABLE LIVING TRUST	806 LAKESIDE DR		LAKE WORTH	FL	33460-5032	
CITY OF LAKE CITY	205 N MARION AVE		LAKE CITY	FL	32055	
COLUMBIA COUNTY, FLORIDA	PO BOX 1529		LAKE CITY	FL	32056	
TROPICAL MILE LLC	4865 SW PINEMOUNT RD		LAKE CITY	FL	32024	
GILES WILLIAM D III	P O BOX 1299		LAKE CITY	FL	32056	
THE LAW OFFICES OF DUANE E THOMAS PLLC	206 S MARION AVE		LAKE CITY	FL	32025	
COOL CHICKS 4 CHIRST LLC	6834 NW 44TH STREET		JENNINGS	FL	32053	
TWENTYEIGHT FOURTEEN LLC	930 NE JOE CONEY TER		LAKE CITY	FL	32055	
ROBARTS MARTHAJEAN M	229 S MARION AVE	C/O JOHN ROBARTS	LAKE CITY	FL	32025	
TWENTYEIGHT FOURTEEN LLC	930 NE JOE CONEY TER		LAKE CITY	FL	32055	
TWENTYEIGHT FOURTEEN, LLC	930 NE JOE CONEY AVE		LAKE CITY	FL	32055	
HOPPER DISPATCH INC	P O BOX 2697		LAKE CITY	FL	32056	
COLUMBIA COUNTY HISTORICAL MUSEUM INC	P O BOX 3276		LAKE CITY	FL	32056-3276	
SAMSON CHRISTOPHER M	181 SE HERNANDO AVE		LAKE CITY	FL	32025	
SANCHEZ-BIANCHI JOHN	219 SE HERNANDO AVE		LAKE CITY	FL	32025	
PROPERTY OPERATIONS MANAGEMENT SPECIALTIES LLC	224 SE HERNANDO AVE		LAKE CITY	FL	32025	
THE LAW OFFICE OF RALPH R DEAS P.A.	108 CENTRAL AVE NW		JASPER	FL	32052	
CURTIS KENNETH	256 SE HERNANDO AVE		LAKE CITY	FL	32025	
CITY OF LAKE CITY	205 N MARION AVE		LAKE CITY	FL	32055	
BAUD JOSHUA	983 NW MOORE RD		LAKE CITY	FL	32055	
SERENITYBLOCK 32, LLC	27822 23RD PL		BRANFORD	FL	32008	
PIERCE TERESA NICOLE	209 SW SAINT JOHNS ST		LAKE CITY	FL	32025	
BROWN AFTON M	136 SE SAINT JOHNS ST	C/O CHARLES BROWN	LAKE CITY	FL	32025	
O'DRISCOLL CAROL	160 SE SAINT JOHNS ST		LAKE CITY	FL	32025	
REESE DONNA MCMULLEN	184 SE ST JOHNS STREET		LAKE CITY	FL	32025	
PRIEST RICKIE L	194 SE SAINT JOHNS ST		LAKE CITY	FL	32025	
HARDIN JAMES A	806 S LAKESIDE DR		LAKE WORTH	FL	33460	
PIERCE TERESA NICOLE	209 SE SAINT JOHNS ST		LAKE CITY	FL	32025	
BROWN DEETTE F	220 SE SAINT JOHNS ST		LAKE CITY	FL	32025	
CHAPMAN ANDREA	174 NW HARRIS LAKE DR		LAKE CITY	FL	32024	
COUEY KEITH E JR	138 SE TUCKER ST		LAKE CITY	FL	32025	
GENSER SUSAN	175 SE TUCKER STREET		LAKE CITY	FL	32025	

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<input type="checkbox"/> Adult Signature Restricted Delivery	\$
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00-00-00-12738-001
SAMSON CHRISTOPHER M
181 SE HERNANDO AVE
LAKE CITY, FL 32025

Postmark Here
MAY 24 2024
LAKE CITY, FL
USPS 32055-9998

See Reverse for Instructions

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00-00-00-12739-000
COLUMBIA COUNTY HISTORICAL
MUS
P O BOX 3276
LAKE CITY, FL 32056-327

Postmark Here
MAY 24 2024
LAKE CITY, FL
USPS 32055-9998

See Reverse for Instructions

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Postage	\$

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PROPERTY OPERATIONS
MANAGEMENT
224 SE HERNANDO AVE
LAKE CITY, FL 32025

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MAY 24 2024
LAKE CITY, FL
USPS 32055-9998

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<input type="checkbox"/> Certified Mail Restricted Delivery	\$
<input type="checkbox"/> Adult Signature Required	\$
<input type="checkbox"/> Adult Signature Restricted Delivery	\$
Postage	\$

00-00-00-12774-000
SANCHEZ-BIANCHI JOHN
219 SE HERNANDO AVE
LAKE CITY, FL 32025

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LAKE CITY, FL
USPS 32055-9998

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<input type="checkbox"/> Certified Mail Restricted Delivery	\$
<input type="checkbox"/> Adult Signature Required	\$
<input type="checkbox"/> Adult Signature Restricted Delivery	\$
Postage	\$

00-00-00-12780-000
CURTIS KENNETH
256 SE HERNANDO AVE
LAKE CITY, FL 32025

Postmark Here
MAY 24 2024
LAKE CITY, FL
USPS 32055-9998

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9589 0710 5270 1427 8315 57

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<input type="checkbox"/> Return Receipt (hardcopy)	\$
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<input type="checkbox"/> Certified Mail Restricted Delivery	\$
<input type="checkbox"/> Adult Signature Required	\$
<input type="checkbox"/> Adult Signature Restricted Delivery	\$
Postage	\$

00-00-00-12775-000
THE LAW OFFICE OF RALPH R DEAS
108 CENTRAL AVE NW
JASPER, FL 32052

Postmark Here
MAY 24 2024
LAKE CITY, FL
USPS 32055-9998

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9589 0710 5270 1427 8396 52

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Certified Mail Fee	\$	
Extra Services & Fees (check box, add fee as appropriate)		
<input type="checkbox"/> Return Receipt (hardcopy)	\$	
<input type="checkbox"/> Return Receipt (electronic)	\$	
<input type="checkbox"/> Certified Mail Restricted Delivery	\$	
<input type="checkbox"/> Adult Signature Required	\$	
<input type="checkbox"/> Adult Signature Restricted Delivery	\$	
Postage	\$	



00-00-00-12733-000
SERENITYBLOCK 32, LLC
27822 23RD PL
BRANFORD, FL 32008

9589 0710 5270 1427 8396 76

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<input type="checkbox"/> Certified Mail Restricted Delivery	\$	
<input type="checkbox"/> Adult Signature Required	\$	
<input type="checkbox"/> Adult Signature Restricted Delivery	\$	
Postage	\$	



00-00-00-12767-000
BROWN AFTON M
136 SE SAINT JOHNS ST
C/O CHARLES BROWN
LAKE CITY, FL 32025

9589 0710 5270 1427 8396 90

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<input type="checkbox"/> Return Receipt (hardcopy)	\$	
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<input type="checkbox"/> Certified Mail Restricted Delivery	\$	
<input type="checkbox"/> Adult Signature Required	\$	
<input type="checkbox"/> Adult Signature Restricted Delivery	\$	
Postage	\$	



00-00-00-12776-000
PRIEST RICKIE L
194 SE SAINT JOHNS ST
LAKE CITY, FL 32025

9589 0710 5270 1427 8396 45

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<input type="checkbox"/> Adult Signature Required	\$	
<input type="checkbox"/> Adult Signature Restricted Delivery	\$	
Postage	\$	



00-00-00-12783-000
BAUD JOSHUA
983 NW MOORE RD
LAKE CITY, FL 32055

9589 0710 5270 1427 8396 69

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<input type="checkbox"/> Return Receipt (hardcopy)	\$	
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<input type="checkbox"/> Certified Mail Restricted Delivery	\$	
<input type="checkbox"/> Adult Signature Required	\$	
<input type="checkbox"/> Adult Signature Restricted Delivery	\$	
Postage	\$	



00-00-00-13240-000
PIERCE TERESA NICOLE
209 SW SAINT JOHNS ST
LAKE CITY, FL 32025

9589 0710 5270 1427 8396 83

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<input type="checkbox"/> Adult Signature Required	\$	
<input type="checkbox"/> Adult Signature Restricted Delivery	\$	
Postage	\$	



00-00-00-12772-000
REESE DONNA MCMULLEN
184 SE ST JOHNS STREET
LAKE CITY, FL 32025

9589 0710 5270 1427 8397 13
9589 0710 5270 1427 8397 37
9589 0710 5270 1427 8397 51

