

HISTORIC PRESERVATION BOARD

BOARD AGENDA

Historic Preservation Board Regular Meeting - Monday, March 25, 2019 - 6:00 p.m.
City Hall - City Commission Chambers, 100 North U.S. #1, Fort Pierce, Florida

1. **CALL TO ORDER**
2. **PLEDGE OF ALLEGIANCE**
3. **ROLL CALL**
4. **CERTIFICATION OF ALTERNATE MEMBER VOTING STATUS/EXCUSE NON VOTING ALTERNATE**
5. **APPROVAL OF MINUTES**
 - a. Minutes from the February 25, 2019 meeting
6. **PUBLIC HEARINGS**
 - a. Certificate of Appropriateness 19-13 - New Residence with Variance from City Code Section 22-24(b)(3) Lot Coverage - 712 South 10th Street
7. **NEW BUSINESS**
 - a. Administratively Approved Certificates of Appropriateness - February 2019
8. **CONSIDERATION OF ABSENCES**
9. **ADJOURNMENT**

Any person seeking to appeal any decision by the Historic Preservation Board with respect to any matter considered at this meeting is advised that a record of proceedings is required in any such appeal and that such person may need to insure that a verbatim record of the proceedings is made including the testimony and evidence upon which the appeal is to be based.

In accordance with the Americans with Disabilities Act and Section 286.26, Florida Statutes, persons with disabilities needing special accommodation to participate in this meeting should contact the City Clerk's Office at (772) 467-3052 at least 48 hours prior to the meeting.

Historic Preservation Board

5.a.

Meeting Date: 03/25/2019

Information

REQUESTED ACTION

Minutes from the February 25, 2019 meeting

LOCATION

RESPONSIBLE STAFF

RECOMMENDATION

Attachments

Historic Preservation Board minutes 2.25.19

Form Review

Form Started By: Alicia Rosenthal

Started On: 02/26/2019 10:37 AM

Final Approval Date: 03/12/2019

DRAFT



CITY OF FORT PIERCE
**HISTORIC PRESERVATION
BOARD**

Minutes

OF THE REGULAR MEETING OF THE FORT PIERCE HISTORIC PRESERVATION BOARD HELD ON MONDAY, FEBRUARY 25, 2019, IN FORT PIERCE CITY HALL, COMMISSION CHAMBERS, 100 NORTH US HIGHWAY 1, FORT PIERCE, FLORIDA.

1. **CALL TO ORDER**

2. **PLEDGE OF ALLEGIANCE**

3. **ROLL CALL**

Present: **Holly Theuns; Jon Neprud; Michael Broderick; George Johansen; Suzanne Boardman; Paul Sampson, Chairman**

Absent: **Charlie Hayek; Jared Osteen**

Staff Present: **Iola Mosley, Senior Assistant City Attorney
Maria Lewicka, Historic Preservation Planner
Alicia Rosenthal, Executive Assistant**

4. **CERTIFICATION OF ALTERNATE MEMBER VOTING STATUS/EXCUSE NON VOTING ALTERNATE**

Mr. Johansen was made a regular voting member for the meeting.

5. **APPROVAL OF MINUTES**

- a. Minutes from the January 28, 2019 meeting

Motion was made by Michael Broderick, and seconded by Jon Neprud to approve the minutes from the January 28, 2019 meeting.

AYE: Jon Neprud, Michael Broderick, George Johansen, Suzanne Boardman, Holly Theuns, Chairman Paul Sampson

Passed

6. **PUBLIC HEARINGS**

a. **Certificate of Appropriateness 19-07 - Roof Replacement - 809 Delaware Avenue**

Ms. Lewicka gave an overview of the application and answered questions from the Board on modifications to the structure and original color of the existing shingles.

Wanda Gahn, applicant, stated they were hired by the owner, Dean Properties, to look at the roof and do some repairs. Ms. Gahn said the roof is beyond repair and they are requesting a 5V crimp metal roof due to the cost of the difference of the materials. She explained that there are other properties built in the 1920's that have been approved with a 5V crimp roof and the 5V crimp roof is comparable to other properties on the same block. Ms. Gahn did extensive research on the history of 5V crimp metal roofs and answered questions from the Board on the color of the roof and the current shingle.

The Board discussed the chimney being demolished and being covered with plywood.

Darryl Bey, Dean Properties, stated the chimney cannot be seen from the road and it is a non-functional fireplace. Mr. Bey said due to the age the chimney, they are concerned with strong winds from a hurricane blowing it over. Mr. Bey explained there was a front and back porch that has been enclosed since the property was first built.

Motion was made by Jon Neprud, and seconded by Michael Broderick to approve Certificate of Appropriateness 19-07 for the replacement of the existing metal shingle roof with 5V crimp metal roof.

AYE: Michael Broderick, George Johansen, Suzanne Boardman, Holly Theuns, Jon Neprud, Chairman Paul Sampson

Passed

b. **Certificate of Appropriateness 19-12 - Roof and Windows Replacement - 713 Easter Avenue**

Ms. Lewicka gave an overview of the application.

Irene Szedlmayer, representative, answered questions from the Board on the windows fenestration, shutters and the roofs finish. Ms. Szedlmayer explained that they looked at houses in the neighborhood built in the same year and many have the same type of metal roof. She explained the metal roof is more energy efficient, hurricane resistant, and is going to last longer than asphalt shingles.

Motion was made by Suzanne Boardman, and seconded by Michael Broderick to approve Certificate of Appropriateness 19-12 for the replacement of the existing roof and windows with the fenestration to be matching what they currently have.

AYE: George Johansen, Suzanne Boardman, Holly Theuns, Jon Neprud, Michael Broderick, Chairman Paul Sampson

Passed

7. **NEW BUSINESS**

Ms. Lewicka stated since there was previous concern regarding the additional equipment on the cell tower property being visible from the street, the applicant has proposed 2 foot high hedges around the perimeter of the property that will grow to 6 feet.

a. **Administratively Approved Certificates of Appropriateness - January 2019**

8. CONSIDERATION OF ABSENCES

Motion was made by Michael Broderick, and seconded by Jon Neprud to approve the absences of Mr. Osteen and Mr. Hayek.

AYE: Suzanne Boardman, Holly Theuns, Jon Neprud, Michael Broderick, George Johansen, Chairman Paul Sampson

Passed

9. ADJOURNMENT

Historic Preservation Board

6.a.

Meeting Date: 03/25/2019

Information

REQUESTED ACTION

Certificate of Appropriateness 19-13 - New Residence with Variance from City Code Section 22-24(b)(3) Lot Coverage - 712 South 10th Street

LOCATION

712 South 10th Street (Parcel ID: 2410-710-0020-000-1)

RESPONSIBLE STAFF

Maria Lewicka, AICP
Historic Preservation Planner

RECOMMENDATION

Approval

Attachments

Staff Report
COA Application
Variance Application
Property Card

Form Review

Form Started By: Maria Lewicka
Final Approval Date: 03/18/2019

Started On: 03/18/2019 11:26 AM



MARCH 25/2019

HISTORIC PRESERVATION BOARD : PUBLIC HEARING

COA 19-13

Owner

Eleazar Amador

Applicant

Eleazar Amador
 Abacoa Construction, LLC

Location

712 S 10th Street

Parcel

2410-710-0020-000-1

Historic Status

The subject side is a contributing site located in the Oakland Park Historic District

Requested Action

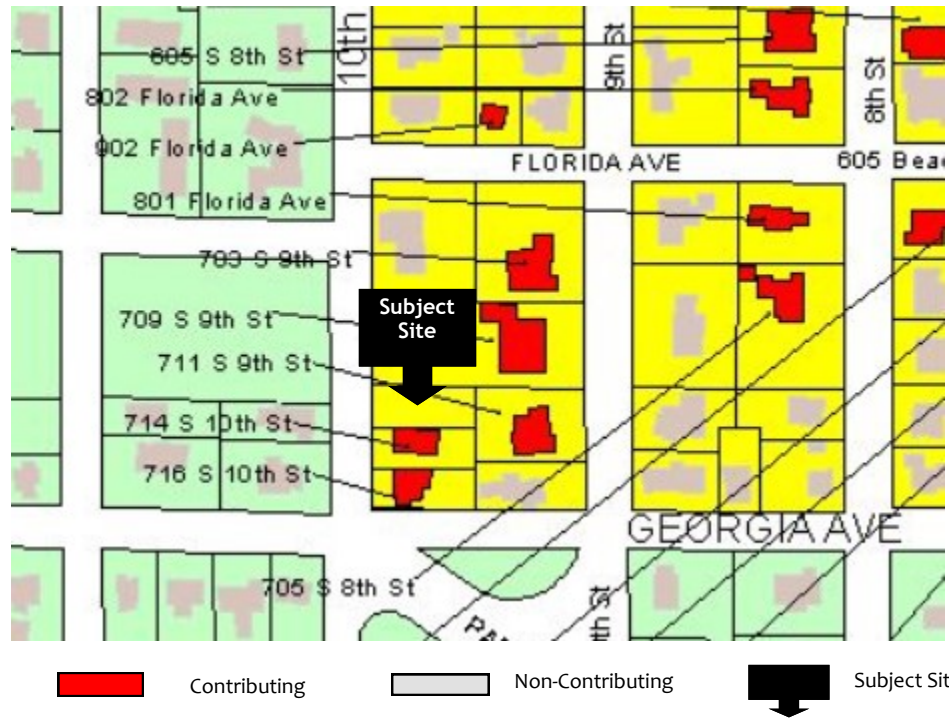
Consideration of an approval for the construction of a new residence combined with a variance to deviate from City Code Section 22-24(b)(3) Lot Coverage,.

