

THE SUNRISE CITY  
**FORT PIERCE**  
 PLANNING DEPARTMENT  
 Florida



Bldg. Permit # \_\_\_\_\_

COA# 18-73

## Certificate of Appropriateness Application

### Building & Site Information

Address of the Site: 401 & 411 S. Indian River Drive  
 Parcel ID #: 2410-808-0017-0007 / 2410-808-0019-000-1  
 Type of Designation:  Contributing  Non-contributing Site within the \_\_\_\_\_ Historic District  
 Individually Designated Site, City Commission Resolution No. \_\_\_\_\_

### Property Owner / Applicant Information

Property Owner(s) Name(s): TA1 (IRD) LLC & TMH, LLC  
 Mailing Address: 266 Park Drive, Palatine, IL 60067  
 Phone Number(s): 847-337-1756 Email: mabinanti@comcast.net

Applicant Name(s): Same as owner  
 Mailing Address: \_\_\_\_\_  
 Phone Number(s): \_\_\_\_\_ Email: \_\_\_\_\_

Representative Name(s): Schulke, Bittle & Stoddard, LLC  
 Mailing Address: 1717 Indian River Boulevard, Suite 201 Vero Beach, FL 32960  
 Phone Number(s): 772-770-9622 Email: jbittle@sbsengineers.com; wstoddard@sbsengineers.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, Mike Abinanti as Owner(s) of the subject property do hereby authorize the filing of this application on my/our behalf.

*Michael Abinanti*  
 Signature of Owner

8/29/2018  
 Date

**Description of Requested Work**

Please indicate the type of work requested:

- |   |  |                                     |                                     |
|---|--|-------------------------------------|-------------------------------------|
| <input type="checkbox"/> Fence          | <input type="checkbox"/> Shed                        | <input type="checkbox"/> Door(s)    | <input type="checkbox"/> Roof       |
| <input type="checkbox"/> Window(s)      | <input type="checkbox"/> Signage                     | <input type="checkbox"/> Shutter(s) | <input type="checkbox"/> Porch      |
| <input type="checkbox"/> Rehabilitation | <input checked="" type="checkbox"/> New Construction | <input type="checkbox"/> Demolition | <input type="checkbox"/> Relocation |

Site Improvements (describe) \_\_\_\_\_

Other (describe) \_\_\_\_\_

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

Construction of a 12 unit multi-family development that includes 2 (6 unit) buildings with garages

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.

JOSEPH W. SCHULKE, P.E.  
JODAH B. BITTLE, P.E.  
WILLIAM P. STODDARD, Ph.D., P.E.

# SCHULKE, BITTLE & STODDARD, L.L.C.

CIVIL & STRUCTURAL ENGINEERING • LAND PLANNING • ENVIRONMENTAL PERMITTING

September 4, 2018

Rebecca Grohall, AICP, Planning Manager  
City of Fort Pierce Planning Department  
100 North US 1  
Fort Pierce, FL 34954

Re: Application for Certificate of Appropriateness  
401 & 411 South Indian River Drive  
Fort Pierce, Florida

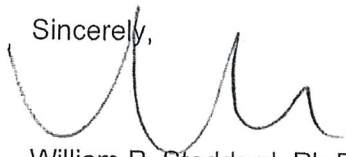
Dear Ms. Grohall:

Enclosed please find one (1) original and seven (7) copies of the following as well as a CD containing a pdf of the documents:

- Signed application from the property owner(s): TA1 (IRD) LLC and TMH, LLC
- Application fee in the amount of \$10.00
- Site Plan with dimensions
- Architectural Drawings showing all current and proposed floor plans and elevations
- Color rendering showing the front and rear elevations and right and left side views of the structures.
- Materials to be used
- Color samples

Please do not hesitate to contact this office should you have any questions or require additional information.

Sincerely,



William P. Stoddard, Ph.D., P.E.