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Postage	\$

00-00-00-12738-002
PIERCE TERESA NICOLE
209 SE SAINT JOHNS ST
LAKE CITY, FL 32025



PS Form 3800, January 2023 PSN 7530-02-000-9047 See Reverse for Instructions

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<input type="checkbox"/> Adult Signature Required	\$
<input type="checkbox"/> Adult Signature Restricted Delivery	\$
Postage	\$

00-00-00-13239-000
CHAPMAN ANDREA
174 NW HARRIS LAKE DR
LAKE CITY, FL 32024



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<input type="checkbox"/> Adult Signature Required	\$
<input type="checkbox"/> Adult Signature Restricted Delivery	\$
Postage	\$

00-00-00-12771-000
GENSER SUSAN
175 SE TUCKER STREET
LAKE CITY, FL 32025



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<input type="checkbox"/> Certified Mail Restricted Delivery	\$
<input type="checkbox"/> Adult Signature Required	\$
<input type="checkbox"/> Adult Signature Restricted Delivery	\$
Postage	\$

00-00-00-13282-000
HARDIN JAMES A
806 S LAKESIDE DR
LAKE WORTH, FL 33460



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<input type="checkbox"/> Adult Signature Required	\$
<input type="checkbox"/> Adult Signature Restricted Delivery	\$
Postage	\$

00-00-00-13281-000
BROWN DEETTE F
220 SE SAINT JOHNS ST
LAKE CITY, FL 32025



for Instructions

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<input type="checkbox"/> Certified Mail Restricted Delivery	\$
<input type="checkbox"/> Adult Signature Required	\$
<input type="checkbox"/> Adult Signature Restricted Delivery	\$
Postage	\$

00-00-00-12779-000
COUEY KEITH E JR
138 SE TUCKER ST
LAKE CITY, FL 32025



for Instructions

9589 0710 5270 1427 8388 60

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Extra Services & Fees (check box, add fee as appropriate)

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Certified Mail Restricted Delivery \$

Adult Signature Required \$

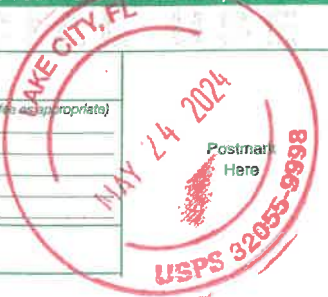
Adult Signature Restricted Delivery \$

Postage
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Total Postage and Fees
 \$

00-00-00-12769-000
ROBARTS MARTHAJEAN M
229 S MARION AVE
C/O JOHN ROBARTS
LAKE CITY, FL 32025

for Instructions



9589 0710 5270 1427 8388 77

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Extra Services & Fees (check box, add fee as appropriate)

Return Receipt (hardcopy) \$

Return Receipt (electronic) \$

Certified Mail Restricted Delivery \$

Adult Signature Required \$

Adult Signature Restricted Delivery \$

Postage
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00-00-00-12742-000
HOPPER DISPATCH INC
P O BOX 2697
LAKE CITY, FL 32056

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Return Receipt (electronic) \$

Certified Mail Restricted Delivery \$

Adult Signature Required \$

Adult Signature Restricted Delivery \$

Postage
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00-00-00-12768-000
COOL CHICKS 4 CHIRST LLC
6834 NW 44TH STREET
JENNINGS, FL 32053

for Instructions



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Extra Services & Fees (check box, add fee as appropriate)

Return Receipt (hardcopy) \$

Return Receipt (electronic) \$

Certified Mail Restricted Delivery \$

Adult Signature Required \$

Adult Signature Restricted Delivery \$

Postage
 \$

00-00-00-12766-000
TWENTYEIGHT FOURTEEN LLC
930 NE JOE CONEY TER
LAKE CITY, FL 32055

for Instructions



9589 0710 5270 1427 8388 22

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Extra Services & Fees (check box, add fee as appropriate)

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Return Receipt (electronic) \$

Certified Mail Restricted Delivery \$

Adult Signature Required \$

Adult Signature Restricted Delivery \$

Postage
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00-00-00-12744-000
GILES WILLIAM D III
P O BOX 1299
LAKE CITY, FL 32056

for Instructions



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Return Receipt (electronic) \$

Certified Mail Restricted Delivery \$

Adult Signature Required \$

Adult Signature Restricted Delivery \$

Postage
 \$

00-00-00-12762-000
THE LAW OFFICES OF DUANE E THO
206 S MARION AVE
LAKE CITY, FL 32025

for Instructions



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<input type="checkbox"/> Adult Signature Required	\$
<input type="checkbox"/> Adult Signature Restricted Delivery	\$
Postage	\$

00-00-00-12736-000
CO LUMBIA COUNTY, FLORIDA
PO BOX 1529
LAK E CITY, FL 32056

or instructions

Certified Mail Fee	\$
Extra Services & Fees (check box, add fee as appropriate)	
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Postage	\$

00-00-00-12748-000
TROPICAL MILE LLC
4865 SW PINEMOUNT RD
LAKE CITY, FL 32024

or instruction

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Postage	\$

00-00-00-12777-000
HARDIN ELEANOR T REVOCABLE
LIV
806 LAKESIDE DR
LAKE WORTH, FL 33460-503

or instruction

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<input type="checkbox"/> Adult Signature Required	\$
<input type="checkbox"/> Adult Signature Restricted Delivery	\$
Postage	\$

00-00-00-12736-000
CO LUMBIA COUNTY, FLORIDA
PO BOX 1529
LAK E CITY, FL 32056

or instructions

Certified Mail Fee	\$
Extra Services & Fees (check box, add fee as appropriate)	
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<input type="checkbox"/> Certified Mail Restricted Delivery	\$
<input type="checkbox"/> Adult Signature Required	\$
<input type="checkbox"/> Adult Signature Restricted Delivery	\$
Postage	\$

00-00-00-12748-000
TROPICAL MILE LLC
4865 SW PINEMOUNT RD
LAKE CITY, FL 32024

or instruction

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Extra Services & Fees (check box, add fee as appropriate)	
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<input type="checkbox"/> Return Receipt (electronic)	\$
<input type="checkbox"/> Certified Mail Restricted Delivery	\$
<input type="checkbox"/> Adult Signature Required	\$
<input type="checkbox"/> Adult Signature Restricted Delivery	\$
Postage	\$

00-00-00-12777-000
HARDIN ELEANOR T REVOCABLE
LIV
806 LAKESIDE DR
LAKE WORTH, FL 33460-503

or instruction

File Attachments for Item:

iv. COA 24-13, submitted by, Cool Chicks 4 Christ LLC, as owner, requesting a Certificate of Appropriateness in a Commercial General (CG) zoning district as established in section 4.12 of the Land Development Regulations and located within the Lake Isabella Historic District, established in Section 10.11.2, of the Land Development Regulations on property described as City of Lake City Parcel 12768-000, located at 207 S Marion Ave..



DEPARTMENT OF GROWTH MANAGEMENT
 205 North Marion Avenue
 Lake City, Florida 32055
 Telephone: (386) 752-2031
growthmanagement@lcfcla.com

COA 24-13

HISTORIC PRESERVATION AGENCY (HPA)
 Certificate of Appropriateness (COA) Application

USE THIS FORM TO

Apply for approval for projects located within historic districts. Projects may require either a Agency-level review or a Staff-level review.

Once application is submitted it will be reviewed for completeness. Once verified complete the applicant will be notified.

Type of Review	Reviewed By	Date
Certificate of Appropriateness (COA): Staff Review		
Certificate of Appropriateness (COA): HPA Review - Single Family Structure or its Accessory Structure		
Certificate of Appropriateness (COA): HPA Review - All Other Structures		
After-the-Fact Certificate of Appropriateness (COA): If work begun prior to issuance of a COA		

PROJECT TYPE

New Construction
 Addition
 Demolition
 Fence
 Paint
 Repair
 Relocation
 Re-Roof/Roof-Over
 Sign Shed
 Garage
 Classification of Work (see LDR 10.11.3)
 Routine Maintenance
 Minor Work
 Major Work

APPROVAL TYPE:

Staff Approval
 Board Approval: Conceptual or Final
 See *Certificate of Appropriateness Matrix*

PROPERTY INFORMATION: *Property information can be found at the Columbia County Property Appraiser's Website*

Historic District: Lake Isabella Historical Residential District
 Downtown Historical District

Site Address: 207 S Marion Ave
 Parcel ID #(s): 00-00-00-12768-000

OWNER OF RECORD	As recorded with the Columbia County Property Appraiser	APPLICANT OR AGENT	If other than owner. If an agent will be representing the owner, an Owner's Authorization for Agent Representation form must be included
Owner(s) Name		Applicant Name	
Company (if applicable) <u>Cool Chicks 4 Christ LLC</u>		Company (if applicable) <u>TMT Roofing LLC</u>	
Street Address <u>6834 NW 44th St</u>		Street Address <u>295 NW Commons Ln Ste 115-315</u>	
City State Zip <u>Jennings FL 32053</u>		City State Zip <u>Lake City, FL 32055</u>	
Telephone Number <u>386-965-7533</u>		Telephone Number <u>352-888-4676</u>	
E-Mail Address <u>adamsmdfarm@windstream.net</u>		E-Mail Address <u>tmtroofingllc@gmail.com</u>	

BASIS FOR REVIEW

All applications, whether Staff or HPA review, are reviewed for consistency with the City of Lake City Comprehensive Plan, Land Development Code, and applicable guidelines such as the Guidelines for the Historic Districts are based on the U.S. Secretary of the Interior's Standards for Rehabilitation.