Recommendation

Approval/Denial

Staff

Maria Lewicka, AICP
 Historic Preservation Planner



HISTORY

The Oakland Park Historic District is significant for its architecture. It contains contributing historic resources from its platting and subdivision in 1913 through the late 1950s and includes examples of Mediterranean Revival, Mission, Bungalow, Classical Revival, Colonial Revival, Minimal Traditional, Ranch, Dutch Colonial, Frame Vernacular and Masonry Vernacular styles.

EXISTING CONDITIONS

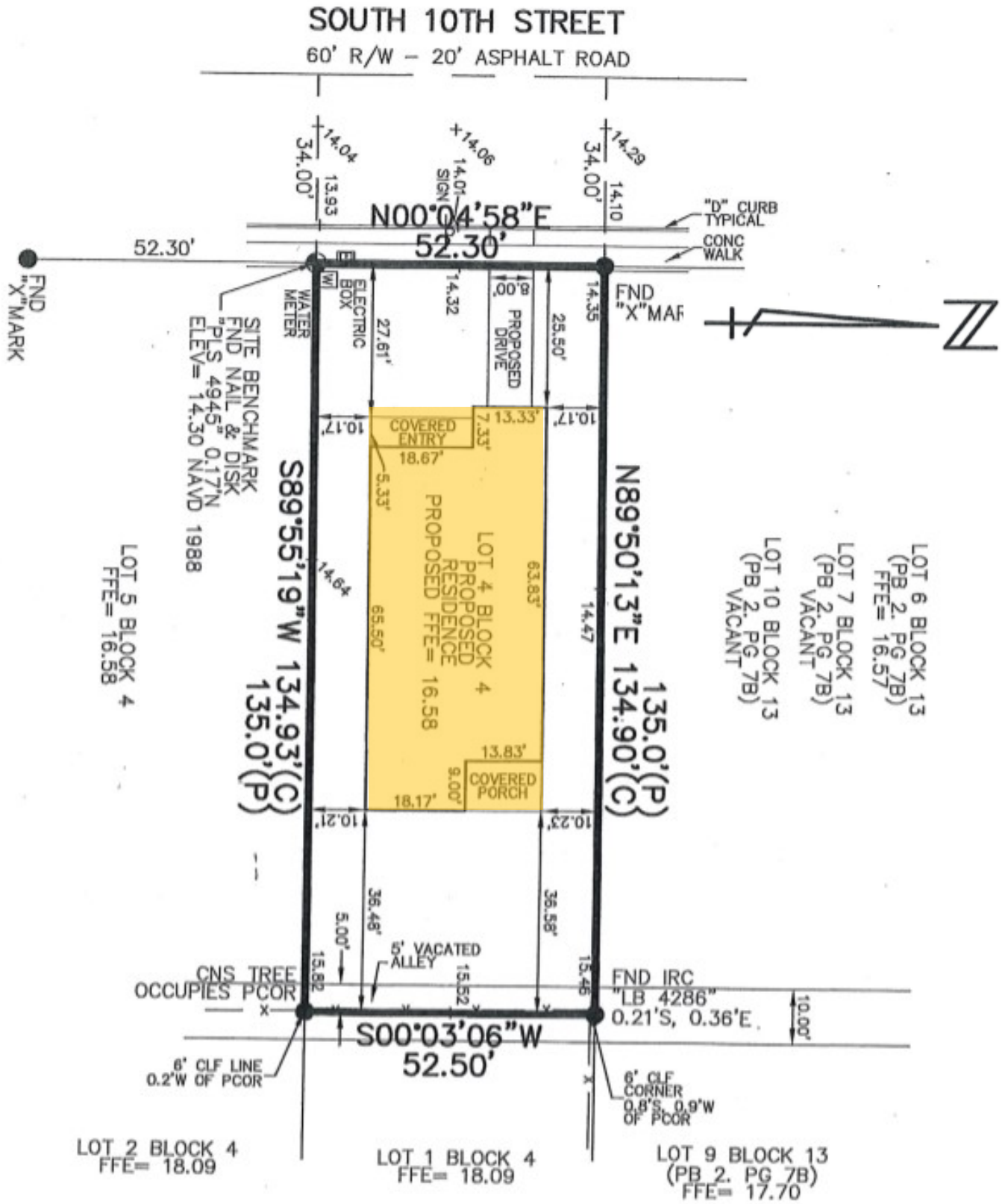
The subject site is located in the Oakland Park Historic District on the east side of 10th Street and the west edge of the district.



