

# HISTORIC PRESERVATION BOARD

## BOARD AGENDA

Historic Preservation Board Regular Meeting - Monday, December 14, 2020 - 2:00 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. **APPROVAL OF MINUTES**
  - a. Minutes from the October 26, 2020 meeting
5. **PUBLIC HEARINGS**
  - a. Certificate of Appropriateness 20-67 and Variance - Outdoor Urban Market - 1134 and 1138 Avenue D
  - b. Certificate of Appropriateness 20-69 - Renovation and Monument Sign - 911 Delaware Avenue
  - c. Certificate of Appropriateness 20-70 - Remodeling - 435 N 11th Street
6. **NEW BUSINESS**
  - a. Administratively Approved Certificates of Appropriateness - October 2020
  - b. Administratively Approved Certificates of Appropriateness - November 2020
  - c. Historic Preservation Board Meeting Time

7. **COMMENTS FROM THE PUBLIC**

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 - 2:00 PM**

**4. a.**

Meeting Date: 12/14/2020

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Information

REQUESTED ACTION

Minutes from the October 26, 2020 meeting

LOCATION

RESPONSIBLE STAFF

RECOMMENDATION

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Attachments

Historic Preservation Board Minutes 10/26/20

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**Form Review**

Form Started By: Alicia Rosenthal

Started On: 10/28/2020 04:12 PM

Final Approval Date: 11/18/2020

# DRAFT



CITY OF FORT PIERCE  
**HISTORIC PRESERVATION  
BOARD**

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## Minutes

OF THE REGULAR MEETING OF THE FORT PIERCE HISTORIC PRESERVATION BOARD HELD ON MONDAY, OCTOBER 26, 2020, 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: **Charlie Hayek; Michael Broderick; Holly Theuns; George Johansen; Anthony Westbury; Suzanne Boardman, Chair**

Absent: **Kori Benton**

Staff Present: **Jennifer Hofmeister, Planning Director  
Tanya Earley, Assistant City Attorney  
Maria Lewicka, Historic Preservation Planner  
Alicia Rosenthal, Executive Assistant**

4. **APPROVAL OF MINUTES**

- a. Minutes from the September 28, 2020 meeting

**Motion was made by Charlie Hayek, and seconded by Holly Theuns to approve the minutes from the September 28, 2020 meeting.**

**AYE: Michael Broderick, Holly Theuns, George Johansen, Anthony Westbury, Charlie Hayek, Chair Suzanne Boardman**

Passed

5. **PUBLIC HEARINGS**

a. **Certificate of Appropriateness 20-14 - New Roof - 420 N. 2nd Street**

The clerk introduced Certificate of Appropriateness 20-14 for a new roof at 420 N. 2nd Street, Fort Pierce, Florida.

Madam Chair Boardman asked Assistant City Attorney, Tanya Earley, to explain the Quasi-Judicial Hearing procedures as they apply to all subsequent Quasi-Judicial Hearings.

Before commencing this Quasi-Judicial Hearing, Tanya Earley, Assistant City Attorney, reminded the Board that they serve in both a legislative and quasi-judicial role. When acting as a legislative body, the Board engages in law-making activity by passing laws and establishing policies. When acting as a quasi-judicial body, the Board applies those laws and policies and is held to stricter procedural requirements. Quasi-judicial proceedings are less formal than proceedings before a circuit court but are more formal than the normal Board meeting. Quasi-judicial proceedings must follow basic standards of notice and due process; and decisions must be made based on competent substantial evidence.

Therefore, Board members have a duty to conduct the quasi-judicial proceedings more like judges than legislators. That is why the Commission has established the uniform procedures for quasi-judicial hearings that will be followed today.

Madam Chair Boardman called the proceeding to order.

The clerk confirmed the City complied with advertisement and notice requirements.

Madam Chair Boardman inquired with the Board regarding ex-parte communications and asked Clerk to call the roll:

Ms. Theuns – no

Mr. Johansen – no

Mr. Westbury – no

Mr. Hayek – no

Mr. Broderick - yes

Madam Chair Boardman – no

Madam Chair Boardman opened the public hearing.

The clerk was asked to swear in those wanting to speak during this Quasi-Judicial hearing. Individuals in the audience intending to speak on this item were asked to stand, raise their right hand, and administered an oath to tell the truth, the whole truth, and nothing but the truth. Those that were sworn in were asked to clearly state their name for the record and confirm they were sworn in at such time as they were asked to come forward to testify.

Staff Presentation:

Maria Lewicka, Historic Preservation Planner, provided an overview of the application.

The subject proposal seeks to remove a metal shingle roof and install Standing Seam Metal Panel Roof System which conflicts with the architectural and historical aesthetics of the structure. Preserving roof materials is central to defining the subject structure's overall historic character. Moreover, the Secretary of the Interior's Standards for Rehabilitation do not recommend removal of a major portion of a roof or roofing material that is repairable, as so stated in Standard 6, "deteriorated historic features will be repaired rather than replaced". Roof replacement, if necessary, should be done on an in-kind basis, with the new roof matching the existing materials. Historical roofing materials such as metal shingles should be preserved when possible. If replacement is necessary, similar metal shingles should be used. Based upon Secretary of Interior Standards 2, 5, 6 and 9, staff recommends that the Historic Preservation

Board deny the request for roof replacement, or consider approval of the new roof contingent on submission and approval of an alternative roofing material compatible in architectural texture, style and appearance to the existing historic structure.

Board questions for Staff: Mr. Broderick asked if the roof material is standing seam metal or 5V Crimp because the handout provided by the applicant states both types of roof material. Ms. Theuns asked if the shingles were original and Mr. Westbury asked if the applicant could store the old shingles for use by another historic home. Ms. Lewicka said the application stated standing seam metal roof system.

Applicant questions for Staff: The applicant was not present.

Applicant presentation: None.

Board questions for Applicant: None

Public comment: None

Madam Chair Boardman, seeing no one, closed the public hearing.

Comments by the Board: Mr. Hayek stressed that the Board has approved several standing seam metal roofs in the historic districts and the standing seam metal holds up in a hurricane. Mr. Broderick highlighted that the Secretary of Interior Standards changed to maintain the structure and protect the building.

Ms. Earley noted that the correspondence given to the Board from the applicant will be included as part of the record and if the Board needs additional information the Certificate of Appropriateness can be brought back to the Board at a later date.

**Motion was made by Charlie Hayek, and seconded by Michael Broderick to approve Certificate of Appropriateness 20-14 for a standing seam natural metal roof at 420 N. 2nd Street, as provided in the applicants application, with the provision that if the applicant wants a different type of roof material, the applicant will have to come back before the Board.**

**AYE: George Johansen, Anthony Westbury, Charlie Hayek, Michael Broderick, Holly Theuns, Chair Suzanne Boardman**

Passed

**b. Certificate of Appropriateness 20-62 - New Wall - 604 Beach Court**

The clerk introduced Certificate of Appropriateness 20-62 for the new wall at 604 Beach Court, Fort Pierce, Florida.

Madam Chair Boardman called the proceeding to order.

The clerk confirmed the City complied with advertisement and notice requirements.

Madam Chair Boardman inquired with the Board regarding ex-parte communications and asked Clerk to call the roll:

Mr. Johansen – no

Mr. Westbury – no

Mr. Hayek – no

Mr. Broderick - no  
Ms. Theuns – no  
Madam Chair Boardman – no

Madam Chair Boardman opened the public hearing.

The clerk was asked to swear in those wanting to speak during this Quasi-Judicial hearing. Individuals in the audience intending to speak on this item were asked to stand, raise their right hand, and administered an oath to tell the truth, the whole truth, and nothing but the truth. Those that were sworn in were asked to clearly state their name for the record and confirm they were sworn in at such time as they were asked to come forward to testify.

Staff Presentation:

Maria Lewicka, Historic Preservation Planner, provided an overview of the application.

It is staff's professional recommendation that the design of the proposed wall and gates does not assimilate well with the surrounding area. The basis for this finding is on the long uninterrupted wall area, which is not appropriate nor desirable in historic districts. Based upon Secretary of Interior's Standard #9, staff recommends that the Board approve the request for the construction of the proposed concrete walls and gates with the following conditions:

1. Provide enhanced post design, ornamental caps, spatial encroachment from the wall to avoid the monotony of the wall.
2. Provide wall landscaping to break and soften the wall appearance.
3. Add an additional two (2) to three (3)-foot setback to allow for wall landscaping.
4. Replace the proposed aluminum gates with horizontal wood panels with aluminum gates with aluminum 'ornamental' style pickets similar in design to the existing gate on the south side of the front facade.
5. Provide wall colors that are compatible with the colors of the residential facade.
6. Wall shall conform to the clear vision provisions of Section 125-308.

Board questions for Staff: Mr. Westbury asked if there were any design sketches of the preferred wall. Madam Chair Boardman asked how close the wall is to the sidewalk. Ms. Theuns asked what is on the south side of the property. Mr. Broderick asked about the material being used for the gate openings.

Applicant questions for Staff: None

Applicant presentation: Juan Salazar, Owner, sworn, stated the main reason for the wall and gates is for safety. Mr. Salazar stated he would like to preserve the historic nature and style of the home. Mr. Salazar said he does not agree with condition #3. Mr. Salazar noted that on the south side of the property there is 8 foot high bushes and a fence.

Board questions for Applicant: Madam Chair Boardman asked Mr. Salazar if he is set on the wooden gates.

Public comment: None

Madam Chair Boardman, seeing no one, closed the public hearing.

Comments by the Board: The Board suggested breaking up the wall with aluminum gates and landscaping on the inside of the wall, softening the look of the wall by being creative and artistic or wood slat accents throughout the wall.

**Motion was made by Michael Broderick, and seconded by Charlie Hayek to approve Certificate of Appropriateness 20-62, for a new wall and gates at 604 Beach Court, subject to an agreement being reached between the applicant and the Planning department relative to design features.**

**AYE: George Johansen, Anthony Westbury, Charlie Hayek, Michael Broderick, Holly Theuns, Chair Suzanne Boardman**

Passed

## **6. NEW BUSINESS**

Ms. Theuns asked if a Certificate of Appropriateness approval was given for the canvas over the outdoor eating area at Rooster in the Garden. Ms. Lewicka stated that a Certificate of Appropriateness approval is not needed if a building permit is not required.

Ms. Hofmeister explained that when this first came to the building department the canvas did not extend over the sidewalk. Ms. Hofmeister noted that staff has had conversations with Mr. Gutierrez about coming up with a master sign plan for the Galleria Ms. Hofmeister said staff will make the building department aware that the canvas awnings are extending into the sidewalk.

Board discussion ensued on sending a letter voicing the Boards concerns and having the owner fill out a Certificate of Appropriateness application.

Ms. Earley suggested that staff look into the matter and agenda the item if necessary, at a later date.

### **a. Administratively Approved Certificates of Appropriateness - September 2020**

**Motion was made by Michael Broderick, and seconded by Charlie Hayek to approve the administratively approved Certificates of Appropriateness for September 2020.**

**AYE: Anthony Westbury, Charlie Hayek, Michael Broderick, Holly Theuns, George Johansen, Chair Suzanne Boardman**

Passed

## **7. COMMENTS FROM THE PUBLIC**

There were no comments from the public.

## **8. CONSIDERATION OF ABSENCES**

**Motion was made by Charlie Hayek, and seconded by Michael Broderick to approve the absence of Mr. Benton.**

**AYE: George Johansen, Anthony Westbury, Charlie Hayek, Michael Broderick, Holly Theuns, Chair Suzanne Boardman**

Passed

## **9. ADJOURNMENT**

**Historic Preservation Board - 2:00 PM**

**5. a.**

Meeting Date: 12/14/2020

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Information

REQUESTED ACTION

Certificate of Appropriateness 20-67 and Variance - Outdoor Urban Market - 1134 and 1138 Avenue D

LOCATION

1134 and 1138 Avenue D (Parcel ID: 2409-501-0305-000-7 and 2409-501-0306-000-4)

RESPONSIBLE STAFF

Maria Lewicka, AICP  
Historic Preservation Planner

RECOMMENDATION

Approval

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Attachments

Staff Report

Application

Variance Application

Property Card, 1138 Avenue D

Property Card, 1134 Avenue D

Public Notification

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**Form Review**

Form Started By: Maria Lewicka

Started On: 12/07/2020 09:33 AM

Final Approval Date: 12/07/2020



DECEMBER 14, 2020

**COA 20-67**

**Owner**

Ft. Pierce Redevelopment Agency

**Applicant**

Lincoln Park Young Professionals

**Location**

1134 and 1138 Avenue D

**Parcel ID**

2409-501-0305-000-7

2409-501-0306-000-4

**Historic Status**

Two vacant lots located in the Lincoln Park Historic District.

**Recommendation**

Approval

**Staff**

Maria Lewicka, AICP  
Historic Preservation Planner

**HISTORIC PRESERVATION BOARD : PUBLIC HEARING**



**PROJECT LOCATION**

**GENERAL INFORMATION**

The subject property is located on two (2) vacant lots zoned General Commercial (C-3). The property is adjacent to the Lincoln Theatre and located approximately 600 feet north of Moore's Creek. The intent of the project, titled 'The ROOT' is to engage the Lincoln Park community in bringing back the "Black Wall Street" that the Avenue D District once represented and maintained from the 1940's to 1970's. This area was the main center of commerce and connection to the community. This project will continue the tradition by becoming the seed for businesses to grow and individuals to engage. The location is prime to catalyze this type of activity and provide potential future opportunities to collaborate with the Lincoln Theatre and other enterprises and events. For more detailed information see full application.

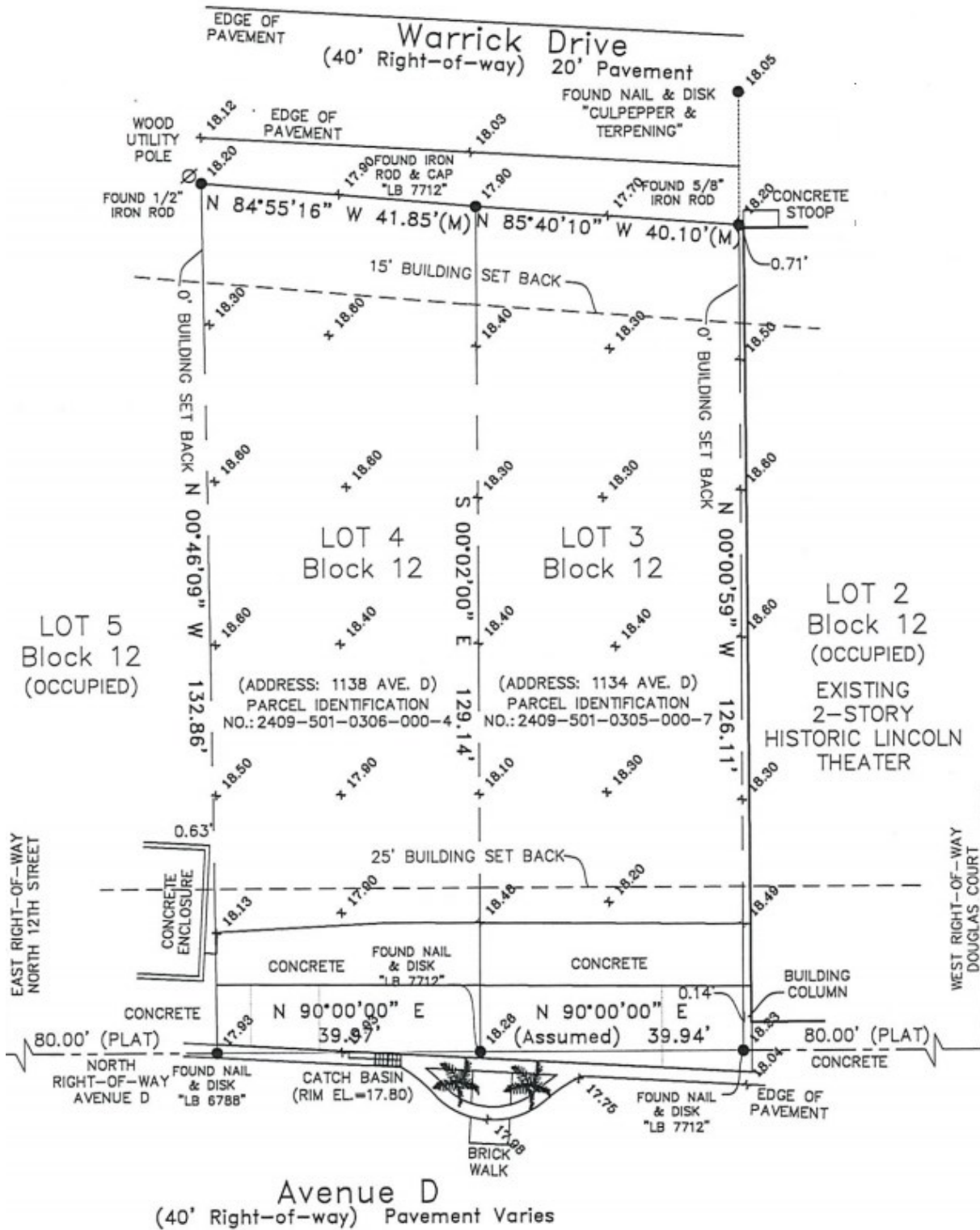
**REQUEST**

The applicant is proposing a temporary installation, five (5) years, of an Outdoor Urban Market and community space with supportive 'shipping container' structures, including the following:

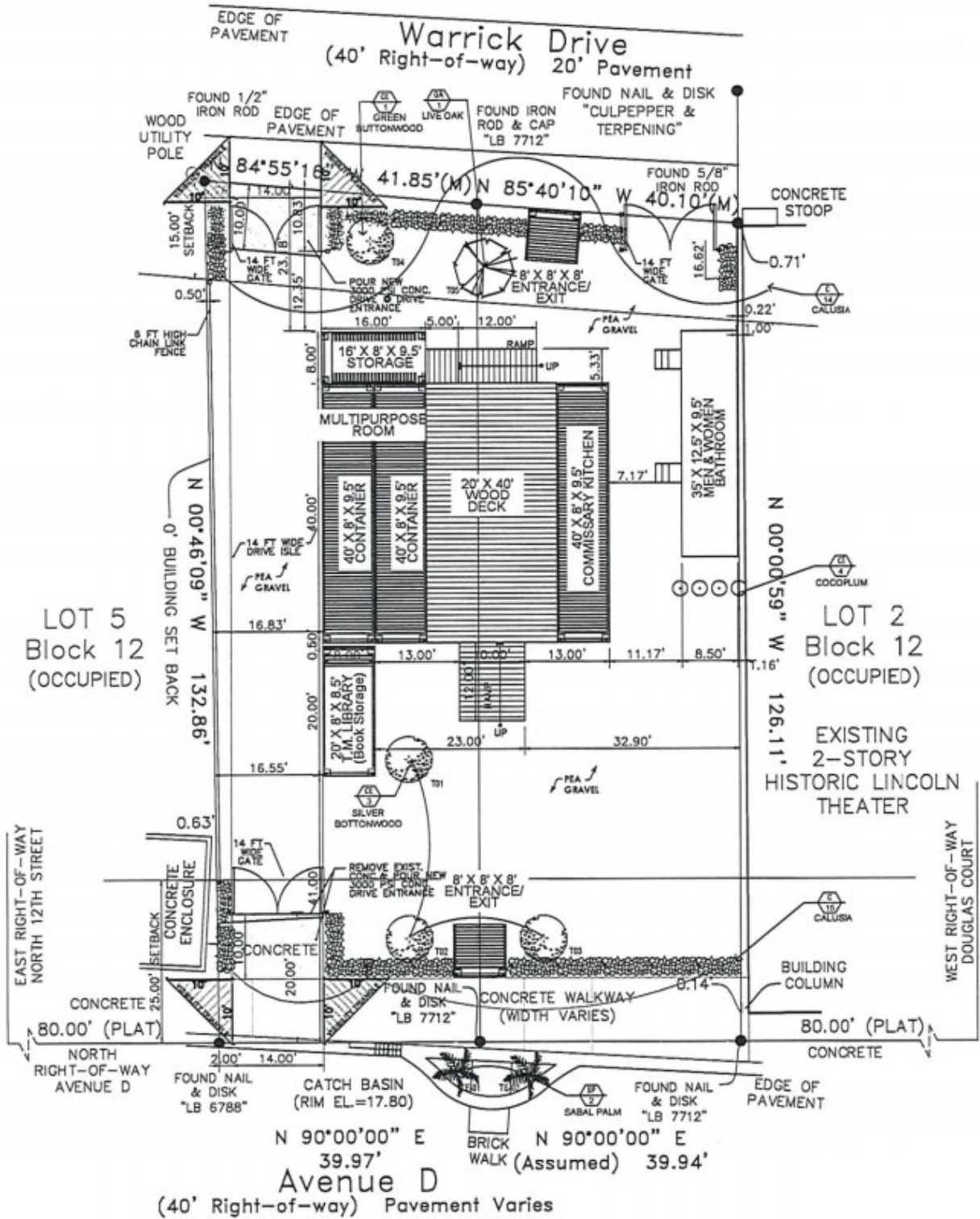
- One (1) 20 x 8 x 8 library
- Two (2) 40 x 8 x 8 classroom/multi purpose spaces
- One (1) 40 x 8 x 9.5 commissary kitchen
- Two (2) gated entry thresholds
- One (1) 6 x 8 x 9.5 storage
- One (1) long term rental portable bathroom
- One (1) wood deck
- One (1) wood entry/exit



SITE LOCATION



**SURVEY OF THE PROPERTY**



PROPOSED SITE PLAN



EXAMPLES OF FLEXIBLE USE OF THE SPACE



Deck space



Interior AC'd space



Entry



Bar

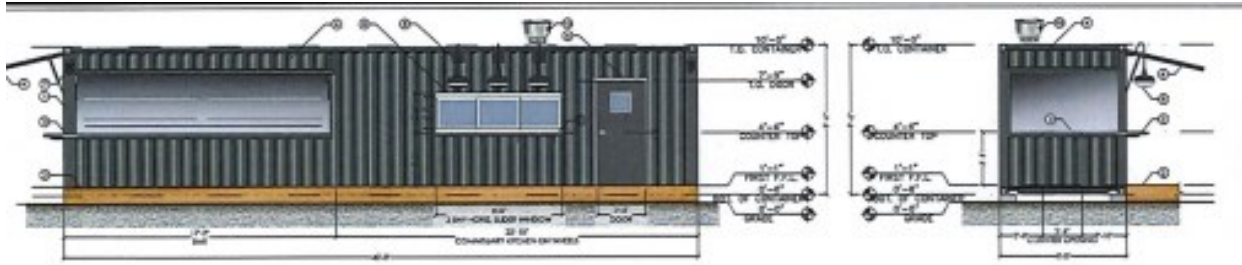
**STRUCTURAL ELEMENTS OF THE ROOT—EXAMPLES**

**EXHIBIT B: SINGLE ADA 13'L x 6'W x 10'H**

**EXHIBIT L: 3 STATION 12-3/4' x 9'W x 11'7" (225 OCCUPANTS)**

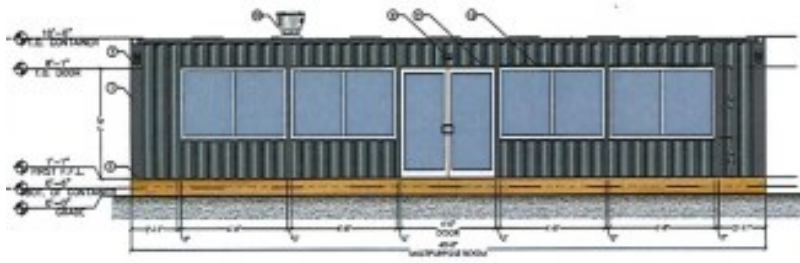
**EXHIBIT M: 5 STATION 21'L x 10'1"W x 11'10" (475 OCCUPANTS)**

**BATHROOM RENTAL OPTIONS**



**1 BAR/ COMMISSARY KITCHEN FRONT ELEVATION**  
SCALE: 1/4"=1'-0"

**2 BAR SIDE ELEVATION**  
SCALE: 1/4"=1'-0"



**3 MULTIPURPOSE ROOM FRONT ELEVATION**  
SCALE: 1/4"=1'-0"



**EXHIBIT D: 8 FT SITE ENTRY/EXIT ARCH WITH GATE AT THE URBAN MIAMI SIMILAR TO THE ROOT ENTRANCE/EXIT.**



**4 TAYLOR MOXEY SIDE ELEVATION**  
SCALE: 1/4"=1'-0"



**5 TAYLOR MOXEY MURAL ELEVATION**  
SCALE: 1/4"=1'-0"

**NOTE: TEMPORARY STRUCTURES**  
ALL STRUCTURES ON SITE ARE  
TEMPORARY WITH THE INTENT TO BE  
LIFTED AND MOVED TO A NEW SITE  
IN THE FUTURE.