cc: Mike Abinanti



**Peach Blossom**  
2175-50

**NORTH BUILDING - NORTH HALF  
SIMULATED LAP SIDING STUCCO (2ND & 3RD FLOORS)**

**Chestertown Buff**  
HC-9

**NORTH BUILDING - SOUTH HALF  
SIMULATED LAP SIDING STUCCO (2ND & 3RD FLOORS)**

**METAL ROOF COLOR -  
BOTH BLDGS.**

**Night Shade**  
2116-10

**SHUTTERS - BOTH BLDGS.**

**WHITE**

**WINDOWS, DOORS, METAL RAILS,  
BOTH BLDGS.**

**Fernwood Green**  
2145-40

**SOUTH BUILDING - NORTH HALF  
SIMULATED LAP SIDING STUCCO (2ND & 3RD FLOORS)**

**Hazy Blue**  
2040-50

**SOUTH BUILDING - SOUTH HALF  
SIMULATED LAP SIDING STUCCO (2ND & 3RD FLOORS)**

**BLACK**

**POOL AND SITE METAL FENCING**

**Crisp Linen**  
CSP-305

**TYPICAL SMOOTH STUCCO FINISH  
INCLUDING COLUMNS, TRIM, SOFFITS, FASCIA  
(BOTH BUILDINGS)**

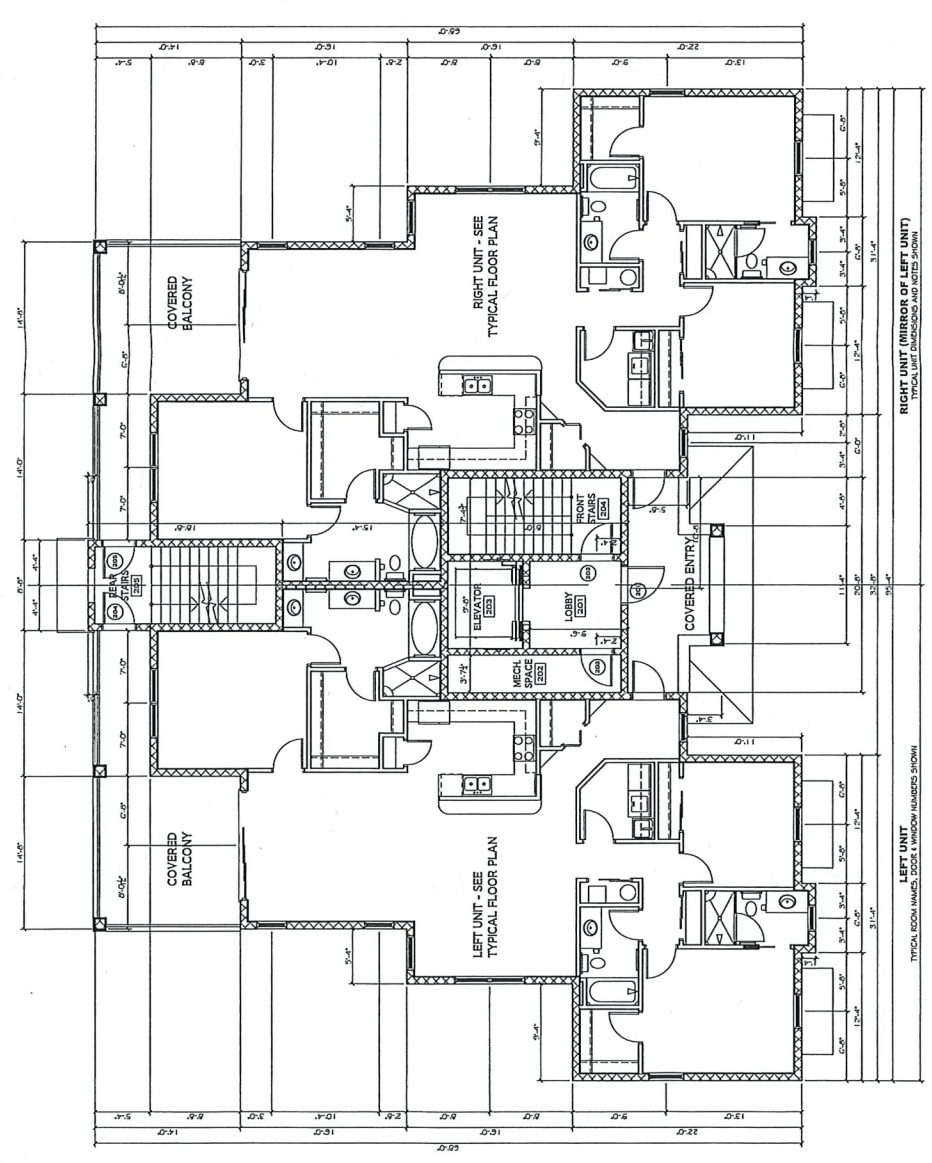
**Sandstone**







**SECOND FLOOR SQUARE FOOTAGES**  
 LEFT LIVING UNIT: 1,885 SF  
 AIR CONDITIONED LIVING SPACE: 230 SF  
 UNCONDITIONED LIVING SPACE: 1,655 SF  
 RIGHT LIVING UNIT: 1,885 SF  
 AIR CONDITIONED LIVING SPACE: 230 SF  
 UNCONDITIONED LIVING SPACE: 1,655 SF  
 COMMON AREA SPACES:  
 AIR CONDITIONED LOBBY: 85 SF  
 UNCONDITIONED LOBBY: 81 SF  
 UNCONDITIONED ELEVATOR SHAFT: 81 SF  
 EXTERIOR COVERED FRONT ENTRY: 155 SF



- WALL TYPES**
- 1" CMU LOAD BEARING WALL WITH SPAN-ON-TIMBER TRIMMER FINISH ON INTERIOR AND 1" LOAD STUCCO FINISH ON EXTERIOR @ 10' O.C. ON INTERIOR OF LIVING UNITS. FULL ENTRY CELLS WITH CORE-FILL 500 TONN INSULATION.
  - 8" CMU LOAD BEARING WALL WITH SPAN-ON-TIMBER TRIMMER FINISH ON INTERIOR AND 1" LOAD STUCCO FINISH ON EXTERIOR @ 10' O.C. ON INTERIOR OF LIVING UNITS. FULL ENTRY CELLS WITH CORE-FILL 500 TONN INSULATION.
  - INTERIOR UNIT SEPARATION WALL FINISHES: LOAD BEARING 2" CMU SUBMITTIVE SEPARATION WALL FINISHES: CDS DESIGN AND (UDOI) FINISHES. INTERIOR UNIT SEPARATION WALL FINISHES: 1" GYP BOARD @ 12' O.C. FULL ENTRY CELLS WITH CORE-FILL 500 INSULATION.
  - 10' MAX. HIGH (BLDG.) TYPICAL INTERIOR NON-LOAD BEARING WALL - 3/8" x 25' CA. METAL STUDS @ 24" O.C. W/2" GWS BOTH SIDES. INTERIOR UNIT SEPARATION WALL FINISHES: 1" GYP BOARD @ 12' O.C. FULL ENTRY CELLS WITH CORE-FILL 500 INSULATION.
  - SAME AS ABOVE, EXCEPT @ 24" O.C. METAL STUDS @ 24" O.C. W/2" GWS BOTH SIDES WALL BETHD W/ASTER AND BTRC; FINISHES: WOOD BLOCKING AS NECESSARY FOR SLEEVING.

1 SECOND FLOOR PLAN - TYPICAL BUILDING



