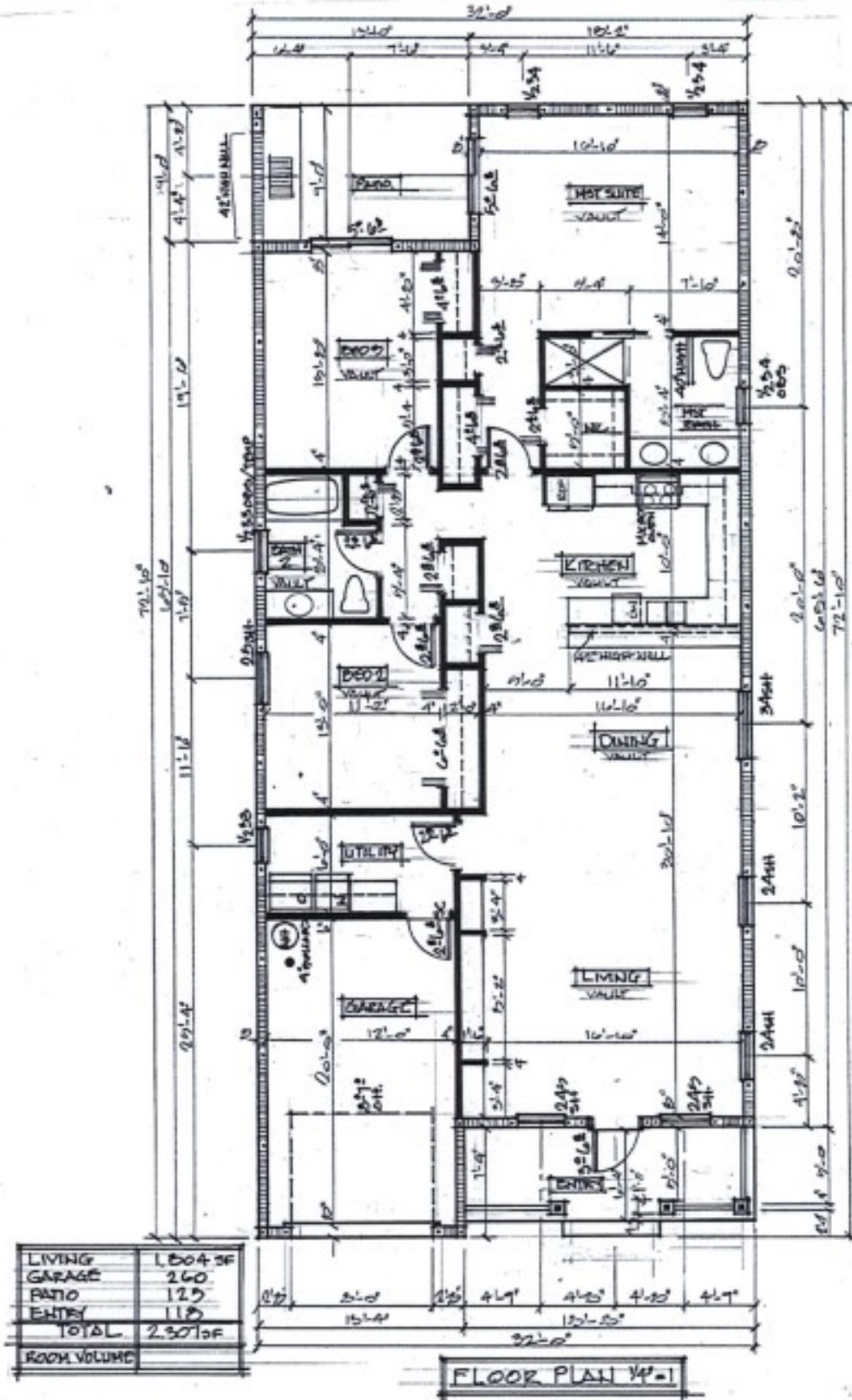
Aerial View of the Site



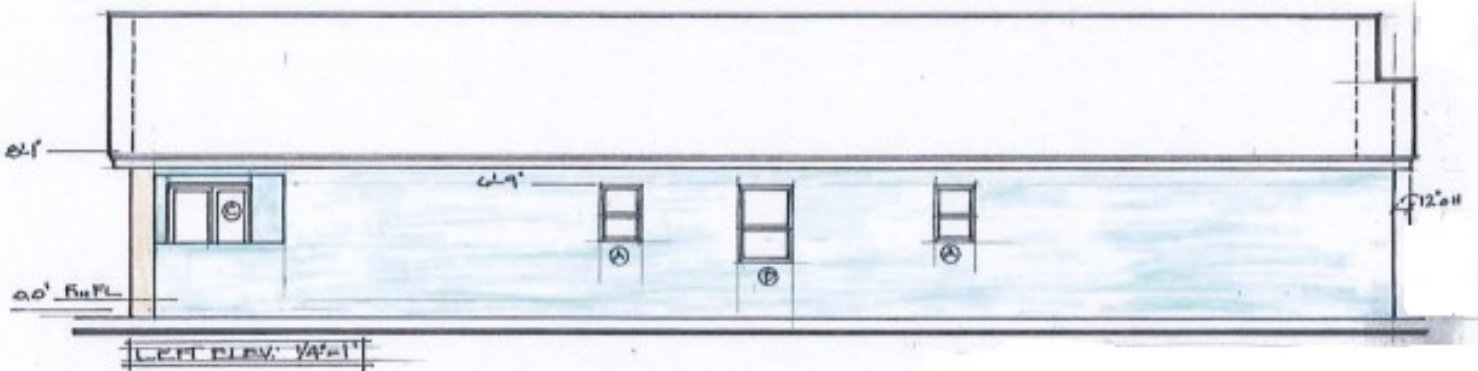
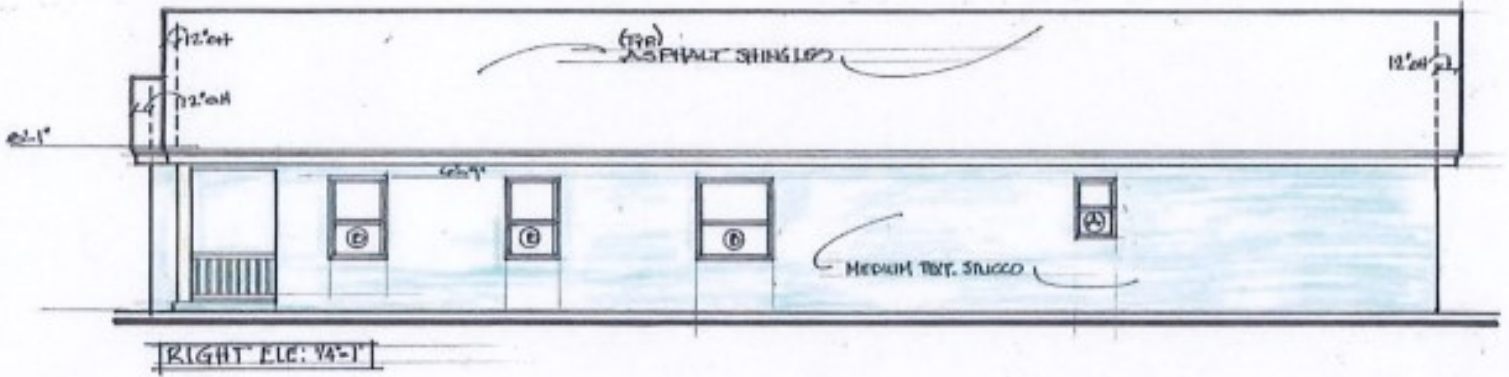
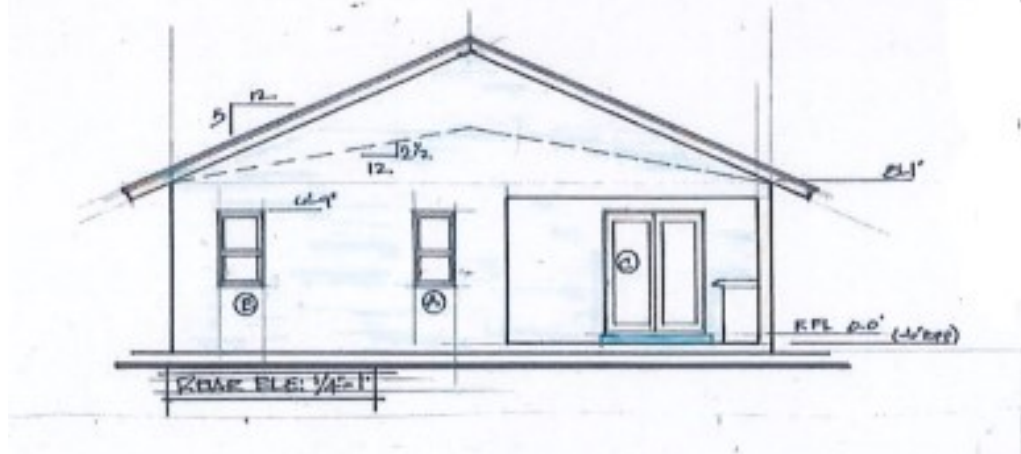
Street View of the Site



Proposed Site Plan



Proposed Floor Plan



Proposed Elevations

Variance Criteria/Applicant Response/Staff Comments

In order to determine whether request for Variance meets all the criteria in Section 22-108 of the City Code applicant provided answers to the following questions:

1. Describe those conditions peculiar to the specific property and not applicable to other lands, structures, or buildings in the same zoning district.

Applicant: *There isn't nothing peculiar about this property just that the lot is limited, from my understanding if there is something strange to this specific property as it being a odd shape where it gets narrow, nothing at all only that it is limited. From the survey I got property is basically a rectangle shape. No water bodies and the land feels well impacted.*

Staff: *All of the other surrounding properties located in the Oakland Park Historic District have the same zoning and, therefore, the same lot coverage requirements.*

2. Do special conditions or circumstances result from actions other than that of yours? Please explain.

Applicant: *There is only one which is that the house we want to build is about approx. 300 sq bigger than we are allow to build. One the other hand there isn't any action that we have to do to the property itself that will do harm to the structure. So only that the physical feature to the lot limits construction location and options.*

Staff: *The applicant's lot is smaller than then the minimum lot size currently required by the code. Current minimum lot size in R-1 zoning district for a single family dwelling is 12,000 square feet which allows (with 25% coverage) for a 3,000 square feet residence to be built. The applicant lot has only 7,060 square feet which allows for only a 1,765 square feet residence.*

3. Identify any undue hardships or deprivation of commonly enjoyed property rights that would result in the interpretation of the code for the zoning district.

Applicant: *That I am not allow to build a house that is a bit bigger than its standard setback, when around the area we are everyone surpasses those setbacks and that's up most of the property and that being that the property has nothing peculiar about it.*

Staff: *There is no undue hardship or deprivation of commonly enjoyed property rights created by the interpretation of the code for the zoning district.*

4. What is the minimum variance that would give the reasonable use of the land, building or structure?

Applicant: *The minimum variance that we are requesting is to be able to build a house that is a bit more bigger that what is originally allowed build.*

Staff: *The variance requested is the minimum necessary in order to construct the residence desired by the applicant. Maximum building coverage allowed is twenty-five (25) percent of the lot, whereas the proposed building coverage is thirty three (33) percent of the lot.*

5. Explain how the variance request would not impair the intent of the zoning ordinance or be detrimental to the general public welfare.