**EXHIBIT A: BAR AT THE URBAN MIAMI SIMILAR TO THE ROOT SMALLER BAR CONCEPT**



**EXHIBIT B: COMMISSARY KITCHEN FRONT AT THE URBAN MIAMI SIMILAR TO THE ROOT COMMISSARY KITCHEN**



**EXHIBIT C: MULTIPURPOSE SPACE AT THE URBAN MIAMI SIMILAR TO THE ROOT LARGER MULTIPURPOSE CONCEPT**



**EXHIBIT D: MULTIPURPOSE SPACE AT THE URBAN MIAMI (ANGLED) SIMILAR TO THE ROOT LARGER MULTIPURPOSE CONCEPT**

**STRUCTURAL ELEMENTS OF THE ROOT—EXAMPLES**

## STAFF ANALYSIS

### Secretary of Interior Standards for Consideration

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 will 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.

### Requested Variance

Variance from City Code Section 125-316 Access Control (2)(b)c. Distance to the property lines, to allow a vehicle access at 2 feet from the side property line when required distance from the side property line is 25 feet.

### Variance Criteria/Applicant Response

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.

***There is a pedestrian crosswalk from the North side of Avenue D to the South side of Avenue D. This crosswalk has a pedestrian curb ramp that extends into the parallel parking area with a curb with palm trees at either side of the curb ramp. The location of this pedestrian access is in the middle of the property of our project's south property line. This curb and pedestrian feature occupy roughly 27.5 Ft. of linear feet from east to west of the south property line. There is also a catch basin next to the west side of curb extension. This leaves no opportunity to locate a vehicle access 25 Ft. from the side property lines.***

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

***Yes, the pedestrian crosswalk, curb ramp and palm tree design were created prior to our involvement.***

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.

***The hardship and deprivation of commonly enjoyed property rights would result in undue costs as well as the removal of a crosswalk, curb ramp and trees by the city as these features are outside of our property lines.***

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

***Provide the opportunity to have access at 2 Ft. from the side property lines. There are no other curb cuts along the north side block of Avenue D and this access will exceed the required 50' distance from the nearest roadway intersection.***

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

***The variance requested will not impair the intent of the zoning ordinance or be detrimental to the general public as the vehicle access is not in conflict any other curb cuts of neighboring properties along north side block of Avenue D or in conflict with any other code requirements as understood at this time. If the crosswalk and curb ramp was eliminated to conform to code, that may be more detrimental to the safety of the general public and welfare.***

**S T A F F   R E C O M M E N D A T I O N**

The principal intent of 'The ROOT' is to provide support for commerce, community mobilization and recreational opportunities by preserving and enhancing a sense of place, complementary to the Lincoln Park community culture, public arts and attractiveness to residents and visitors. 'The ROOT' will support the larger redevelopment efforts of the area as desired by the City.

Although the architectural design of the proposed structures is not compatible with the adjacent buildings, the buildings will blend well with the existing surroundings in similar height, scale and color pallet. The structures are temporary and when removed in the future, the essential form and integrity of the historic property and its environment will not be impaired.

Staff recommends approval of the applicant proposal for temporary installation [for five (5) years maximum] of the outdoor urban market and community activity/event space with supportive shipping container structures as the overall proposal and design are consistent with the Secretary of Interior Standards 9 and 10.

Additionally, staff recommends approval of the variance as it meets requirements of City Code Sec. 22-108 of the City Code - Criteria for granting variances (1) through (5).



RECEIVED

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

OCT 29 2020

COA#

20-67

**Certificate of Appropriateness Application**

CITY OF FORT PIERCE  
PLANNING & ZONING

**Building & Site Information**

Address of the Site: 1134 Avenue D & 1138 Avenue D  
 Parcel ID #: 2409-501-0305-000-7 & 2409-501-0306-0004  
 Type of Designation:  Contributing  Non-contributing Site within the Ave D Historic District  
 Individually Designated Site, City Commission Resolution No. \_\_\_\_\_

**Property Owner / Applicant Information**

Property Owner(s)  
 Name(s): Fort Pierce Redevelopment Agency  
 Mailing Address: P.O. BOX 1480 FT Pierce FL 34954  
 Phone Number(s): 772-467-4170 Email: NMIMMS@cityoffortpierce.com

Applicant  
 Name(s): LINCOLN PARK YOUNG PROFESSIONALS  
 Mailing Address: P.O. BOX 3982 Fort Pierce, FL 34982  
 Phone Number(s): N/A Email: LPYPCAPE@GMAIL.COM

Representative  
 Name(s): Amie Calisti  
 Mailing Address: 6872 Caviro Ln Boynton Beach FL 33437  
 Phone Number(s): 845 641 4042 Email: AMIE@ACALISTI.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, NICHOLAS C MIMMS as Owner(s) of the subject property do hereby authorize the filing of this application on my/our behalf.

[Signature]  
Signature of Owner

10/28/20  
Date

AMW  
10/4/2020

**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) Outdoor Urban market & community space w/  
 Other (describe) Supportive shipping container structures

Please provide a detailed description of the proposed work to be performed: Shipping container structures include:

- (1) 20x8x8 Library, (2) 40x8x9.5 classroom/multi purpose space,  
 (1) 40x8x9.5 Commissary kitchen, (2) Gated entry thresholds,  
 (1) 16x8x9.5 storage, and a long term rentable portable bathroom(s), also  
 a wood deck and wood gated entry/exit.

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): 125-316 (b)(2)(c)  
driveway distance to side property line.

**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.



**A. CALISTI, LLC**

Amie Calisti, AIA (AR99591)  
6872 Caviro Ln., Boynton Beach FL, 33437

Lincoln Park Young Professionals  
The ROOT  
**Certificate of Appropriateness Narrative**

for

City of Fort Pierce Planning Department  
100 N US 1, Fort Pierce, FL 3950

Prepared By:  
Amie Calisti (Architect/ Agent)  
December 01, 2020



## A. CALISTI, LLC

Amie Calisti, AIA (AR99591)  
6872 Caviro Ln., Boynton Beach FL, 33437

### **I. General Information**

The subject property is located on two adjacent vacant lots at 1134 Avenue D and 1138 Avenue D, zoned C-3 General Commercial, and legal description is as follows: LINCOLN PARK NO 2 BLK 12 LOT 3 (OR 3043-1024) Revised Subdivision of Lincoln Park Plat Book 4, Page 11.

This application seeks to provide temporary modular structures to create a community space for Lincoln Park. This project, titled The ROOT, will provide programming to support commerce, community mobilization, and recreational opportunities that fits into the larger redevelopment efforts of the area as desired by the City.

### **II. Cultural & Historical Significance**

The subject property is in a prominent location within the Avenue D Historic District, adjacent to the Lincoln Theater, approximately 90 feet north of the church, JC Mission of Hope, and approximately 600 feet north of Moore's Creek. The intent of the ROOT is to engage the Lincoln Park community in bringing back the "Black Wall Street" that the Avenue D District once represented and maintained from the 1940's to the 1970's. This area was the main source of commerce and connection for the community. This project will continue the tradition that staple establishments such as Granny's Kitchen provided for the Highwaymen and Baker's Bar made for artists from the Chitlin' Circuit by becoming the seed for businesses to grow and individuals to engage. The location is prime to catalyze this type of activity and is strategically nestled in the community, providing potential future opportunities to collaborate with the Lincoln Theater and others.

### **III. Structure Typology**

The temporary nature of the project requires a structure that can be easily lifted and moved to a new site to re-start the community engagement programming. Therefore, shipping containers are the ideal structure to use. This building approach has been utilized successfully in other parts of Florida within a Historic District. One community example is Sistrunk in Fort Lauderdale. In 2013 a 20 foot Shipping container was modified to open with the long side as a stage. It continues to serve as a local community hub, operated by local community members under the direction of the local Housing Authority. Main events and uses include, after school programming, Sistrunk's "the Soup" talent competition, community healing and discussions, and healthy food events. This community hub is known as the "Megaphone: Amplifying the Voice of the Community."

### **IV. Taylor Moxey Library**

The initial structure on site will be the Taylor Moxey Library to act as the seed to The ROOT. It technically is not a library as it acts more as a book storage area for people to enter, select a book and leave to read it in a different location. The 20 foot shipping container has been modified to abide by CPTED design guidelines for a non air conditioned space.

The Taylor Moxey Library in the Historic District of Northwood in West Palm Beach, Florida serves as a community activation center for all ages accompanied by an outdoor picnic area and stage. It is operated by local community members under the direction of the WPB CRA. Main events and uses include performances, community gatherings, and education. The mission is to empower, educate and endow young girls and boys with the tools necessary for them to become civic-minded entrepreneurs and leaders.



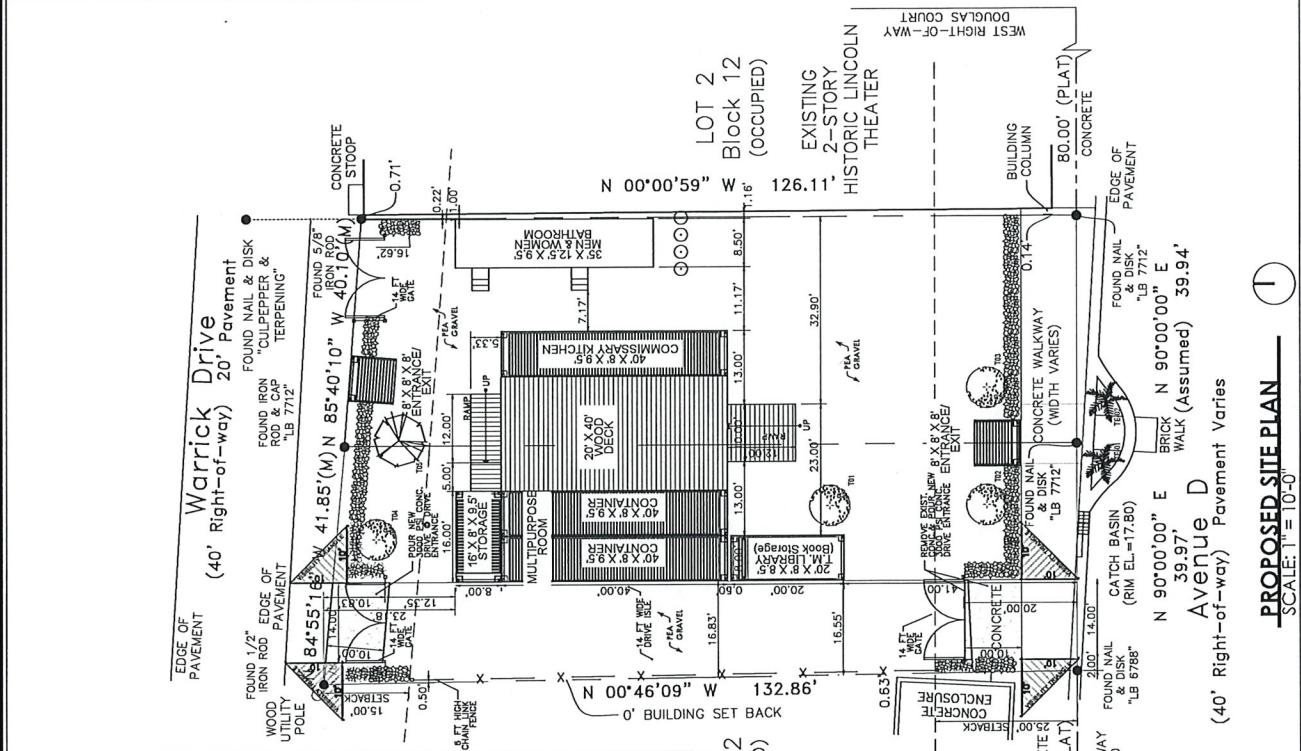
A. CALISTI, LLC  
 402 Central Express Road, #1347  
 Ft. Pierce, FL 34950  
 PHONE: 888.441.1111  
 FAX: 888.441.1111

Amie Calisti  
 Digitally signed by  
 Amie Calisti  
 Date: 2020.12.02  
 1036484545007

- DATE: DEC 1, 20
- BLDG. DEPT. PLAN
- CONTRACT NO.
- REVISIONS:
- BLDG. DEPT. PLAN
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- BLDG. DEPT. PLAN
- REVISIONS:

Parcel ID: 2409-501-0305-000-7  
 FORT PIERCE, FL 34950  
 New Community Event Space  
 1134 & 1138 Avenue D

Site Plan and Notes  
 MANAGED BY: AC  
 DRAWN BY: AC  
 REVIEWED BY: AC  
 SHEET: SP-1

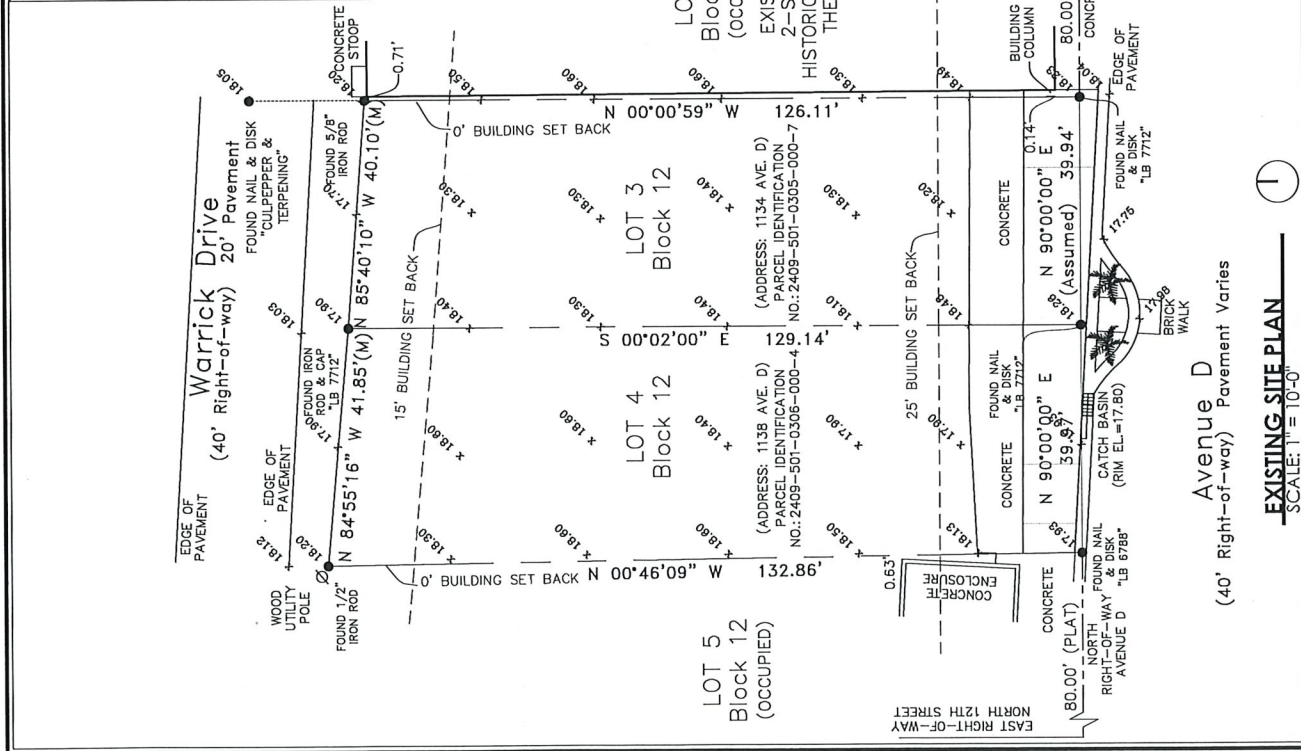


SITE INFORMATION	
LEGAL DESCRIPTION	NEW CONSTRUCTION
CONSTRUCTION	FLORIDA BUILDING CODE 2017
TYPE	BUILDING CODE
ZONING DESIGNATION	REGULATED
FRONT YARD SETBACK	25'-0" PL. 40'-0" PL.
SIDE YARD SETBACK	0 PL. 5'-0" PL.
REAR YARD SETBACK	5'-0" PL. 10'-0" PL.
MAX. STRUCTURE HEIGHT	PROHIBITED
MINIMUM LOT WIDTH	10' from grade
MINIMUM LOT AREA	10,400 S.F.
MINIMUM LOT AREA	10,400 S.F.
MAX. LOT COVERAGE	PROPOSED LOT COVERAGE
MAX. FLOOR COVER.	2042 SQ. FT. = 28%
FLOOD ZONE X	7562 SQ. FT.

AREA CALCULATIONS	
Multipurpose A & B (Under Air)	640 S.F.
Commissary Kitchen (Under Air)	320 S.F.
Gayle Money Library	128 S.F.
Open Wood Porch	800 S.F.
TOTAL SQ. FT. UNDER AIR	1,778 S.F.
TOTAL SQ. FT. UNDER AIR	940 S.F.

NOTE: TRASH DISPOSAL  
 TRASH CANS WITH WHEELS STORED  
 IN THE STORAGE CONTAINER. THE  
 CANS/ BINS WILL BE PLACED  
 IN THE SCHEDULED PICKUP ZONE ON  
 DESIGNATED DAYS.

NOTE: TEMPORARY STRUCTURES  
 TO BE CONSTRUCTED ON THE SITE  
 TEMPORARY WITH THE INTENT TO BE  
 LIFTED AND MOVED TO A NEW SITE  
 IN THE FUTURE.







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# The Root Temporary Structures

— Precedent Studies South Florida —

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# Precedent Studies for Temporary Structures

## Example Projects:

- The Urban | Miami, FL
- Sistrunk's Megaphone | Ft. Lauderdale, FL
- Taylor Moxey Library | West Palm Beach, FL
- Sparkmans Wharf | Tampa, FL

## Example Builders List:

- Wyn-box | Miami, FL, <https://www.wyn-box.com/>
- Little River Box | Miami, FL <http://www.littleriverboxcompany.com/>



## The Urban

Location: Overtown, Miami, FL

Duration: 2018 | 3 years

Managed by: Private Corporation

Description: Three 40' Shipping containers, one modified to open long side as a bar, the others combined with a double door and windows that encase an AC'd space & kitchen. Serves as community revitalization and redevelopment catalyst, operated by local community members under the direction of a local business. Main events and uses: art showcases, music concerts, economic and community development activities, soulfully curated food market, and local retail vendors.



<https://theurban.miami/about-us/>



Interior AC'd space



Bar



Deck space



Entry

# The Megaphone

Location: Sistrunk Ft. Lauderdale, FL

Duration: 2013 | 7 years

Managed by: Ft. Lauderdale Housing Authority

Description: 20' Shipping container modified to open long side as a stage. Serves as local community hub, operated by local community members under the direction of the local Housing Authority. Main events and uses include, after school programing, Sistrunk's "the Soup" talent competition, community healing and discussions, and healthy food events. This community hub is known as the "Megaphone: Amplifying the Voice of the Community."

<https://www.youtube.com/watch?v=7H1ZSi0ztVc&feature=youtu.be>



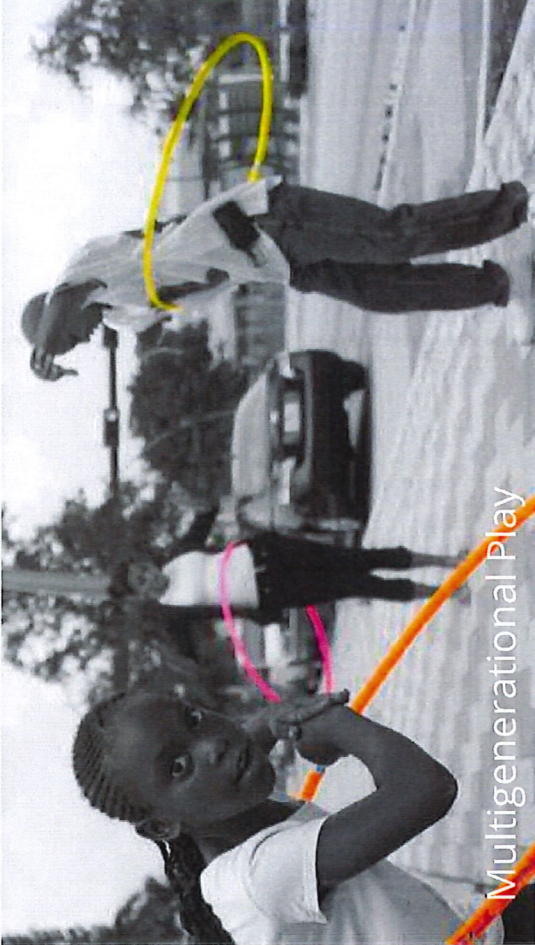
<https://megaphonesistrunk.weebly.com/the-megaphone.html>



Community



Stage



Multi-generational Play



Art: Sculpture + Mural

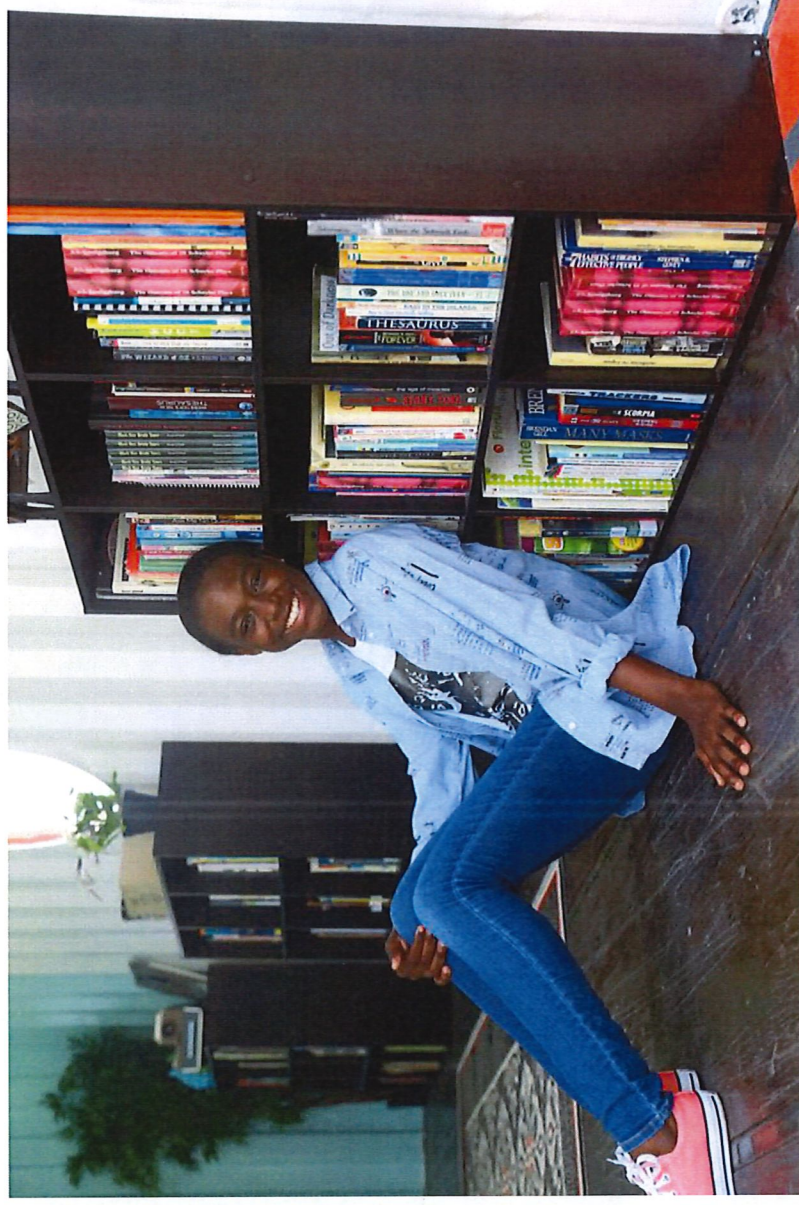
## Taylor Moxey Library

Location: West Palm Beach, FL

Duration: 2018 | 2 years

Managed by: Local Neighborhood

Description: 20' Shipping container, modified to abide by CPTED design guidelines for a non AC'd library with outdoor picnic area and stage . Serves as community activation center for all ages operated by local community members under the direction of the WPB CRA. Main events and uses: performances, community gatherings, and education. The mission is to empower, educate and endow young girls and boys with the tools necessary for them to become civic-minded entrepreneurs and leaders.



