



RECEIVED

JUN 12 2017

COA# 17-34

Bldg. Permit # _____

Certificate of Appropriateness Application

Building & Site Information

Address of the Site: 100 AVENUE "A"

Parcel ID #: 241050300420005

Type of Designation: Contributing Non-contributing Site within the DOWNTOWN Historic District

Individually Designated Site, City Commission Resolution No. _____

Property Owner/ Applicant Information

Property Owner(s)

Name(s): Kragg & Kragg Finance, LLC

Mailing Address: 201 S 2nd St Ste 206 Ft Pierce 34950

Phone Number(s): (772) 370 4777 Email: bstone@boatloan.com

Applicant

Name(s): Same as owner

Mailing Address: _____

Phone Number(s): _____ Email: _____

Representative

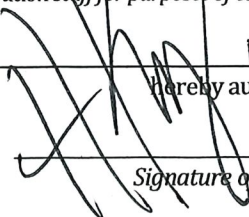
Name(s): MICHAEL MENARD OF ARCHITECTONIC INC.

Mailing Address: 800 DELAWARE AVE FT PIERCE FL 34950

Phone Number(s): 772 460 7751 Email: M.MENARD@ARCHITECTONICINC.COM

Property Owner(s) Acknowledgements:- This application will not be considered complete without the signature of all property owners of record, which shall serve as an acknowledgement of the submission of this application. The property owner's signature below shall also authorize the Applicant (if other than the property owner) and/or Representative to act in his/her behalf for the purposes of seeking approval for the application described herein. The undersigned consents to inspection and photographing of the subject property by the Historic Preservation staff for purposes of consideration of this Application and/or presentation to the Historic Preservation Board.

I / We, HANS KRAAG as Owner(s) of the subject property do hereby authorize the filing of this application on my/our behalf.



Signature of Owner

6/9/17
Date

Description of Requested Work

Please indicate the type of work requested:

- Fence Shed Door(s) Roof
- Window(s) Signage Shutter(s) Porch
- Rehabilitation New Construction Demolition Relocation

Site Improvements (describe) _____

Other (describe) _____

Please provide a detailed description of the proposed work to be performed: _____

4986 SIF BUILDING CONSISTING OF 4 RENTAL
UNITS (2) BUSINESS (2) RETAIL

Have other alterations been made to the site within the last 12 months? No Yes, _____

Will the proposed work require a Zoning Variance? No Yes, Code Section(s): _____

Application Requirements

- \$10.00 Application fee
- Site Plan with dimensions.
- Architectural Drawings:
 - Drawings should show all current and proposed floor plans and elevations, fences, walls, and any other landscape features.
 - Drawings should indicate materials to be used.
- Photos - One (1) color photograph of the main façade of the site and photographs of any areas affected by the proposed project.
- Material(s) specifications and/or sample(s)
- Color samples.
- Demolition – Plans for what will be taking the demolished structure’s place should be submitted.

SITE DATA

PROJECT NAME: Second Street Station II
PROJECT USE: Business & Mercantile Building
APPLICANT/OWNER: Kraaz and Kraaz Finance LLC
 201 S 2nd St Ste 200
 Fort Pierce, Florida 34950
 (888) 774-7777
ENGINEER/SURVEYOR: Carter Associates, Inc.
 Attn: John H. Blum, P.E.
 1708 21st Street, Suite 205
 Fort Pierce, Florida 34950
 (772) 562-4181

LOT SIZE: 6,000 SF (1/4 AC) (38' x 150')
 4,660 SF (1/4 AC) (38' x 122.63')
 Total Area: 45,120 SF (1.02 AC)

TAX ID NUMBER: Section 10, Township 35S, Range 40E
 2415-020-0000-0005

100-YR FLOOD ZONE: Zone "X" Pd
 Zone "X" Pd

CURRENT ZONING: PD-R, Planned Retail Redevelopment
 Downtown Business and Entertainment Overlay District

FUTURE ZONING: PD-R, Planned Retail Redevelopment
 Downtown Business and Entertainment Overlay District

FUTURE LAND USE: CBD - Central Business District
 3,000 sq. Metropolis
 1,000 sq. Metropolis
 4,000 sq. Metropolis

BUILDING USE: 6,000 SF of
 Building
 4,660 SF of
 Existing/Remain/Proposed
 Total (Proposed): 5,320 SF (105.5%)

SETBACKS: Front: 0 Feet
 Side: 0 Feet
 Rear: 0 Feet

START / FINISH DATE: April 2018 / November 2018

PARKING: No defined parking required per Downtown Business and Entertainment Overlay District