Applicant: *The variance will not cause any traffic to the neighborhood. The variance will not have a bad impact/effect with other property owner around the area or neighbors. The variance will not change the character of the neighborhood. The variance will not put the public safety, health or welfare at risk.*

Staff: *Included in the purpose of the Zoning Ordinance is the promotion of good order and appearance. The proposed residence does not appear intrusive and will not create interference with existing architectural and spatial order of the area.*



Lot coverage 28%

Lot coverage 34%

Properties to the south/
east side of the street



Lot coverage 30%

Property cross the street



Lot coverage 19%

Property to the north/
east side of the street

Secretary of Interior Standards for Consideration

- 9) New additions, exterior alterations, or related new construction will not destroy historic materials that characterize the property. The new work will be differentiated from the old and will 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 constructions will be undertaken in a such a manner that, if removed in the future, the essential form and integrity of the historic property and its environment would be unimpaired.

City Code Sections for Consideration

Sec. 22-24. - Single-Family Low Density Zone (R-1)

(b)(3) *Lot Coverage*. Buildings will not cover more than twenty-five (25) per cent of the lot.

Staff Analysis and Recommendation

One of the goals of historic preservation is to create new buildings designed in harmony with both surrounding contributing structures as well as the overall neighborhood development patterns.

The proposed residence is located in the Oakland Park Historic District. which includes examples of different architectural styles and various lot and building sizes.

The design of the proposed residence is compatible with the architectural style of the adjacent older buildings and the relatively new residence located to the south, in massing, size, scale, and color scheme. Although the proposed structure covers more lot than is allowed ,the appearance of the structure does not seem to be intrusive or dramatically interfering with the existing settings .

It is the opinion of the Planning and Development Department that, although not all the required findings of **Section 22-108 *Criteria for granting variances*** have been fully satisfied, granting the variance will be in harmony with the intent and purpose of the Code. Therefore, staff recommends that the variance application be approved.

Since the overall proposal and design are also consistent with the **Secretary of Interior Standard 9 and 10**, staff recommends that the Historic Preservation Board approve the request as submitted.



RECEIVED

Bldg. Permit # 18-00004229

FEB 19 2019

COA# 19-13

CITY OF FORT PIERCE
PLANNING & ZONING

Certificate of Appropriateness Application

Building & Site Information

Address of the Site: 712 S 10TH ST FORT PIERCE FL 34950

Parcel ID #: 2410-710-0020-000/1

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): Fleazar Amador

Mailing Address: 1610 Coronado Ave Fort Pierce FL 34982

Phone Number(s): 772 5196566 Email: Constructionbyamigos@yahoo.com

Applicant

Name(s): Fleazar

Mailing Address: SAME

Phone Number(s): _____ Email: _____

Representative

Name(s): _____

Mailing Address: _____

Phone Number(s): _____ Email: _____

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, Fleazar Amador as Owner(s) of the subject property do hereby authorize the filing of this application on my/our behalf.

[Signature]
Signature of Owner

2/19/2019
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: _____

SINGLE FAMILY HOME ON CBS WITH SMOOTH FINISH STUCCO, SHINGLE ROOF, IMPACKED WINDOWS, PAVER DRIVEWAY

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): _____

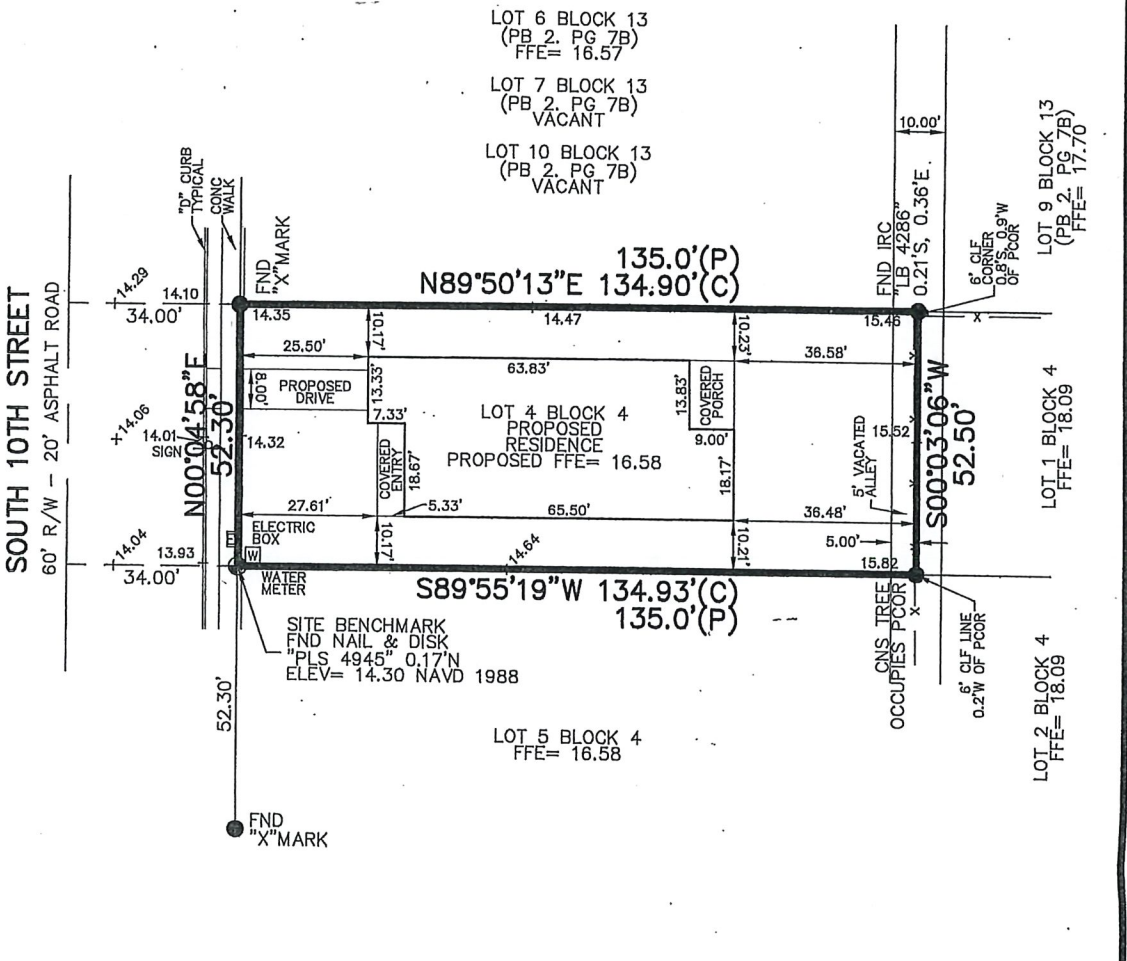
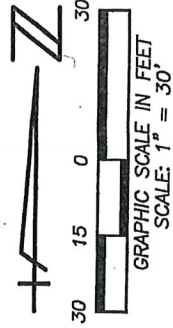
Application Requirements

- \$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.

LEGAL DESCRIPTION:
 LOT 4 AND THE WEST 5 FEET OF A VACATED ALLEY ADJACENT OF THE EAST PROPERTY LINE IN BLOCK 4 OF NEBRASKA COURT SUBDIVISION ACCORDING TO THE PLAT THEREOF AS RECORDED IN PLAT BOOK 5, PAGE 48, OF THE PUBLIC RECORDS OF ST. LUCIE COUNTY, FLORIDA.