Historic Preservation Agency Meetings are held the 1st Tuesday of the month at 5:30PM in the City Council Chambers (205 N Marion Ave.)

Applicant on Deadline (12:30PM)	Dec 01, 2023	Jan 03, 2024	Feb 01, 2024	Mar 01, 2024	Apr 01, 2024	May 01, 2024	Jun 01, 2024	Jul 01, 2024	Aug 01, 2024	Sep 01, 2024	Oct 01, 2024	Nov 01, 2024
Meeting Date	Jan 03, 2024	Feb 06, 2024	Mar 05, 2024	Apr 02, 2024	May 07, 2024	Jun 04, 2024	Jul 02, 2024	Aug 06, 2024	Sep 04, 2024	Oct 01, 2024	Nov 05, 2024	Dec 03, 2024

**IMPORTANT
NOTES**

**PRE-APPLICATION
MEETING**

To guide you through the process and to ensure that your application is properly processed, you'll need to meet with the Planner prior to submitting your application. This should be done prior to your anticipated submittal date to allow time for review.

Staff approval applications are accepted on a rolling basis and are generally completed within 10 business days. Please note that projects can only begin after receiving a Certificate of Appropriateness (COA) and a building permit (if required).

**CONCEPTUAL
APPROVALS**

Conceptual approvals are provided by the HPA as a courtesy to the applicant in an effort to allow comment from the Historic Preservation Agency during the conceptual design process. The HPA will provide the applicant with feedback and guidance relating to the proposal. In all cases, the applicant must return to the HPA to seek final approval of their projects.

**APPLICATION
REQUIREMENTS**

- A complete/ signed application. (If all requirements are not submitted it could delay your approval);
- Proof of Ownership (copy of deed or tax statement);
- A current survey of the property, for new construction and any change to existing footprint. (no older than two years);
- 1 digital set of elevations & plans (to scale);
- Photographs;
- Any additional backup materials, as necessary;
- If applying as an agent, *Owner's Authorization for Agent Representation* form must be signed/ notarized and submitted as part of the application;
- For window replacement, a *Window Survey* must be completed.

PROJECT DESCRIPTION

DESCRIBE THE PROPOSED PROJECT AND MATERIALS.
Describe the proposed project in terms of size, affected architectural elements, materials, and relationship to the existing structure(s).

50 sqs , 10/12 Pitch

Remove existing Roof (Wood Shake)

Install New Plywood decking

Install New Architectural Shingles

↳ Brand: TAMKO Titan XT

Color: Weathered Wood

* Ridge CAP will be reinstalled As is

* Copper Gutters Will stay in place.

List proposed materials: FL18355-R11

Project Scope	Manufacturer	Product Description	Color (Name/Number)
Exterior Fabric			
Doors			
Windows			
Roofing	TAMKO Titan XT	Architectural Shingles	Weathered Wood
Fascia/Trim			
Foundation			
Shutters			
Porch/Deck			
Fencing			
Driveways/Sidewalks			
Signage			
Other			

PLEASE SUBMIT ALL PRODUCT BROCHURES, PAINT COLOR SAMPLES, AND MATERIAL SAMPLES WITH YOUR APPLICATION.

CERTIFICATION

By signing below, I certify that the information contained in this application is true and correct to the best of my knowledge at the time of the application. I acknowledge that I understand and have complied with all of the submittal requirements and procedures and have read and understand the following:

1. I/We hereby attest to the fact that the above supplied property address(es), parcel number(s) and legal description(s) is (are) the true and proper identification of the area of this petition.
2. I/We authorize staff from the Department of Growth Management to enter onto the property in question during regular city business hours in order to take photos which will be placed in the permanent file.
3. I/We understand that the COA review time period will not commence until the application is deemed complete by staff and may take up to 10 days to process. I further understand that an incomplete application submittal may cause my application to be deferred to the next posted deadline date.
4. I/We understand that, for Agency review cases, an agenda and staff report will be available on the City's website approximately one week before the Historic Preservation Agency meeting.
5. I/We understand that the Historic Preservation Agency meetings are conducted in a quasi-judicial hearing and as such, ex parte communications are prohibited (Communication about your project with a Historic Preservation Agency member).
6. I/We understand that the approval of this application by the Historic Preservation Agency or staff in no way constitutes approval of a Building Permit for construction from the City of Lake City Growth Management.
7. I/We understand that all changes to the approved scope of work stated in a COA have to be approved by the HPA before work commences on those changes. There will be no charge for a revision to a COA. Making changes that have not been approved can result in a Stop Work Order being placed on the entire project.
8. I/We understand that any decision of the HPA may be appealed to the City Council. A person with standing, as described in LDR Article 10, Section 10.11.6, may file a petition to appeal and shall be presented within thirty (30) days after the decision of the HPA; otherwise the decision of the HPA will be final.
9. I/We understand that Certificates of Appropriateness are only valid for one (1) year from issuance.

Applicant (Signature)

5/17/24
Date

Tyler Turner
Applicant (Print)

Please submit this application And all required supporting Materials via email to: growthmanagement@lcfra.com Once the application is received and deemed complete, the applicant will be notified as to whether this will be a staff review or HPA review.	TO BE COMPLETED BY CITY ADMINISTRATOR		Date Received <u>5/17/24</u>	Received By: <u>Robert Angelo</u>
	COA <u>24-13</u> Zoning: <u>GG</u>		<input type="checkbox"/> Staff Approval <input type="checkbox"/> Single Family Structure or its Accessory Structure <input type="checkbox"/> Multi-Family requiring HPA approval <input type="checkbox"/> After-The-Fact Certificate of Appropriateness	
Contributing	<input type="checkbox"/> Yes <input type="checkbox"/> No			
Pre-Conference	<input checked="" type="checkbox"/> Yes <input type="checkbox"/> No			
Application Complete	<input checked="" type="checkbox"/> Yes <input type="checkbox"/> No			
Request for Modification of Setbacks	<input type="checkbox"/> Yes <input checked="" type="checkbox"/> No			

TMT Roofing LLC

Invoice

(352) 888-4676
tmtroofingllc@gmail.com
flroofingcontractor.com



BILL TO

Jennifer Adams
207 South Marion Avenue
Lake City, FL 32025

INVOICE #	DATE	TOTAL DUE	DUE DATE	TERMS	ENCLOSED
1149	05/14/2024	\$60,970.00	06/21/2024	Due on Project completion	

ACTIVITY	QTY	RATE	AMOUNT
New Shingle Roof	1	65,970.00	65,970.00

Price includes all labor and material for complete roof replacement in accordance with local and state building codes

- Removal of previous roof (single layer)
- Install new 7/16 plywood decking
- Install plywood clips on roof decking
- Reinforce
- Install onridge and offridge venting
- Nailing of entire roof deck with ring shank nails
- Seal plywood decking joints with sealant tape
- Synthetic underlayment
- 26 gauge galvanized steel valleys
- New lead pipe boots
- New aluminum eave drip
- New limited lifetime architectural shingles
- Tamko Titan Xt limited lifetime architectural shingles (160 wind rating)
- Waste removal
- Permits & inspection scheduling with appropriate building department
- Certificate of completion from appropriate building department

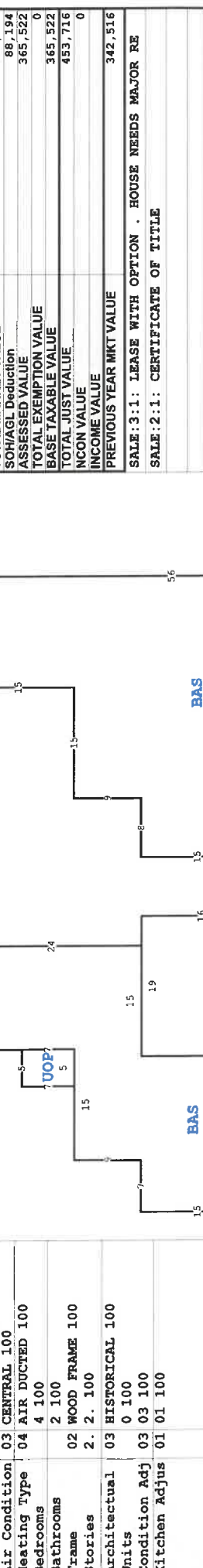
TMT MasterShield Lifetime Warranty (workmanship)