PROPOSED ELECTRIC: FPLA Electric

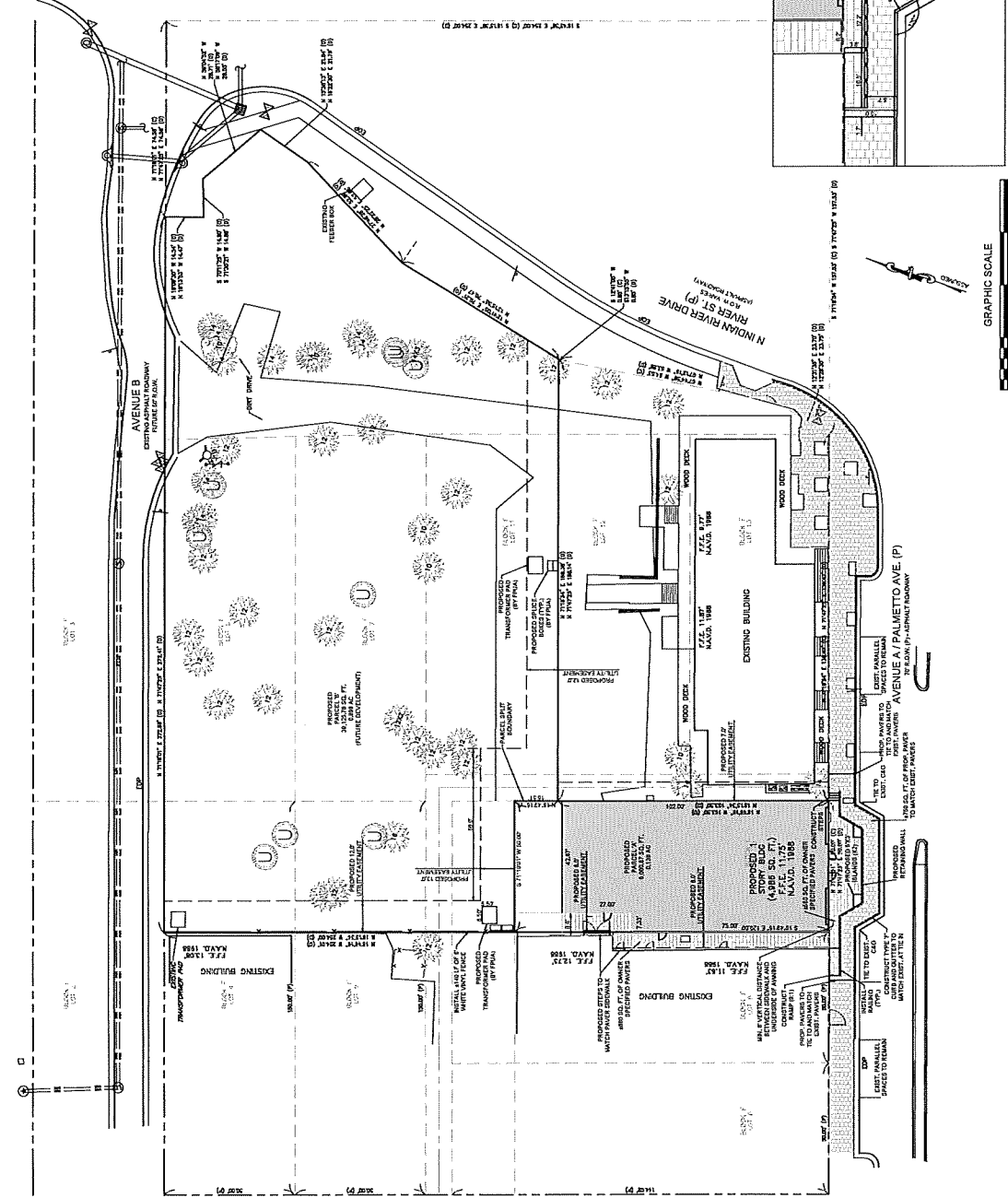
PROPOSED WATER: Connected to existing FPLA water

PROPOSED SEWER: Connected to existing FPLA sewer

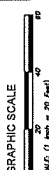
STORMWATER: Collect stormwater runoff and convey to the proposed detention

REQUIRED PERMITS: City of Fort Pierce
 • Development Review
 • Floodplain
 • Stormwater & Drainage Permit
 • Right-of-Way Permit
 • Fire Department Review
 • Fort Pierce Utilities Authority
 • S.F.W.M.D. / Street Permit
 • F.P. / "No Noise" EBP
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NOTE: ALL CONSTRUCTION WILL COMPLY WITH SECTIONS 17 AND 22 OF THE CITY OF FORT PIERCE CODE OF ORDINANCES



PATIO DIMENSION PLAN



SHEET C-2
SECOND STREET STATION II
 100 AVENUE A
 FORT PIERCE, FLORIDA 34950
SITE PLAN

DATE: May 2018
DRAWN BY: JHB
APPROVED BY: JHB
FILE NAME: C:\projects\1708 21st Street\1708 21st Street.dwg
SCALE: 1/8" = 1'-0"

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FILE NAME: C:\projects\1708 21st Street\1708 21st Street.dwg
SCALE: 1/8" = 1'-0"

CARTER ASSOCIATES, INC.
 CONSULTING ENGINEERS AND LAND SURVEYORS
 1708 21st STREET, VERO BEACH, FL 32980
 TEL: (772) 362-1191 FAX: (772) 362-1188
 WWW.CARTERASSOCIATES.COM

KRAAZ AND KRAAZ FINANCE, LLC
 201 2ND STREET, SUITE 205
 FORT PIERCE, FLORIDA 34950
 TEL: (888) 774-7777 FAX:

DESCRIPTION OF PARCEL A:
 A PORTION OF LAND AND LOTS IN SECTION 18, TOWNSHIP 35 SOUTH, RANGE 40 EAST, 1ST LIGNE COUNTY, FLORIDA.

DESCRIPTION OF PARCEL B:
 A PORTION OF LAND AND LOTS IN SECTION 18, TOWNSHIP 35 SOUTH, RANGE 40 EAST, 1ST LIGNE COUNTY, FLORIDA.

DESCRIPTION OF PARCEL C:
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DESCRIPTION OF PARCEL D:
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DESCRIPTION OF PARCEL F:
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DESCRIPTION OF PARCEL AS:
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NO.	DATE	BY	REVISION





STREET STATION

SULLIVAN
IRISH PUB

STREET STATION

STREET STATION

STREET STATION

ACCOMMODATION
MULTI-FAMILY