<https://downtownwpb.com/taylormoxeylibrary/>



Interior



Exterior space



Local artist mural

## Sparkman Wharf

Location: Tampa, FL

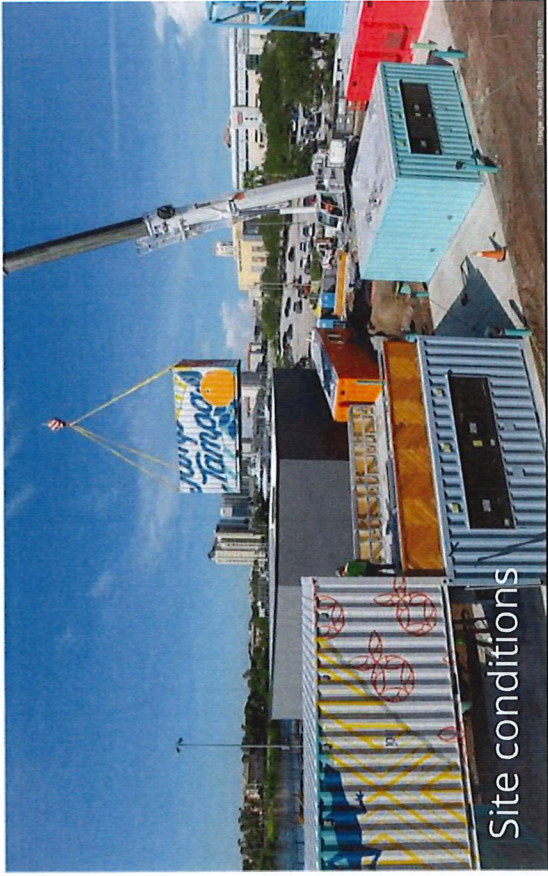
Duration: 2019 | 1 year

Managed by: [Mark Gold](#) and  
Mishorim Real Estate

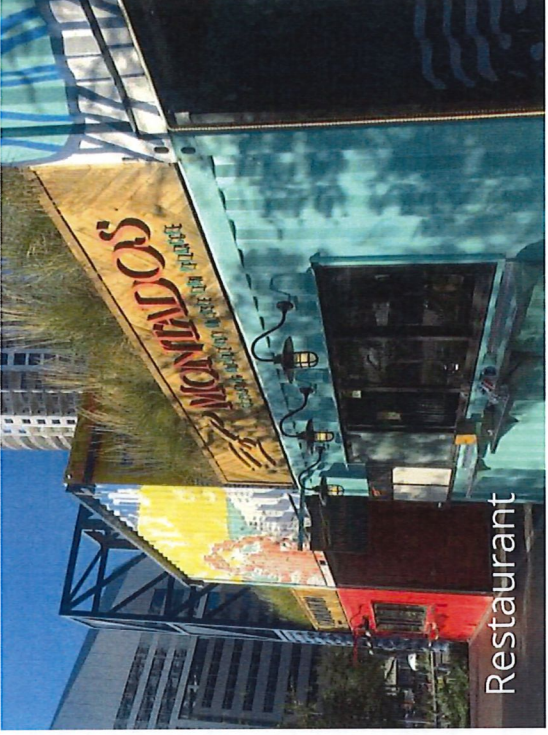
Description: 14-unit, 26,240-square-foot commercial facility that will primarily consist of food and beverage service vendors housed in repurposed shipping containers, but also include recreational facilities for the general public like a lawn and a biergarten. It hosts live bands as well as events. The project revitalized the previously struggling waterfront property by attracting local customers and tenants in the Channelside Bay Plaza.



<https://www.bizjournals.com/tampabay/news/2019/12/11/plans-filed-for-shipping-container-food-park-in.html>



Site conditions



Restaurant



Community Space

## Wyn-Box

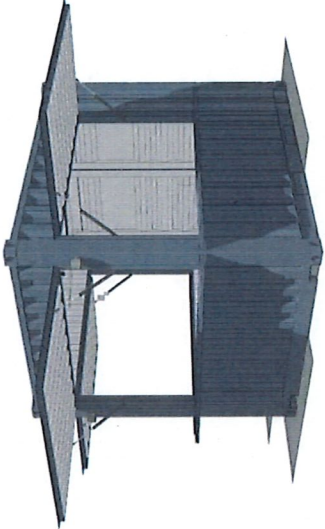
Location: Miami, FL  
Designs, develops and manufactures modular buildings and shipping container projects with options for pre-designed pop up structures.



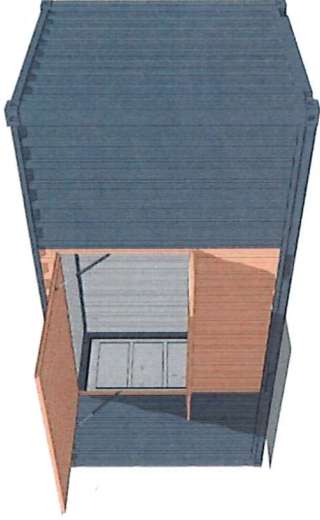
<https://www.wyn-box.com/>



10' starter box



10' starter box



20' starter box

### Pop up relocatable modular buildings for purchase



## Little River Box Co

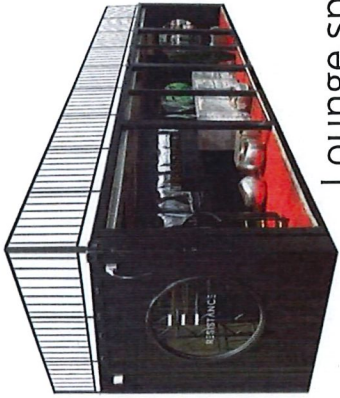
Location: Miami, FL  
LRBC create homes, micro boutiques, pop-up bars, kiosks, kitchens, event spaces, restaurants, bathrooms, and flex spaces. These units can be built to suit for a specific brand and design of their client's choice. The vision is to create environments that activate communities by building places of commerce in a quick and effective way.



<http://www.littleriverboxcompany.com/>



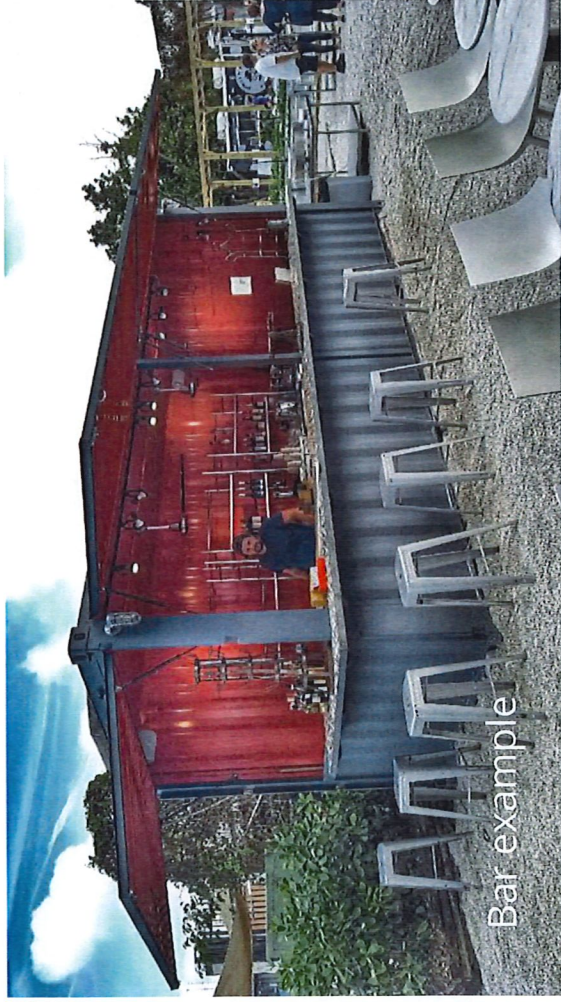
Indoor restaurant



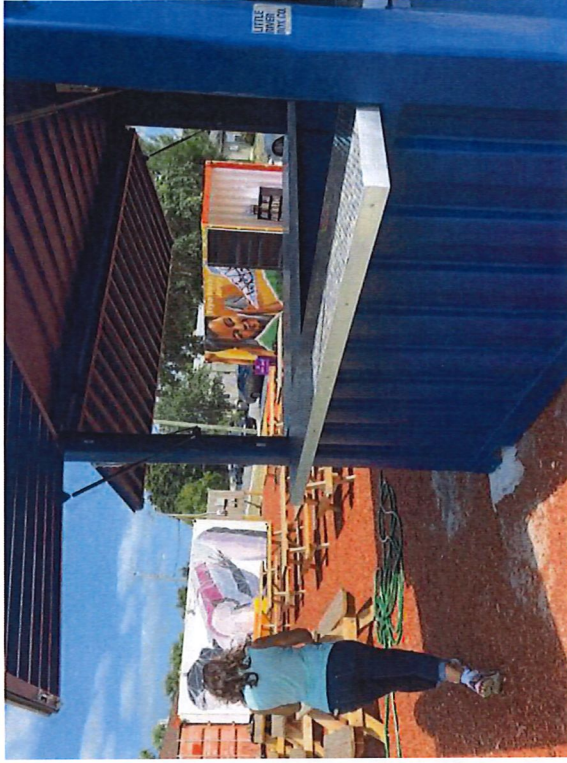
Lounge space



Indoor entertainment



Bar example

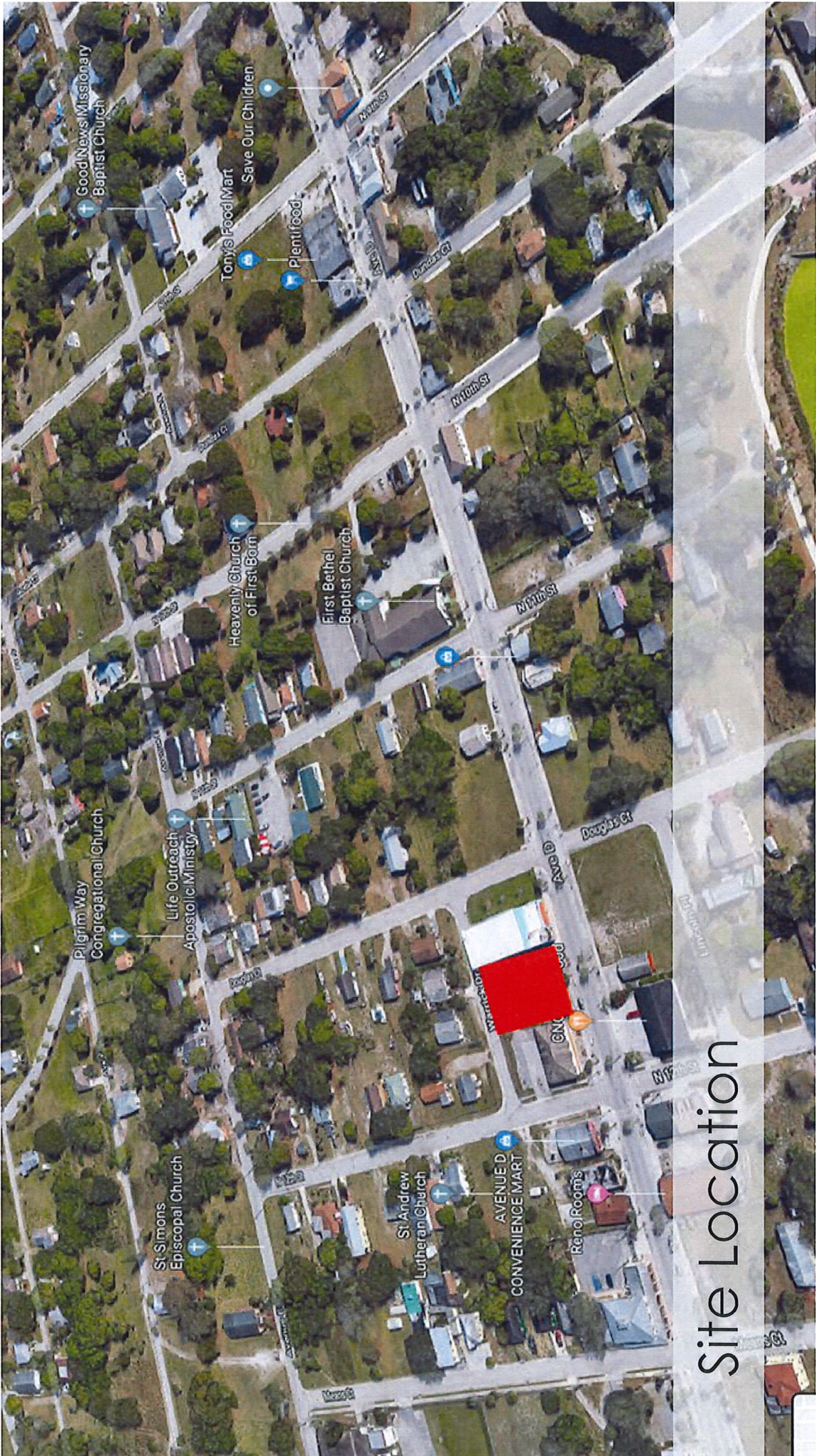


# The ROOT

- Lincoln Park Young Professionals' (LPYP) The Root concept is based on an open space that engages the community through food, pop-up spaces for small business owners and entertainment with temporary structures.

ALLEGANY FRANCISCAN MINISTRIES COMMON  
GOOD INITIATIVE has partnered with LINCOLN PARK  
YOUNG PROFESSIONALS to develop THE ROOT!





Site Location



Parcel

SPECIAL EVENT

PERFORMANCE

THIS IS THE  
**PRELIMINARY DESIGN.**  
COLORS AND DESIGN  
HAVE BEEN UPDATED  
ON ARCHITECTURAL  
DRAWINGS TO  
REFLECT CURRENT  
DESIGN

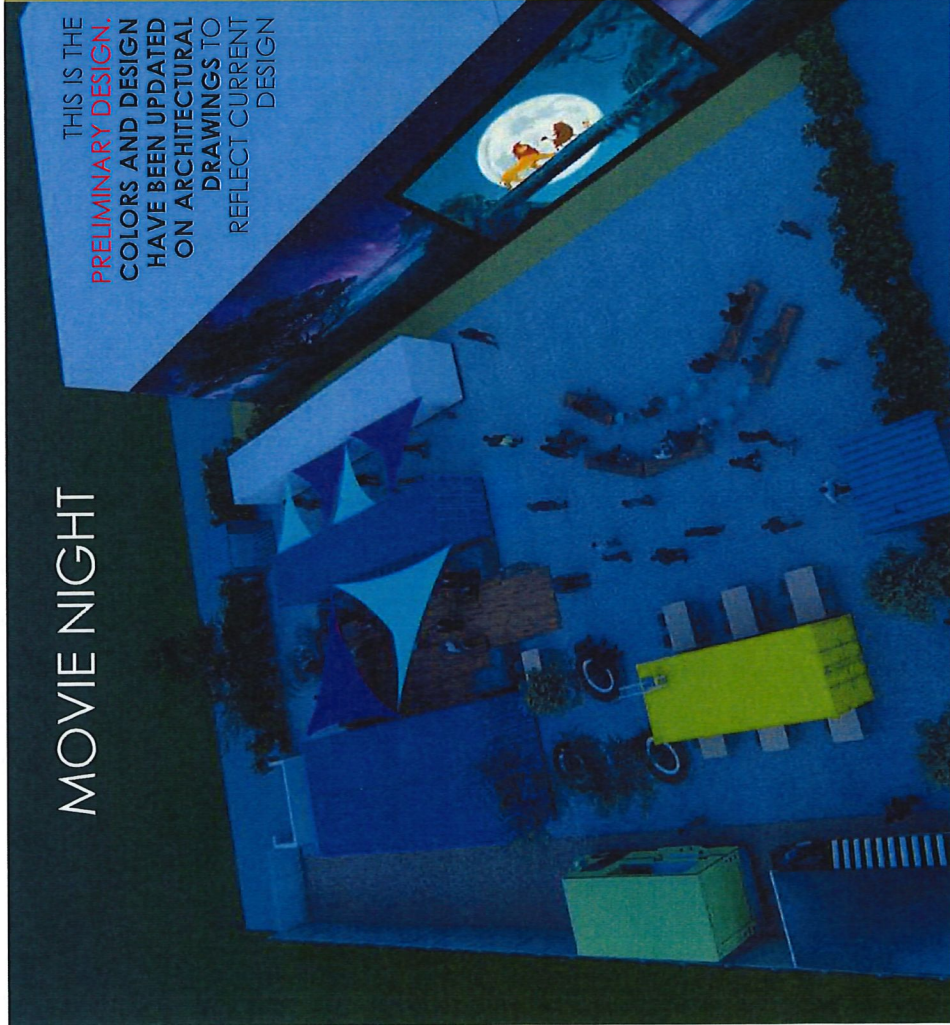


PROGRAMMING COMMUNITY ENGAGEMENT

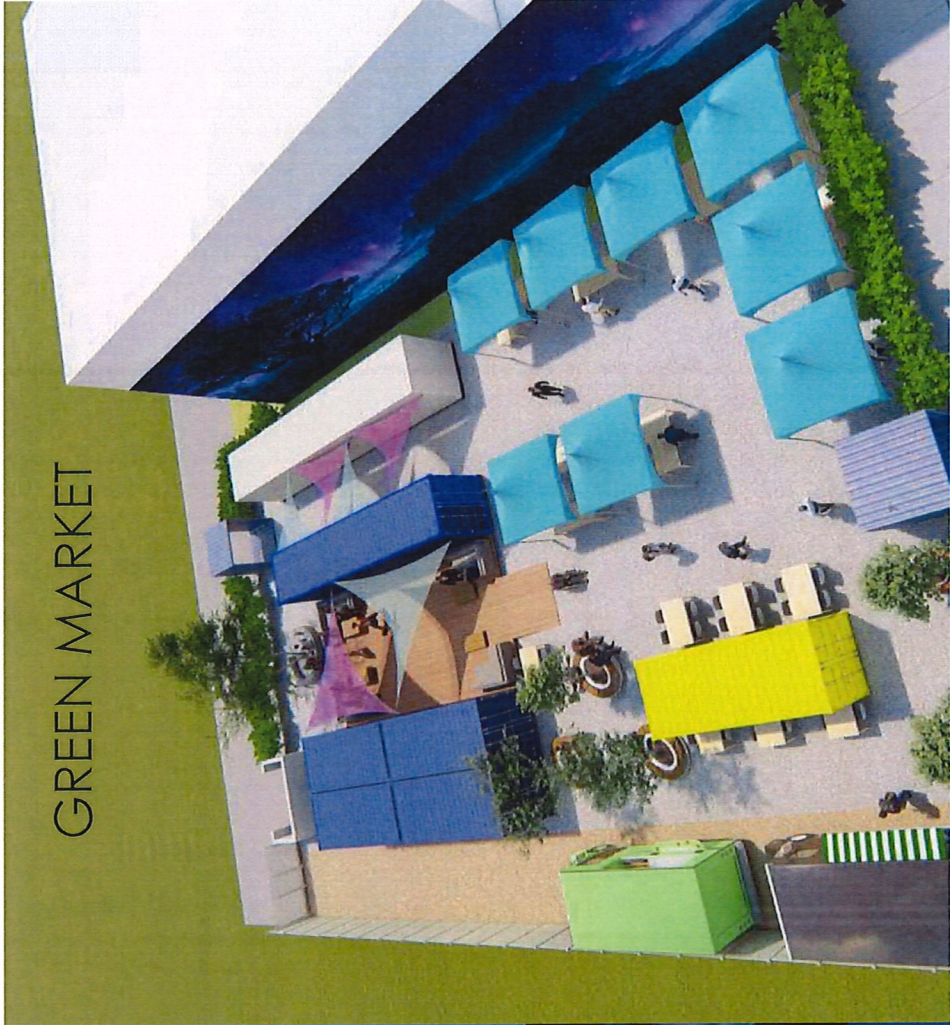


# MOVIE NIGHT

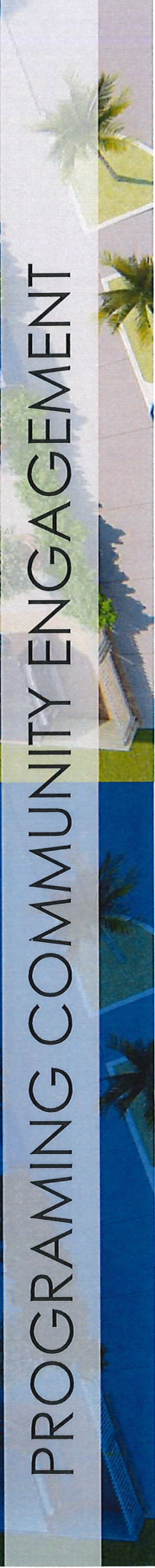
THIS IS THE  
**PRELIMINARY DESIGN.**  
COLORS AND DESIGN  
HAVE BEEN UPDATED  
ON ARCHITECTURAL  
DRAWINGS TO  
REFLECT CURRENT  
DESIGN



# GREEN MARKET



# PROGRAMMING COMMUNITY ENGAGEMENT





RECEIVED

OCT 29 2020

CITY OF FORT PIERCE  
PLANNING & ZONING

**VARIANCE**

Property address or Location 1134 Avenue D & 1138 Avenue D  
Parcel ID #(s) 2409-501-0305-0007 & 2409-501-0306-0004  
Project description Outdoor Urban Market & Community event space

Fort Pierce Redevelopment Agency  
Property Owner(s)  
P.O. Box 1480 ~~2000~~  
Street Address  
Fort Pierce FL 34954  
City State Zip  
772 467 4170  
Phone Number  
nmimms@cityoffortpiece.com  
Email Address

Amie Calisti, Architect, Acalisti LLC  
Applicant/Representative, Title, Company  
6872 Cayiro Ln  
Street Address  
Boynton Beach FL 33437  
City State Zip  
845 641 4042  
Phone Number  
amie@acalisti.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) [Signature]

STATE OF -- COUNTY  
The foregoing instrument was acknowledged before me this 29 day of OCT, 2020, by Nick Mimms who is personally known to me or has produced as identification.

[Signature]  
Signature of Notary

(seal)



MIRIAM GARCIA  
NOTARY PUBLIC  
STATE OF FLORIDA  
Comm# GG915754  
Expires 10/23/2023

**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

[Signature]  
10/21/2020

# VARIANCE

## Section 125-316 (b)(2)(c)

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: Provide a variance to allow

a vehical access at 2 FT from the side <sup>property lines.</sup>

Reason for request: The code requirement for the location

for a site vehical access can not be met due to existing location of crosswalk, curb ramp & Palm Trees.

Existing Use: Vacant Lot Date Property was Purchased: \_\_\_\_\_

Alterations made to the site since purchase: None

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

If yes, what has changed since the denial? \_\_\_\_\_

### Application Outlook

**Pre-Application Meeting**  
Wednesday Afternoons



**Application Intake Meeting**  
Call to schedule



**Technical Review Committee**  
3rd Thursday



**Board of Adjustment**  
4th Thursday

### 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:



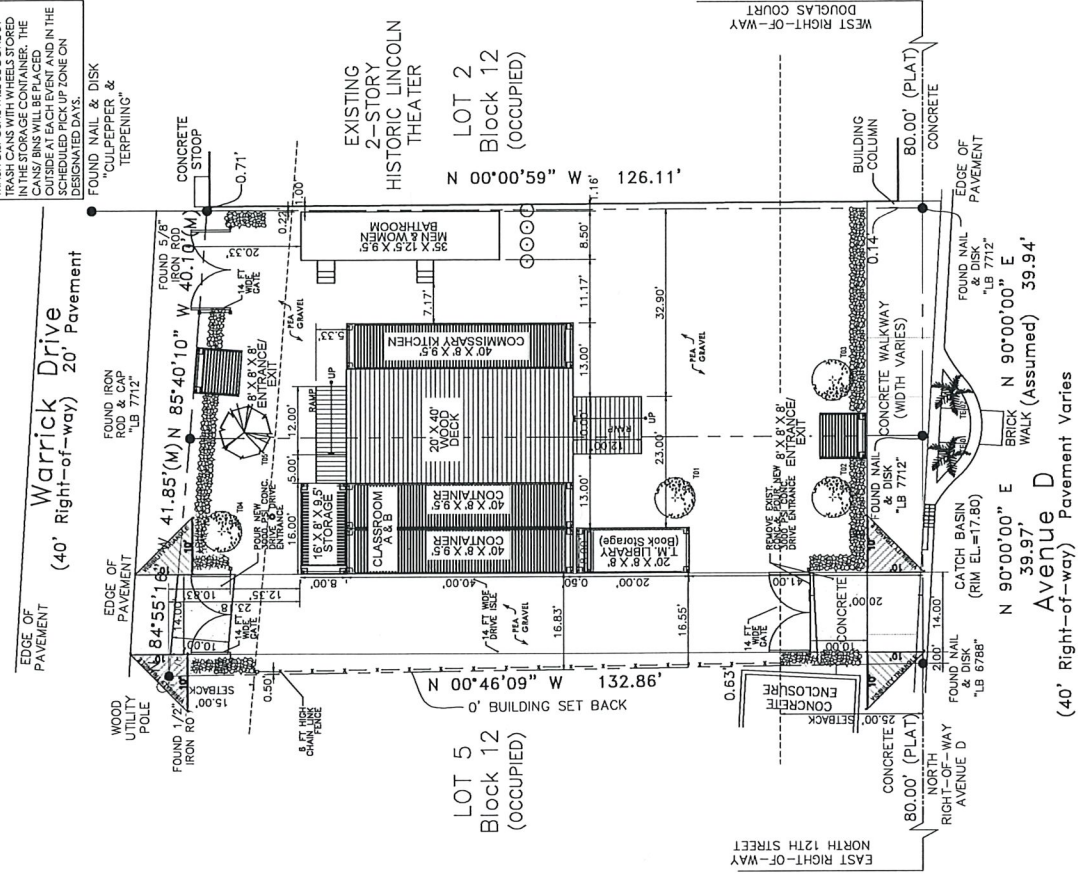
A. CALISTI, LLC  
 4622 Central Expressway, Suite 100  
 Fort Pierce, FL 34950  
 Phone: 888.441.4422

DATE: OCT. 30, 20  
 BLOCK DEPT. PLAN CORRECTIONS:  
 REVISIONS:  
 BLOCK DEPT. PLAN REVISIONS:

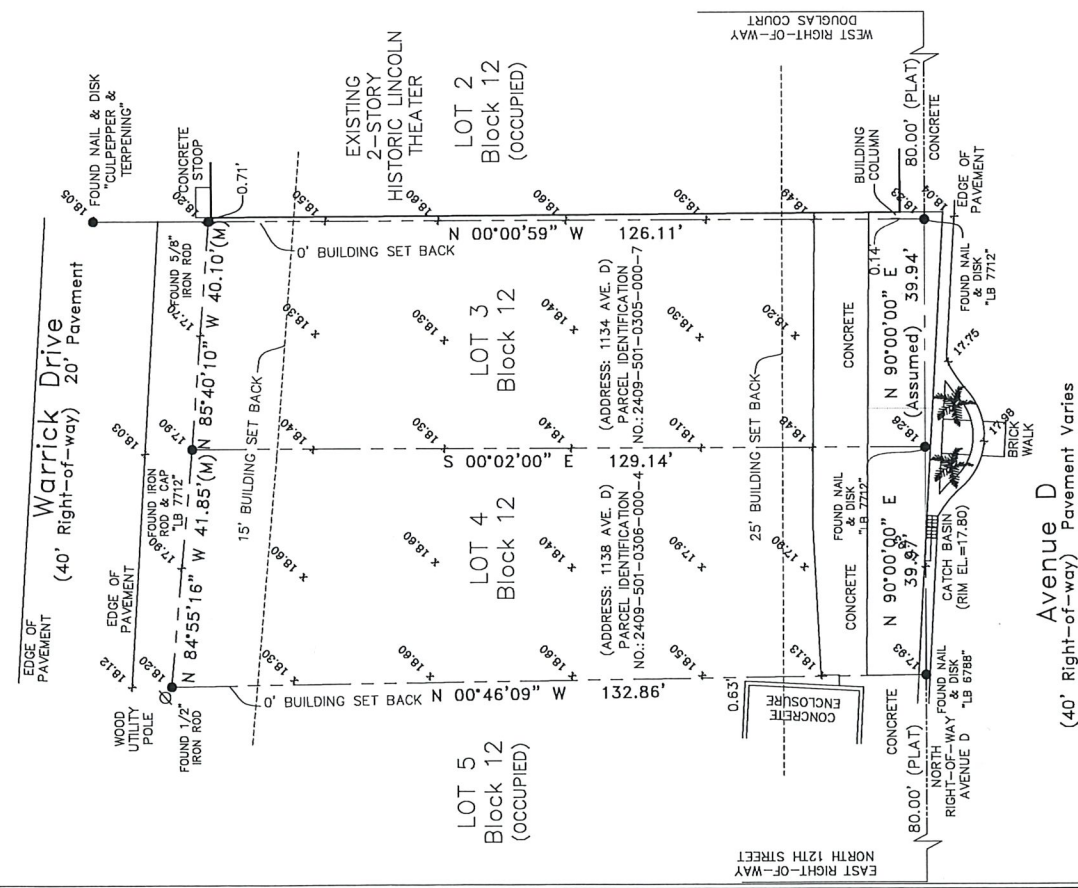
Parcel ID: 2409-501-0305-000-7  
 FORT PIERCE, FL 34950  
 1134 & 1138 Avenue D  
 New Community Event Space

Site Plan and Notes  
 MANAGED BY: AC  
 DRAWN BY: AC  
 CHECKED BY: AK  
 SHEET: SP-1

NOTE: TRASH DISPOSAL BINS SHALL BE PROVIDED BY THE CLIENT. BINS SHALL BE PLACED WITH WHEELS CLOSED IN THE STORAGE CONTAINER. THE CANS/BINS WILL BE PLACED OUTSIDE AT EACH EVENT AND IN THE SCHEDULED PICKUP ZONE ON DESIGNATED DAYS.  
 FOUND NAIL & DISK "CULPEPPER & TERPENING"



PROPOSED SITE PLAN  
 SCALE: 1" = 10'-0"



EXISTING SITE PLAN  
 SCALE: 1" = 10'-0"





## A. CALISTI, LLC

Amie Calisti, AIA (AR99591)  
6872 Caviro Ln., Boynton Beach FL, 33437  
845.641.4042 amie@acalisti.com

**October 1 2020**

**To: Fort Pierce – Planning and Zoning Department  
2300 Virginia Avenue Ft. Pierce, FL 34982**

**Project Address: 1134 & 1138 Avenue D Fort Pierce, FL 34950**

### **Historic Zoning Division Variance Criteria**

- 1. Describe those conditions peculiar to the specific property and not applicable to the other lands, structures, or building in the same zoning district.**  
There is a pedestrian cross walk from the North side of Avenue D to the South side of Avenue D. This crosswalk has a pedestrian curb ramp that extends into the parallel parking area with a curved curb with palm trees at either side of the curb ramp. The location of this pedestrian access is in the middle of the property of our project's south property line. This curb and pedestrian feature occupy roughly 27.5 Ft. of linear feet from east to west of the south property line. There is also a catch basin next to the west side of curb extension. This leaves no opportunity to locate a vehicle access 25 Ft. from the side property lines.
- 2. Do special conditions or circumstances result from actions other than that of yours? Please explain**  
Yes, the pedestrian crosswalk, curb ramp and palm tree design were created prior to our involvement.
- 3. Identify any undue hardships or deprivation of commonly enjoyed property rights what would result in the literal interpretation of the code for the zoning district.**  
The hardship and deprivation of commonly enjoyed property rights would result in undue costs as well as the removal of a cross walk, curb ramp and trees by the city as these features are outside of our property lines.
- 4. What is the minimum variance that would give the reasonable use of the land, building, or structure?**  
Provide the opportunity to have a vehicle access at 2 ft from the side property lines. There are no other curb cuts along the north side block of avenue D and this access will exceed the required 50' distance from the nearest roadway intersection.
- 5. Explain how the variance requested would not impair the intent of the zoning ordinance or be detrimental to the general public welfare.**  
The variance requested will not impair the intent of the zoning ordinance or be detrimental to the general public as the location of the vehicle access is not in conflict any other curb cuts of neighboring properties along north side block of avenue D or in conflict with any other code requirements as understood at this time. If the crosswalk and curb ramp was eliminated to conform to code, that may be more detrimental to the safety of the general public and welfare.

Feel free to call me with any questions.

Sincerely,  
Amie Calisti, AR99591  
Voice | 845.641.4042

### Property Identification

Site Address: 1138 Avenue D  
 Sec/Town/Range: 09/35S/40E  
 Parcel ID: 2409-501-0306-000-4  
 Jurisdiction: Fort Pierce

Use Type: 8900  
 Account #: 21278  
 Map ID: 24/09N  
 Zoning: General Co

### Ownership

Fort Pierce Redevelopment Agen  
 PO Box 1480  
 Fort Pierce, FL 34954

### Legal Description

LINCOLN PARK NO 2 BLK 12 LOT 4 (OR 3043-1024)

### Current Values

Just/Market Value: \$5,200  
 Assessed Value: \$5,200  
 Exemptions: \$5,200  
 Taxable Value: \$0



### Property taxes are subject to change upon change of ownership.

- Past taxes are not a reliable projection of future taxes.
- The sale of a property will prompt the removal of all exemptions, assessment caps, and special classifications.

### Total Areas

Finished/Under Air (SF): 0  
 Gross Sketched Area (SF): 0  
 Land Size (acres): 0.12  
 Land Size (SF): 5,200

Taxes for this parcel: SLC Tax Collector's Office   
 Download TRIM for this parcel: Download PDF

### Building Design Wind Speed

Occupancy Category	I	II	III & IV
Speed	140	160	160

### Sale History

Date:	Dec 11, 2008
Book/Page:	3043 / 1024
Sale Code:	XX03
Deed:	WD
Grantor:	Silver Shores Holdings LLC
Price:	\$50,800
Date:	Oct 19, 2007
Book/Page:	2934 / 0688
Sale Code:	XX02
Deed:	SP
Grantor:	Douglas/Marocco Inc
Price:	\$46,400
Date:	Jul 18, 2006
Book/Page:	2616 / 2082

Sale Code:	XX02
Deed:	WD
Grantor:	Silver Shores Holding Llc
Price:	\$58,000
Date:	May 23, 2001
Book/Page:	1396 / 3000
Sale Code:	XX02
Deed:	WD
Grantor:	Dye Lucille
Price:	\$7,000
Date:	Jan 1, 1900
Book/Page:	
Sale Code:	
Deed:	
Grantor:	
Price:	\$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: N/A	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

### Special Features and Yard Items

Type	Qty	Units	Year Blt
------	-----	-------	----------

## Current Year Values

Current Values Breakdown	
Building:	\$0
Land:	\$5,200
Just/Market:	\$5,200
Ag Credit:	\$0
Save Our Homes or 10% Cap:	\$0
Assessed:	\$5,200
Exemption(s):	\$5,200
Taxable:	\$0

Current Year Exemption Value Breakdown				
Tax Year	Grant Year	Code	Description	Amount
2020	2009	8000	City of Ft Pierce	\$5,200

### Current Year Special Assessment Breakdown

Start Year	AssessCode	Units	Description	Amount
1999	0041	0.6	Fort Pierce Stormwater Charge	\$41.40

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
2020	\$5,200	\$5,200	\$5,200	\$0
2019	\$5,200	\$5,200	\$5,200	\$0
2018	\$5,200	\$5,200	\$5,200	\$0

## Permits

Number	Issue Date	Description	Amount	Fee
F00-0001005	Aug 15, 2000	Demolition	\$3,500	\$0

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

All information is believed to be correct at this time, but is subject to change and is provided without any warranty.  
 © Copyright 2020 Saint Lucie County Property Appraiser. All rights reserved.

### Property Identification

Site Address: 1134 Avenue D  
Sec/Town/Range: 09/35S/40E  
Parcel ID: 2409-501-0305-000-7  
Jurisdiction: Fort Pierce

Use Type: 8900  
Account #: 21277  
Map ID: 24/09N  
Zoning: General Co

### Ownership

Fort Pierce Redevelopment Agen  
PO Box 1480  
Fort Pierce, FL 34954

### Legal Description

LINCOLN PARK NO 2 BLK 12 LOT 3 (OR 3043-1024)

### Current Values

Just/Market Value: \$5,200  
Assessed Value: \$5,200  
Exemptions: \$5,200  
Taxable Value: \$0



### Property taxes are subject to change upon change of ownership.

- Past taxes are not a reliable projection of future taxes.
- The sale of a property will prompt the removal of all exemptions, assessment caps, and special classifications.

### Total Areas

Finished/Under Air (SF): 0  
Gross Sketched Area (SF): 0  
Land Size (acres): 0.12  
Land Size (SF): 5,200

Taxes for this parcel: SLC Tax Collector's Office   
Download TRIM for this parcel: Download PDF

### Building Design Wind Speed

Occupancy Category	I	II	III & IV
Speed	140	160	160

### Sale History

Date:	Dec 11, 2008
Book/Page:	3043 / 1024
Sale Code:	XX03
Deed:	WD
Grantor:	Silver Shores Holdings LLC
Price:	\$50,800
Date:	Oct 19, 2007
Book/Page:	2934 / 0688
Sale Code:	XX02
Deed:	SP
Grantor:	Douglas/Marocco Inc
Price:	\$46,400
Date:	Jul 18, 2006
Book/Page:	2616 / 2082

Sale Code:	XX02
Deed:	WD
Grantor:	Silver Shores Holding Llc
Price:	\$58,000
Date:	May 23, 2001
Book/Page:	1396 / 3000
Sale Code:	XX02
Deed:	WD
Grantor:	Dye Lucille
Price:	\$7,000
Date:	Jan 1, 1900
Book/Page:	
Sale Code:	
Deed:	
Grantor:	
Price:	\$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: N/A	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*

**Special Features and Yard Items**

Type	Qty	Units	Year Blt
------	-----	-------	----------

## Current Year Values

Current Values Breakdown		Current Year Exemption Value Breakdown				
Building:	\$0	Tax Year	Grant Year	Code	Description	Amount
Land:	\$5,200	2020	2009	8000	City of Ft Pierce	\$5,200
Just/Market:	\$5,200					
Ag Credit:	\$0					
Save Our Homes or 10% Cap:	\$0					
Assessed:	\$5,200					
Exemption(s):	\$5,200					
Taxable:	\$0					

### Current Year Special Assessment Breakdown

Start Year	AssessCode	Units	Description	Amount
1999	0041	1	Fort Pierce Stormwater Charge	\$69.00

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
2020	\$5,200	\$5,200	\$5,200	\$0
2019	\$5,200	\$5,200	\$5,200	\$0
2018	\$5,200	\$5,200	\$5,200	\$0

## Permits

Number	Issue Date	Description	Amount	Fee
F00-0001006	Aug 15, 2000	Demolition	\$2,450	\$0

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

All information is believed to be correct at this time, but is subject to change and is provided without any warranty.  
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## PUBLIC NOTIFICATION CERTIFICATION

**PROJECT NAME:** COA 20-67 & Variance – Outdoor Urban Market – 1134 & 1138 Avenue D

**NOTICES PROVIDED PURSUANT TO:** City Code Section 22-143. Public Hearings A

**NOTICE BY NEWSPAPER:** November 27, 2020

**NOTICE BY MAIL:** December 7, 2020

**NOTICE BY SIGNS:** N/A

**VERIFIED BY:** Maria Lewicka

**TITLE:** Historic Preservation Planner

**SIGNATURE:**

**DATE:** 12/07/2020

**Historic Preservation Board - 2:00 PM**

**5. b.**

Meeting Date: 12/14/2020

---

Information

REQUESTED ACTION

Certificate of Appropriateness 20-69 - Renovation and Monument Sign - 911 Delaware Avenue

LOCATION

911 Delaware Avenue (Parcel ID: 2410-709-0017-000-3)

RESPONSIBLE STAFF

Maria Lewicka, AICP  
Historic Preservation Planner

RECOMMENDATION

Approval with conditions.

---

Attachments

Staff Report  
Application  
Property Card  
Public Notification

---

**Form Review**

Form Started By: Maria Lewicka  
Final Approval Date: 12/07/2020

Started On: 12/07/2020 10:25 AM



DECEMBER 14, 2020

**COA 20-69**

**Owner**

Women's Care Center, Inc.

**Applicant**

Holli Skrapits

**Location**

911 Delaware Ave. ( 500 S 10th St)

**Parcel**

2410-709-0017-000-3

**Historic Status**

Contributing structures located in the Oakland Park Historic District.

**Recommendation**

Approval with conditions

**Staff**

Maria Lewicka, AICP  
Historic Preservation Planner

**HISTORIC PRESERVATION BOARD : PUBLIC HEARING**



**FRONT FACADE**

**HISTORY**

**1920** The structure was built.

**08/27/2018** COA application for a new roof was approved by the Historic Preservation Board.

**ARCHITECTURAL SIGNIFICANCE**

This is a one (1)-story Frame Vernacular building with gable roof.

**REQUESTED ACTION**

The applicant is requesting COA approval for the following improvements:

- Replacement of a front door.
- Correction of the existing handicap ramp to conform with ADA requirements.
- Exterior painting.
- Installation of a new ground sign.

**Secretary of Interior Standards for consideration**

9. New additions, exterior alterations, or related new construction will not destroy historic materials, features, and spatial relationships that characterize the property. The new work will be differentiated from the old and will be compatible with the historic materials features, size, scale and proportions, and massing, to protect the integrity of the property and its environment.

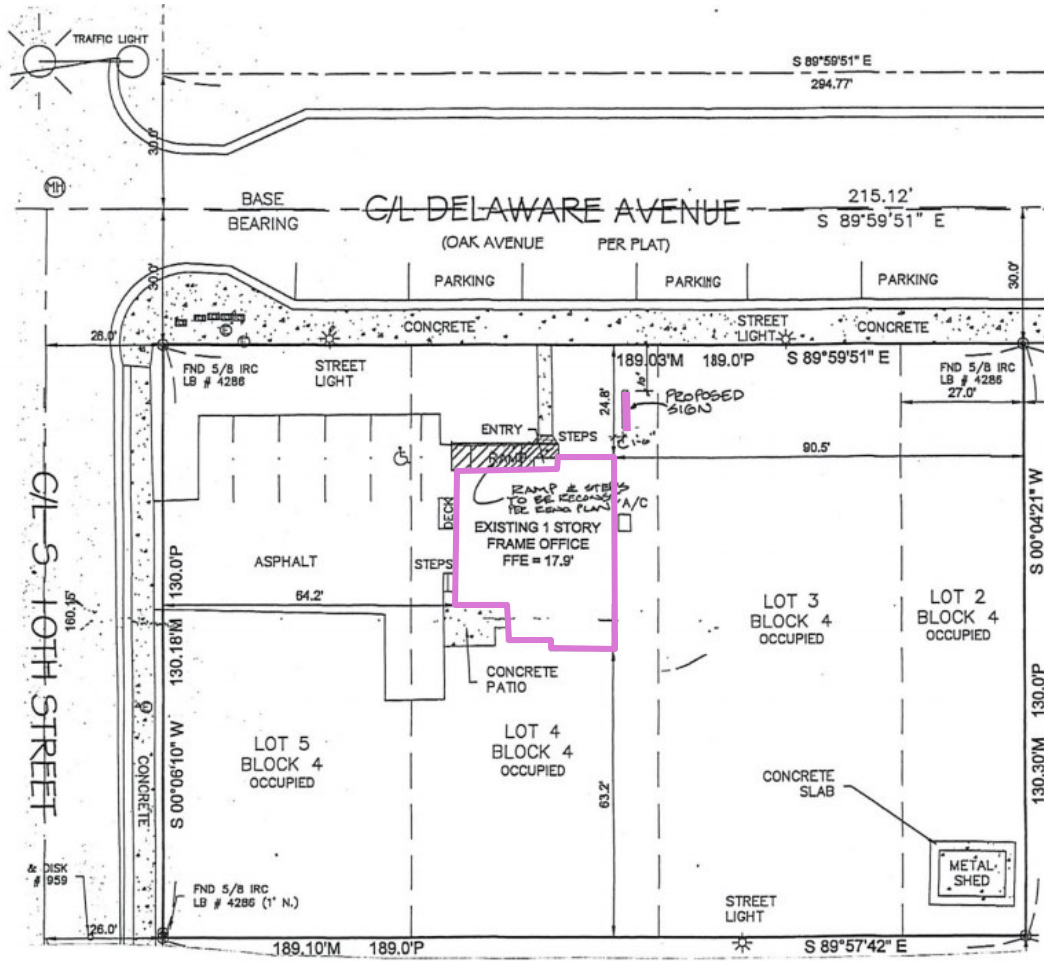
**Sec. 117-7. - Permitted signs.**

*Office commercial and Edgartown Settlement zoning districts (C-1, ES).*

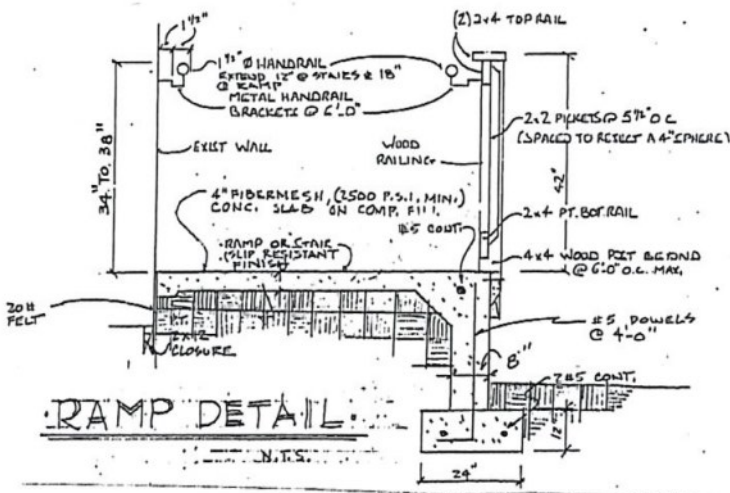
A. 3. Any establishment, or group of establishments, which has main street lot frontage of 60 linear feet or more, shall also be permitted one ground sign, which shall not exceed 48 square feet in sign area and six feet in height.



**SUBJECT PROPERTY - AERIAL PHOTO**



PLOT PLAN



PROPOSED RAMP

THEMA-TELL



Classic-Craft®  
Oak Collection™  
(NATURAL WOOD COLOR)  
CC802-RG

PROPOSED DOOR

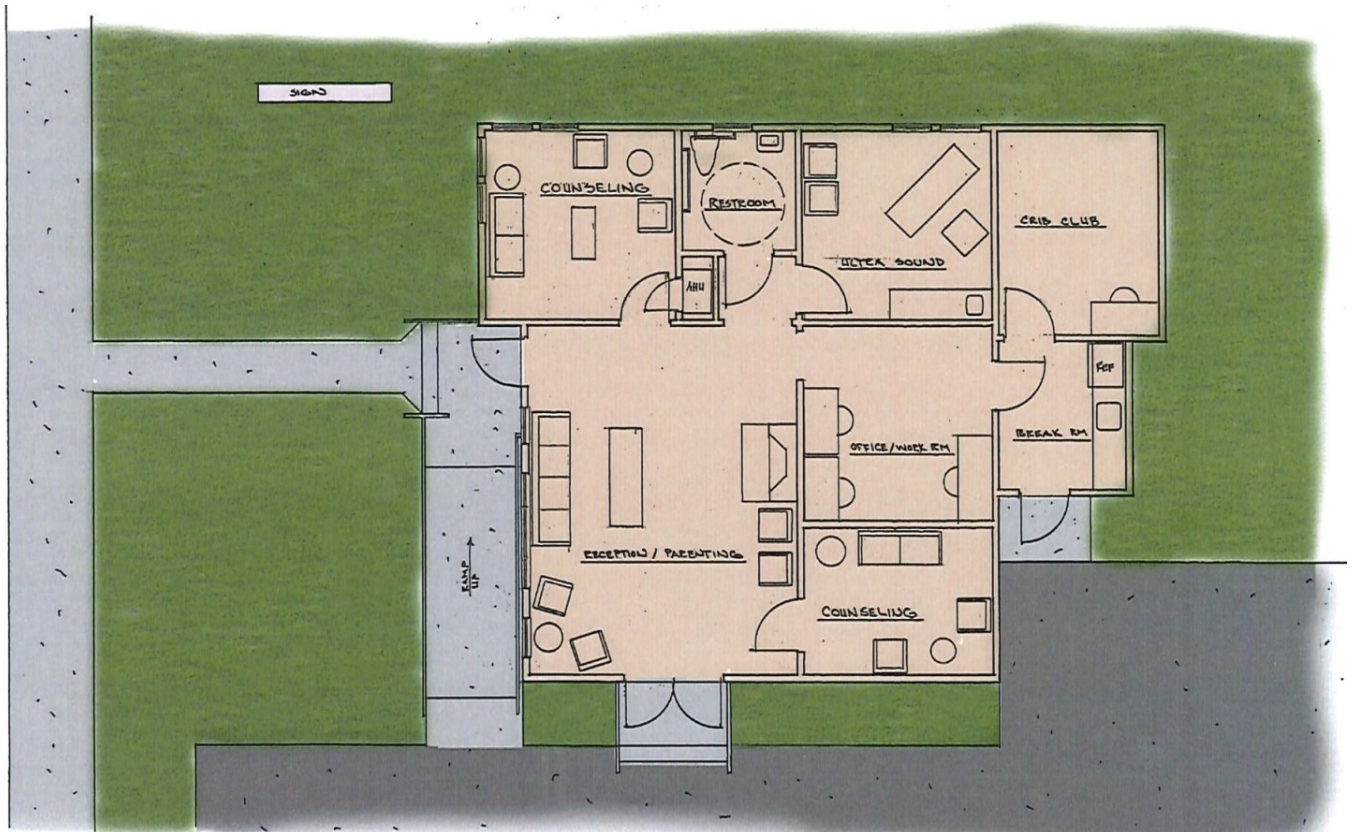


**NORTH ELEVATION**

**COLOR CHART**

**MAIN BODY  
TRIM**

**BENJAMIN MOORE BRIGHTON ROCK CANDY 1291  
SHERWIN WILLIAM ALABASTER SW7008**



**PROPOSED FLOOR PLAN**

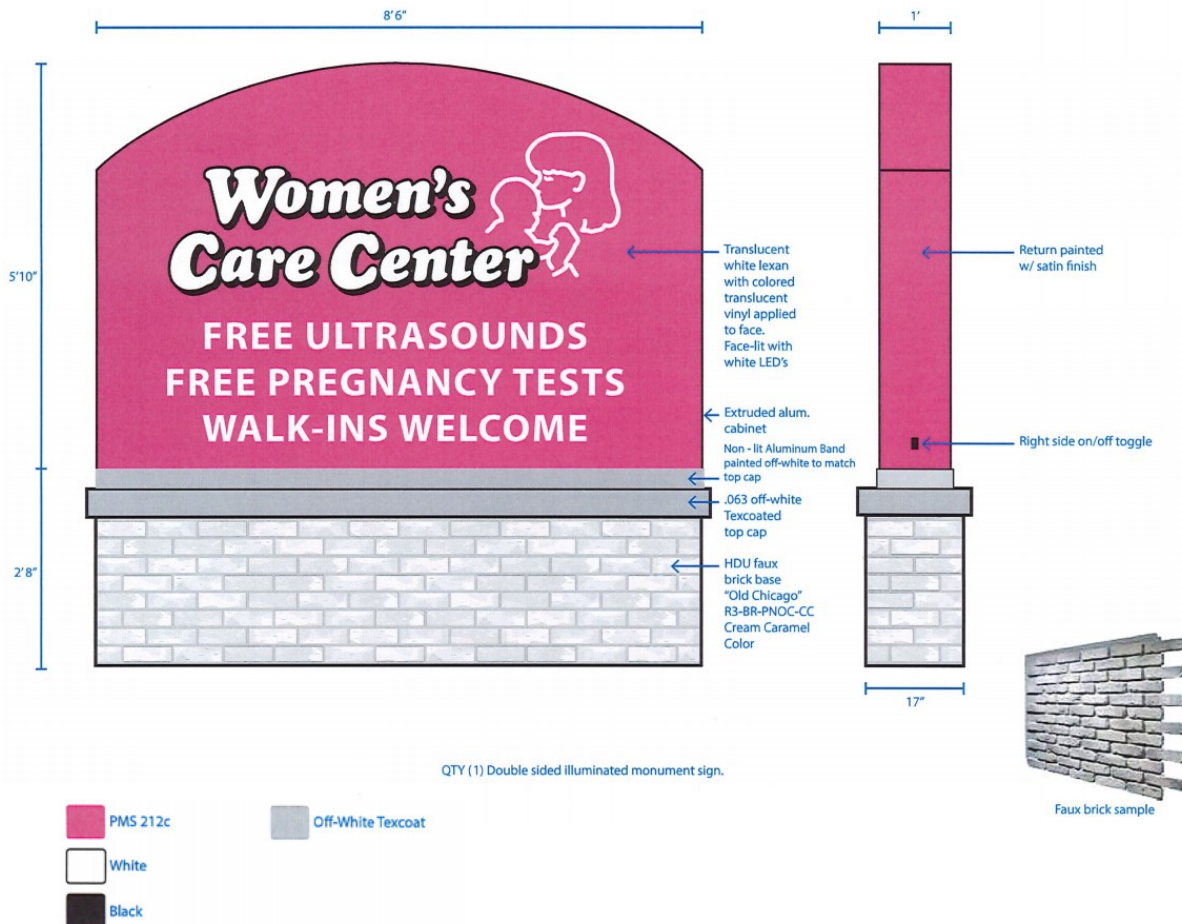
**STAFF RECOMMENDATION**

Based upon Secretary of Interior’s Standard #9, staff recommends that the Board approve the request for the proposed changes and additions including:

- Replacement of a front door as proposed.
- Correction of the existing handicap ramp to conform with ADA requirements.
- Exterior painting as proposed.