- ABBREVIATIONS:**
- (C) = CALCULATED
 - (M) = MEASURED
 - (P) = PLATTED
 - CBS = CONCRETE BLOCK STRUCTURE
 - CMP = CORRUGATED METAL PIPE
 - CLF = CHAIN LINK FENCE
 - CNS = COULD NOT SET
 - CONC = CONCRETE
 - FFE = FINISHED FLOOR ELEVATION
 - FND = FOUND 5/8" IRON REBAR
 - IRC = 5/8" IRON REBAR WITH PLASTIC CAP
 - IR = 5/8" IRON REBAR
 - PCOR = PROPERTY CORNER
 - PL = PROPERTY LINE
 - PUDE = PUBLIC UTILITIES AND DRAINAGE EASEMENT
 - R/W = RIGHT-OF-WAY
 - R = RADIUS OF CURVE
 - L = LENGTH OF CURVE
 - Δ = DELTA OF CURVE
 - ⊙ = SET 5/8" IRON REBAR WITH PLASTIC CAP "AJP PSM 6330"

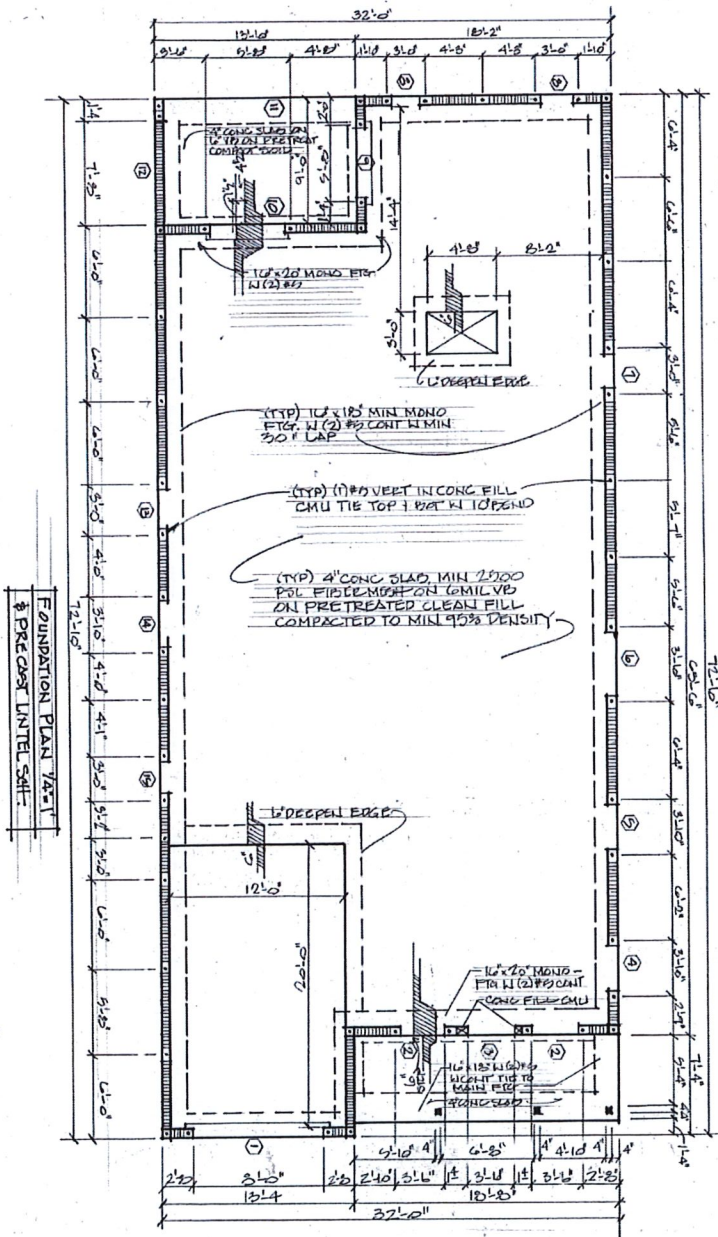
- SURVEYOR'S REPORT:**
1. UNLESS OTHERWISE NOTED ONLY PLATTED EASEMENTS ARE SHOWN HEREON.
 2. NO UNDERGROUND UTILITIES OR IMPROVEMENTS WERE LOCATED UNLESS OTHERWISE SHOWN.
 3. THIS SITE LIES WITHIN FLOOD ZONE "X", ACCORDING TO THE FLOOD INSURANCE RATE MAP, COMMUNITY PANEL NO. 12111C0179-J, EFFECTIVE DATE FEBRUARY-16, 2012.
 4. FLOOD ZONE SHOWN HEREON IS AN INTERPRETATION BY THE SURVEYOR AND IS PROVIDED AS A COURTESY. THE FLOOD ZONE SHOULD BE VERIFIED BY A DETERMINATION AGENCY.
 5. BEARINGS SHOWN HEREON ARE BASED ON THE WEST LINE OF LOT 4 ASSUMED TO BEAR N00°04'58"E.
 6. ALL LOT DIMENSIONS SHOWN ARE PER PLAT UNLESS OTHERWISE NOTED. ALL SURVEY MEASUREMENTS ARE IN FEET.
 7. ALL MAPPED FEATURES SHOWN HEREON ARE UNDER THE DIRECT SUPERVISION AND RESPONSIBILITY OF ALEXANDER J. PIAZZA PSM, INC.
 8. SURVEY MAP AND REPORT OR THE COPIES THEREOF ARE NOT VALID WITHOUT THE SIGNATURE AND ORIGINAL RAISED SEAL OF A FLORIDA LICENSED SURVEYOR AND MAPPER.
 9. ADDITIONS OR DELETIONS TO THE SURVEY MAP OR REPORT BY OTHER THAN THE SIGNING PARTY OR PARTIES IS PROHIBITED WITHOUT CONSENT OF THE SIGNING PARTY OR PARTIES.



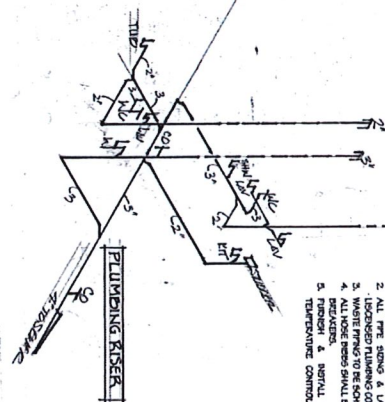
SOUTH 10TH STREET LAST FIELD DATE: 10-12-18

SCALE: 1"=30'	ALEXANDER J. PIAZZA PSM, INC. Surveying • Mapping • Consulting 619 SW Biltmore Street Port St. Lucie, Florida 34983 Phone: (772) 340-7770 Fax: (772) 340-2250 LB#7280
DATE: 10-15-18	
DRAWN: CJM	
JOB NO.: 18-4236	
DATE:	REVISIONS:
FB/PG:	

CERTIFIED TO:
 THE OUTDOOR QUALITY, LLC.



FOUNDATION PLAN VAS-1
 & PRECAST LINTEL S4H



- PUMPING NOTES:**
1. ALL PUMPING PARTS SHOULD BE THE EQUIVANT OF VITAE 6000'S P.C. AND TO BE INSTALLED IN ACCORDANCE WITH SECTION 400.0 P.C.
 2. ALL PUMPING PARTS SHOULD BE THE EQUIVANT OF A NUT FREE PUMPING CONTROL FOR LEAK CORRECTION.
 3. WASTE PIPING TO BE SCHEDULE 40.
 4. ALL HOSE ENDS SHALL BE FURNISHED WITH A 3/4\"/>

CAST CRETE - PRECAST LINTELS

SAFETY LOAD TABLES FOR PRECAST LINTELS

ID	LENGTH	COMPOSITE BEAM/INVERT LOAD	APPROX. WEIGHT	
			LOAD	SPRINT
1	6'-0"	8714.1T	1425	1153
2	6'-0"	8714.1T	2991	2724
3	6'-0"	8714.1T	2991	2724
4	6'-0"	8714.1T	2991	2724
5	6'-0"	8714.1T	2991	2724
6	6'-0"	8714.1T	2991	2724
7	6'-0"	8714.1T	2991	2724
8	6'-0"	8714.1T	2991	2724
9	6'-0"	8714.1T	2991	2724
10	6'-0"	8714.1T	2991	2724
11	6'-0"	8714.1T	2991	2724
12	6'-0"	8714.1T	2991	2724
13	6'-0"	8714.1T	2991	2724
14	6'-0"	8714.1T	2991	2724
15	6'-0"	8714.1T	2991	2724

NOTES:

