

HISTORIC PRESERVATION AGENCY CITY OF LAKE CITY

June 06, 2023 at 5:45 PM

Venue: City Hall

AGENDA

The meeting will be held in the City Council Chambers on the second floor of City Hall located at 205 North Marion Avenue, Lake City, FL 32055. Members of the public may also view the meeting on our YouTube channel. YouTube channel information is located at the end of this agenda.

INVOCATION

ROLL CALL

MINUTES

- [i.](#) Meeting Minutes: 05-02-2023

OLD BUSINESS

- [ii.](#) **COA 23-16**, submitted by Lake City Columbia City Historical Museum, owner, requesting a Certificate of Appropriateness in a residential office (RO) zoning district as established in section 4.10.1 of the Land Development Regulations and located within the View Shed of 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 12739-000

Note- On 05/02/2023 petition COA23-16 was continued. This petition was on the consent agenda.

NEW BUSINESS

- [iii.](#) **COA 23-19**, submitted by Robert Ogles as agent, requesting a Certificate of Appropriateness in a residential office (RO) zoning district as established in section 4.10 of the Land Development Regulations and located within the View Shed of 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 13835-000.

CONSENT AGENDA

- iv. COA 23-17**, submitted by Beverly Romine, owner, requesting a Certificate of Appropriateness in a residential single family-3 (RSF-3) zoning district as established in section 4.7 of the Land Development Regulations and located within the View Shed of 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 113284-000

WORKSHOP- None

ADJOURNMENT

YouTube Channel Information

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 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: 05-02-2023

HISTORIC PRESERVATION AGENCY

MEETING MINUTES

Date: 05/02/2023

Roll Call:

Mrs. McKellum- Present
Mr. Nelson- Present
Mr. Cooper- Not Present
Mr. McMahan- Present

Mr. Carter- Not Present
Mr. Lydick- Present

Approval of Past Minutes-Approve the minutes of the 03/07/2023 Meeting.

Motion By: Mr. Nelson
Seconded By: Mr. Mary

Comments or Revisions: None

Old Business: None

New Business:

Petition # COA23-12 Presented By: Jake Trawick as agent

As owner or agent and gives address of: 135 SE Temple Way, Lake City, FL 32055

Petitioner is Sworn in by: Mr. Lydick

Discussion:

Robert introduced petition COA23-12. He stated that they are looking to replace the existing dark grey shingle roof. They are replacing it with a charcoal metal roof.

Jake stated that they want to replace the existing shingles with a new metal roof. He said that it will match color wise as close as possible. Mr. Lydick asked if that was the original roof. Jake confirmed that it was not. Mr. Lydick asked if they could tell what type of roof was on the originally. Jake said that you could not. Motion to close public comment by Mrs. McKellum and second by Mr. McMahan. Unanimous hand vote.

Motion to Approve/Deny By: Mr. McMahan

Motion Seconded By: Mrs. McKellum

Mrs. McKellum: Aye	Mr. Cooper: Aye	Mr. McMahan: Absent
Mr. Carter: Absent	Mr. Lydick: Aye	Mr. Nelson: Aye

Consent Agenda Items:

Discussion to approve consent agenda items COA23-13, COA23-14, COA23-15 and COA23-16. Mr. Angelo presented the consent agenda.

HISTORIC PRESERVATION AGENCY

MEETING MINUTES

Mr. McMahon stated that he needed to recuse himself from COA23-16 due to him working there. Todd advised the board to remove COA23-16 from the consent agenda and continue to the next month when there would be more board member to vote.

Mr. Nelson motioned to remove COA23-16 from the consent agenda and to ratify COA23-13, COA23-14, and COA23-15. Mrs. McKellum seconded. Motion to table COA23-16 to the next meeting and Mr. Nelson seconded the motion.

Motion to Approve/Deny By: Mr. Nelson

Motion Seconded By: Mrs. McKellum

Mrs. McKellum: Aye **Mr. Cooper:** Absent **Mr. McMahon:** Aye
Mr. Carter: Absent **Mr. Lydick:** Aye **Mr. Nelson:** Aye

Workshop: None

Mr. Lydick closed the meeting.

Motion to Adjourn by: Mrs. McKellum

Time: 6:55pm

Motion Seconded By: Mr. Nelson

Mr. Lydick, Board Chairperson

Date Approved

Robert Angelo, Secretary

Date Approved

File Attachments for Item:


ii. COA 23-16, submitted by Lake City Columbia City Historical Museum, owner, requesting a Certificate of Appropriateness in a residential office (RO) zoning district as established in section 4.10.1 of the Land Development Regulations and located within the View Shed of 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 12739-000

Note- On 05/02/2023 petition COA23-16 was continued. This petition was on the consent agenda.