Staff recommends also that the Board approve the proposed sign subject to the following conditions:

- Maximum sign area shall not exceed 48 square feet.
- Maximum sign height shall not exceed six (6) feet.



**PROPOSED SIGN**



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

COA# 20-69

## Certificate of Appropriateness Application

### Building & Site Information

Address of the Site: 911 Delaware Avenue, Fort Pierce, FL 34950

Parcel ID #: 2410-709-0017-000-3

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

Individually Designated Site, City Commission Resolution No. \_\_\_\_\_

RECEIVED

### Property Owner/ Applicant Information

Property Owner(s) Name(s): Women's Care Center, Inc.

Mailing Address: 360 N. Notre Dame Ave, South Bend, IN 46617

Phone Number(s): (574) 234-0363 Email: anmanion13@gmail.com

NOV 24 2020  
CITY OF FORT PIERCE  
PLANNING & ZONING

Applicant Name(s): Holli Skrapits

Mailing Address: 8500 20TH ST PO BOX # 691081, Vero Beach, FL 32969

Phone Number(s): 484-515-7889 Email: holli@supportwcc.org

Representative Name(s): Michael Menard, Architectonic

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

Phone Number(s): 772-460-7751 Email: mменard@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, Holli Skrapits as Owner(s) of the subject property do hereby authorize the filing of this application on my/our behalf.

Holli A Skrapits  
Signature of Owner

11/10/2020  
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) ADA front door, Signage out front and color of building.
- Other (describe) \_\_\_\_\_

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

\_\_\_\_\_

\_\_\_\_\_

\_\_\_\_\_

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.









CLIENT  
Women's Care Center

JOB ADDRESS  
136 N. LaGrange Rd.  
LaGrange, IL 60525

CONTACT INFO

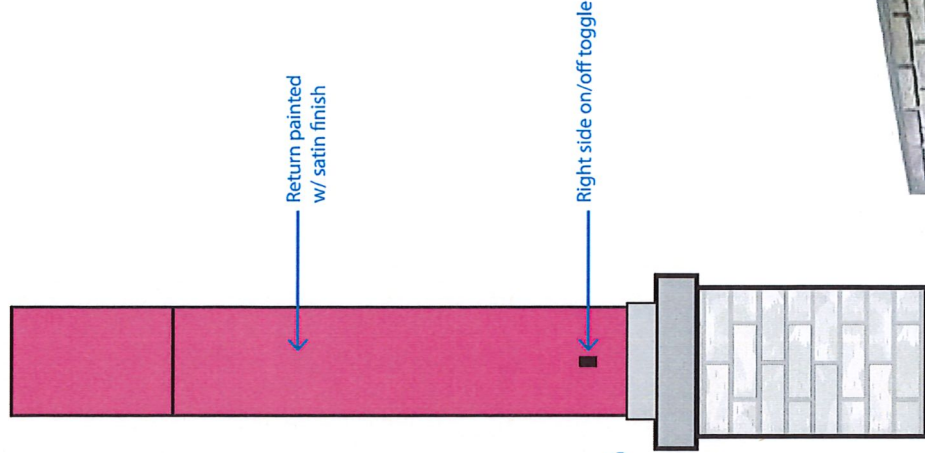


Off-White Texcoat

8'6"



1'



Faux brick sample

QTY (1) Double sided illuminated monument sign.

### Property Identification

Site Address: 500 S 10th ST  
Sec/Town/Range: 10/35S/40E  
Parcel ID: 2410-709-0017-000-3  
Jurisdiction: Fort Pierce

Use Type: 1700  
Account #: 23660  
Map ID: 24/10S  
Zoning: Office Co

### Ownership

Women's Care Center Inc  
360 N Notre Dame AVE  
South Bend, IN 46617

### Legal Description

OAKLAND PARK BLK 4 W 1/2 OF LOT 2 AND ALL LOTS 3, 4 AND 5  
(MAP 24/10F)

### Current Values

Just/Market Value: \$100,100  
Assessed Value: \$100,100  
Exemptions: \$0  
Taxable Value: \$100,100



### Property taxes are subject to change upon change of ownership.

- Past taxes are not a reliable projection of future taxes.
- The sale of a property will prompt the removal of all exemptions, assessment caps, and special classifications.

### Total Areas

Finished/Under Air (SF): 1,243  
Gross Sketched Area (SF): 1,258  
Land Size (acres): 0.56  
Land Size (SF): 24,570

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

### Building Design Wind Speed

Occupancy Category	I	II	III & IV
Speed	140	160	160

### Sale History

Date: Oct 29, 2020  
Book/Page: 4502 / 2319  
Sale Code: 0001  
Deed: WD  
Grantor: Lennon Ethan B  
Price: \$135,000

Date: Dec 26, 2017  
Book/Page: 4082 / 0428  
Sale Code: 0001  
Deed: WD  
Grantor: Pickering Keith C  
Price: \$75,000

Date: Jul 23, 1996  
Book/Page: 1027 / 2412

Sale Code:	XX01
Deed:	WD
Grantor:	JEFFERSON BANK OF FLORIDA
Price:	\$31,000
Date:	Jun 6, 1995
Book/Page:	0959 / 0903
Sale Code:	XX01
Deed:	CT
Grantor:	Jacqueline G Jones
Price:	\$100
Date:	Sep 29, 1991
Book/Page:	0757 / 1983
Sale Code:	XX01
Deed:	QC
Grantor:	INDIAN RIVER LTD
Price:	\$100
Date:	Mar 1, 1987
Book/Page:	0533 / 1080
Sale Code:	XX01
Deed:	CV
Grantor:	
Price:	\$0
Date:	Oct 1, 1986
Book/Page:	0521 / 0535
Sale Code:	XX01
Deed:	CV
Grantor:	
Price:	\$0

### Building Information (1 of 1)

Finished Area: 1,243 SF

Gross Sketched Area: 1,258 SF

#### Exterior Data

View:  
 Building Type: LROF  
 Grade: Y\_D  
 Story Height: 1 Story

Roof Cover: Metal  
 Year Built: 1920  
 Effective Year: 1945  
 No. Units: 1

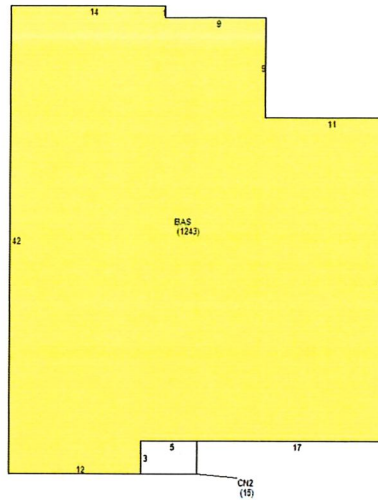
Roof Structure: Gable  
 Frame: Conc Blk  
 Primary Wall: Wood/Sheath  
 Secondary Wall:

#### Interior Data

Bedrooms: 0  
 Full Baths: 0  
 Half Baths: 0  
 A/C %: 100%

Electric: MAXIMUM  
 Heat Type: FrcdHotAir  
 Heat Fuel: ELEC  
 Heated %: 100%

Primary Int Wall:  
 Avg Hgt/Floor: 0  
 Primary Floors: Carpet  
 Sprinkled %: 0%



### Special Features and Yard Items

Type	Qty	Units	Year Blt
WOOD FEN 6'	1	87	1999

### Current Year Values

#### Current Values Breakdown

Building:	\$14,100
Land:	\$86,000
Just/Market:	\$100,100
Ag Credit:	\$0
Save Our Homes or 10% Cap:	\$0
Assessed:	\$100,100
Exemption(s):	\$0
Taxable:	\$100,100

#### Current Year Exemption Value Breakdown

### Current Year Special Assessment Breakdown

Start Year	AssessCode	Units	Description	Amount
1999	0041	1.7	Fort Pierce Stormwater Charge	\$117.30

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
2020	\$100,100	\$100,100	\$0	\$100,100
2019	\$100,600	\$100,600	\$0	\$100,600
2018	\$99,300	\$99,300	\$0	\$99,300

### Permits

Number	Issue Date	Description	Amount	Fee
SH2003-26	Jun 12, 2003	Shed	\$1,967	\$100
0800000006	Jan 2, 2008	Air Conditioning Only	\$3,200	\$75
BP13-1526	Jul 1, 2013	Demolition	\$1,500	\$293
BP18-1736	Sep 11, 2018	Roof	\$4,000	\$0
BP18-1736	Nov 14, 2019	Roof	\$4,000	\$0

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

---

All information is believed to be correct at this time, but is subject to change and is provided without any warranty.  
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## PUBLIC NOTIFICATION CERTIFICATION

**PROJECT NAME:** COA 20-69 – Renovations & Sign – 911 Delaware Avenue (500 S 10<sup>th</sup> Street)

**NOTICES PROVIDED PURSUANT TO:** City Code Section 22-143. Public Hearings A

**NOTICE BY NEWSPAPER:** December 4, 2020

**NOTICE BY MAIL:** N/A

**NOTICE BY SIGNS:** N/A

**VERIFIED BY:** Maria Lewicka

**TITLE:** Historic Preservation Planner

**SIGNATURE:**

**DATE:** 12/07/2020

**Historic Preservation Board - 2:00 PM**

**5. c.**

Meeting Date: 12/14/2020

---

Information

REQUESTED ACTION

Certificate of Appropriateness 20-70 - Remodeling - 435 N 11th Street

LOCATION

435 N 11th Street (Parcel ID: 2409-501-0214-000-2)

RESPONSIBLE STAFF

Maria Lewicka, AICP  
Historic Preservation Planner

RECOMMENDATION

Approval

---

Attachments

Staff Report  
Application  
Property Card  
Public Notification

---

**Form Review**

Form Started By: Maria Lewicka  
Final Approval Date: 12/07/2020

Started On: 12/07/2020 10:16 AM



DECEMBER 14, 2020

**COA 20-70**

**Owner / Applicant**

Mejia Noemi Lazaro

**Location**

435 N 11th Street

**Parcel ID**

2409-501-0214-000-2

**Historic Status**

This building is a non-contributing structure located in the Lincoln Park Historic District.

**Recommendation**

Approval

**Staff**

Maria Lewicka, AICP  
Historic Preservation Planner

**HISTORIC PRESERVATION BOARD : PUBLIC HEARING**



**BACKGROUND**

The subject structure was built in 1940 as a one-(1) story residence. The exterior design does not include elements characteristic to any particular architectural style.

**REQUEST**

The applicant is proposing a renovation of the building which includes:

- Remove and replace the existing roof.
- Remove parapet walls to accommodate new roof trusses with increase pitch to 7:12.
- Remove and replace windows and doors with some openings changes.
- Partially demolish front wall, add beams and columns to create covered porch.

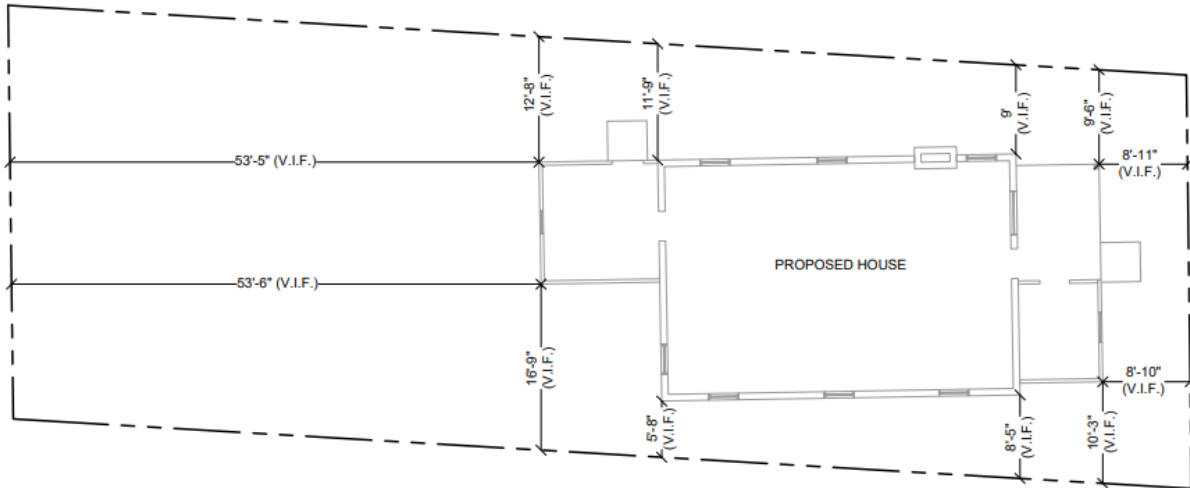
**SECRETARY OF INTERIOR STANDARDS FOR CONSIDERATION**

5. Distinctive features, finishes, and construction techniques or examples of craftsmanship that characterize a property shall be preserved.

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.

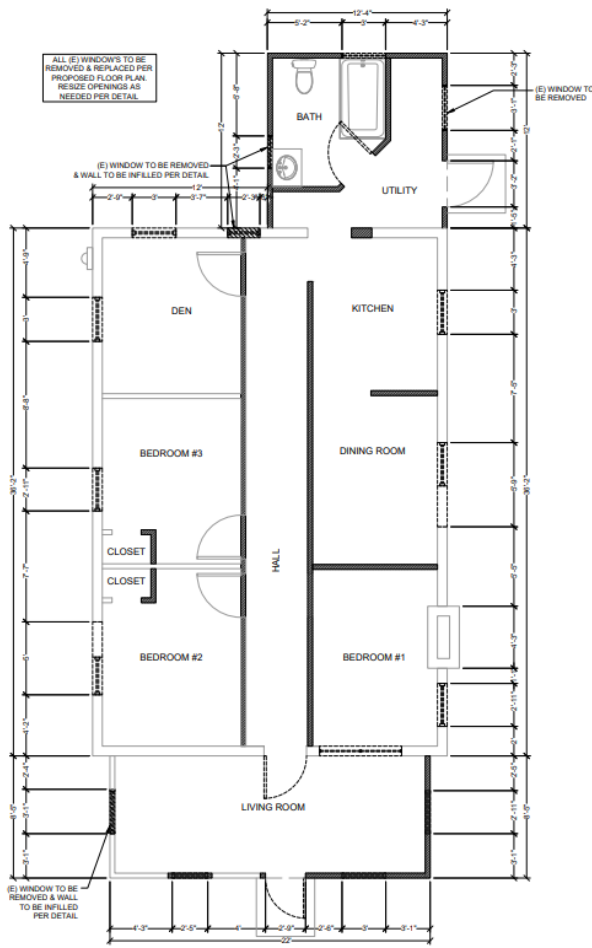


SITE LOCATION



**LOCATION PLAN**

SCALE: 3/32" = 1'-0"

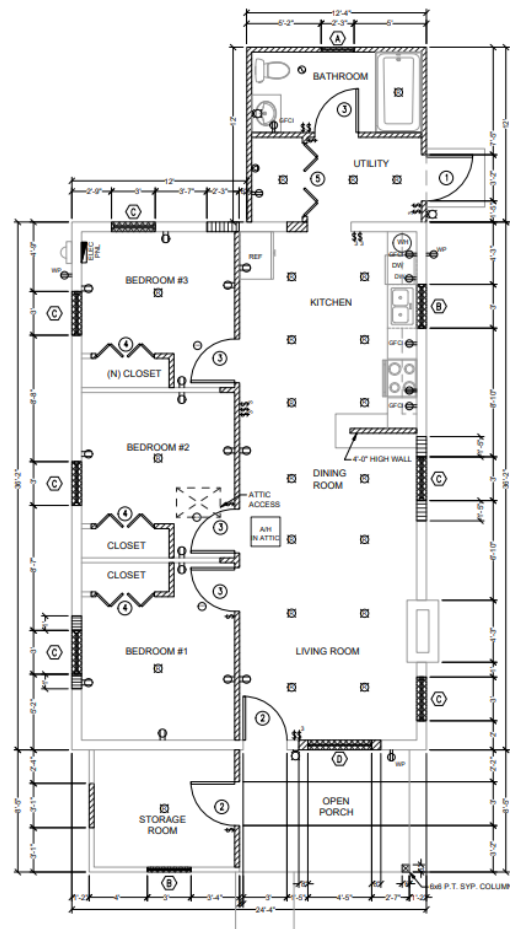


**EXISTING FLOOR PLAN**

SCALE: 1/4" = 1'-0"



- TO BE DEMOLISHED
- TO BE INFILLED PER DETAIL

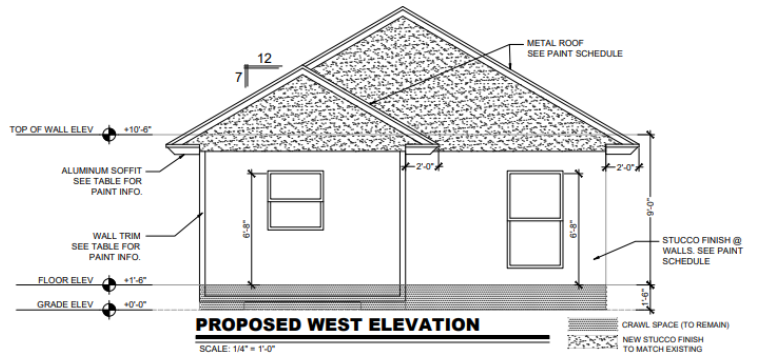
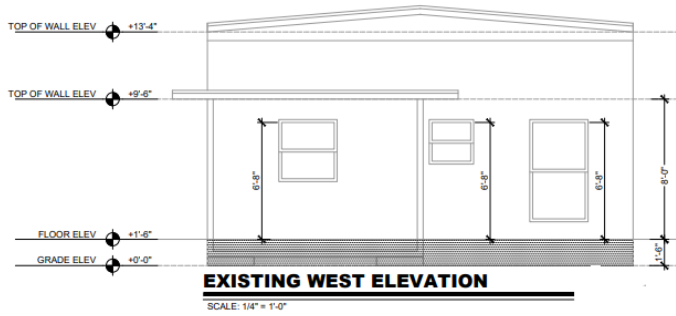
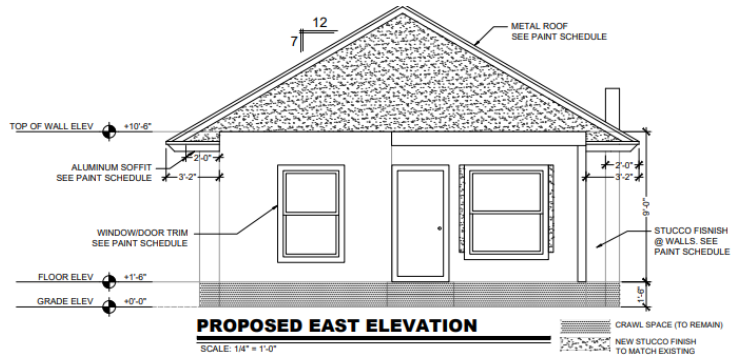


**PROPOSED FLOOR PLAN**

SCALE: 1/4" = 1'-0"

- (N) WINDOWS
- (N) MASONRY WALLS
- (N) WOOD WALLS

**EXISTING AND PROPOSED FLOOR PLAN**



### EXISTING AND PROPOSED ELEVATIONS



FRONT ELEVATION (EAST)



REAR ELEVATION (WEST)



EXISTING AND PROPOSED SIDE ELEVATIONS (NORTH AND SOUTH)

**S T A F F   R E C O M M E N D A T I O N**

The subject property is a single-family residence which shows signs of deterioration and substantial damage.

The owners wish to restore and improve the property.

The restoration of the original building, complimented by the new porch and roof design, will enrich the architecture and functional efficiency of the residence and enhance the property's contribution to the historic character of the Lincoln Park Historic District.

Staff recommends approval of the COA application as requested as it meets the Secretary of the Interior's Standards 5 and 9.



Bldg. Permit # 3589

COA# \_\_\_\_\_

## Certificate of Appropriateness Application

### Building & Site Information

**Address of the Site:** 435 N 11 Street, Fort Pierce, FL 34950

**Parcel ID #:** 2409-5501-0214-000-2

**Type of Designation:**  Contributing  Non-contributing Site within the Avenue D Historic District

Individually Designated Site, City Commission Resolution No. \_\_\_\_\_

### Property Owner / Applicant Information

#### Property Owner(s)

Name(s): Noemi Lazaro Mejia

Mailing Address: 130 14th Avenue, Vero Beach, FL 32962

Phone Number(s): 772-360-0157 Email: noemilazaro1019@gmail.com

#### Applicant

Name(s): Noemi Lazaro Mejia

Mailing Address: 130 14th Avenue, Vero Beach, FL 32962

Phone Number(s): 772-360-0157 Email: noemilazaro1019@gmail.com

#### Representative

Name(s): Rodolfo Villamizar, MsCE, P.E., S.I. (MBV Engineering, Inc.)

Mailing Address: 1835 20th Street, Vero Beach, FL 32960

Phone Number(s): 772-509-0035 Email: rodolfov@mbveng.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, Noemi Lazaro as Owner(s) of the subject property do hereby authorize the filing of this application on my/our behalf.

Noemi Lazaro  
 Signature of Owner

02-02-2020  
 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 checked="" type="checkbox"/> Rehabilitation | <input 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:** \_\_\_\_\_

Remove existing roof and replace with new roof. Remove parapet walls to accomodate new roof trusses.