Complete job site cleanup during and after project

*special notes
 Retain historic decorative ridgecap and reinstall
 Keep existing gutters and reseal along gutter edge
 Reinforce gutters where necessary

BUILDING CHARACTERISTICS
 ELEMENT CD CONSTRUCTION
 Exterior Wall 10 ABOVE AVG. 100
 Roof Structure 08 IRREGULAR 100
 Roof Cover 09 CEDAR SHAK 100
 Interior Wall 05 DRYWALL 100
 Interior Floor 12 HARDWOOD 100
 Air Condition 03 CENTRAL 100
 Heating Type 04 AIR DUCTED 100
 Bedrooms 4 100
 Bathrooms 2 100
 Frame 02 WOOD FRAME 100
 Stories 2.2 100
 Architectural 03 HISTORICAL 100
 Units 0 100
 Condition Adj 03 03 100
 Kitchen Adjus 01 01 100

MARKET ADJUSTMENTS
 TYPE MDL EFF AREA TOT ADJ PTS EFF BASE RATE REPL COST NEW AVS EYB ECON FNCT NORM % COND VALUATION BY STANDARD
 0100 01 3,129 161,406 164.63 515,127 1,900 2005 0 0 0 18.00 82.00
 1 SINGLE FAM - 0% - 0 Heated Area: 2948



SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN	CD	SALE PRICE
1367/2107	8/29/2018	WD	Q	I	01		285,000

GRANTOR: F&O HOLDINGS LLC
 GRANTEE: COOL CHICKS 4 CHRIS
 1151/1297 5/30/2008 WD Q I 345,000
 GRANTOR: LISA D VANACORE
 GRANTEE: F&O HOLDINGS LLC

BUILDING NOTES

BAS= W14 S8 UOP= W5 S7 E5 N7 S7 W15 S9 W7 S15 E2 FOP= F E17 S9 E11 N10 W9 N8 W12 N11 W7 S7 E7 S11 E12 BAS= S8 E15 I N16 W19 S26 S N26 E15 N24 S PFR=50 BAS= W15 S15 W15 S9 W8 S15 E8 S10 FOP= S8 E15 S7 E11 N8 W9 N7 W17 S E17 S7 E13 N56 S W50 S .

EXTRA FEATURES

L N	OB/FX CODE	DESCRIPTION	BLD CAP	L	W	UNITS	UT	AdjR	ADJ UNIT PRICE	ORIG COND	YEAR ON	YEAR ACTUAL	% COND	Q	OB/FX MKT VALUE	NOTES
1	0170	FPIC 2STRY	0	0	0	1.00	UT	2,750.00	2,750.00	100	0	0	3	100	2,750	
2	0166	CONC, PAVMT	0	0	0	1.00	UT	0.00	0.00	100	2016	2016	3	100	200	
3	0169	FENCE/WOOD	0	0	0	1.00	UT	0.00	0.00	100	2016	2016	3	100	800	

LAND DESCRIPTION

L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT PRICE	TOT ADJ	% COND	ADJ UNIT PRICE	LAND VALUE	OTHER ADJUSTMENTS AND NOTES	YEAR	DENSITY	DECL	FRZ	YR	CONSRV
1	10100	C	SFR	0		*CG	105.00	105.00	11,025.00	1.00	1.00	1.00	2.50	27,562							

TOTAL OB/FX 3,750

TOTAL LAND VALUE: 27,562

Total Acres: 0.25

Market: 0

Agricultural: 0

Common: 27,562

PRINTED 05/15/2024 BY SVS



DEPARTMENT OF GROWTH MANAGEMENT

205 North Marion Avenue
Lake City, Florida 32055
Telephone: (386) 752-2031
growthmanagement@lcfia.com

OWNER'S AUTHORIZATION FOR AGENT REPRESENTATION

USE THIS FORM TO: Grant an agent authorization to represent you in applying for applications to the City of Lake City Department of Growth Management.

I / WE COOL CHICKS 4 Christ LLC
(print name of property owner(s))

hereby authorize: TMT Roofing LLC
(print name of agent)

to represent me/us in processing an application for: Re-Roof Permit and CofA
(print type of application)

on our behalf. In authorizing the agent to represent me/us, I/we, as owner/owners, attest that the application is made in good faith and that any information contained in the application is accurate and complete.

J Adams
(Signature of owner)

(Signature of owner)

Jennifer B Adams
(Print name of owner)

(Print name of owner)

STATE OF FLORIDA }
COUNTY OF Columbia

Sworn to (or affirmed) and subscribed before me by means of physical presence or online notarization,
this 17 day of May, 20 24, by

Jennifer B. Adams

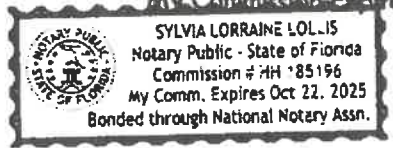
Sylvia L Lolis
Notary Public

Sylvia L Lolis
Printed Name

10/22/25
My Commission Expires

- Personally Known OR
- Produced Identification

ID Produced: _____



Prepared by and return to:

Rob Stewart
Lake City Title
426 SW Commerce Drive, Ste 145
Lake City, FL 32025
(386) 758-1880
File No 2018-2496
Parcel Identification No 00-00-00-12768-000

[Space Above This Line For Recording Data]

WARRANTY DEED

(STATUTORY FORM – SECTION 689.02, F.S.)

This indenture made the 29th day of August, 2018 between F&O Holdings, LLC, a Florida Limited Liability Company, whose post office address is 207 S Marion Avenue, Lake City, FL 32025, of the County of Columbia, State of Florida, Grantor, to Cool Chicks 4 Christ, LLC, a Florida Limited Liability Company, whose post office address is 6834 NW 44th Street, Jennings, FL 32053, of the County of Hamilton, State of Florida, Grantee:

Witnesseth, that said Grantor, for and in consideration of the sum of TEN DOLLARS (U.S.\$10.00) and other good and valuable considerations to said Grantor in hand paid by said Grantee, the receipt whereof is hereby acknowledged, has granted, bargained, and sold to the said Grantee, and Grantee's heirs and assigns forever, the following described land, situate, lying and being in Columbia, Florida, to-wit:

TOWNSHIP 3 SOUTH, RANGE 17 EAST, SECTION 32:
NW 1/4 OF BLOCK 44, AND ALSO REFERRED TO AS LOT 44, CENTRAL DIVISION OF THE CITY OF LAKE CITY, BOUNDED ON THE WEST BY MARION STREET, ON THE NORTH BY ST. JOHNS STREET AND SITUATED IN THE SE 1/4 OF NW 1/4 OF SECTION 32, TOWNSHIP 3 SOUTH, RANGE 17 EAST, AS RECORDED IN THE PUBLIC RECORDS OF COLUMBIA COUNTY, FLORIDA, MORE PARTICULARLY DESCRIBED AS FOLLOWS:

THE NW 1/4 OF LOT OR BLOCK 44 OF THE CENTRAL DIVISION OF THE CITY OF LAKE CITY, FLORIDA.

Together with all the tenements, hereditaments and appurtenances thereto belonging or in anywise appertaining.

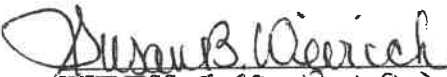
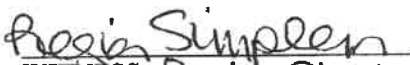
Subject to taxes for 2018 and subsequent years, not yet due and payable; covenants, restrictions, easements, reservations and limitations of record, if any.

TO HAVE AND TO HOLD the same in fee simple forever.

And Grantor hereby covenant with the Grantee that the Grantor are lawfully seized of said land in fee simple, that Grantor have good right and lawful authority to sell and convey said land and that the Grantor hereby fully warrant the title to said land and will defend the same against the lawful claims of all persons whomsoever.

In Witness Whereof, Grantor have hereunto set Grantor's hand and seal the day and year first above written.