CERTIFICATE OF APPROPRIATENESS

MINOR OR MAINTENANCE ONLY

Date 4/13/23	COA 23-16
Address: 157 SE Hernando Ave, Lake City, FL 32025	
Parcel Number: 12739-000	
Owner: Lake City, Columbia County Historical Museum	
Address of Owner: 157 SE Hernando Ave, Lake City, FL 32055	
Description of Structure: Two story residential office 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	
 <hr style="width: 100%;"/>	
Steve Brown Interim Director of Growth Management	
Code Edition: 2020 (7 th) Edition of the Florida Building Codes, 2020 (7 th) Edition of the Florida Fire Prevention Code and the 2017 U.S. Secretary of the Interior's Standards for Rehabilitation	
Description of Approved Construction:	
Replace existing sign with new sign same size and character. Paint brown to match house.	
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



**CITY OF LAKE CITY
HISTORIC PRESERVATION
CERTIFICATE OF APPROPRIATENESS**

FOR OFFICIAL USE ONLY
Date Received: <u>4/13/23</u>
Case #: <u>COA23-16</u>

APPLICANT INFORMATION

Applicant is (check one and sign below): Owner Contractor Architect Other _____

Applicant: <u>Lake City Columbia City Historical Museum</u>	Property Owner: <u>Lake City Columbia City Historical Museum</u>
Contact: <u>Paulene M Lord</u>	Contact: <u>Kim ESTERGREEN</u>
Address: <u>157 SE HERNANDO AVE</u>	Address: <u>157 SE HERNANDO AVE. LAKE CITY FL 32025 386-755 1728</u>
Phone: <u>386-255-9096</u>	Phone: <u>386-247 1298</u>
Cell: <u>386-961-1243</u>	Cell: <u>Paulene M Lord@yahoo.com</u>
Email: <u>lccc.history@gmail.com</u>	Email: <u>Paulene M Lord@yahoo.com</u>

PROPERTY INFORMATION

Site Location/Address: 157 SE HERNANDO AVE
 Current Use: MUSEUM Proposed Use: Same
 Year Built: 1865 Projected Cost of Work: \$ 900.00

NARRATIVE

Please provide a detailed summary of proposed work. Note affected features and changes in external structure design or materials. (Note: May be submitted as an attachment).
Replacement of sign. Business sign located on grounds of museum.
Same size as replacement

I certify that I have reviewed the Land Development Code (see below) and that my submission meets all requirements.

Paulene M. Lord | Paulene M Lord Executive Director / Registered Agent
 APPLICANT/AGENT SIGNATURE | APPLICANT/AGENT NAME and TITLE | DATE 9/20/22

FOR OFFICIAL USE ONLY			
Parcel ID Number:	<u>12739-000</u>		
Future Land Use:	<u>Residential Medium</u>	Zoning District:	<u>RO</u>
Review (circle one):	Ordinary Maintenance	<u>Minor Work</u>	Major Work
National Register of Historic Places Designation?	Yes	No, but eligible	No, not eligible



GROWTH MANAGEMENT DEPARTMENT
 205 North Marion Ave, Lake City, FL 32055
 Phone: 386-719-5750
 E-mail: growthmanagement@lcfla.com

AGENT AUTHORIZATION FORM

I, Paulette Lord / Lake City - Columbia County HISTORICAL MUSEUM (owner name), owner of property parcel
 number 00-00-00-12739 (41275) (parcel number), do certify that

the below referenced person(s) listed on this form is/are contracted/hired by me, the owner, or, is an officer of the corporation; or, partner as defined in Florida Statutes Chapter 468, and the said person(s) is/are authorized to sign, speak and represent me as the owner in all matters relating to this parcel.

Printed Name of Person Authorized	Signature of Authorized Person
1. PAULETTE M. LORD	1. Paulette M. Lord
2.	2.
3.	3.
4.	4.
5.	5.

I, the owner, realize that I am responsible for all agreements my duly authorized agent agrees with, and I am fully responsible for compliance with all Florida Statutes, City Codes, and Land Development Regulations pertaining to this parcel.

If at any time the person(s) you have authorized is/are no longer agents, employee(s), or officer(s), you must notify this department in writing of the changes and submit a new letter of authorization form, which will supersede all previous lists. Failure to do so may allow unauthorized persons to use your name and/or license number to obtain permits.

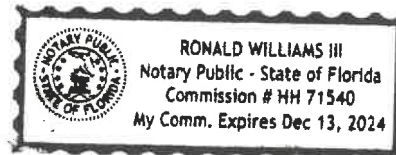
Paulette M. Lord 11/9/22
 Owner Signature (Notarized) Date

NOTARY INFORMATION:
 STATE OF: Florida COUNTY OF: Columbia

The above person, whose name is Paulette Lord, personally appeared before me and is known by me or has produced identification (type of I.D.) FL Driver's License on this 9th day of November, 2022.