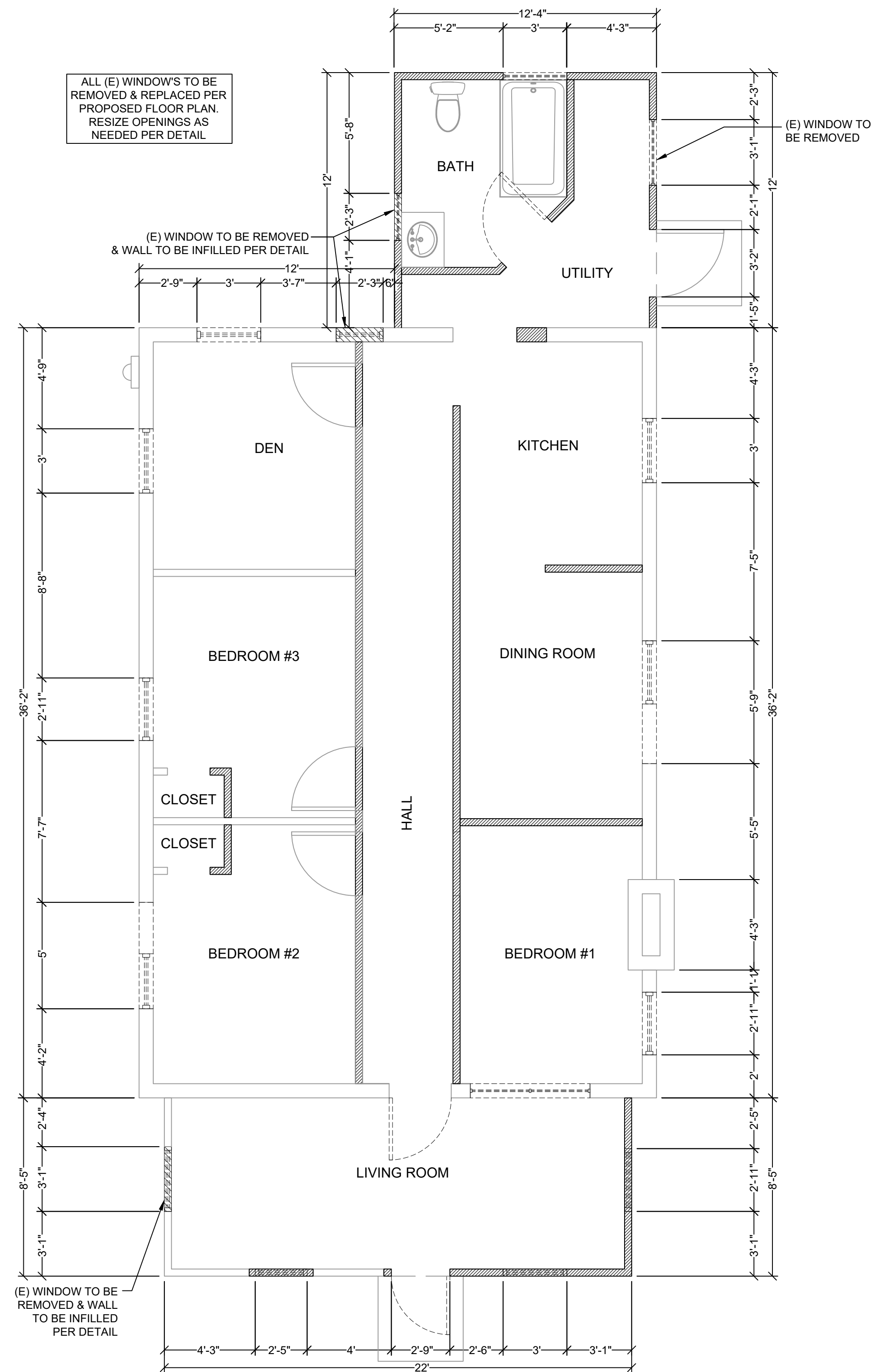
New roof trusses increase pitch to 7:12. Remove and replace all windows and doors; some openings to be resized to original. Partially demolish front wall; add beams and column to create covered porch. Interior remodel

**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): \_\_\_\_\_

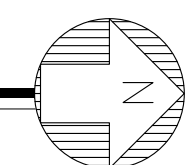
**Application Requirements**

- \$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.

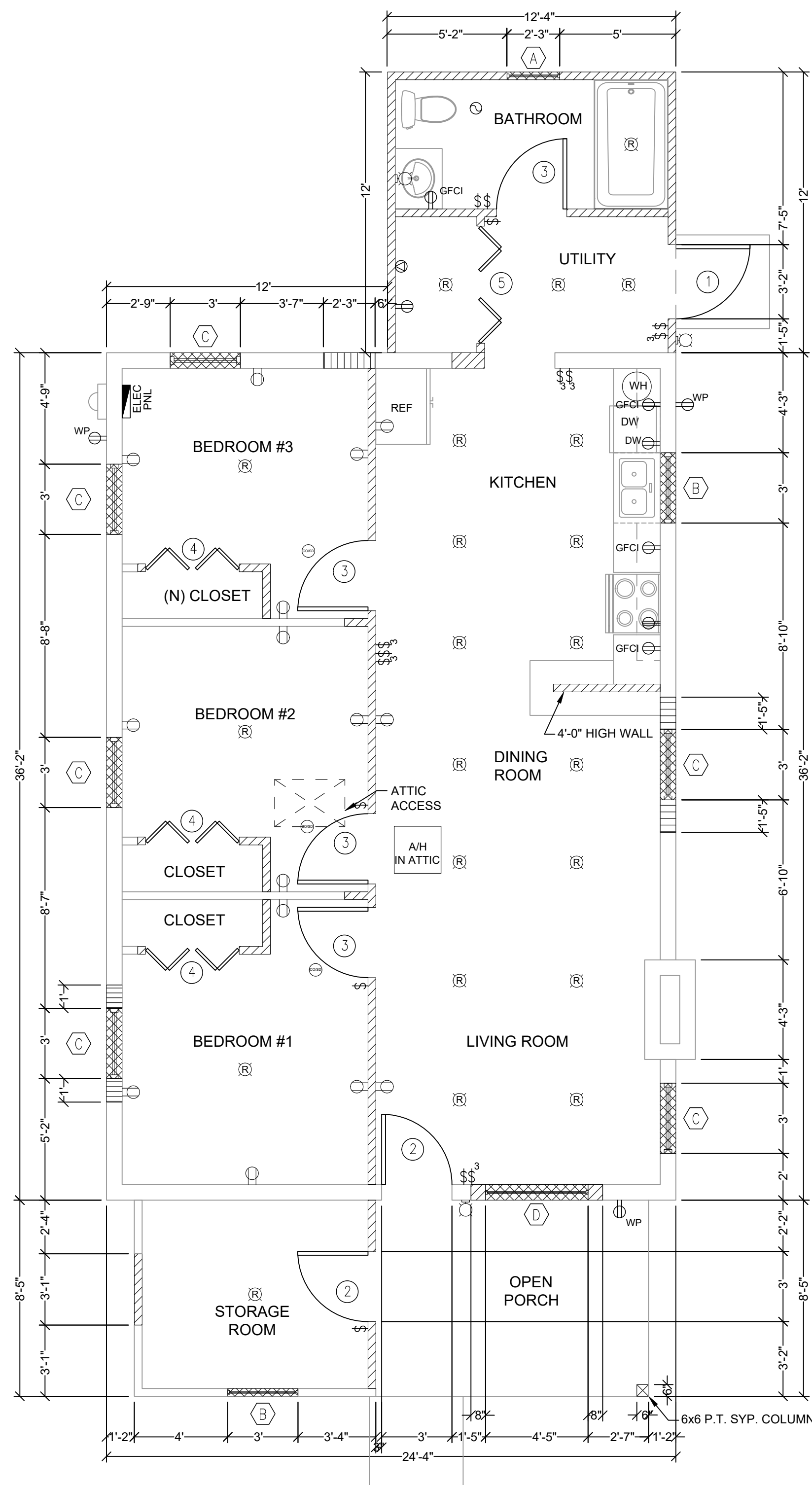


**EXISTING FLOOR PLAN**

SCALE: 1/4" = 1'-0"



- TO BE DEMOLISHED
- TO BE INFILLED PER DETAIL



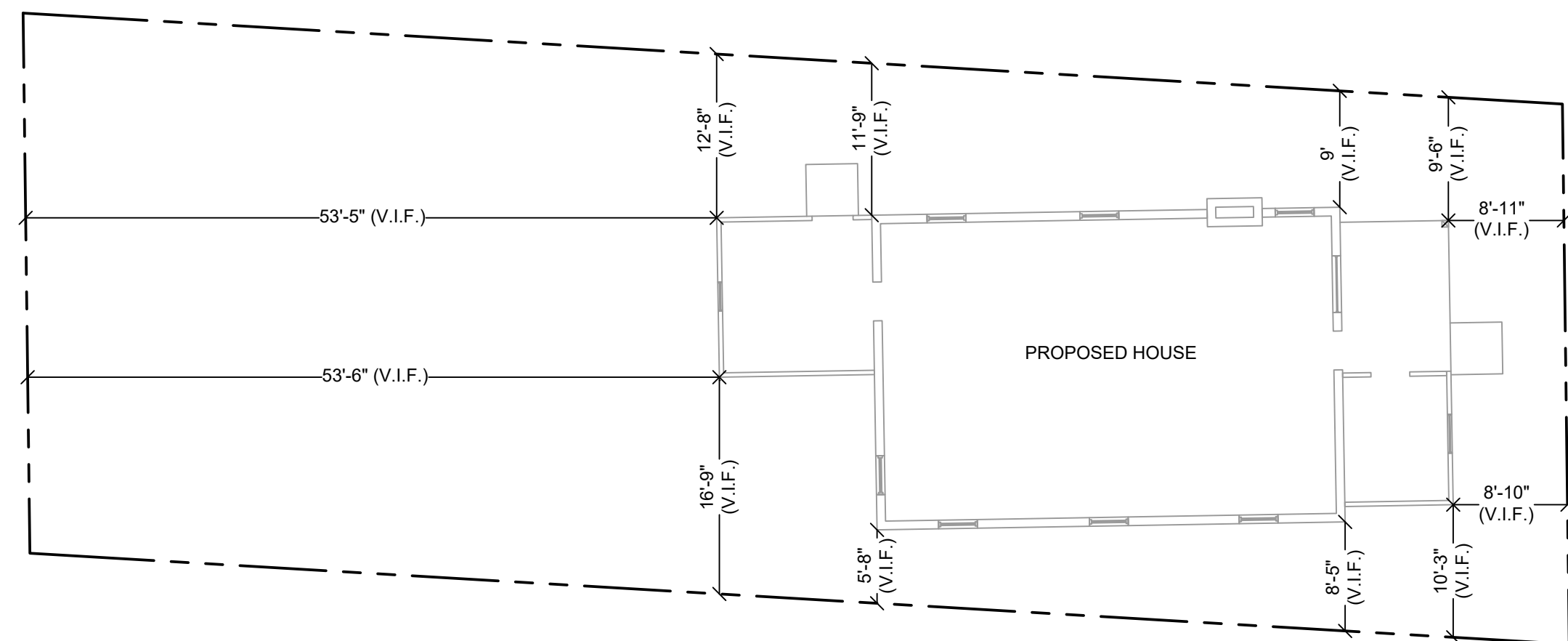
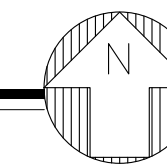
**PROPOSED FLOOR PLAN**

SCALE: 1/4" = 1'-0"

- (N) WINDOWS
- (N) MASONRY WALLS
- (N) WOOD WALLS

**LOCATION PLAN**

SCALE: 3/32" = 1'-0"



REVISIONS	DATE
1	
2	
3	
4	
5	
6	
7	

JOB NO.	DESIGNED	DATE	CHECKED	DATE ISSUED	SCALE
20-0181	AC	NOV 2020	RV	12-01-2020	AS NOTED

1835 - 20TH STREET  
 VERO BEACH, FL 32960  
 PH. (772) 569-0035  
 F.X. (772) 778-3617  
 MELBOURNE, FL - PH (321) 263-1510  
 FT. PIERCE, FL - PH (772) 488-8035

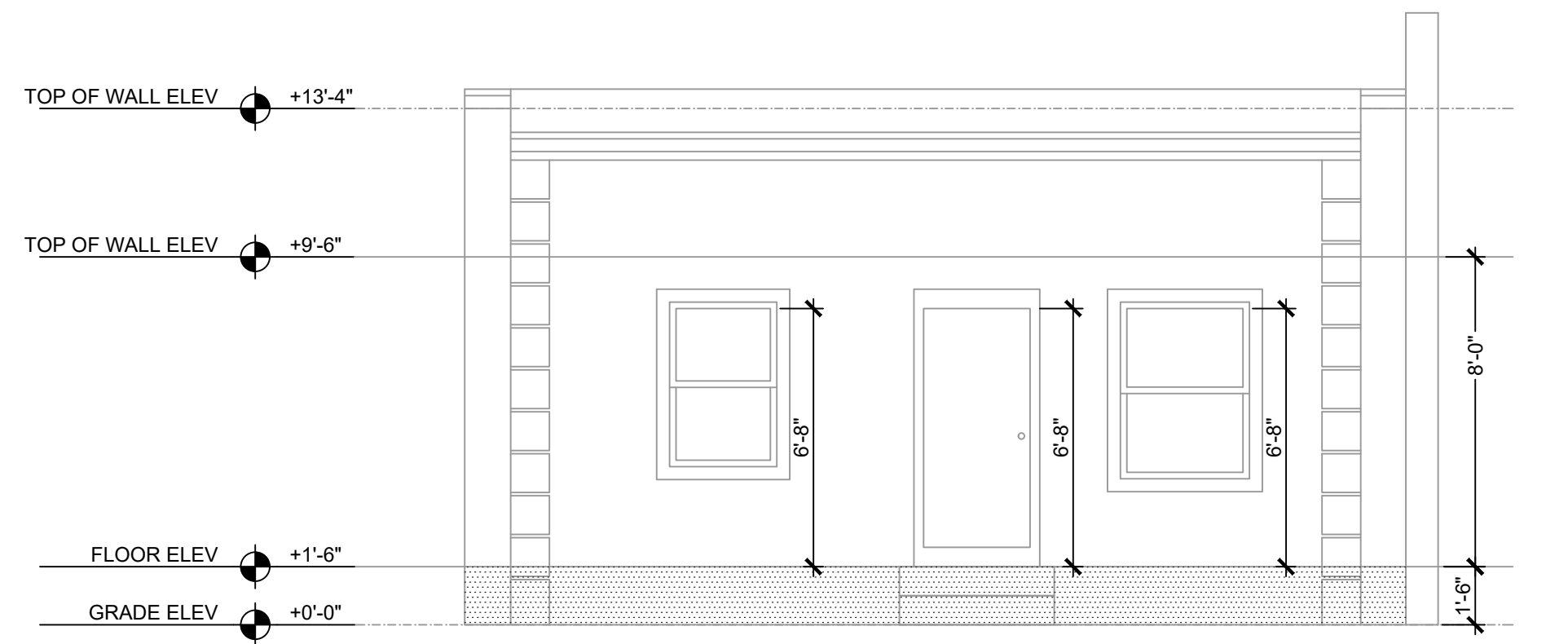


LOCATION PLAN,  
 EXISTING & PROPOSED  
 FLOOR PLAN

CANO RESIDENCE  
 435 N. 11th Street  
 FLORIDA  
 FORT PIERCE

RODOLFO VILLAMIZAR  
 FL. P.E.#61000  
 DATE: 12-01-2020

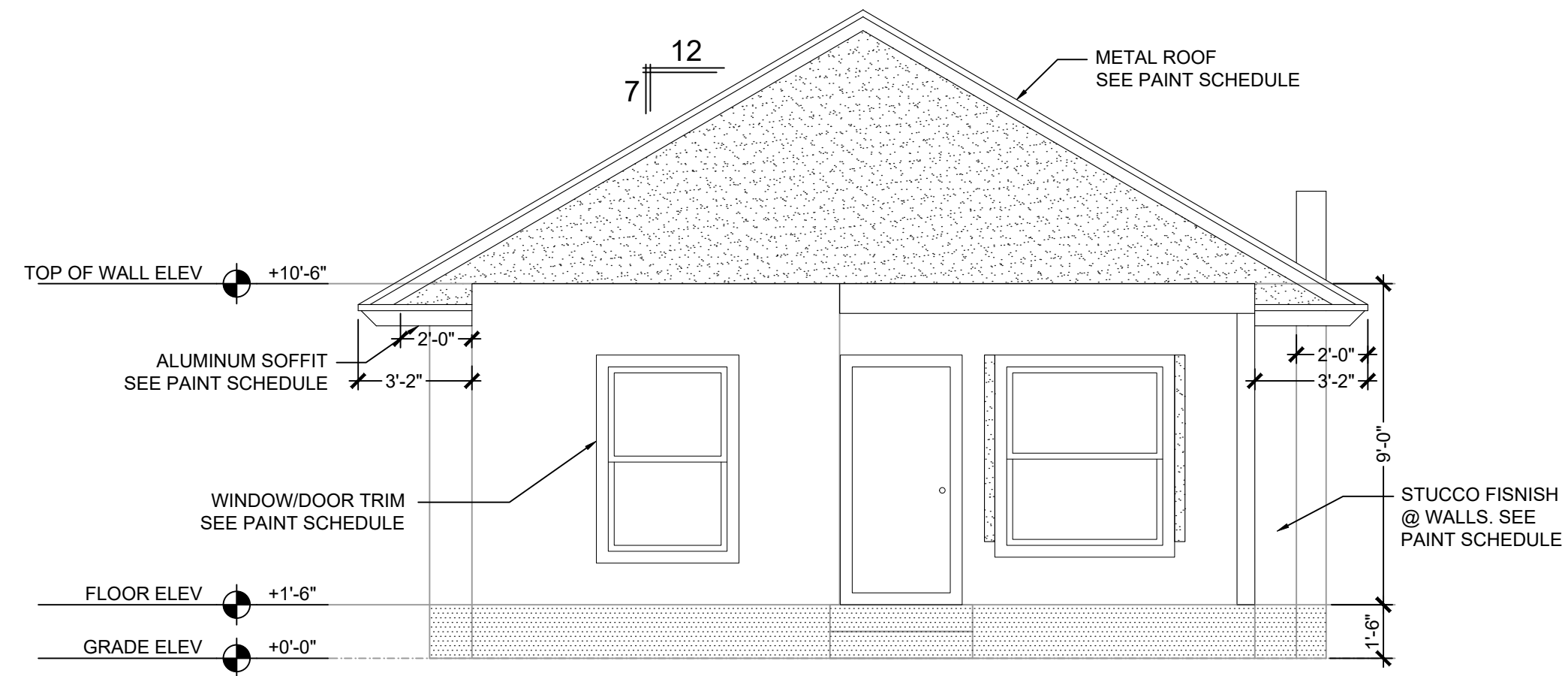
SHEET  
**A1**  
 OF 3  
 20-0181



**EXISTING EAST ELEVATION**

SCALE: 1/4" = 1'-0"

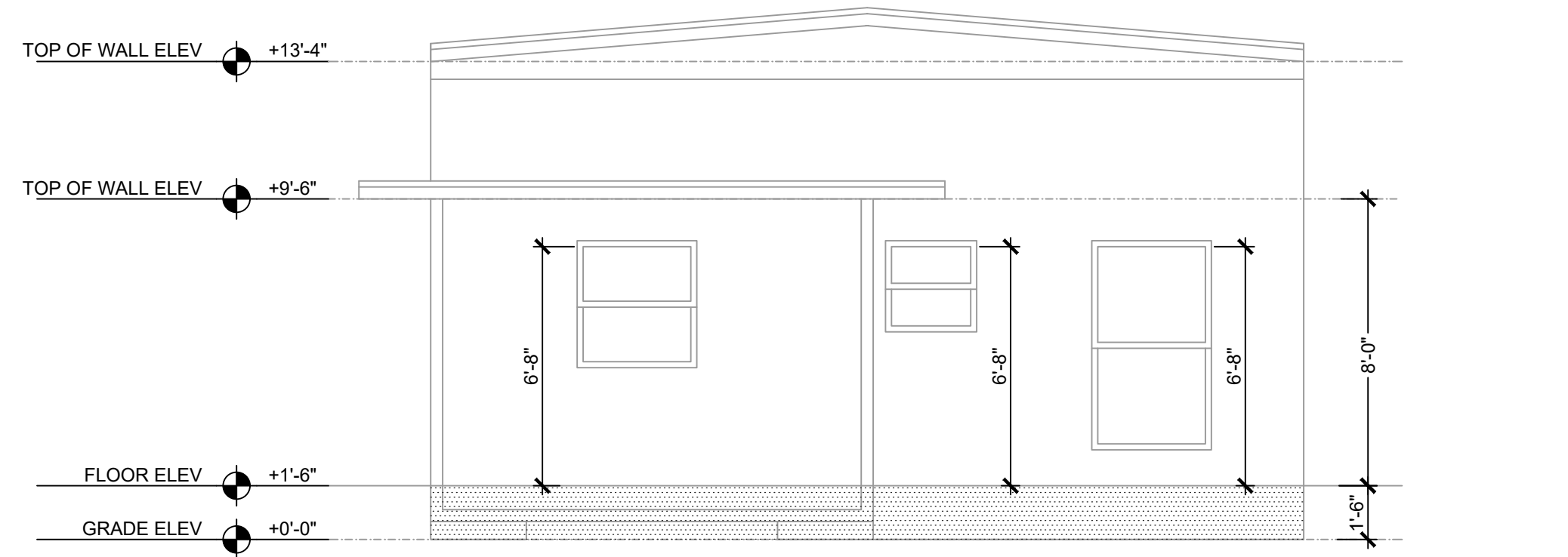
CRAWL SPACE (TO REMAIN)



**PROPOSED EAST ELEVATION**

SCALE: 1/4" = 1'-0"

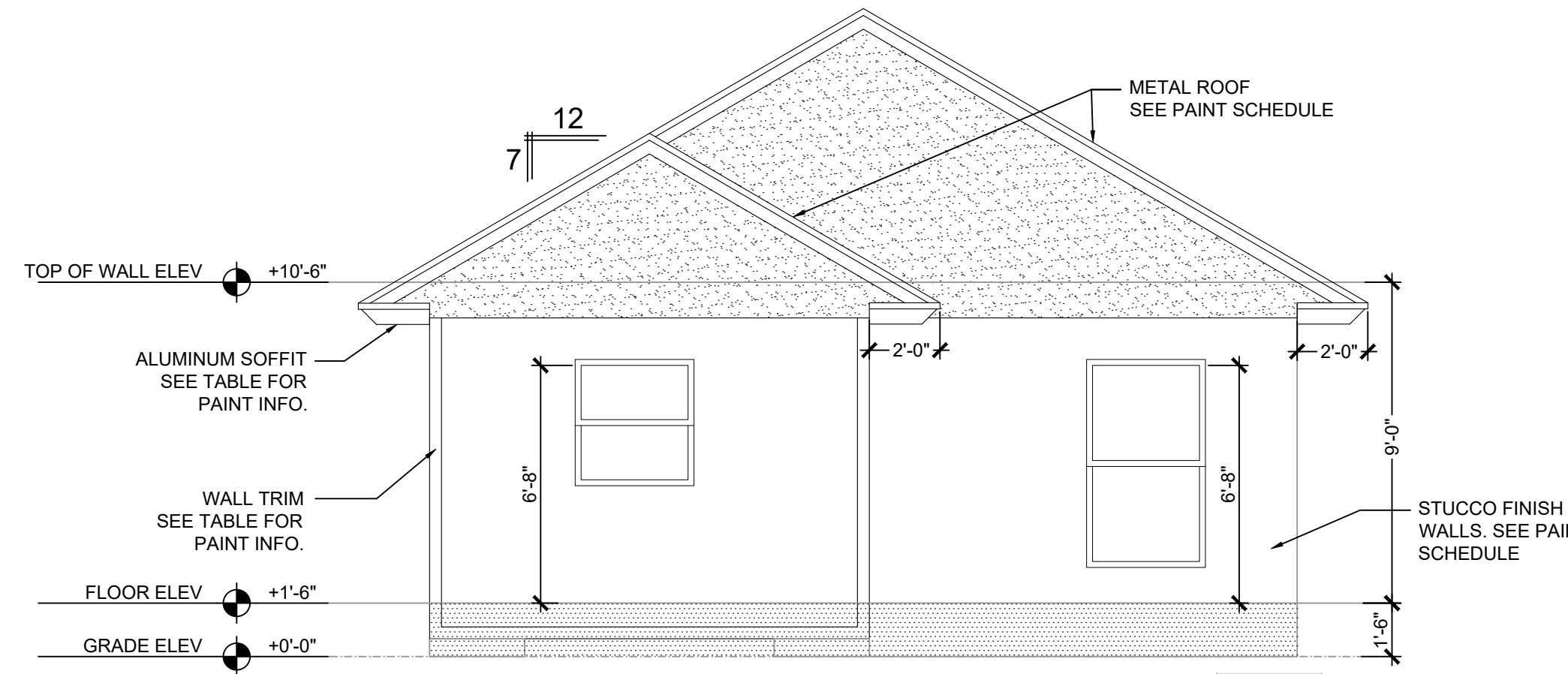
CRAWL SPACE (TO REMAIN)  
NEW STUCCO FINISH TO MATCH EXISTING



**EXISTING WEST ELEVATION**

SCALE: 1/4" = 1'-0"

CRAWL SPACE (TO REMAIN)



**PROPOSED WEST ELEVATION**

SCALE: 1/4" = 1'-0"

CRAWL SPACE (TO REMAIN)  
NEW STUCCO FINISH TO MATCH EXISTING

PAINT SCHEDULE			
LOCATION	PAINT MANUFACTURER	ID#	COLOR
ROOF	SHERWIN WILLIAMS	SW6460	KALE GREEN
WALL	SHERWIN WILLIAMS	SW6457	KIND GREEN
WINDOW/DOOR/WALL TRIM	SHERWIN WILLIAMS	SW7006	EXTRA WHITE
SOFFIT & FASCIA	SHERWIN WILLIAMS	SW7006	EXTRA WHITE

NOTES:  
1. CONTRACTOR MAY SUBSTITUTE EQUAL PAINT COLORS FROM ANOTHER MANUFACTURER.