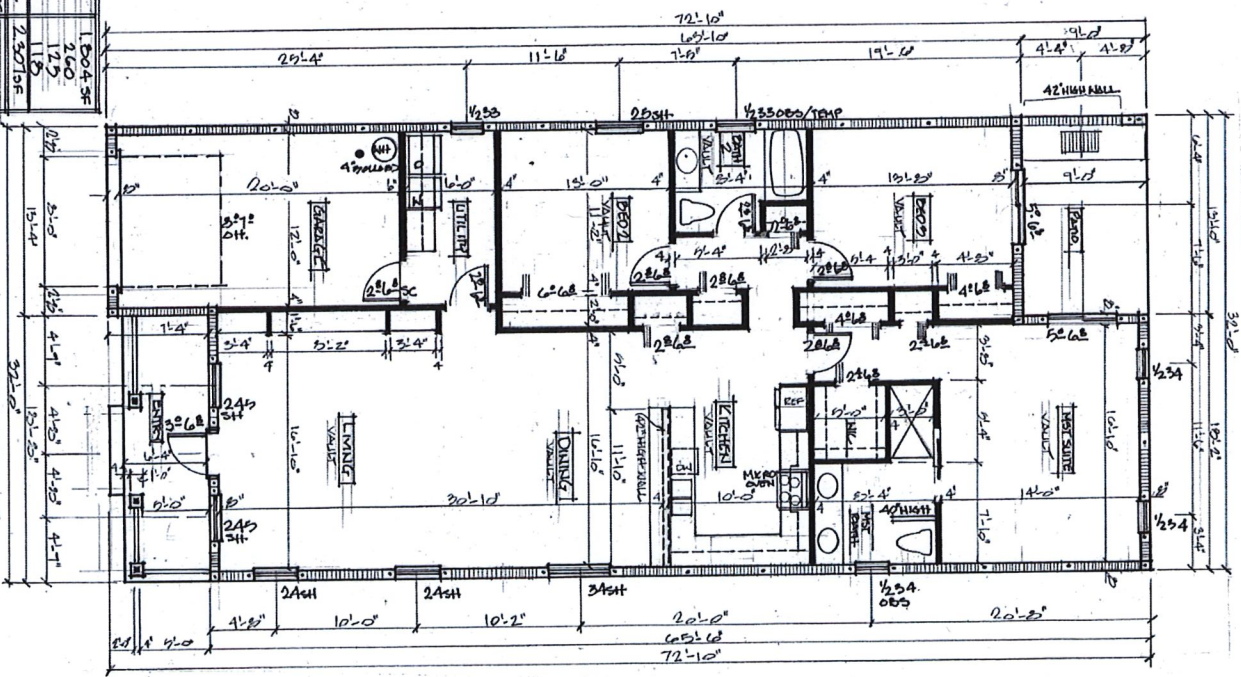
1. LINTEL LOADS NOT SHOWN ARE LISTED IN THE NOTES.
2. LINTEL WEIGHTS MAY BE INCLUDED AS NEEDED TO ACCOMMODATE BRIDGE OPENING.
3. LINTEL WEIGHTS MAY BE INCLUDED AS NEEDED TO ACCOMMODATE BRIDGE OPENING.
4. MINIMUM LINTEL BEARING IS 4"

DATE: _____
 JOB: _____
 OR: _____

Terry J. Brisson, Inc.
DESIGN & DRAFTING SERVICES
 1705 Porpoise Ave
 Ft. Pierce, FL 34949
 (772) 828-0364 ftrendhomes@gmail.com

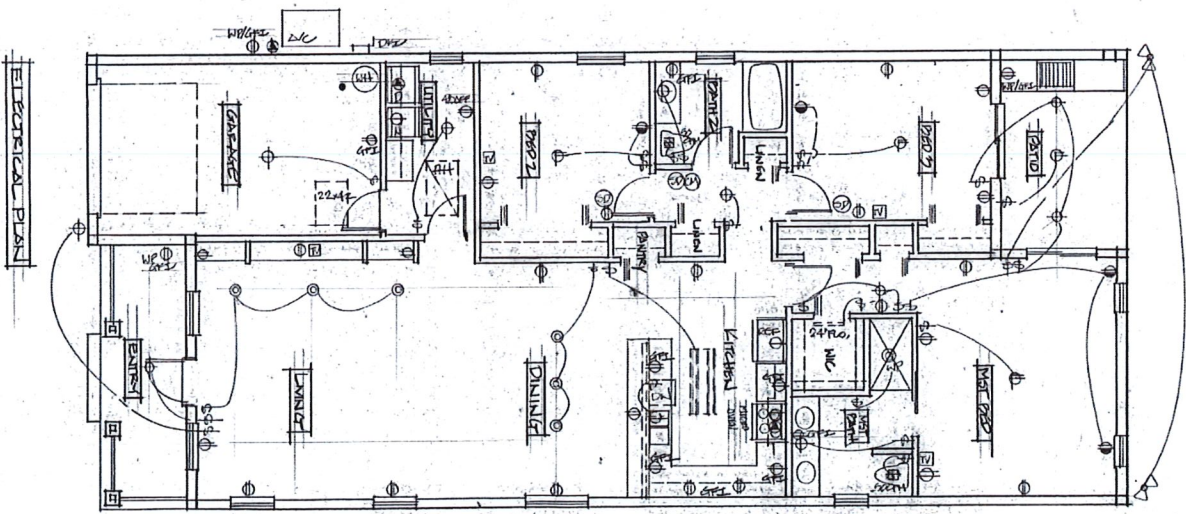
LIVING	1,804 SF
GARAGE	260
RHD	125
ENTR	110
TOTAL	2,300 SF

FLOOR PLAN 1/4" = 1'



DATE	
JOB	
OR	

Terry J. Brisson, Inc.
DESIGN & DRAFTING SERVICES
 1705 Porpoise Ave
 Ft. Pierce, FL 34949
 (772) 828-0364 ttrendhomes@gmail.com



DATE:	
JOB:	
OR	

Terry J. Brisson, llc
DESIGN & DRAFTING SERVICES
 1705 Porpoise Ave
 Ft. Pierce, FL 34949
 (772) 828-0364 ftrendhomes@gmail.com



Sunrise Cedar



Cobblestone Gray



Hunter Green



Cottage Red



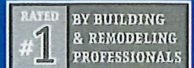
Atlantic Blue



Mist White



Landmark Specifications and Warranties*



- Two-piece laminated fiber glass base construction
- Classic shades and dimensional appearance of natural wood or slate
- 229/235 lb. per square
- UL Class A fire resistance rating
- UL certified to meet ASTM D3462
- UL certified to meet ASTM D3018 Type I
- Conforms to CSA standard A123.5
- ICC-ES ESR-1389

Lifetime limited transferable warranties, including 10-year, SureStart™ protection, are applicable only in the United States, its territories and Canada; for products sold outside these areas, please refer to the International Warranty for specific details and limitations.

- Lifetime limited transferable warranty (against manufacturing defects) on residential applications
- 50-year limited transferable warranty (against manufacturing defects) on group owned or commercial applications
- 10-year StreakFighter® algae-resistance warranty
- 10-year SureStart™ protection
- 15-year, 130 mph wind-resistance warranty**

*See actual warranty for specific details and limitations.
**See warranty for application requirements.

Because of their size, the swatches on this sample cannot accurately depict the color, clarity and variation of our actual blends. Before you buy, ask to see a full shingle.

All colors may not be available. Consult your CertainTeed dealer for color availability. Mid-Atlantic, South-Atlantic, Southeast (2018)

SW 2863
Powder Blue

SW 0063
Blue Sky
The Jazz Age



RECEIVED

FEB 19 2019

CITY OF FORT PIERCE
PLANNING & ZONING

VARIANCE

Property address or Location 712 S 10th st Fort Pierce FL, 34956
 Parcel ID #(s) 2410 -710 -0020- 00011
 Project description New Construction

Property Owner(s)
Elegzar Amador
 Street Address
1610 Coronado Ave
 City State Zip
Fort Pierce FL 34982
 Phone Number
772-519-6566
 Email Address
Constructionbyamigos@yahoo.com

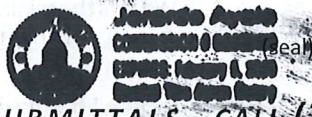
Abacoa Construction LLC
 Applicant/Representative, Title, Company
605 Belvedere RD SUITE 7
 Street Address
West Palm Beach FL 33405
 City State Zip
561-722-3890
 Phone Number
corelkeydesign@yahoo.com
 Email Address

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.

Property Owner(s) Signature(s)

STATE OF FL -- st. lucie COUNTY
 The foregoing instrument was acknowledged before me this 19 day of February, 20 19, by
Elegzar Amador who is personally known to me or has produced
driver license as identification.