Ronald Williams III
 NOTARY'S SIGNATURE

(Seal/Stamp)





poles are 4"x 4"



Lake City-Columbia County
Historical Museum
157 SE Hernando Ave.
Lake City, FL 32025
For Tours and Information Call
(386) 755-9096
(386) 961-1243
Visit Us Online on Facebook
<https://www.facebook.com/thehistoricalmuseum/>

Google Maps 157 SE Hernando Ave



Image capture: May 2019 © 2023 Google

← 157 SE Hernando Ave

All Street View & 360°



Columbia County Property Appraiser Jeff Hampton | Lake City, Florida | 386-758-1083

PARCEL: 00-00-00-12739-000 (41275) | CULTURAL GROUPS (7900) | 0.257 AC
 C DIV: N1/2 BLOCK 36 EX THE E 64 FT.(1/2 INT EACH) ORB 522-346 & ORB 626-700

Owner: COLUMBIA COUNTY HISTORICAL MUSEUM INC
BLUE/GREY ARMY INC
 P O BOX 3276
 LAKE CITY, FL 32056-3276
Site: 157 SE HERNANDO AVE, LAKE CITY
Sales Info 10/1/1983 \$9,500 I(U)

2023 Working Values

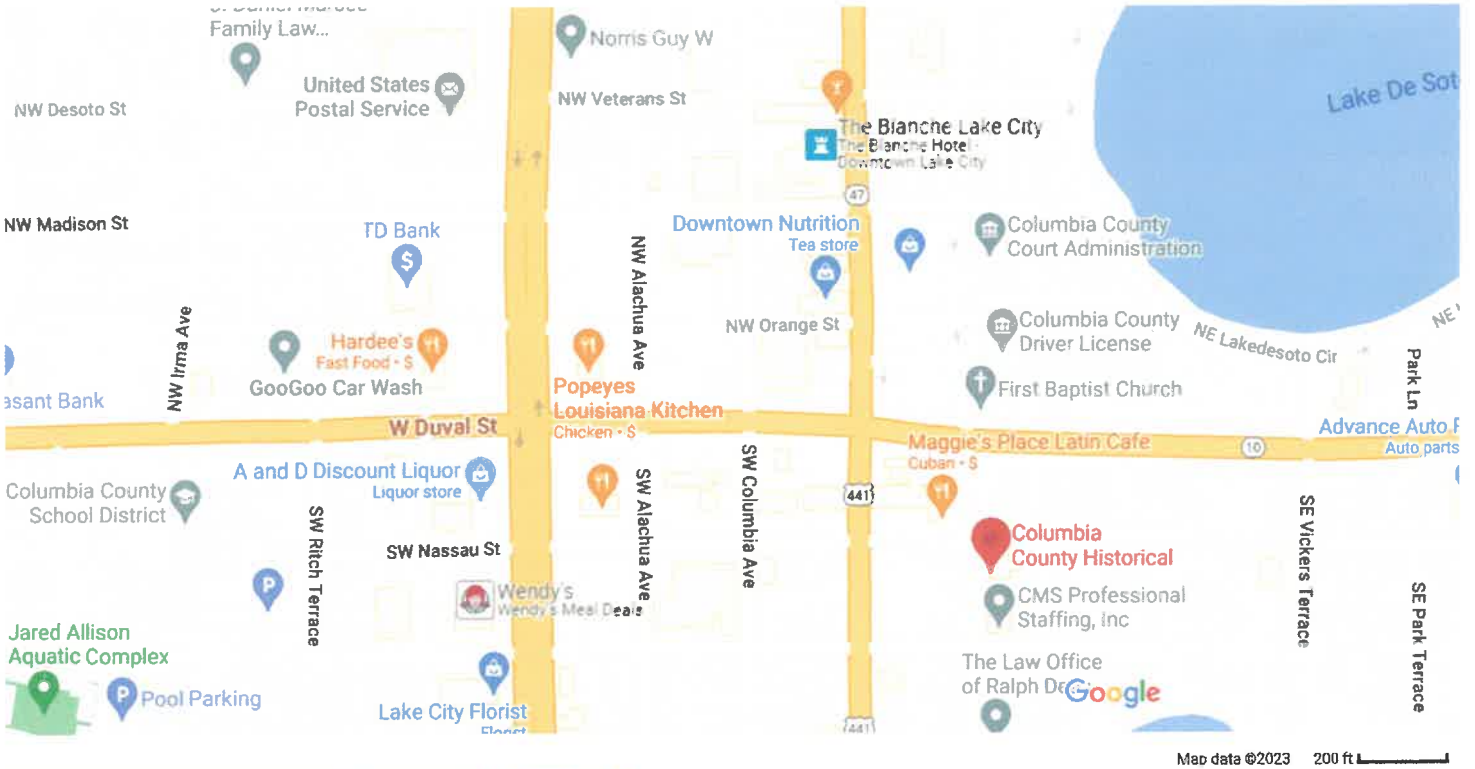
Mkt Lnd	\$19,661	Appraised	\$103,765
Ag Lnd	\$0	Assessed	\$103,765
Bldg	\$83,404	Exempt	\$103,765
XFOB	\$700	county:	\$0
Just	\$103,765	city:	\$0
		other:	\$0
		school:	\$0

NOTES:



This information 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, its use, or its interpretation. Although it is periodically updated, this information may not reflect the data currently on file in the Property Appraiser's office.