Signed, sealed and delivered in our presence:

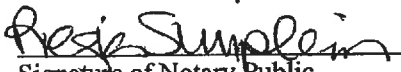

WITNESS Susan B. Wierich

WITNESS Regina Simpkins

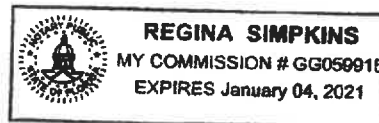
F&O Holdings, LLC, a Florida Limited Liability Company

By: 
Joel F. Foreman, Managing Manager

STATE OF FLORIDA
COUNTY OF COLUMBIA

The foregoing instrument was acknowledged before me this 30th day of August, 2018 by Joel F. Foreman Managing Manager of F&O Holdings, LLC, a FL Limited Liability Company, who is personally known to me or has produced Driver's License as identification.


Signature of Notary Public
Regina Simpkins





[Department of State](#) / [Division of Corporations](#) / [Search Records](#) / [Search by Entity Name](#) /

Detail by Entity Name

Florida Limited Liability Company
COOL CHICKS 4 CHRIST, LLC

Filing Information

Document Number	L18000159189
FEI/EIN Number	N/A
Date Filed	06/29/2018
Effective Date	07/01/2018
State	FL
Status	ACTIVE

Principal Address

6834 NW 44TH STREET
JENNINGS, FL 32053

Mailing Address

6834 NW 44TH STREET
JENNINGS, FL 32053

Registered Agent Name & Address

NORRIS, GUY W
253 NW MAIN BLVD.
LAKE CITY, FL 32055

Authorized Person(s) Detail

Name & Address

Title MGR

ADAMS, JENNIFER B
6834 NW 44TH STREET
JENNINGS, FL 32053

Title MGR

ADAMS, MICHAEL D
6834 NW 44TH STREET
JENNINGS, FL 32053

Annual Reports

Report Year	Filed Date
-------------	------------

2022 01/31/2022
2023 01/27/2023
2024 02/09/2024

Document Images

02/09/2024 -- ANNUAL REPORT	View image in PDF format
01/27/2023 -- ANNUAL REPORT	View image in PDF format
01/31/2022 -- ANNUAL REPORT	View image in PDF format
02/04/2021 -- ANNUAL REPORT	View image in PDF format
02/20/2020 -- ANNUAL REPORT	View image in PDF format
01/16/2019 -- ANNUAL REPORT	View image in PDF format
06/29/2018 -- Florida Limited Liability	View image in PDF format



Columbia County Property Appraiser

Jeff Hampton | Lake City, Florida | 386-758-1083

PARCEL: 00-00-00-12768-000 (41302) | OFFICE BLD 1STY (1700) | 0.253 AC
 C DIV: NW1/4 BLOCK 44, 679-699, 766-562, 780-579, 907-372, 987-2266, WD 1105-2334, CD 1112-163, WD 1151-1295, WD 1367-2107,

COOL CHICKS 4 CHIRST LLC		2024 Working Values	
Owner: 6834 NW 44TH STREET	Mkt Lnd	\$27,562	Appraised \$453,716
JENNINGS, FL 32053	Ag Lnd	\$0	Assessed \$453,716
Site: 207 S MARION AVE, LAKE CITY	Bldg	\$422,404	Exempt \$0
Sales 8/29/2018 \$285,000 1(Q)	XFOB	\$3,750	county:\$365,522
Info 5/30/2008 \$345,000 1(Q)	Just	\$453,716	Total city:\$365,522
			other:\$0
			school:\$453,716

NOTES:



The information presented on this website was derived from data which was compiled by the Columbia County Property Appraiser Office solely for the governmental purpose of property assessment. This information should not be relied upon by anyone as a determination of the ownership of property or market value. No warranties, expressed or implied, are provided for the accuracy of the data herein, it's use, or it's interpretation. This website was last updated: 5/16/2024 and may not reflect the data currently on file at our office. GrizzlyLogic.com

















Lake City, Florida

Google Street View

May 2023 See more dates

Google

Image capture: May 2023 © 2024 Google





Lake City, Florida
Google Street View
May 2023 See more dates



Image capture: May 2023 © 2024 Google



Image capture: May 2023 © 2024 Google

Lake City, Florida
Google Street View
May 2023 See more dates



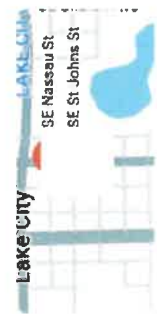


Lake City, Florida

Google Street View

May 2023 [See more dates](#)

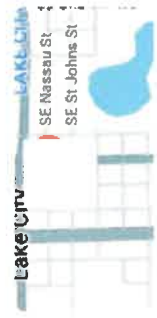
Image capture: May 2023 © 2024 Google





Lake City, Florida
Google Street View
Nov 2018 See more dates

Image capture: Nov 2018 © 2024 Google





**CITY OF LAKE CITY
NOTICE
LAND USE ACTION**

A PUBLIC HEARING IS SCHEDULED TO CONSIDER A REQUEST FOR:

COA 24-13, a petition by Cool Chicks for Christ, owner, to request a Certificate of Appropriateness be granted as provided for in Section 10.11 of the Land Development Regulations, to get approval replace the roof for a property located in the Commercial General zoning district, in accordance with the submittal of the petition dated May 17, 2024, to be located on parcel 12768-000.

WHEN: June 11, 2024
5:30 p.m. or as soon after

WHERE: City Council Meeting Room, Second Floor, City Hall, located at 205 North Marion Avenue, Lake City, Florida.
Members of the public may also view the meeting on our YouTube channel at:
<https://www.youtube.com/c/CityofLakeCity>.

Copies of the certificate of appropriateness application are available for public inspection by contacting the Office of Growth Management at growthmanagement@lcfla.com or by calling 386.719.5820.

At the aforementioned public hearing, all interested parties may be heard with respect to the Certificate of Appropriateness.

**FOR MORE INFORMATION CONTACT
ROBERT ANGELO
PLANNING & ZONING TECHNICIAN
AT 386.719.5820**

Angelo, Robert

From: LCR-Classifieds <classifieds@lakecityreporter.com>
Sent: Tuesday, May 28, 2024 11:00 AM
To: Angelo, Robert
Subject: RE: 78430 78431 78432 RE: Non-Legal Ad for P&Z, BOA, and HPA for 06-11-2024

Confirmed!

Thank you much,
Kymerlee Harrison 386-754-0401
Support your local news source while reaching our community of loyal subscribers

Serving:

COLUMBIA • SUWANNEE • LAFAYETTE • HAMILTON
1086 SW Main Blvd. Ste 103, Lake City, FL 32055
PH 386-754-0401

Why Local Newsprint Advertising?

- 1 Newspaper readers are ENGAGED
- 2 Newspapers are viewed as TRUSTWORTHY

From: Angelo, Robert <AngeloR@lcfla.com>
Sent: Tuesday, May 28, 2024 10:59 AM
To: LCR-Classifieds <classifieds@lakecityreporter.com>
Subject: RE: 78430 78431 78432 RE: Non-Legal Ad for P&Z, BOA, and HPA for 06-11-2024

Looks Good

Thank You
Robert Angelo
City of Lake City
Growth Management
growthmanagement@lcfla.com
386-719-5820



PLEASE NOTE: Florida has a very broad public records law. Most written communications to or from City officials regarding City business are public records available to the public and media upon request. Your email communications may be subject to public disclosure.

From: LCR-Classifieds <classifieds@lakecityreporter.com>
Sent: Tuesday, May 28, 2024 10:37 AM
To: Angelo, Robert <AngeloR@lcfla.com>
Subject: 78430 78431 78432 RE: Non-Legal Ad for P&Z, BOA, and HPA for 06-11-2024

Here you go!
P&Z 2x8 247.50

Historic: 2x6.25 206.25
BOA: 2x6 198.00

Thank you much,
Kymerlee Harrison 386-754-0401
Support your local news source while reaching our community of loyal subscribers

Serving:

COLUMBIA • SUWANNEE • LAFAYETTE • HAMILTON

1086 SW Main Blvd. Ste 103, Lake City, FL 32055

PH 386-754-0401

Why Local Newsprint Advertising?

- 1** Newspaper readers are ENGAGED
- 2** Newspapers are viewed as TRUSTWORTHY

From: Angelo, Robert <AngeloR@lcfla.com>
Sent: Friday, May 24, 2024 3:49 PM
To: LCR-Classifieds <classifieds@lakecityreporter.com>
Subject: Non-Legal Ad for P&Z, BOA, and HPA for 06-11-2024

Kym

Please publish this ad in the body of the paper as a display ad in the **May 30, 2024** paper.