[Signature]
 Signature of Notary



INTAKE MEETINGS ARE REQUIRED FOR ALL SUBMITTALS. CALL (772) 467-3737

TO BE COMPLETED BY STAFF

Zoning	Future Land Use	Total Acres	Historic District	Historic Designation
				Contributing Individual Non-Contributing None

Pre-Application Meeting Date _____
 Intake Planner _____
 Planner Assigned _____
 Approved By _____ Date _____
 Comments _____

Fees _____ Control # _____ B. Permit # _____

Intake Date Stamp

VARIANCE

Submit eight (8) hard copies and one (1) CD of the following for initial submittal, subsequent submittals will be required:

- Site plan, to scale, including all relevant improvements:
 - Existing & proposed structures
 - Landscaping & parking,
 - Fencing, signs, etc.
- As-built Survey
- Criteria Narrative
- Complete, notarized application

Description of request: NEW RESIDENCIAL

Reason for request: TO BUILD NEW RESIDENT

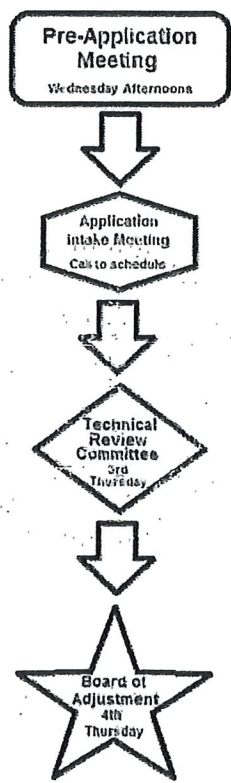
Existing Use: N/A Date Property was Purchased: 2/28/14

Alterations made to the site since purchase: N/A

Has a request for this variance been denied in the past? Yes No

If yes, what has changed since the denial? _____

Application Outlook



Criteria:

In order to determine whether your request for Variance meets all the criteria in Section 22-108 of the City Code, please answer the following questions. Please provide answers of questions on separate pages:

1. Describe those conditions peculiar to the specific property and not applicable to other lands, structures, or buildings in the same zoning district.
2. Do special conditions or circumstances result from actions other than that of yours? Please explain
3. Identify any undue hardships or deprivation of commonly enjoyed property rights that would result in the literal interpretation of the code for the zoning district.
4. What is the minimum variance that would give the reasonable use of the land, building, or structure?
5. Explain how the variance request would not impair the intent of the zoning ordinance or be detrimental to the general public welfare:

712 S 10th Street Fort Pierce Fl Variance Questions

- 1) There isn't anything peculiar about this property just that the lot is limited, from my understanding if there is something strange to this specific property as it being an odd shape where it gets narrow, nothing at all other than that it is limited. From the survey I got the property is basically a rectangle shape. No water bodies and the land feels well impacted.
- 2) There is only one which is that the house we want to build is about approx 300 sq bigger than we are allowed to build. On the other hand there isn't any action that we have to do to the property itself that will do harm to the structure. So only that the physical feature to the lot limits construction location and options.
- 3) That I am not allowed to build a house that is a bit bigger than its standard setback, when around the area we are everyone surpasses those setbacks and that's up most of the property and that being that the property has nothing peculiar about it.
- 4) The minimum variance that we are requesting is to be able to build a house that is a bit more bigger than what is originally allowed to build.
- 5) The variance will not cause any traffic to the neighborhood. The variance will not have a bad impact/effect with other property owners around the area or neighbors. The variance will not change the character of the neighborhood. The variance will not put the public, safety, health or welfare at risk.

RECEIVED

MAR 04 2019

CITY OF FORT PIERCE
PLANNING & ZONING

Michelle Franklin, CFA -- Saint Lucie County Property Appraiser -- All rights reserved.

Property Identification

Site Address: S 10th ST
 Sec/Town/Range: 10/35S/40E
 Map ID: 24/10S
 Zoning: R1

Parcel ID: 2410-710-0020-000-1
 Account #: 23744
 Use Type: 0000
 Jurisdiction: Fort Pierce

Ownership

Eleazar Amador
 1906 Wyoming AVE
 Fort Pierce, FL 34982

Legal Description

NEBRASKA COURT S/D BLK 4 LOT 4 ANDW 5 FT OF VAC ALLEY
 ADJ ON E (MAP 24/10F) (OR 3644-100)

Current Values

Just/Market Value: \$6,400
 Assessed Value: \$6,050
 Exemptions: \$0
 Taxable Value: \$6,050

Taxes for this parcel: SLC Tax Collector's Office
 Download TRIM for this parcel: [Download PDF](#)



Total Areas

Finished/Under Air (SF): 0
 Gross Sketched Area (SF): 0
 Land Size (acres): 0.16
 Land Size (SF): 7,060

Sale History

Date	Book/Page	Sale Code	Deed	Grantor	Price
Feb 28, 2014	3644 / 0100	0001	WD	HACER Ministry Corp	\$4,400
Feb 14, 2014	3610 / 1487	0117	WD	Arana Sergio	\$100
Aug 17, 2007	2867 / 1682	XX01	QC	Saenz Charles J	\$100
Jul 19, 2004	2025 / 1586	XX00	WD	Lloyd Colin V	\$17,900
Jul 17, 2003	1757 / 2417	XX00	WD	Acker Deborah J	\$1,500
Dec 13, 2002	1628 / 2939	XX01	WD	Mims Charles R	\$100
Jan 7, 1999	1196 / 0975	XX01	PR		\$0
Sep 1, 1987	0558 / 0845	XX01	CV		\$0

Building Information (1 of 1)

Finished Area: 0 SF

Gross Sketched Area: 0 SF

Exterior Data

View:	Roof Cover:	Roof Structure:
Building Type:	Year Built: N/A	Frame:
Grade:	Effective Year: 2014	Primary Wall:
Story Height:	No. Units: 0	Secondary Wall:

Interior Data

Bedrooms: 0	Electric:	Primary Int Wall:
Full Baths: 0	Heat Type:	Avg Hgt/Floor: 0
Half Baths: 0	Heat Fuel:	Primary Floors:
A/C %: 0%	Heated %: N/A%	Sprinkled %: 0%



Image
or
Sketch
unavailable
for display

Sketch Area Legend

Sub Area Description Area Fin. Area Perimeter

Special Features and Yard Items

Type Qty Units Year Blt

Current Year Values

Current Values Breakdown		Current Year Exemption Value Breakdown				
		Tax Year	Grant Year	Code	Description	Amount
Building:	\$0					
Land:	\$6,400					
Just/Market:	\$6,400					
Ag Credit:	\$0					
Save Our Homes or 10% Cap:	\$350					
Assessed:	\$6,050					
Exemption(s):	\$0					
Taxable:	\$6,050					

Current Year Special Assessment Breakdown

Start Year	AssessCode	Units	Description	Amount
1999	0041	0.1	Fort Pierce Stormwater Charge	\$5.40

This does not necessarily represent the total Special Assessments that could be charged against this property. The total amount charged for special assessments is reflected on the most current tax statement and information is available with the SLC Tax Collector's Office

Historical Values

Year	Just/Market	Assessed	Exemptions	Taxable
2018	\$6,400	\$6,050	\$0	\$6,050
2017	\$7,000	\$5,500	\$0	\$5,500
2016	\$5,000	\$5,000	\$0	\$5,000

Permits

Number Issue Date Description Amount Fee

Notice: This does not necessarily represent all the permits for this property.
Click the following link to check for additional permit data in Fort Pierce

Historic Preservation Board

7.a.

Meeting Date: 03/25/2019

Information

REQUESTED ACTION

Administratively Approved Certificates of Appropriateness - February 2019

LOCATION

Various

RESPONSIBLE STAFF

Maria Lewicka, AICP
Historic Preservation Planner

RECOMMENDATION

Approval

Attachments

Administrative COA, February 2019

Form Review

Form Started By: Maria Lewicka
Final Approval Date: 03/18/2019

Started On: 03/18/2019 11:11 AM

Administrative Certificates of Appropriateness

Attached is Certificate of Appropriateness issued administratively in February 2019.

- COA #19-11, 808 Delaware Avenue – Install new sign
-



**CERTIFICATE OF APPROPRIATENESS
 TO ALTER A DESIGNATED HISTORIC SITE**

COA#19-11 HISTORIC PRESERVATION BOARD APPROVAL ADMINISTRATIVE APPROVAL

Site address: 808 Delaware Avenue

Contributing Non-Contributing Individually Designated

SITE ALTERATIONS:

Request	Conditions	Applicable Standards
Install new ground sign per attached plans.	Hair Lounge is a conditional use in C-1, Office Commercial Zoning District.	Secretary of the Interior's Standards for Rehabilitation of Historic Properties, Standard 9.