Columbia County Historical



Columbia County Historical

4.1 ★★★★★ (46)

Museum

Overview

Reviews

About



Directions



Save



Nearby



Send to phone



Share

157 SE Hernando Ave, Lake City, FL 32025

Closed · Opens 10 AM Sat

(386) 755-9096

59Q7+9H Lake City, Florida

Columbia County Property Appraiser
Jeff Hampton

2023 Working Values
updated: 4/13/2023

Parcel: << 00-00-00-12739-000 (41275) >>

Owner & Property Info			Result: 1 of 1	
Owner	COLUMBIA COUNTY HISTORICAL MUSEUM INC BLUE/GREY ARMY INC P O BOX 3276 LAKE CITY, FL 32056-3276			
Site	157 SE HERNANDO AVE, LAKE CITY			
Desc*	C DIV: N1/2 BLOCK 36 EX THE E 64 FT.(1/2 INT EACH) ORB 522-346 & ORB 626-700			
Area	0.257 AC	S/T/R	32-3S-17	
Use Code**	CULTERAL GROUPS (7900)	Tax District	1	

*The Description above is not to be used as the Legal Description for this parcel in any legal transaction.
**The Use Code is a FL Dept. of Revenue (DOR) code and is not maintained by the Property Appraiser's office. Please contact your city or county Planning & Zoning office for specific zoning information.

Property & Assessment Values			
2022 Certified Values		2023 Working Values	
Mkt Land	\$19,661	Mkt Land	\$19,661
Ag Land	\$0	Ag Land	\$0
Building	\$83,404	Building	\$83,404
XFOB	\$700	XFOB	\$700
Just	\$103,765	Just	\$103,765
Class	\$0	Class	\$0
Appraised	\$103,765	Appraised	\$103,765
SOH Cap [?]	\$0	SOH Cap [?]	\$0
Assessed	\$103,765	Assessed	\$103,765
Exempt	10 \$103,765	Exempt	10 \$103,765
Total Taxable	county:\$0 city:\$0 other:\$0 school:\$0	Total Taxable	county:\$0 city:\$0 other:\$0 school:\$0

Sales History						
Sale Date	Sale Price	Bk/Pg	Deed	V/I	Qual (Codes)	RCode
10/1/1983	\$9,500	0522/0346	WD	I	U	01

Building Characteristics					
Bldg Sketch	Description*	Year Blt	Base SF	Actual SF	Bldg Value
Sketch	RES EXEMPT (9600)	1885	3206	4276	\$83,404

*Bldg Desc determinations are used by the Property Appraisers office solely for the purpose of determining a property's Just Value for ad valorem tax purposes and should not be used for any other purpose.

Extra Features & Out Buildings (Codes)					
Code	Desc	Year Blt	Value	Units	Dims
0166	CONC,PAVMT	2011	\$400.00	1.00	0 x 0
0296	SHED METAL	2011	\$300.00	1.00	0 x 0

Land Breakdown					
Code	Desc	Units	Adjustments	Eff Rate	Land Value
7900	CULTURAL (MKT)	11,235.000 SF (0.257 AC)	1.0000/1.0000 1.0000/ /	\$2 /SF	\$19,661

Search Result: 1 of 1

File Attachments for Item:

iii. COA 23-19, submitted by Robert Ogles as agent, requesting a Certificate of Appropriateness in a residential office (RO) zoning district as established in section 4.10 of the Land Development Regulations and located within the View Shed of 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 13835-000.



**CITY OF LAKE CITY
HISTORIC PRESERVATION
CERTIFICATE OF APPROPRIATENESS**

FOR OFFICIAL USE ONLY	
Date Received:	<u>5/26/23</u>
Case #:	<u>COA23-19</u>

APPLICANT INFORMATION

Applicant is (check one and sign below): Owner Contractor Architect Other _____

Applicant: Robert Ogles
 Contact: Robert Ogles
 Address: 505 Goldkist Blvd Live Oak FL 32064
 Phone: 386-364-4838
 Cell: 386-540-4611
 Email: roglesroofing@gmail.com

Property Owner: Yisandra Gonzalez Arencibia
 Contact: Same
 Address: 1901 Cottage Ave SW Live Oak FL 32064
 Phone: _____
 Cell: 601-397-4545
 Email: N/A

PROPERTY INFORMATION

Site Location/Address: 385 SW Alachua ave
 Current Use: Res. Home
 Year Built: 1997

Proposed Use: Res. Home
 Projected Cost of Work: \$ 6,000⁰⁰

NARRATIVE

Please provide a detailed summary of proposed work. Note affected features and changes in external structure design or materials. (Note: May be submitted as an attachment).