REVISIONS	DATE
1	
2	
3	
4	
5	
6	
7	

JOB NO.	DESIGNED	DRAWN	CHECKED	DATE	SCALE
20-0181	AC	AER	RV	NOV 2020	AS NOTED

1835 - 20TH STREET  
VERO BEACH, FL 32960  
PH. (772) 569-0035  
F.X. (772) 778-3617  
MELBOURNE, FL - PH (321) 263-1510  
FT. PIERCE, FL - PH (772) 488-9035

**MBV**  
**ENGINEERING INC.**  
MOYA BOWLES VILLAMIZAR & ASSOCIATES  
CONSULTING ENGINEERING CA #3728

ELEVATIONS

CANO RESIDENCE  
435 N. 11th Street

FLORIDA

FORT PIERCE

RODOLFO VILLAMIZAR  
FL. P.E.#61000

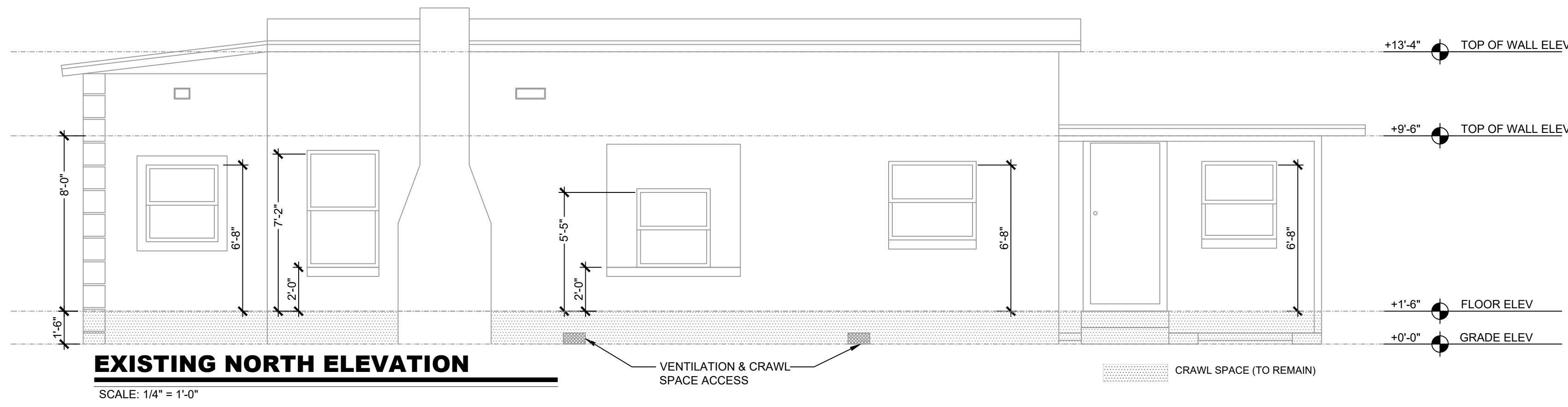
DATE: 12-01-2020

SHEET

**A2**

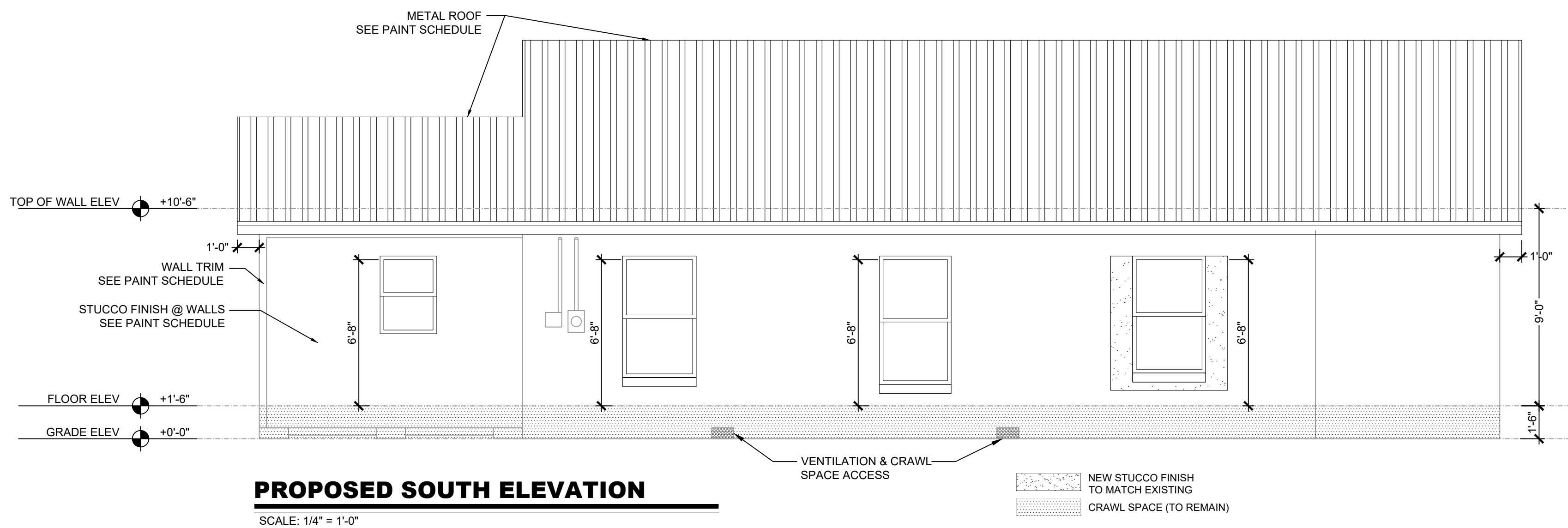
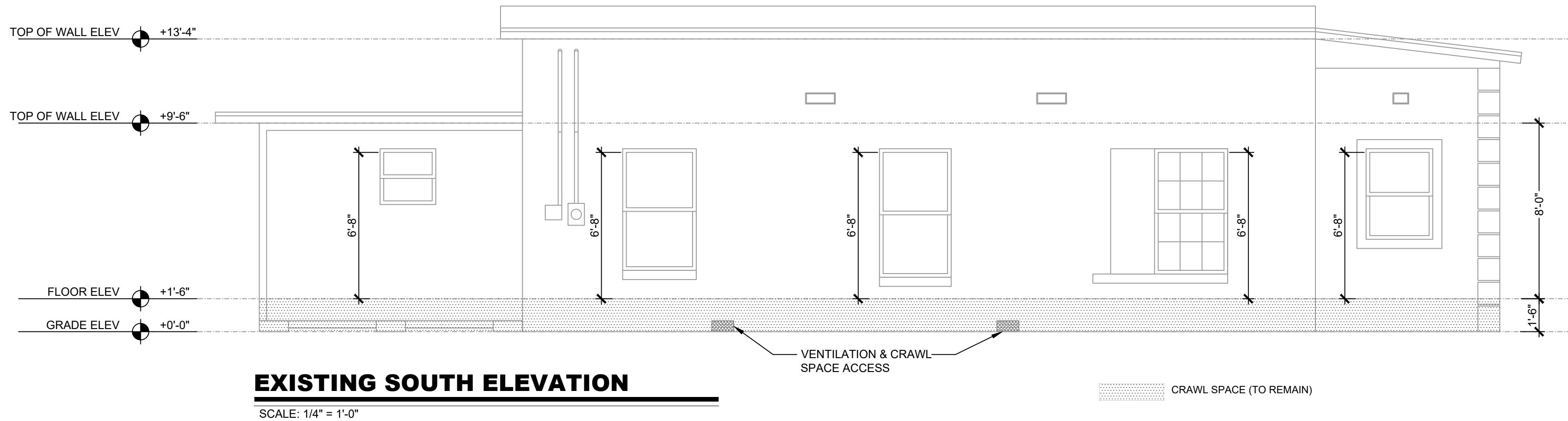
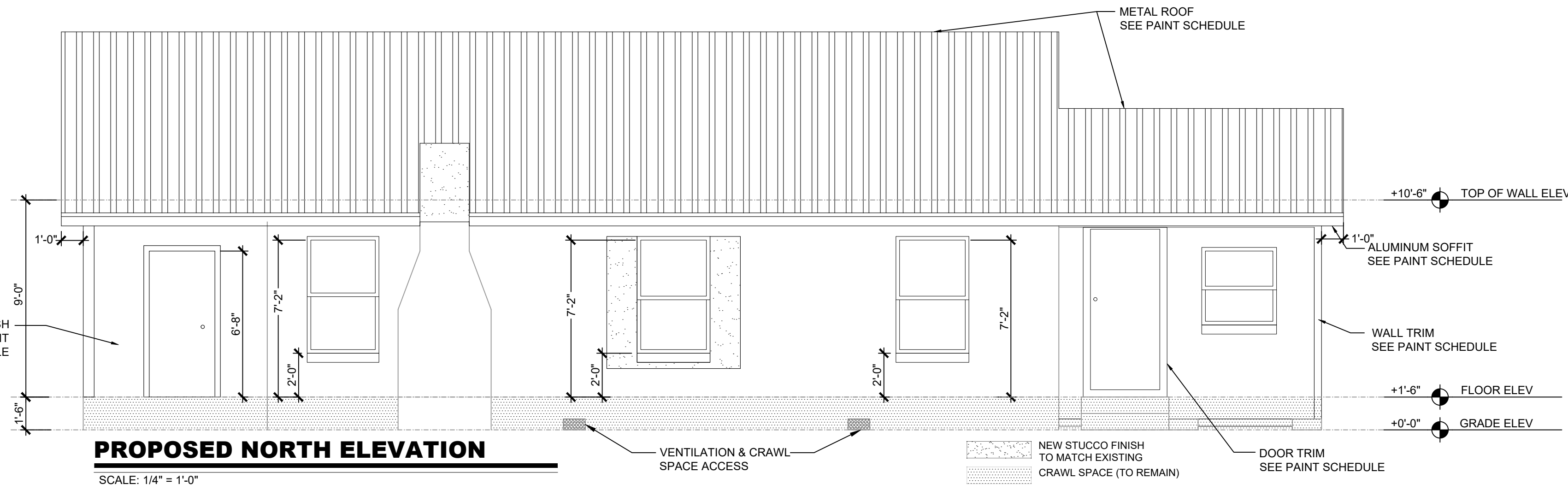
OF 3

20-0181



PAINT SCHEDULE			
LOCATION	PAINT MANUFACTURER	ID#	COLOR
ROOF	SHERWIN WILLIAMS	SW6460	KALE GREEN
WALL	SHERWIN WILLIAMS	SW6457	KIND GREEN
WINDOW/DOOR/WALL TRIM	SHERWIN WILLIAMS	SW7006	EXTRA WHITE
SOFFIT & FASCIA	SHERWIN WILLIAMS	SW7006	EXTRA WHITE

NOTES:  
1. CONTRACTOR MAY SUBSTITUTE EQUAL PAINT COLORS FROM ANOTHER MANUFACTURER.



REVISIONS	DATE
1	
2	
3	
4	
5	
6	
7	

JOB NO.	DESIGNED	DRAWN	CHECKED	DATE ISSUED	SCALE
20-0181	AC	AER	RV	12-01-2020	AS NOTED

1835 - 20TH STREET  
VERO BEACH, FL 32960  
PH. (772) 569-0035  
F.X. (772) 778-3617  
MELBOURNE, FL - PH (321) 263-1510  
FT. PIERCE, FL - PH (772) 488-8025



ELEVATIONS

CANO RESIDENCE  
435 N. 11th Street  
FORT PIERCE  
FLORIDA

RODOLFO VILLAMIZAR  
FL. P.E.#61000  
DATE: 12-01-2020


SHEET  
**A3**  
OF 3  
20-0181

20-0181

Picture No.: 1


DESCRIPTION: Main façade (East)



Picture No.: 2	DESCRIPTION: North elevation
 A photograph showing the north elevation of a building with pink stucco walls and a blue vertical column. The building has a blue roofline and a window with a blue frame. The ground is dirt and grass.	

Picture No.: 3	DESCRIPTION: North elevation
 A close-up photograph of the blue vertical column and pink wall of the building. The column is blue and has some peeling paint. The wall is pink and has a window with a blue frame. The ground is dirt and grass.	

Picture No.: 4	DESCRIPTION: North elevation
 A photograph showing the north elevation of a single-story building with pink stucco walls and a blue roofline. A single window with a blue frame is visible. The ground in front is dry and grassy.	

Picture No.: 5	DESCRIPTION: North elevation
 A photograph showing the north elevation of a single-story building with pink stucco walls and a blue roofline. A white door with a blue frame and a window with a blue frame are visible. A concrete step leads to the door. The ground in front is dry and grassy.	

Picture No.: 6

DESCRIPTION: West elevation



Picture No.: 7

DESCRIPTION: West elevation



Picture No.: 8

DESCRIPTION: South elevation



Picture No.: 9

DESCRIPTION: South elevation



Picture No.: 10

DESCRIPTION: South elevation



Picture No.: 11

DESCRIPTION: South elevation



### Property Identification

Site Address: 435 N 11th ST  
 Sec/Town/Range: 09/35S/40E  
 Parcel ID: 2409-501-0214-000-2  
 Jurisdiction: Fort Pierce

Use Type: 0100  
 Account #: 21213  
 Map ID: 24/09N  
 Zoning: Medium Den

### Ownership

Noemi Lazaro Mejia  
 130 14th AVE  
 Vero Beach, FL 32962



### Legal Description

LINCOLN PARK NO 2 BLK 7 LOT 22

### Current Values

Just/Market Value: \$21,600  
 Assessed Value: \$21,600  
 Exemptions: \$0  
 Taxable Value: \$21,600

### Property taxes are subject to change upon change of ownership.

- Past taxes are not a reliable projection of future taxes.
- The sale of a property will prompt the removal of all exemptions, assessment caps, and special classifications.

### Total Areas

Finished/Under Air (SF): 1,032  
 Gross Sketched Area (SF): 1,176  
 Land Size (acres): 0.11  
 Land Size (SF): 4,956

Taxes for this parcel: SLC Tax Collector's Office   
 Download TRIM for this parcel: Download PDF

### Building Design Wind Speed

Occupancy Category	I	II	III & IV
Speed	140	160	160

### Sale History

Date: Mar 4, 2020  
 Book/Page: 4393 / 0553  
 Sale Code: 0001  
 Deed: WD  
 Grantor: Legette Corine  
 Price: \$26,000

Date: Nov 2, 2016  
 Book/Page: 3931 / 0146  
 Sale Code: 0111  
 Deed: PB  
 Grantor: Legette Corine  
 Price: \$0

Date: Jun 3, 2011  
 Book/Page: 3298 / 1732

Sale Code:	0111
Deed:	QC
Grantor:	Wilson Dollie
Price:	\$100
Date:	Nov 1, 1982
Book/Page:	0393 / 0975
Sale Code:	XX00
Deed:	CV
Grantor:	
Price:	\$19,500
Date:	Apr 1, 1980
Book/Page:	0330 / 0098
Sale Code:	XX01
Deed:	CV
Grantor:	
Price:	\$6,000

### Building Information (1 of 1)

Finished Area: 1,032 SF

Gross Sketched Area: 1,176 SF

#### Exterior Data

View:  
 Building Type: HD+  
 Grade: D+  
 Story Height: 1 Story

Roof Cover: Tar & Gravel  
 Year Built: 1940  
 Effective Year: 1940  
 No. Units: 1

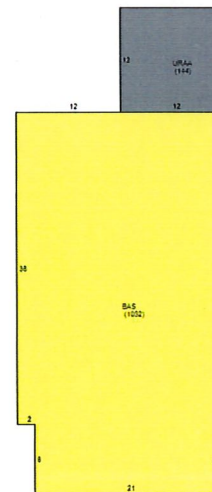
Roof Structure: Flat/Shed  
 Frame:  
 Primary Wall: CB Stucco  
 Secondary Wall:

#### Interior Data

Bedrooms: 3  
 Full Baths: 1  
 Half Baths: 0  
 A/C %: 0%

Electric: MINIMUM  
 Heat Type:  
 Heat Fuel:  
 Heated %: 0%

Primary Int Wall:  
 Avg Hgt/Floor: 0  
 Primary Floors: Double Pine  
 Sprinkled %: N/A%



### Special Features and Yard Items

**Current Year Values**

Current Values Breakdown

Building:	\$16,200
Land:	\$5,400
Just/Market:	\$21,600
Ag Credit:	\$0
Save Our Homes or 10% Cap:	\$0
Assessed:	\$21,600
Exemption(s):	\$0
Taxable:	\$21,600

Current Year Exemption Value Breakdown

Current Year Special Assessment Breakdown

Start Year	AssessCode	Units	Description	Amount
1999	0041	1	Fort Pierce Stormwater Charge	\$69.00

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
2020	\$21,600	\$21,600	\$0	\$21,600
2019	\$22,800	\$22,800	\$0	\$22,800
2018	\$21,400	\$21,400	\$0	\$21,400

**Permits**

Number	Issue Date	Description	Amount	Fee
CR2002-27	Dec 12, 2002	Alterations/Remodeling	\$2,300	\$150
CR200227	Dec 16, 2003	Alterations/Remodeling	\$2,300	\$225
CR200227	May 11, 2005	Alterations/Remodeling	\$2,300	\$300
BP20-1229	May 4, 2020	Demolition	\$1,200	\$0

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

All information is believed to be correct at this time, but is subject to change and is provided without any warranty.  
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## PUBLIC NOTIFICATION CERTIFICATION

**PROJECT NAME:** COA 20-70 – Remodeling – 435 N 11<sup>th</sup> Street

**NOTICES PROVIDED PURSUANT TO:** City Code Section 22-143. Public Hearings A

**NOTICE BY NEWSPAPER:** December 4, 2020

**NOTICE BY MAIL:** N/A

**NOTICE BY SIGNS:** N/A

**VERIFIED BY:** Maria Lewicka

**TITLE:** Historic Preservation Planner

**SIGNATURE:**

**DATE:** 12/07/2020

**Historic Preservation Board - 2:00 PM**

**6. a.**

Meeting Date: 12/14/2020

---

Information

REQUESTED ACTION

Administratively Approved Certificates of Appropriateness - October 2020

LOCATION

Various

RESPONSIBLE STAFF

Maria Lewicka, AICP  
Historic Preservation Planner

RECOMMENDATION

Approval

---

Attachments

Administrative COA, October 2020

---

**Form Review**

Form Started By: Maria Lewicka  
Final Approval Date: 12/07/2020

Started On: 12/07/2020 09:12 AM

## **Administrative Certificates of Appropriateness**

Attached are Certificates of Appropriateness issued administratively in October 2020.

- COA #20-61, 701 Delaware Avenue - Fence
- COA #20-63, 500 Orange Avenue – Façade sign



THE SUNRISE CITY

# FORT PIERCE

PLANNING DEPARTMENT *Florida*



## CERTIFICATE OF APPROPRIATENESS TO ALTER A DESIGNATED HISTORIC SITE

COA#20-61     HISTORIC PRESERVATION BOARD APPROVAL     ADMINISTRATIVE APPROVAL

Site address: 701 Delaware Avenue

Contributing     Non-Contributing     Individually Designated

### SITE ALTERATIONS:

Request	Conditions of Approval	Applicable Standards
Remove existing fence and install 6 ft tall, white, wood fence in the same location.  See attached drawings.	Fence shall conform to the clear vision provisions of Section 125-308.	Secretary of the Interior's Standards for Rehabilitation of Historic Properties, Standard 9.

### APPROVED:

*Board Approval*

*Administrative Approval*

\_\_\_\_\_  
Suzanne Boardman, Chair                      Date  
Historic Preservation Board

  
\_\_\_\_\_  
Maria Lewicka, AICP                              10/21/20  
Historic Preservation Planner                      Date

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](mailto: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	Caraf Holdings Delaware LLC. 701 Delaware Avenue Fort Pierce, FL 34950	E-Mail <a href="mailto:armando@carafoil.com">armando@carafoil.com</a>
Applicant	Armando Fachado 7844 NW 178 <sup>th</sup> Street Hialeah, FL 33015	E-Mail <a href="mailto:armando@carafoil.com">armando@carafoil.com</a>
Representative	Professional Grade Fence 470 Martin Road SE Palm Bay, FL 32909	E-Mail <a href="mailto:professionalgradeffence@yahoo.com">professionalgradeffence@yahoo.com</a>



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

COA# 20-61

# Certificate of Appropriateness Application **RECEIVED**

OCT 13 2020

## Building & Site Information

Address of the Site: 701 Delaware Ave. Fort Pierce, FL 34950 **CITY OF FORT PIERCE PLANNING & ZONING**

Parcel ID #: 2410-709-0001-000-8

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): Caraf Holdings Delaware LLC

Mailing Address: 701 DELAWARE AVE Fort Pierce, FL 34950

Phone Number(s): 786-265-7210 Email: armando@carafoil.com

Applicant Name(s): Armando Fachado

Mailing Address: 7844 NW 178th ST Hialeah, FL 33015

Phone Number(s): 786-265-7210 Email: armando@carafoil.com


Representative Name(s): Professional Grade Fence

Mailing Address: 470 Martin Rd SE Palm Bay, FL 32909

Phone Number(s): 321-749-9884 Email: professionalgradefence@yahoo.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, Armando Fachado as Owner(s) of the subject property do hereby authorize the filing of this application on my/our behalf.

  
\_\_\_\_\_  
Signature of Owner

10/09/2020

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) New fence

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

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

Remove existing fence and install 170ft of 4ft tall, wood fence in the same location.

*6 FT*

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.

## Maria Lewicka

---

**From:** Armando Fachado <armando@carafoil.com>  
**Sent:** Wednesday, October 14, 2020 12:39 PM  
**To:** Maria Lewicka  
**Cc:** PROFESSIONAL GRADE; Armando Fachado; Mercedes O. Gonzalez; Eliecer Bermudez  
**Subject:** Re: COA Application, HPB Meeting, October 26, 2020.

**SECURITY WARNING:** This email originated outside of the City of Fort Pierce systems. Please use caution when clicking links or opening attachments. For questions or concerns please contact IT immediately. .

Maria,

This is Armando from Caraf Oil 701 Delaware Ave.

Thank you for your time in our call today. Attached below please find fence style we would like to proceed with and present in hearing. It will be shadow box 6ft tall painted white.

Please advice if this style may be approved.

Thank you so much.





EXISTING FENCE



PICKET FENCE ( WILL BE PAINTED WHITE )



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

COA#20-63     HISTORIC PRESERVATION BOARD APPROVAL     ADMINISTRATIVE APPROVAL

Site address: 500 Orange Avenue

Contributing     Non-Contributing     Individually Designated

**SITE ALTERATIONS:**

Request	Conditions of Approval	Applicable Standards
Install new non-illuminated, brushed aluminum letters, façade sign (27.32 sq. ft.)  See attached drawings.		Secretary of the Interior's Standards for Rehabilitation of Historic Properties, Standard 9.

**APPROVED:**

*Board Approval*

*Administrative Approval*

\_\_\_\_\_  
 Suzanne Boardman, Chair                      Date  
 Historic Preservation Board

\_\_\_\_\_  
  
 Maria Lewicka, AICP                              Date  
 Historic Preservation Planner                      10/21/20

Should you have any further questions or concerns, contact Maria Lewicka, Historic Preservation Planner, at (772) 467-3738 or via e-mail at [mlewicka@cityoffortpierce.com](mailto:mlewicka@cityoffortpierce.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	4616 Investment LLC 2005 Coconut Drive Fort Pierce, FL 34949	E-Mail
Applicant	James Hart, Glomaster Sign Co. Inc. 4141 Bandy Boulevard Fort Pierce, FL 34981	E-Mail <a href="mailto:signs30@bellsouth.net">signs30@bellsouth.net</a>



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

## Certificate of Appropriateness Application

### Building & Site Information

Address of the Site: 500 Orange Ave.

Parcel ID #: 2410-607-0004-000-6

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): 4616 Investment LLC

Mailing Address: 2005 Coconut Dr. Ft. Pierce, FL 34949

Phone Number(s): \_\_\_\_\_ Email: \_\_\_\_\_

Applicant  
Name(s): Colomaster Sign Co. Inc.

Mailing Address: 4141 Bandy Blvd. Ft. Pierce, FL 34981

Phone Number(s): 772-464-0718 Email: Signs30@bellsouth.net

Representative  
Name(s): James Hart

Mailing Address: 4141 Bandy Blvd. Ft. Pierce, FL 34981

Phone Number(s): 772-464-0718 Email: Signs30@bellsouth.net

*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, STANLEY A. SYMBOSKI as Owner(s) of the subject property do hereby authorize the filing of this application on my/our behalf.

Stanley A. Sykoski  
Signature of Owner

10/5/20  
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) New Signage

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

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

Installation of non-illuminated Brushed Aluminum  
letters 500 Orange  
22" Tall letters 27.32 sq. Ft.

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.