Thank You
Robert Angelo
City of Lake City
Growth Management
growthmanagement@lcfla.com
386-719-5820



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**NOTICE OF PUBLIC MEETING
CITY OF LAKE CITY
HISTORIC PRESERVATION AGENCY**

THIS SERVES AS PUBLIC NOTICE the Historic Preservation Agency will hold a meeting on Tuesday, June 11, 2024 at 5:30 PM or as soon after.

Agenda Items

1. COA24-11 (Carol O'Driscoll)- Parcel 12773-000- Certificate of Appropriateness petition to get approval to replace the existing roof.
2. COA24-13 (Cool Chicks 4 Christ LLC)- Parcel 12768-000- Certificate of Appropriateness petition to get approval to replace the existing roof.
3. Consent Agenda- COA24-12.

Meeting Location: City Council Chambers located on the 2nd Floor of City Hall at 205 North Marion Avenue, Lake City, FL 32055.

Members of the public may also view the meeting on our YouTube channel at:

<https://www.youtube.com/c/CityofLakeCity>

Pursuant to 286.0105, Florida Statutes, the City hereby advises the public if a person decides to appeal any decision made by the City with respect to any matter considered at its meetings or hearings, he or she will need

a record of the proceedings, and that, for such purpose, he or she may need to ensure that a verbatim record of the proceedings is made, which record includes the testimony and evidence upon which the appeal is to be based.

SPECIAL REQUIREMENTS: Pursuant to 286.26, Florida Statutes, persons needing special accommodations to participate in this meeting should contact the City Manager's Office at (386) 719-5768.

Robert Angelo
Planning and Zoning Tech

**NOTICE OF PUBLIC MEETING
CITY OF LAKE CITY
HISTORIC PRESERVATION AGENCY**

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Robert Angelo
Planning and Zoning Tech

7020 1290 0002 1217 7331

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Domestic Mail Only

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Extra Services & Fees (check box, add fee as appropriate)	
<input type="checkbox"/> Return Receipt (hardcopy) \$	
<input type="checkbox"/> Return Receipt (electronic) \$	
<input type="checkbox"/> Certified Mail Restricted Delivery \$	
<input type="checkbox"/> Adult Signature Required \$	
<input type="checkbox"/> Adult Signature Restricted Delivery \$	
Postage \$	
Total Postage and Fees \$	
Sent To	
Street and Apt. No., or PO Box No.	
City, State, ZIP+4®	

PS Form 3800, April 2015 PSN 7530-02-000-9047 See Reverse for Instructions

7020 1290 0002 1217 7355

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OFFICIAL USE

Certified Mail Fee \$	Postmark Here
Extra Services & Fees (check box, add fee as appropriate)	
<input type="checkbox"/> Return Receipt (hardcopy) \$	
<input type="checkbox"/> Return Receipt (electronic) \$	
<input type="checkbox"/> Certified Mail Restricted Delivery \$	
<input type="checkbox"/> Adult Signature Required \$	
<input type="checkbox"/> Adult Signature Restricted Delivery \$	
Postage \$	
Total Postage and Fees \$	
Sent To	
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May 17, 2024

To Whom it May Concern

On June 11, 2024 the Historic Preservation Agency will be having a meeting at 5:30 pm or as soon after, at 205 N. Marion. At this meeting we will be hearing a petition, COA 24-13 to get approval to replace the roof on the home located at 207 S Marion Ave, Lake City, FL 32055.

If you have any questions or concerns please call 386-752-2031 ext. 820 or email growthmanagement@lcfla.com.

Robert Angelo

A handwritten signature in blue ink, appearing to read "Robert Angelo".

Planning and Zoning Tech
City of Lake City

Columbia County Property Appraiser - Sales Report

Name	Address1	Address2	Address3	City	State	ZIP
SOUTHERN BELL TEL & TEL CO	1010 PINE ST	ROOM 9-E-L-01	ST LOUIS	MO	63101	
KD CAPITAL INVESTMENTS, LLC	162 S MARION AVE	.	LAKE CITY	FL	32025	
TROPICAL MILE LLC	4865 SW PINEMOUNT RD	.	LAKE CITY	FL	32024	
GILES WILLIAM D III	P O BOX 1299	.	LAKE CITY	FL	32056	
THE LAW OFFICES OF DUANE E THOMAS PLLC	206 S MARION AVE	.	LAKE CITY	FL	32025	
COOL CHICKS 4 CHIRST LLC	6834 NW 44TH STREET	.	JENNINGS	FL	32053	
TWENTYEIGHT FOURTEEN LLC	930 NE JOE CONEY TER	.	LAKE CITY	FL	32055	
ROBARTS MARTHAJEAN M	229 S MARION AVE	C/O JOHN ROBARTS	LAKE CITY	FL	32025	
TWENTYEIGHT FOURTEEN LLC	930 NE JOE CONEY TER	.	LAKE CITY	FL	32055	
EXECUTIVE PARK COMPLEX LLC	P O BOX 358177	.	GAINESVILLE	FL	32635-8177	
TWENTYEIGHT FOURTEEN, LLC	930 NE JOE CONEY AVE	.	LAKE CITY	FL	32055	
HOPPER DISPATCH INC	P O BOX 2697	.	LAKE CITY	FL	32056	
COLUMBIA COUNTY HISTORICAL MUSEUM INC	P O BOX 3276	.	LAKE CITY	FL	32056-3276	
SAMSON CHRISTOPHER M	181 SE HERNANDO AVE	.	LAKE CITY	FL	32025	
SANCHEZ-BIANCHI JOHN	219 SE HERNANDO AVE	.	LAKE CITY	FL	32025	
PROPERTY OPERATIONS MANAGEMENT SPECIALTIES LLC	224 SE HERNANDO AVE	.	LAKE CITY	FL	32025	
THE LAW OFFICE OF RALPH R DEAS P.A.	108 CENTRAL AVE NW	.	JASPER	FL	32052	
CURTIS KENNETH	256 SE HERNANDO AVE	.	LAKE CITY	FL	32025	
CITY OF LAKE CITY	205 N MARION AVE	.	LAKE CITY	FL	32055	
BAUD JOSHUA	983 NW MOORE RD	.	LAKE CITY	FL	32055	
SERENITYBLOCK 32, LLC	27822 23RD PL	.	BRANFORD	FL	32008	
BROWN AFTON M	136 SE SAINT JOHNS ST	C/O CHARLES BROWN	LAKE CITY	FL	32025	
O'DRISCOLL CAROL	160 SE SAINT JOHNS ST	.	LAKE CITY	FL	32025	
REESE DONNA MCMULLEN	184 SE ST JOHNS STREET	.	LAKE CITY	FL	32025	
COUEY KEITH E JR	138 SE TUCKER ST	.	LAKE CITY	FL	32025	
GENSER SUSAN	175 SE TUCKER STREET	.	LAKE CITY	FL	32025	
KOLB GREGORY E	227 SW COLUMBIA AVE	.	LAKE CITY	FL	32025	
WOO JAMES KIN BOR	35 VILLAGE RD N	.	BROOKLYN	NY	11223	
SUWANNEE VALLEY COMMUNITY COORDINATED CHILD CARE INC	236 SW COLUMBIA AVE	.	LAKE CITY	FL	32025	
PREM ENTERPRISES USA LLC	1404 W US HWY 90	.	LIVE CITY	FL	32055	
PATEL MAYBEN	11411 W NEWBERRY RD	.	GAINESVILLE	FL	32606	
MINNICH RONALD L	136 SW NASSAU ST	.	LAKE CITY	FL	32025	
THE LAW OFFICES OF DUANE E THOMAS PLLC	206 S MARION AVE	.	LAKE CITY	FL	32025	
SUWANNEE VALLEY COMMUNITY COORDINATED CHILD CARE INC	236 SW COLUMBIA AVE	.	LAKE CITY	FL	32025	

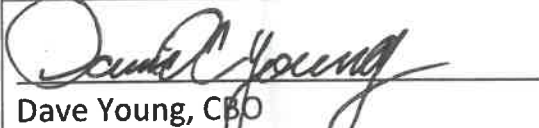
File Attachments for Item:

v. COA 24-12, submitted by, Tequilla Shepard, as owner, requesting a Certificate of Appropriateness in a Commercial-Central Business District (C-CBD) zoning district as established in section 4.14 of the Land Development Regulations and located within the Lake Desoto Historic District, established in Section 10.11.2, of the Land Development Regulations on property described as City of Lake City Parcel 12004-000, located at 556 N Marion.