New roof Install new Galvalume metal roof. Currently has shingles.

I certify that I have reviewed the Land Development Code (see below) and that my submission meets all requirements.

[Signature] | Robert Ogles Contractor | 5-22-2023
 APPLICANT/AGENT SIGNATURE | APPLICANT/AGENT NAME and TITLE | DATE

FOR OFFICIAL USE ONLY			
Parcel ID Number:	<u>13835-000</u>		
Future Land Use:	<u>Residential Medium</u>	Zoning District:	<u>R0</u>
Review (circle one):	Ordinary Maintenance	<u>Minor Work</u>	Major Work
National Register of Historic Places Designation?	Yes	No, but eligible	No, not eligible



GROWTH MANAGEMENT DEPARTMENT
 205 North Marion Ave, Lake City, FL 32055
 Phone: 386-719-5750
 E-mail: growthmanagement@lcfla.com

AGENT AUTHORIZATION FORM

I, Lisandra Gonzalez (owner name), owner of property parcel

number 00-00-00-13835-000 (42391) (parcel number), do certify that

the below referenced person(s) listed on this form is/are contracted/hired by me, the owner, or, is an officer of the corporation; or, partner as defined in Florida Statutes Chapter 468, and the said person(s) is/are authorized to sign, speak and represent me as the owner in all matters relating to this parcel.

Printed Name of Person Authorized	Signature of Authorized Person
1. Robert Ogles	1.
2.	2.
3.	3.
4.	4.
5.	5.

I, the owner, realize that I am responsible for all agreements my duly authorized agent agrees with, and I am fully responsible for compliance with all Florida Statutes, City Codes, and Land Development Regulations pertaining to this parcel.

If at any time the person(s) you have authorized is/are no longer agents, employee(s), or officer(s), you must notify this department in writing of the changes and submit a new letter of authorization form, which will supersede all previous lists. Failure to do so may allow unauthorized persons to use your name and/or license number to obtain permits.

Owner Signature (Notarized)

5-25-23

Date

NOTARY INFORMATION:

STATE OF: Florida COUNTY OF: Suwannee

The above person, whose name is Lisandra Gonzalez, personally appeared before me and is known by me or has produced identification (type of I.D.) drivers license on this 25th day of May, 2023.

NOTARY'S SIGNATURE

(Seal/Stamp)

DL# C7524 960-90-560-0



AMITY SHAW
 Notary Public
 State of Florida
 Comm# HH334319
 Expires 11/21/2026

Google Maps 385 SW Alachua Ave



Lake City, Florida
 Google Street View,
 Jun 2015 [See more dates](#)

Image capture: Jun 2015 © 2023 Google

← 385 SW Alachua Ave

All [Street View & 360°](#)