APPROVED:

Board Approval

Administrative Approval

 Paul Samson, Chair Date
 Historic Preservation Board


 _____ 2/7/2019
 Maria Lewicka, AICP Date
 Historic Preservation Planner

This alteration meets the Secretary of the Interior's Standards for the Treatment of Historic Properties and the City of Fort Pierce Code of Ordinances.

Should you have any further questions or concerns, contact Maria Lewicka, Historic Preservation Planner, at (772) 467-3738 or via e-mail at mlewicka@city-ftpierce.com.

Thank you for your efforts to preserve and redevelop historic Fort Pierce through your participation in the Certificate of Appropriateness Application process. Staff looks forward to working with you in the future to preserve and rehabilitate our historic neighborhoods and structures.

Provided to:	Name/Address	Via
Owner/Applicant	Michael Menard 806 Delaware Avenue Fort Pierce, FL 34950	E-Mail mmenard@architectonicinc.com
Other	Paul Thomas, CFP Building Administrator Kim West, CFP Building Department Susan Keller, CFP Building Department	E-Mail E-Mail E-Mail



JAN 31 2019

CITY OF FORT PIERCE
PLANNING & ZONING

COA# 19-17

Bldg. Permit # _____

Certificate of Appropriateness Application

Building & Site Information

Address of the Site: 808 Delaware Ave

Parcel ID #: _____

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

Individually Designated Site, City Commission Resolution No. _____

Property Owner/ Applicant Information

Property Owner(s) Name(s): Michael Menard

Mailing Address: 806 Delaware Ave. Ft. Pierce, Florida 34950

Phone Number(s): 772-460-7751 Email: mmenard@architectonicinc.com

Applicant Name(s): Michael Menard

Mailing Address: _____

Phone Number(s): _____ Email: _____

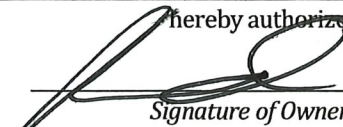
Representative Name(s): Michael Menard

Mailing Address: _____

Phone Number(s): _____ Email: _____

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, Michael Menard as Owner(s) of the subject property do hereby authorize the filing of this application on my/our behalf.



Signature of Owner

1/30/19

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 checked="" 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: _____

Construct and install new ground sign per attached plans

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

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

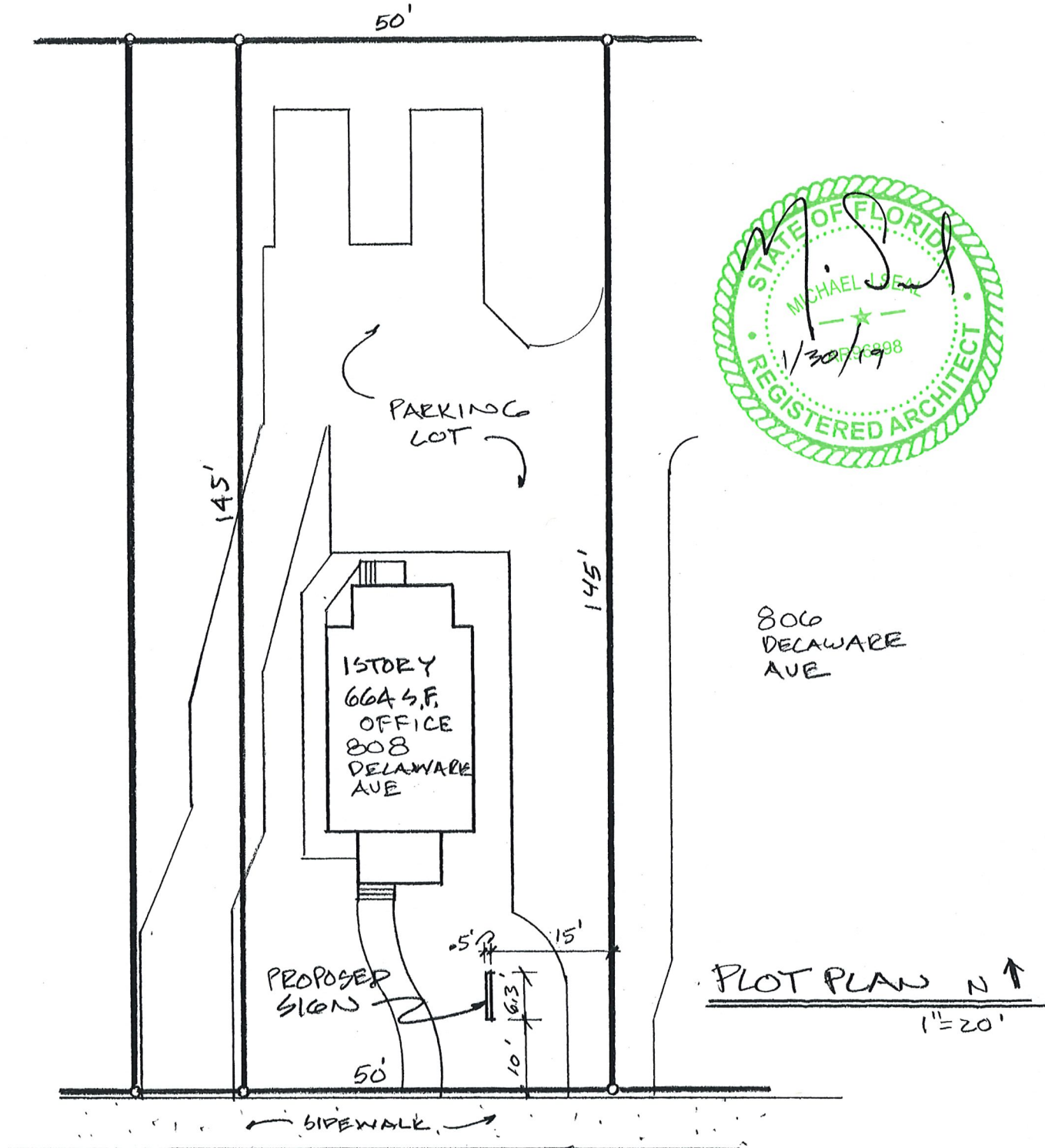
Application Requirements

- \$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.

Architectonic Inc

GROUND SIGN
808 DELAWARE AVE.
FT. PIERCE, FLORIDA

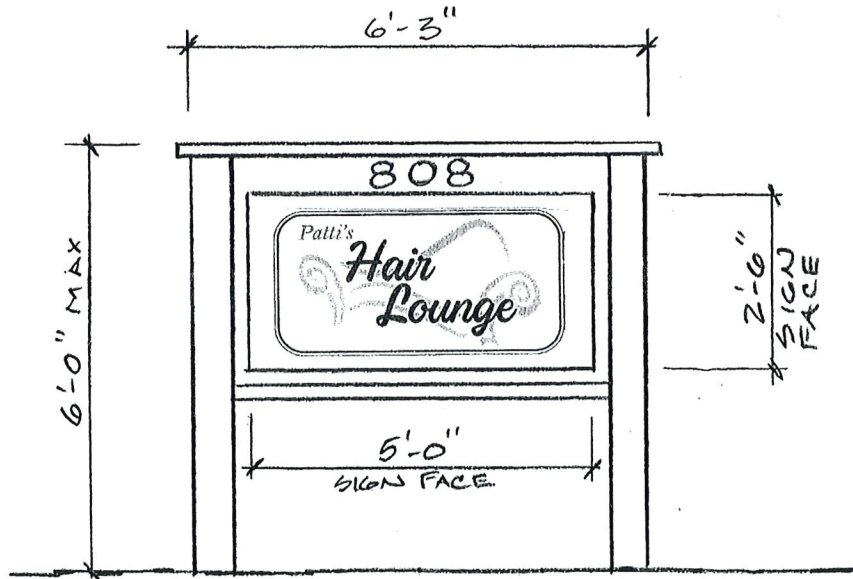
2017 FLORIDA BUILDING CODE
160 MPH, EXPOSURE B
RISK CATEGORY II



Architectonic Inc

GROUND SIGN
808 DELAWARE AVE.
FT. PIERCE, FLORIDA

2017 FLORIDA BUILDING CODE
160 MPH, EXPOSURE B
RISK CATEGORY II



ELEVATION