CERTIFICATE OF APPROPRIATENESS

MINOR OR MAINTENANCE ONLY

Date 4/17/24	COA 24-12
Address: 556 N Marion Ave	
Parcel Number: 12004-000	
Owner: Tequilla Shepard	
Address of Owner: 556 N Marion	
Description of Structure: Two story commercial building	
The described structure or portion of the structure has been reviewed for compliance with the requirements of the City Historic Preservation Land Development Regulations for the exterior construction as submitted by the applicant per Ordinance Number 2020-2176	
 _____ Dave Young, CBO Director of Growth Management	
Code Edition: 2020 (7th) Edition of the Florida Building Codes, 2020 (7th) Edition of the Florida Fire Prevention Code and the 2017 U.S. Secretary of the Interior's Standards for Rehabilitation	
Description of Approved Construction:	
Paint exterior building gray with black trim.	
Special Conditions:	

The City of Lake City's Growth Management Department and the City Historic Preservation Committee

205 N Marion Avenue

Lake City, Florida 32055

(386) 719-5750



DEPARTMENT OF GROWTH MANAGEMENT
 205 North Marion Avenue
 Lake City, Florida 32055
 Telephone: (386) 752-2031
growthmanagement@lcfla.com

COA 24-12

HISTORIC PRESERVATION AGENCY (HPA)
 Certificate of Appropriateness (COA) Application

USE THIS FORM TO

Apply for approval for projects located within historic districts. Projects may require either a Agency-level review or a Staff-level review.

Once application is submitted it will be reviewed for completeness. Once verified complete the applicant will be notified.

Type of Review	Reviewed By	Date
Certificate of Appropriateness (COA): Staff Review		
Certificate of Appropriateness (COA): HPA Review - Single Family Structure or its Accessory Structure		
Certificate of Appropriateness (COA): HPA Review - All Other Structures		
After-the-Fact Certificate of Appropriateness (COA): if work begun prior to issuance of a COA		

PROJECT TYPE

New Construction
 Addition
 Demolition
 Fence
 Repair
 Relocation
 Re-Roof/Roof-Over
 Sign
 Shed/Garage

Classification of Work (see LDR 10.11.3)

Routine Maintenance
 Minor Work
 Major Work

APPROVAL TYPE:

See [Certificate of Appropriateness Matrix](#)

Staff Approval
 Board Approval: Conceptual or Final

PROPERTY INFORMATION: Property information can be found at the Columbia County Property Appraiser's Website

Historic District: Lake Isabella Historical Residential District
 Downtown Historical District

Site Address: 556 N Marion St Lake City 32055

Parcel ID #(s) 12004-600

OWNER OF RECORD	As recorded with the Columbia County Property Appraiser	APPLICANT OR AGENT	If other than owner. If an agent will be representing the owner, an Owner's Authorization for Agent Representation form must be included

Owner(s) Name <u>Tequilla Sheppard</u>	Applicant Name <u>Tequilla Sheppard</u>
Company (if applicable)	Company (if applicable)
Street Address <u>228 SW Pilots Way</u>	Street Address
City State Zip <u>Lake City FLA, 32024</u>	City State Zip
Telephone Number <u>(386) 438-4316</u>	Telephone Number
E-Mail Address <u>tequilla528@gmail.com</u>	E-Mail Address

BASIS FOR REVIEW

All applications, whether Staff or HPA review, are reviewed for consistency with the City of Lake City Comprehensive Plan, Land Development Code, and applicable guidelines such as the Guidelines for the Historic Districts are based on the U.S. Secretary of the Interior's Standards for Rehabilitation.

Historic Preservation Agency Meetings are held the 1st Tuesday of the month at 5:30PM in the City Council Chambers (205 N...

Application Deadline (12:30PM)	Dec 01 2022	Jan 03 2023	Feb 01 2023	Mar 01 2023	Apr 01 2023	May 01 2023	Jun 01 2023	Jul 01 2023	Aug 01 2023	Sep 01 2023
Meeting Date	Jan 04 2023	Feb 07 2023	Mar 07 2023	Apr 04 2023	May 02 2023	Jun 06 2023	Jul 05 2023	Aug 01 2023	Sep 06 2023	Oct 03 2023

IMPORTANT NOTES

PRE-APPLICATION MEETING

To guide you through the process and to ensure that your application is properly processed, you'll need to meet with the Planner prior to submitting your application. This should be done prior to your anticipated submittal date to allow time for review.

Staff approval applications are accepted on a rolling basis and are generally completed within 10 business days. Please note that projects can only begin after receiving a Certificate of Appropriateness (COA) and a building permit (if required).

CONCEPTUAL APPROVALS

Conceptual approvals are provided by the HPA as a courtesy to the applicant in an effort to allow comment from the Historic Preservation Agency during the conceptual design process. The HPA will provide the applicant with feedback and guidance relating to the proposal. In all cases, the applicant must return to the HPA to seek final approval of their projects.

APPLICATION REQUIREMENTS

- A complete/ signed application. (If all requirements are not submitted it could delay your approval);
- Proof of Ownership (copy of deed or tax statement);
- A current survey of the property, for new construction and any change to existing footprint. (no older than two years);
- 1 digital set of elevations & plans (to scale);
- Photographs;
- Any additional backup materials, as necessary;
- If applying as an agent, *Owner's Authorization for Agent Representation* form must be signed/ notarized and submitted as part of the application;
- For window replacement, a *Window Survey* must be completed.

PROJECT DESCRIPTION

DESCRIBE THE PROPOSED PROJECT AND MATERIALS.
Describe the proposed project in terms of size, affected architectural elements, materials, and relationship to the existing structure(s).

Paint the Exterior of Building
and ~~soon to replace Awnings.~~

List proposed materials:

Project Scope	Manufacturer	Product Description	Color (Name/Number)
Exterior Fabric			
Doors			
Windows			
Roofing			
Fascia/Trim			
Foundation			
Shutters			
Porch/Deck			
Fencing			
Driveways/Sidewalks			
Signage			
Other			

PLEASE SUBMIT ALL PRODUCT BROCHURES, PAINT COLOR SAMPLES, AND MATERIAL SAMPLES WITH YOUR APPLICATION.

DID YOU REMEMBER

Review the Historic District Application Checklist (Article 10 LDR) to ensure you are including all required materials. If all requirements are not submitted, it will delay your approval.

Review the applicable Guidelines (Article 10 LDR)

A pre-application meeting is required before a final application for HPA Review. (Please call 386-752-2031 to schedule an appointment)

Please see the City of Lake City Land Development Regulations for detailed information.

Historic Preservation Districts maps are located on the city web site (www.lcfla.org)

Historic Preservation Agency can be found in the LDR Article 10.

Variances can be found in the LDR Article 11

The Land Development Regulations can be located on the city web site (www.lcfla.org)

APPEALS

Agency Decisions – Persons with standing, as listed in LDR Article 10, Section 10.11.6, may appeal a decision of the HPA, as outlined in Article 11, Section 11.1.4

Administrative Decisions – Persons with standing, as listed in LDR Article 10, Section 10.11.6, may appeal a decision of the Administrator, as outlined in Article 10, Section 10.11.5.

DEMOLITIONS (if applicable)

Please identify any unique qualities of historic and/or architectural significance, the prevalence of these features within the region, city, or neighborhood, and feasibility of reproducing such a building, structure, or object.

Discuss measures taken to save the building/structure/object from collapse. Also, address whether it is capable of earning a reasonable economic return on its value.

RELOCATIONS (if applicable)

For relocations, address the context of the proposed future site and proposed measures to protect the physical integrity of the building.

Additional criteria for relocations and demolitions: Please describe the future planned use of the subject property once vacated and its effect on the historical context.

MODIFICATION OF EXISTING ZONING REQUIREMENTS (If Applicable)

Any change shall be based on competent demonstration by the petitioner of Article 4 of the Land Development Code.

Modification of dimensional requirements. To facilitate new construction, redevelopment, rehabilitation, or relocation of buildings or structures in historic districts or individually listed on the local register, the Administrator or the appropriate board within the development review process may determine dimensional requirements such as front, side, and rear setbacks, building height, separation between buildings, floor area ratios, and maximum lot coverage for buildings and structures based on historic development patterns. Any change shall be based on competent demonstration by the petitioner of the following:

- a. *The proposed development will not affect the public safety, health, or welfare of abutting property owners or the district;*
- b. *The proposed change is consistent with historic development, design patterns or themes in the historic district. Such patterns may include reduced front, rear, and side yard setbacks, maximum lot coverage and large floor area ratios;*
- c. *The proposal reflects a particular theme or design pattern that will advance the development pattern of the historic district; and*
- d. *The proposed complies with utility, stormwater, access requirements, and other requirements related to site design in the Land Development Code.*

Where the proposed modification would encroach into a side or rear yard setback that adjoins an existing lot, notice shall be provided to the adjacent property owner. Staff or the appropriate reviewing board will document the basis for its decision. If staff makes the decision, it will provide a written determination on the complete modification request within 21 calendar days of receiving the request. If the adjacent property owner objects to the encroachment in writing within 16 calendar days of the date from which the notice was mailed, the request shall be referred to the Board of Adjustment, which shall review the request using the same standards in this section used by staff. If the decision is to be made by a board, the board shall hear the objection of the adjacent property owner as part of its public hearing. The remainder of the requirements, regulations and procedures set forth in this chapter shall remain applicable.