Google Maps 385 SW Alachua Ave

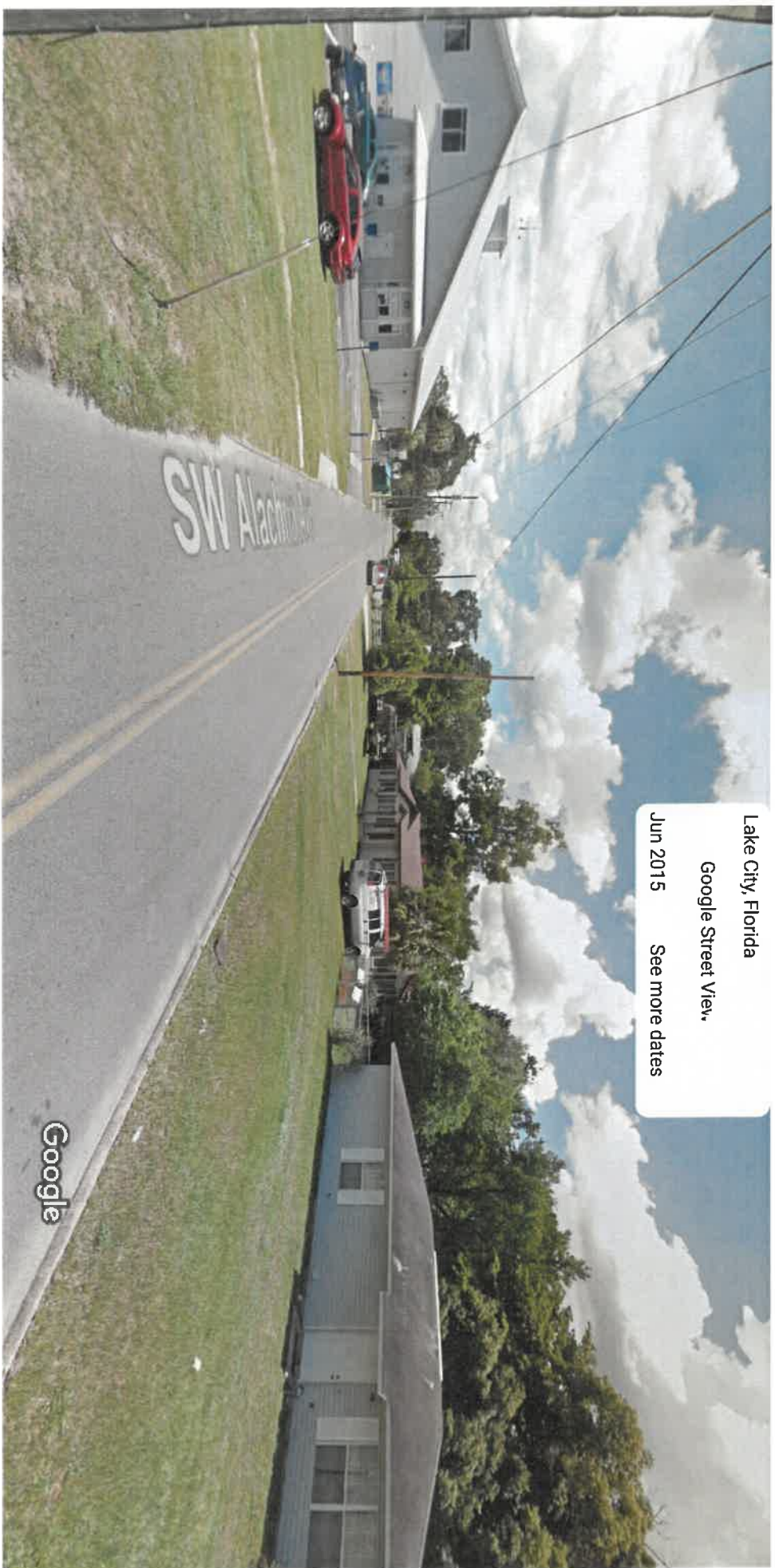


Image capture: Jun 2015 © 2023 Google

← 385 SW Alachua Ave

All Street View & 360°

Google Maps 367 SW Alachua Ave



Lake City, Florida
 Google Street View
 Jun 2015 See more dates

Image capture: Jun 2015 © 2023 Google

← 401 SW Alachua Ave

All Street View & 360°


File Attachments for Item:

iv. COA 23-17, submitted by Beverly Romine, owner, requesting a Certificate of Appropriateness in a residential single family-3 (RSF-3) zoning district as established in section 4.7 of the Land Development Regulations and located within the View Shed of 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 113284-000



CERTIFICATE OF APPROPRIATENESS

MINOR OR MAINTENANCE ONLY

Date 5/1/23	COA 23-17
Address: 258 SE Saint Johns St, Lake City, FL 32025	
Parcel Number: 13284-000	
Owner: Beverly Romine	
Address of Owner: 258 SE Saint Johns St, Lake City, FL 32025	
Description of Structure: Single Family Home	
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	
 Steve Brown Interim 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:	
Install chain link fence parrell to neighbors chain link fence that is in need of repair. It will connect to there existing chain link fence that was installed in 2020	
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



**CITY OF LAKE CITY
HISTORIC PRESERVATION
CERTIFICATE OF APPROPRIATENESS**

FOR OFFICIAL USE ONLY

Date Received: 5/1/23

Case #: COA23-17

APPLICANT INFORMATION

Applicant is (check one and sign below): Owner Contractor Architect Other _____

Applicant: Beverly Romine

Property Owner: Beverly and Brian Romine

Contact: _____

Contact: _____

Address: 258 se saint johns street
Lake City FL 32025

Address: 258 se saint johns street lake city, fl 32025

Phone: 3863656641

Phone: _____

Cell: 3863656641

Cell: _____

Email: rominebeverly@gmail.com

Email: _____

PROPERTY INFORMATION

Site Location/Address: 258 SE Saint Johns Street Lake City FL 32025

Current Use: home

Proposed Use: _____

Year Built: 1950

Projected Cost of Work: \$ 4,000

NARRATIVE

Please provide a detailed summary of proposed work. Note affected features and changes in external structure design or materials. (Note: May be submitted as an attachment).

Installation of additional chain link fence. This fence will be located in parallel to already existing chain link fence that is in disrepair.

(That is owned by our neighbor.) It will connect to our existing chain link fence that was installed in 2020.

I certify that I have reviewed the Land Development Code (see below) and that my submission meets all requirements.

Beverly Romine

APPLICANT/AGENT SIGNATURE

APPLICANT/AGENT NAME and TITLE

DATE

FOR OFFICIAL USE ONLY			
Parcel ID Number:	<u>13284-000</u>		
Future Land Use:	<u>Residential Medium</u>	Zoning District:	<u>RSF-3</u>
Review (circle one):	Ordinary Maintenance	<u>Minor Work</u>	Major Work
National Register of Historic Places Designation?	Yes	No, but eligible	No, not eligible

City of Lake City, Land Development Regulations

ARTICLE TEN. HISTORIC SITES AND STRUCTURES PRESERVATION REGULATIONS

SECTION 10.11 APPROVAL OF CHANGES TO LANDMARKS AND LANDMARK SITES

10.11.1 Certificate of Appropriateness. No person may undertake the following actions affecting a designated landmark or landmark site without first obtaining a Certificate of Appropriateness from the Agency:

1. Alteration of an archeological site or the exterior part or premises of a building or a structure;
2. New construction;
3. Demolition; or
4. Relocation.

10.11.2 Review of New Construction and Alterations. Review of new construction and alterations to designated buildings and structures shall be limited to exterior changes visible to the public. The Land Development Regulation Administrator is authorized to issue a Stop Work Order on any alteration, new construction, demolition or relocation undertaken on a designated landmark or a designated landmark site without a Certificate of Appropriateness,

A Certificate of Appropriateness is in addition to any other building permits required by law. The issuance of a Certificate of Appropriateness from the Agency does not relieve the property owner of the duty to comply with other state and local laws and regulations.

Ordinary repairs and maintenance otherwise permitted by law may be undertaken on a designated landmark or a designated landmark site without a Certificate of Appropriateness provided this work does not alter the exterior appearance of the building, structure, or archeological site, or alter elements significant to its architectural or historic integrity.

A Certificate of Appropriateness for alteration, new construction, demolition, or relocation pursuant to the provisions of this Article is not effective for a period of fifteen (15) days subsequent to the Agency's decision. If during that fifteen (15) day period an appeal is made to the City Council, the decision of the Agency is automatically stayed pending City Council review.

Standards for Alterations or New Construction for Conformance with the Certificate of Appropriateness ("The Secretary of Interior's Standards for Rehabilitation and Guidelines for Rehabilitating Historic Buildings," U.S. Department of Interior).

1. The property shall be used for its historic purpose or be placed in a new use that requires minimal change to the defining characteristics of the building and its site and environment.
2. The historic character of the property shall be retained and preserved. The removal of historic materials or alteration of features and spaces that characterize the property shall be avoided.
3. The property shall be recognized as a physical record of its time, place and use. Changes that create a false sense of historical development, such as adding conjectural features or architectural elements from other building, shall not be undertaken.
4. As most properties change over time, these changes to the property that have acquired historic significance in their own right shall be retained and preserved.
5. Distinctive features, finishes and construction techniques or examples of craftsmanship that characterize the historic property shall be preserved.
6. Where possible deteriorated historic features to be rehabilitated shall be repaired rather than replaced. Where the severity of deterioration required replacement of a distinctive feature, the new feature shall match the old in design, color, texture and other visual qualities and where possible, materials.

7. Chemical or physical treatments, such as sandblasting, that cause damage to historic materials shall not be used. The surface cleaning of structure, if appropriate, shall be undertaken using the gentlest means possible.
8. Significant archaeological resources affected by a project shall be protected and preserved. If such resources must be disturbed, mitigation measures shall be undertaken.
9. New additions, exterior alterations or related new construction shall not destroy historic materials that characterize the property. The new work shall be differentiated from the old and shall be compatible with the massing, size, scale and architectural features to protect the historic integrity of the property and its environment.
10. New additions and adjacent or related new construction shall be undertaken in such a manner that if removed in the future, the essential form and integrity of the historic property and its environment would be unimpaired.

10.11.4 Application Procedure for Certificate of Appropriateness. Each application for a Certificate of Appropriateness shall be accompanied by the required fee. The Land Development Regulation Administrator shall forward to the Agency each application for a permit that authorizes an alteration, new construction, demolition or relocation affecting a landmark or a designated landmark site. The applicant shall complete an application form provided by the Land Development Regulator Administrator and submit the following:

1. Drawings of the proposed work;
2. Photographs of existing buildings or structures and adjacent properties; and
3. Information about the building materials to be used.

The Land Development Regulation Administrator determines when an application is complete and may require additional information when such application is determined to be incomplete.

10.11.5 Public Hearings for Certificates of Appropriateness. The Agency shall hold a public hearing on each application for a Certificate of Appropriateness in accordance with Article

13. The Agency shall approve, approve with conditions, or disapprove each application based on the criteria contained in this section.