Modification of building code requirements. Structures and buildings listed individually on the local register or deemed contributing to the character of a district listed on the local register shall be deemed historic and entitled to modified enforcement of the standard codes where appropriate.

Please describe the requested zoning modification, addressing a through d above:

The requested modification will change the following zoning or building requirement in this manner:

(select only those that apply)	Required	Existing	Proposed
Front, Side, or Rear building Setback Lines			
Building Height			
Building Separation			
Floor Area Ratio (FAR)			
Maximum Lot Coverage			

CERTIFICATION

By signing below, I certify that the information contained in this application is true and correct to the best of my knowledge at the time of the application. I acknowledge that I understand and have complied with all of the submittal requirements and procedures and have read and understand the following:

1. I/We hereby attest to the fact that the above supplied property address(es), parcel number(s) and legal description(s) is (are) the true and proper identification of the area of this petition.
2. I/We authorize staff from the Department of Growth Management to enter onto the property in question during regular city business hours in order to take photos which will be placed in the permanent file.
3. I/We understand that the COA review time period will not commence until the application is deemed complete by staff and may take up to 10 days to process. I further understand that an incomplete application submittal may cause my application to be deferred to the next posted deadline date.
4. I/We understand that, for Agency review cases, an agenda and staff report will be available on the City's website approximately one week before the Historic Preservation Agency meeting.
5. I/We understand that the Historic Preservation Agency meetings are conducted in a quasi-judicial hearing and as such, ex parte communications are prohibited (Communication about your project with a Historic Preservation Agency member).
6. I/We understand that the approval of this application by the Historic Preservation Agency or staff in no way constitutes approval of a Building Permit for construction from the City of Lake City Growth Management.
7. I/We understand that all changes to the approved scope of work stated in a COA have to be approved by the HPA before work commences on those changes. There will be no charge for a revision to a COA. Making changes that have not been approved can result in a Stop Work Order being placed on the entire project.
8. I/We understand that any decision of the HPA may be appealed to the City Council. A person with standing, as described in LDR Article 10, Section 10.11.6, may file a petition to appeal and shall be presented within thirty (30) days after the decision of the HPA; otherwise the decision of the HPA will be final.
9. I/We understand that Certificates of Appropriateness are only valid for one (1) year from issuance.

Tequilla Sheppard
Applicant (Signature)

4/17/23
Date

Tequilla Sheppard
Applicant (Print)

Please submit this application And all required supporting Materials via email to:
growthmanagement@lcfla.com

Once the application is received and deemed complete, the applicant will be notified as to whether this will be a staff review or HPA review.

TO BE COMPLETED BY CITY ADMINISTRATOR		Date Received	Received By:
COA <u> </u> - <u> </u>		<input type="checkbox"/> Staff Approval <input type="checkbox"/> Single Family Structure or its Accessory Structure <input type="checkbox"/> Multi-Family requiring HPA approval <input type="checkbox"/> After-The-Fact Certificate of Appropriateness	
Zoning:			
Contributing	<input type="checkbox"/> Yes <input type="checkbox"/> No		
Pre-Conference	<input type="checkbox"/> Yes <input type="checkbox"/> No		
Application Complete	<input type="checkbox"/> Yes <input type="checkbox"/> No		
Request for Modification of Setbacks	<input type="checkbox"/> Yes <input type="checkbox"/> No		



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OWNER'S AUTHORIZATION FOR AGENT REPRESENTATION

USE THIS FORM TO: Grant an agent authorization to represent you in applying for applications to the City of Lake City Department of Growth Management.

I /WE _____
(print name of property owner(s))

hereby authorize: _____
(print name of agent)

to represent me/us in processing an application for: _____
(print type of application)

on our behalf. In authorizing the agent to represent me/us, I/we, as owner/owners, attest that the application is made in good faith and that any information contained in the application is accurate and complete.

(Signature of owner)

(Signature of owner)

(Print name of owner)

(Print name of owner)

STATE OF FLORIDA }
COUNTY OF }

Sworn to (or affirmed) and subscribed before me by means of physical presence or online notarization,
this _____ day of _____, 20_____, by
_____.

Notary Public

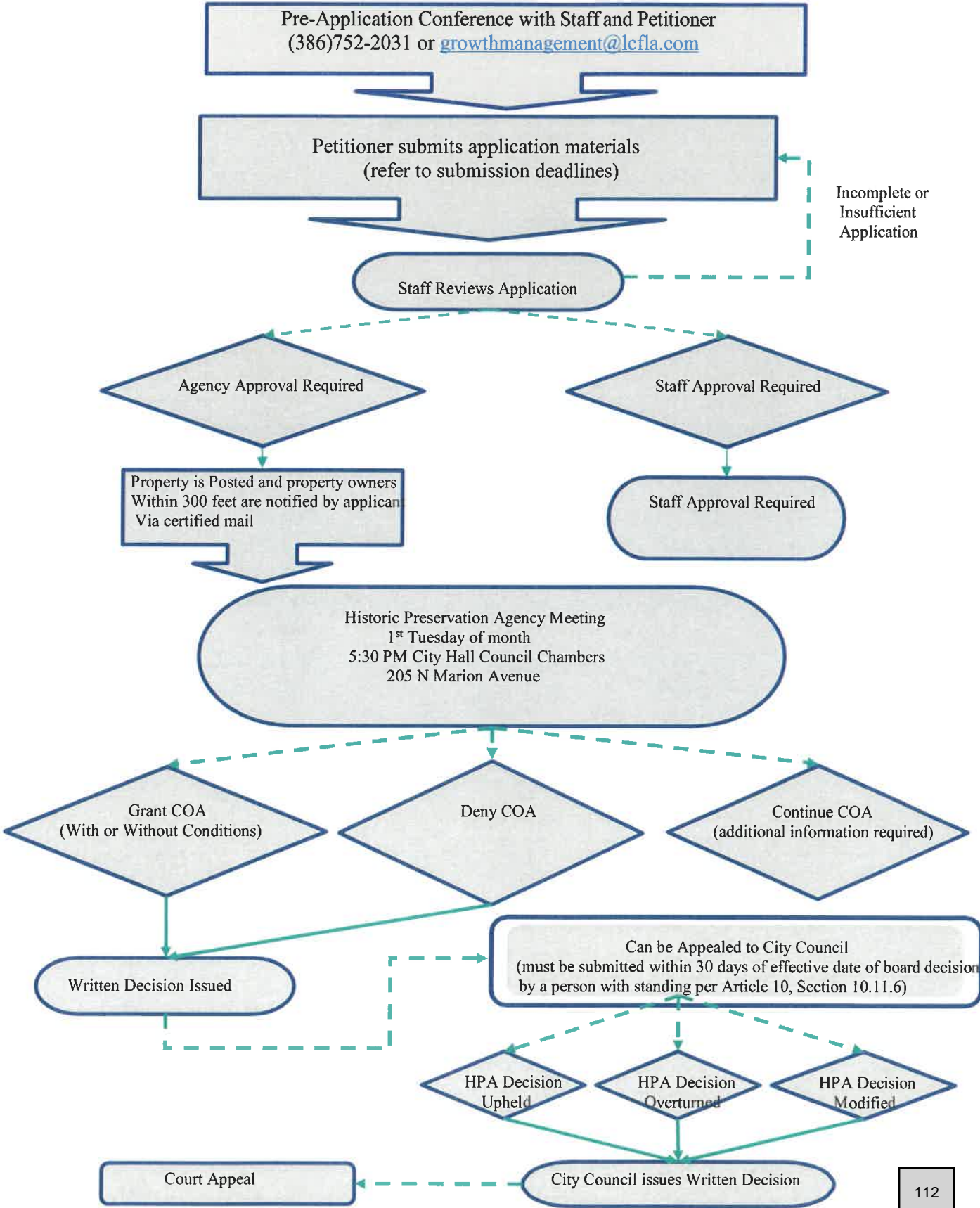
Printed Name

My Commission Expires

Personally
Known OR

Produced Identification ID Produced: _____

CERTIFICATE OF APPROPRIATENESS PROCESS FLOWCHART



Lake City, Florida

Google Street View

May 2023

See more dates



Image capture: May 2023 © 2024 Google



Google Maps 156 Co Hwy 250

Lake City, Florida

Google Street View

May 2023

See more dates



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