In approving or in denying application for a Certificate of Appropriateness for alterations, new construction, demolition, or relocation, the Agency shall examine the following general issues:

1. The effect of the proposed work on the landmark or property;
2. The relationship between such work and other structures on the site;
3. The extent to which the historic, architectural or archeological significance, architectural style, design, arrangement, texture, materials, and color of the landmark or the property will be affected;
4. Whether or not denial of a Certificate of Appropriateness would deprive the property owner of reasonable beneficial use of his or her property; and
5. Whether the plans may be reasonably carried out by the applicant.

No Certificate of Appropriateness for demolition shall be issued by the Agency until the applicant has demonstrated that no feasible alternative to demolition can be found. The Agency may ask interested individuals and organizations for assistance in seeking an alternative to demolition and shall study the question of economic hardship for the applicant and determine whether the landmark can be put to reasonable beneficial use without approval of the demolition application. In the case of an income-producing building, the Agency shall also determine whether the applicant can obtain a reasonable return from the existing building. The Agency may ask an applicant for additional information including, but not limited to, evidence that the plans for a new building on the site will be implemented. If the applicant fails to establish the lack of a reasonable beneficial use or the lack of a reasonable return,

the Agency shall deny the demolition application.

The Agency may grant a Certificate of Appropriateness for demolition even though the designated landmark or landmark site has reasonable beneficial use if: (

1. The Agency determines that the property no longer contributes to a historic district or no longer has significance as a historic, architectural or archeological landmark; and
2. The Agency determines that the demolition of the designated property is required by a community redevelopment plan or the City's Comprehensive Plan.



GROWTH MANAGEMENT DEPARTMENT
 205 North Marion Ave, Lake City, FL 32055
 Phone: 386-719-5750
 E-mail: growthmanagement@lcfla.com

AGENT AUTHORIZATION FORM

I, Beverly Romine (owner name), owner of property parcel

number _____ (parcel number), do certify that

the below referenced person(s) listed on this form is/are contracted/hired by me, the owner, or, is an officer of the corporation; or, partner as defined in Florida Statutes Chapter 468, and the said person(s) is/are authorized to sign, speak and represent me as the owner in all matters relating to this parcel.

Printed Name of Person Authorized	Signature of Authorized Person
1.	1.
2.	2.
3.	3.
4.	4.
5.	5.

I, the owner, realize that I am responsible for all agreements my duly authorized agent agrees with, and I am fully responsible for compliance with all Florida Statutes, City Codes, and Land Development Regulations pertaining to this parcel.

If at any time the person(s) you have authorized is/are no longer agents, employee(s), or officer(s), you must notify this department in writing of the changes and submit a new letter of authorization form, which will supersede all previous lists. Failure to do so may allow unauthorized persons to use your name and/or license number to obtain permits.

Owner Signature (Notarized) _____ Date _____

NOTARY INFORMATION:

STATE OF: _____ COUNTY OF: _____

The above person, whose name is _____, personally appeared before me and is known by me or has produced identification (type of I.D.) _____ on this _____ day of _____, 20____.

NOTARY'S SIGNATURE _____

(Seal/Stamp)





Google Maps 258 SE St Johns St



Lake City, Florida
 Google Street View,
 May 2019 See more dates

Image capture: May 2019 © 2023 Google

← 258 SE St Johns St

All Street View & 360°



Columbia County Property Appraiser Jeff Hampton | Lake City, Florida | 386-758-1083

PARCEL: 00-00-00-13284-000 (41796) | SINGLE FAMILY (0100) | 0.328 AC
 E DIV: THE E 90 FT OF THE W 105 FT OF BLOCK 268, (ALSO DESC AS: W 1/2 OF BLK 268, EX 15 FT OFF W SIDE), PB 914-478, 932-1033, 971-2699, WD 1086-1090,

ROMINE BRIAN
ROMINE BEVERLY ANN
 Owner: 258 SE SAINT JOHNS ST
 LAKE CITY, FL 32025
 Site: 258 SE SAINT JOHNS ST, LAKE CITY
 Sales: 10/5/2020 I (C) \$229,000
 Info: 7/13/2017 I (C) \$143,000
 5/1/2015 I (U) \$100

2023 Working Values	
Mkt Lnd	\$24,894
Ag Lnd	\$0
Bldg	\$221,090
XFOB	\$4,030
Just	\$250,014
Appraised	\$250,014
Assessed	\$202,039
Exempt	\$50,000
Total county:	\$152,039
city:	\$152,039
school:	\$177,039
other:	\$0

NOTES:



Columbia County, FL

This information, 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. Although it is periodically updated, this information may not reflect the data currently on file in the Property Appraiser's office.

GrizzlyLogic.com