### Property Identification

Site Address: 500 ORANGE AVE  
 Use Type: 1100  
 Parcel ID: 2410-607-0004-000-6  
 Jurisdiction: Fort Pierce  
 Account #: 23453  
 Map ID: 24/10N  
 Sec/Town/Range: 10/35S/40E  
 Zoning: General Co

### Ownership

4616 INVESTMENT LLC  
 2005 Coconut DR  
 Fort Pierce, FL 34949-3307

### Legal Description

AMENDED PLAT OF BLK 2 OF RE-S/D OF RECEIVER'S S/D LOT 4 (MAP 24/10D)(OR 4003-2339)

### Current Values

Just/Market: \$130,200  
 Assessed: \$130,200  
 Exemptions: \$0  
 Taxable: \$130,200

### Historical Values 3-year

Year	Just/Market	Assessed	Exemptions	Taxable
2020	\$130,200	\$130,200	\$0	\$130,200
2019	\$130,200	\$130,200	\$0	\$130,200
2018	\$130,200	\$130,200	\$0	\$130,200

### Sale History

Date	Book/Page	Sale Code	Deed	Grantor	Price
05-29-2017	4003 / 2339	0118	SP	Ft Pierce City Of	\$139,000
11-07-2002	1613 / 2457	XX01	SP	United States Of America,	\$0
01-01-1900					\$0

### Primary Building Information

Finished Area of this building: 7,161 SF  
 Gross Sketched Area: 7,476 SF

View:  
 Year Built: 1935  
 Primary Wall: CB Stucco

Roof Cover: Tar & Gravel  
 Frame:  
 Story Height: 2 Story

#### Exterior Data

Roof Structure: Flat/Shed  
 Grade: Y\_D  
 No. Units: 1

Building Type: STRL  
 Effective Year: 1935  
 Secondary Wall:

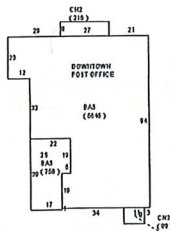
Bedrooms: 0  
 Full Baths: 0  
 Half Baths: 0

A/C %: 0%  
 Heated %: 0%  
 Sprinkled %: 0%

#### Interior Data

Electric: MAXIMUM  
 Heat Type:  
 Heat Fuel:

Primary Int Wall:  
 Avg Hgt/Floor: 0  
 Primary Floors: CONC GRD



### Total Areas

Finished/Under Air (SF):	7,161
Gross Sketched Area (SF):	7,476
Land Size (acres):	0.43
Land Size (SF):	18,924
Total Building Count:	1

### Special Features and Yard Items

Type	Qty	Units	Year Blt
ASP2 LOW	1	6890	1950

**22" TALL LETTERS @ 6'10" OVERALL LENGTH  
 CUSTOM CAST METAL LETTERS NON-ILLUMINATED  
 27.32 SQ. FT. PROPOSED**

- Anchor Notes:
- #10-24 studs (6061-T6 Alum or 316 S.S.), centered in stroke width
  - Min (4) studs per letter, spaced evenly
  - Letters drilled and tapped to receive studs, min (5) threads engaged
  - Stud length to accommodate embed to host structure
  - Min 1.5" stud embed to hollow CBS (block) or concrete
  - Fill holes w/ LiquidNails LN-901 adhesive (or equiv)



**GLOMASTER SIGNS**  
 772-464-0718  
 772-464-2157 FAX  
 signs30@bellsouth.net

**07/22/2020**

General: Design is in accordance with the requirements of the Florida Building Code (FBC) for use within a coastal high velocity hurricane zone (HVHZ). This engineering certifies only the structural integrity of those systems, components, and/or other construction explicitly specified herein. Electrical notes, details, & specifications are provided by and are the sole responsibility of the electrical engineer. No electrical review has been performed and no certification of such is intended. Structural design meets requirements of ACI 318-14, AISI 360-10, ADAMI-15, & NDS-15, as applicable. Steel components shall be coated, painted, or otherwise protected against corrosion per FBC 505.203.2.2222.6. Alum components in contact with steel shall be protected as prescribed in ADAMI-15(1a), or plastic/resin spacers provided. All exposed fasteners shall be SS, or have a protective coating for corrosion protection. All welding shall be per AWS requirements. Steel welds: E70X electrodes. Aluminum welds: 4045 filler alloy. Alum extrusions: 6063-T6 or 6061-T6.

**ASCE 7-10 WIND LOADS:**  
 • V=160 mph • Exposure 'C'  
 • Risk Category 2 Structure

• Sign Height = 30 ft max  
 • Kzt=1.0, Kd=0.85, G=0.85  
 • ASD Load Coeff = 0.6

Wall components & cladding:  
 • Zone 4: ± **36.1 psf**  
 • Zone 5: ± **46.0 psf**

1200 N Federal Hwy, #200  
 Boca Raton, FL 33432  
 1-888-371-3113

**Christian Langley**  
 Florida PE #67382  
 Cert of Auth #11241



## DESIGN CALCULATIONS

FOR

### CITY OF FORT PIERCE WALL-MOUNTED SIGNS

500 Orange Ave – Ft Pierce

**GENERAL NOTES:**

1. Design is in accordance with the Florida Building Code 6th Edition (2017) for use within and outside the High Velocity Hurricane Zone (HVHZ).
2. Wind loads have been calculated per the requirements of ASCE 7-10 as shown herein.
3. These engineering calculations pertain only to the structural integrity of those systems, components, and/or other construction explicitly specified herein and/or in accompanying engineering drawings. The existing host structure (if any) is assumed to be in good condition, capable of supporting the loaded system, subject to building department approval. No warranty, either expressed or implied, is contained herein.
4. System components shall be as noted herein. All references to named components and installation shall conform to manufacturer's or industry specifications as summarized herein.
5. Where site conditions deviate from those noted herein, revisions may be required or a separate site-specific engineering evaluation performed.
6. Aluminum components in contact with steel or embedded in concrete shall be protected as prescribed in the 2015 Aluminum Design Manual, Part 1. Steel components in contact with, but not encased in, concrete shall be coated, painted, or otherwise protected against corrosion.
7. Engineer seal affixed hereto validates structural design as shown only. Use of this specification by contractor, et. Al, indemnifies and saves harmless this engineer for all costs & damages including legal fees & appellate fees resulting from deviation from this design.

**Index:**

Pg 1	Cover
Pg 2	Wind Loads
Pg 3	Anchor Design

Engineer's signature and seal valid for pages 1 through 3

Christian Langley PE # 67382  
Easy Seals, Inc. Cert Auth # 31124

# ASCE 7-10 Design Wind Loads

## WALL-MOUNTED SIGNS

### Building Specs

V = 160 mph *Basic wind speed*  
 Exposure C

ASD Load Combo Coeff: 0.6

### Calculations

$\alpha = 9.5$  *3-sec gust speed power law exponent*  
 $z_g = 900'$  *Nominal ht. of atmos. boundary layer*  
 $G_{cpi} = 0$  *Internal pressure coeff*

Kd = 0.85 *Directionality factor*

Kzt = 1.0 *Topographic factor*

A = 10 sq ft *Tributary area*

<b>160 mph - Exp "C"</b>						
<b>WALL-MOUNTED SIGNS</b>						
SIGN HEIGHT	ASD WIND PRESSURES		K <sub>h</sub> = K <sub>z</sub>	q <sub>z</sub>	G <sub>Cp</sub> (A)	G <sub>Cp</sub> (B)
	CENTER (Zone 4)	CORNER (Zone 5)				
15 ft	31.2 psf	39.7 psf	0.85	47.3	-1.10	-1.40
20 ft	33.2 psf	42.2 psf	0.90	50.2	-1.10	-1.40
25 ft	34.8 psf	44.2 psf	0.95	52.7	-1.10	-1.40
30 ft	36.1 psf	46.0 psf	0.98	54.7	-1.10	-1.40
35 ft	37.3 psf	47.5 psf	1.01	56.5	-1.10	-1.40
40 ft	38.4 psf	48.8 psf	1.04	58.1	-1.10	-1.40
45 ft	39.3 psf	50.1 psf	1.07	59.6	-1.10	-1.40
50 ft	40.2 psf	51.2 psf	1.09	60.9	-1.10	-1.40
55 ft	41.0 psf	52.2 psf	1.12	62.2	-1.10	-1.40
60 ft	41.8 psf	53.2 psf	1.14	63.3	-1.10	-1.40
70 ft	35.3 psf	70.6 psf	1.17	65.4	-0.90	-1.80
80 ft	36.3 psf	72.6 psf	1.21	67.3	-0.90	-1.80
90 ft	37.2 psf	74.5 psf	1.24	69.0	-0.90	-1.80
100 ft	38.1 psf	76.1 psf	1.27	70.5	-0.90	-1.80
110 ft	38.8 psf	77.7 psf	1.29	71.9	-0.90	-1.80
120 ft	39.6 psf	79.1 psf	1.32	73.3	-0.90	-1.80
130 ft	40.2 psf	80.5 psf	1.34	74.5	-0.90	-1.80
140 ft	40.9 psf	81.7 psf	1.36	75.7	-0.90	-1.80
150 ft	41.5 psf	82.9 psf	1.38	76.8	-0.90	-1.80
175 ft	42.8 psf	85.7 psf	1.42	79.3	-0.90	-1.80
200 ft	44.1 psf	88.1 psf	1.46	81.6	-0.90	-1.80
250 ft	46.2 psf	92.3 psf	1.53	85.5	-0.90	-1.80

## Wall Sign Anchor Design

### Structure Dimensions & Loading

Design wind pressure: **P = 46.0 psf**  
 Sign type: FCO Letter  
 Sign size: **A = 3.4 sqft (per letter, critical)**  
 Wall material: Masonry (ASTM C90, 1,500 psi min)  
 Anchor type/size: **3/16" (#10) Rods with Adhesive**  
 Ref: Liquid Nails, 125 psi shear  
 Min Embedment: **1.5"**  
 Min edge dist: **3"**                      Min Spacing: **3"**  
 Anchor tensile capacity: **Tcap = 55.2 lb (per anchor)**

### Check Anchors for Pullout

Total Reaction: **Rt = 154 lb**                      ... = P\*A (per letter)  
 No. of anchors req'd: **n = 2.8** anchors per letter                      ... = Rt/cap

**Total anchors required: 3 anchors per letter**

**OK, critical letter size shown. Limit to min (3) studs per letter, bal.**

**Historic Preservation Board - 2:00 PM**

**6. b.**

Meeting Date: 12/14/2020

---

Information

REQUESTED ACTION

Administratively Approved Certificates of Appropriateness - November 2020

LOCATION

Various

RESPONSIBLE STAFF

Maria Lewicka, AICP  
Historic Preservation Planner

RECOMMENDATION

Approval

---

Attachments

Administrative COA, November 2020

---

**Form Review**

Form Started By: Maria Lewicka  
Final Approval Date: 12/07/2020

Started On: 12/07/2020 09:17 AM

### **Administrative Certificates of Appropriateness**

Attached are Certificates of Appropriateness issued administratively in November 2020.

- COA #20-64, 512 S 9<sup>th</sup> Street - Addition
- COA #20-65, 120 Orange Avenue – Façade sign
- COA #20-66, 100 N US Hwy 1, Monument sign
- COA #20-68, 523 N 12<sup>th</sup> Street, New windows



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

COA#20-64     HISTORIC PRESERVATION BOARD APPROVAL     ADMINISTRATIVE APPROVAL  
 BP #20-3672

Site address: 512 South 9<sup>th</sup> Street

Contributing                       Non-Contributing                       Individually Designated

**SITE ALTERATIONS:**

Request	Conditions	Applicable Standards
Construct a residential addition/game room in the rear of the house.  Please see attached.	The new addition must match materials and colors of the residence.	Secretary of the Interior's Standards for Rehabilitation of Historic Properties, Standards 9 & 10.

**APPROVED:**

*Board Approval*

*Administrative Approval*

\_\_\_\_\_  
 Suzanne Boardman, Chair                      Date  
 Historic Preservation Board

  
 \_\_\_\_\_                      11/23/20  
 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@cityoffortpierce.com](mailto:mlewicka@cityoffortpierce.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	Elaine and Andrew Brown Building, LLC 512 S 9 <sup>th</sup> Street Fort Pierce, FL 34950	E-Mail <a href="mailto:misterb08@comcast.net">misterb08@comcast.net</a>



# CITY OF FORT PIERCE

## PLANNING DEPARTMENT

COMPREHENSIVE PLANNING DEVELOPMENT REVIEW  
HISTORIC PRESERVATION URBAN DESIGN URBAN FORESTRY ZONING

### Certificate of Appropriateness Application

#### Building & Site Information

**Address of the Site:** 512 s 9th street  
**Parcel ID #:** 2410-709-0037-000-9  
**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):** Elaine and Andrew Brown  
**Mailing Address:** 512 s 9th street ft pierce fl 34950  
**Phone Number(s):** 7729409691 **Email:** misterb08@comcast.net

**Applicant**  
**Name(s):** elaine and Andrew brown  
**Mailing Address:** 512 s 9th street ft pierce fl  
**Phone Number(s):** 7729409691 **Email:** misterb08@comcast.net

**Representative**  
**Name(s):** Elaine and Andrew Brown  
**Mailing Address:** 512 s 9th street  
**Phone Number(s):** 772 9409691 **Email:** misterb08@comcast.net

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

[Signature]  
Signature of Owner

10 4 20 11/4/20  
Date

**Description of Requested Work**

Please indicate the type of work requested:

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

Site Improvements (describe) Adding on a Game Room

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

Please provide a detailed description of the proposed work to be performed: We are adding on a Game room in rear of Home, described on plans, No plumbing & No A.C.

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.

LOTS 2-3, BLOCK 6  
P.B. 2, PG. 7  
S.L.C.R.

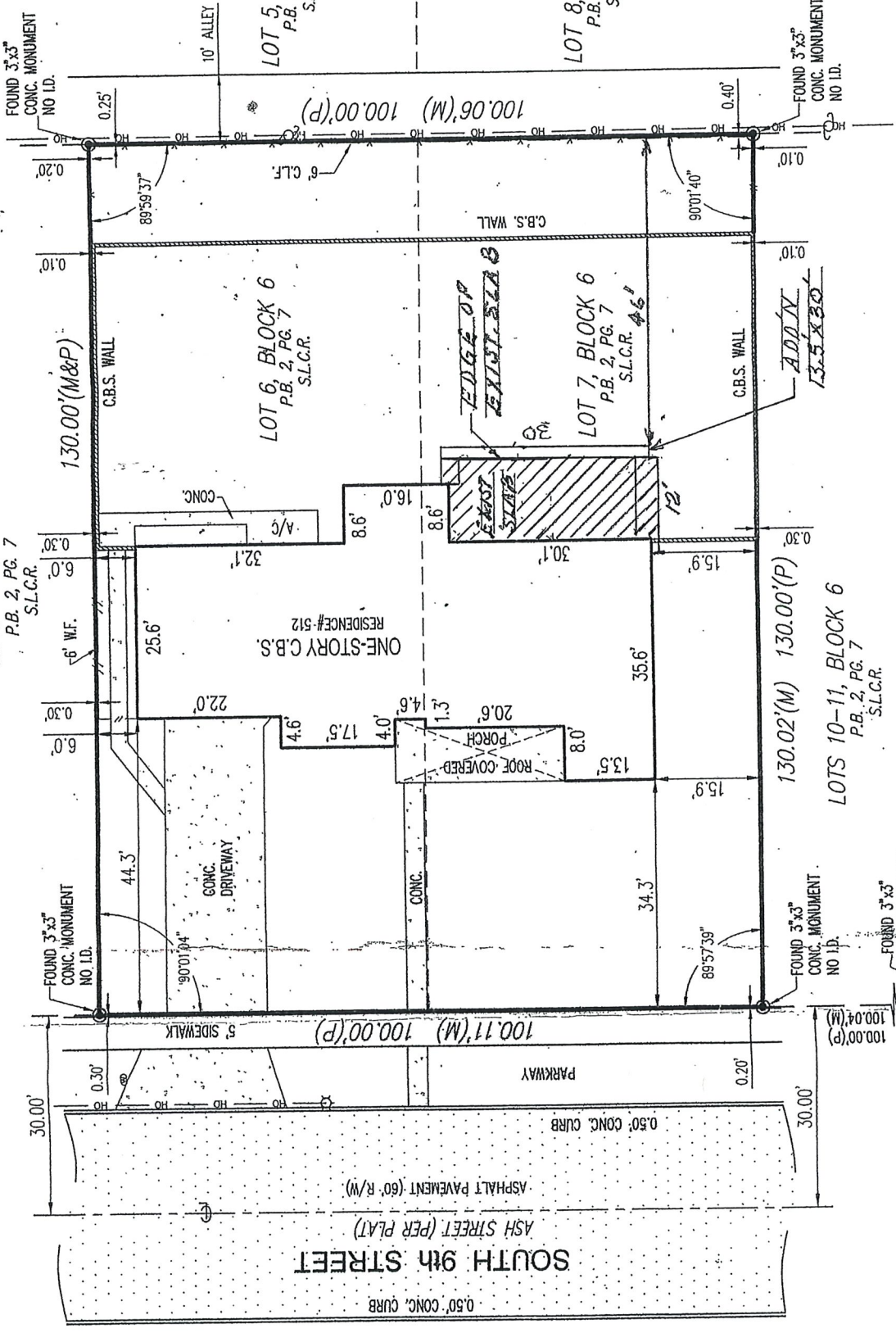
LOT 5, BLOCK 6  
P.B. 2, PG. 7  
S.L.C.R.

LOT 8, BLOCK 6  
P.B. 2, PG. 7  
S.L.C.R.

LOT 6, BLOCK 6  
P.B. 2, PG. 7  
S.L.C.R.

LOT 7, BLOCK 6  
P.B. 2, PG. 7  
S.L.C.R. 46'

LOTS 10-11, BLOCK 6  
P.B. 2, PG. 7  
S.L.C.R.

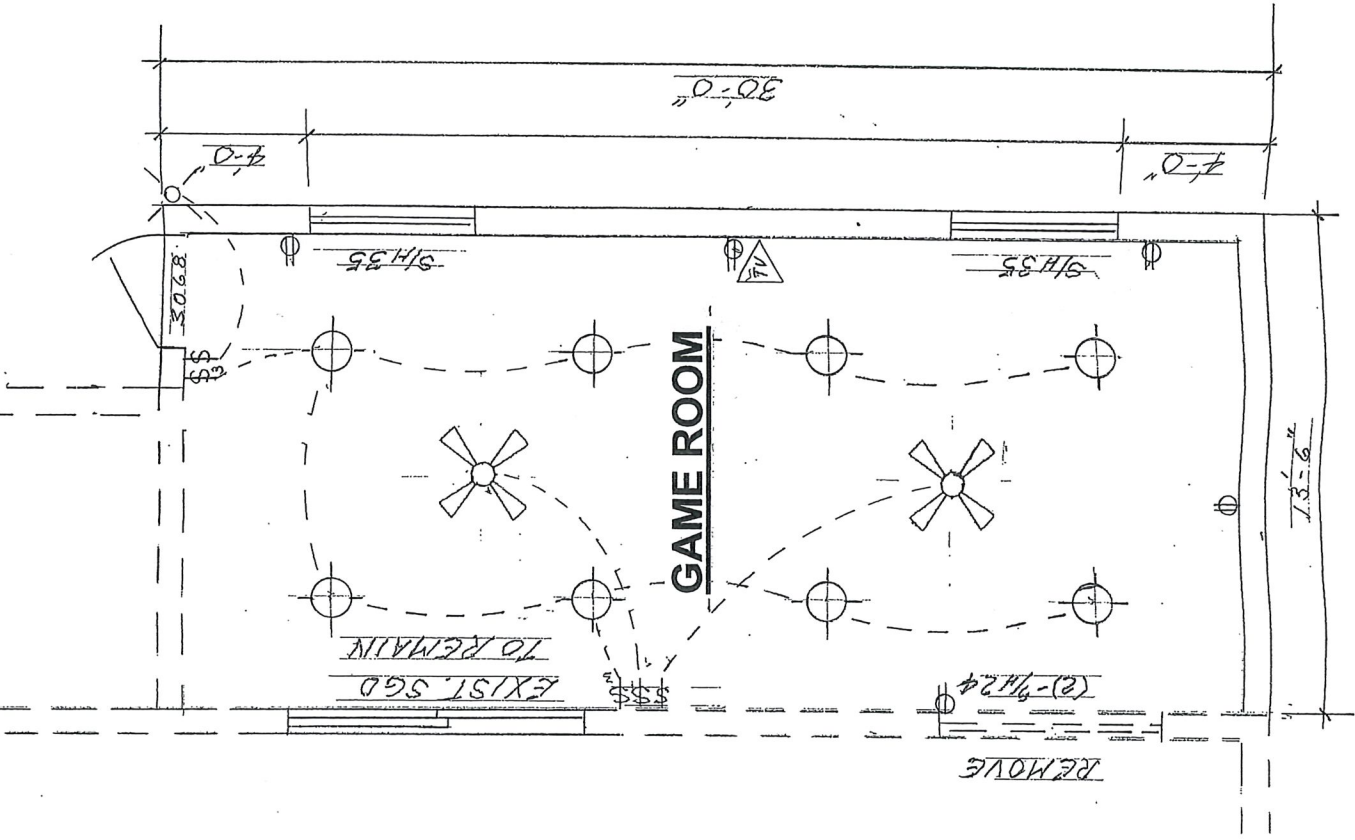


SOUTH 9th STREET

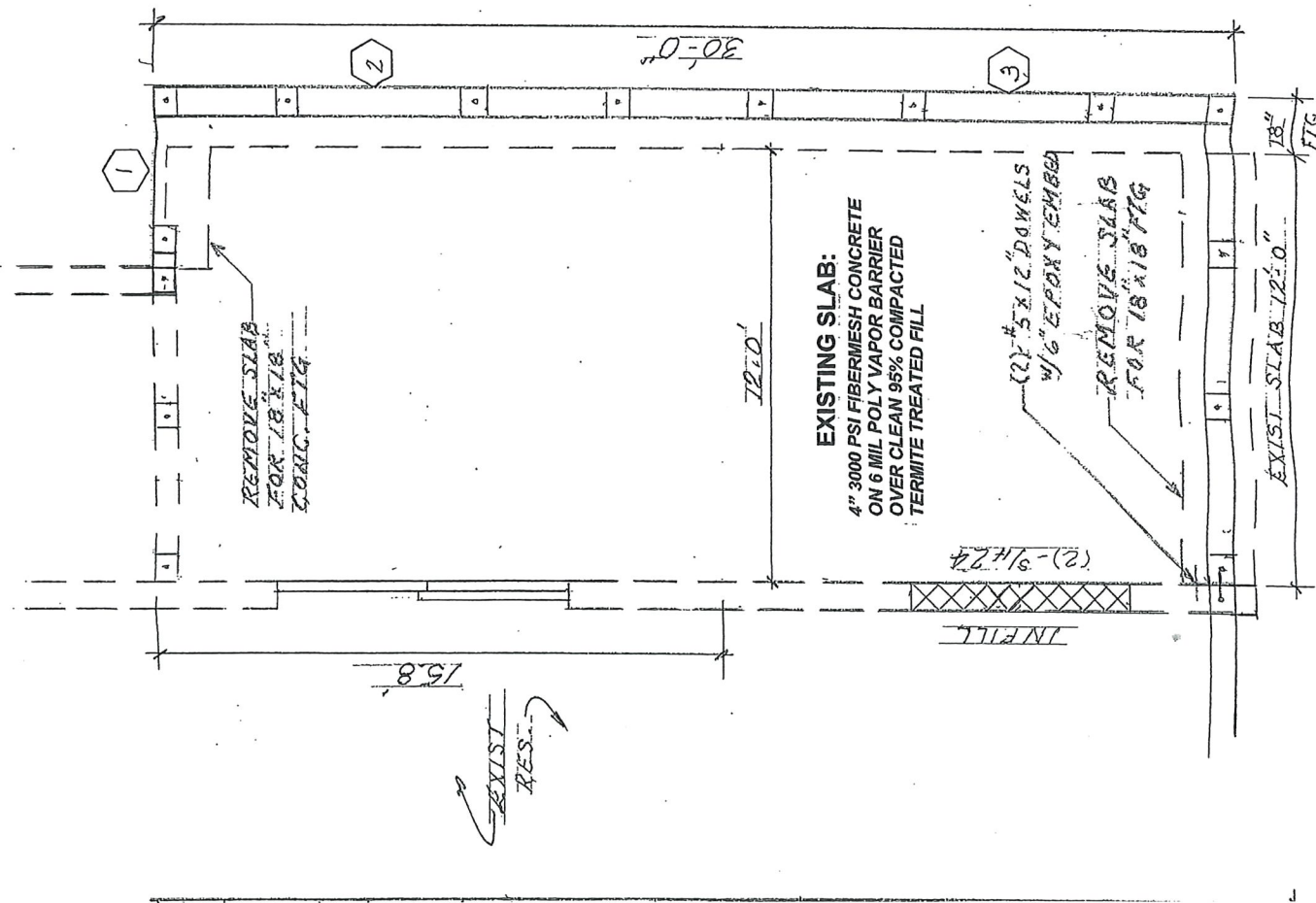
EASTER AVENUE

# SITE PLAN

SCALE 1"=20'



**FLOOR PLAN W/ ELECTRICAL**  
SCALE 1/4"



**FOUNDATION & BLOCKWORK PLAN**  
SCALE 1/4"

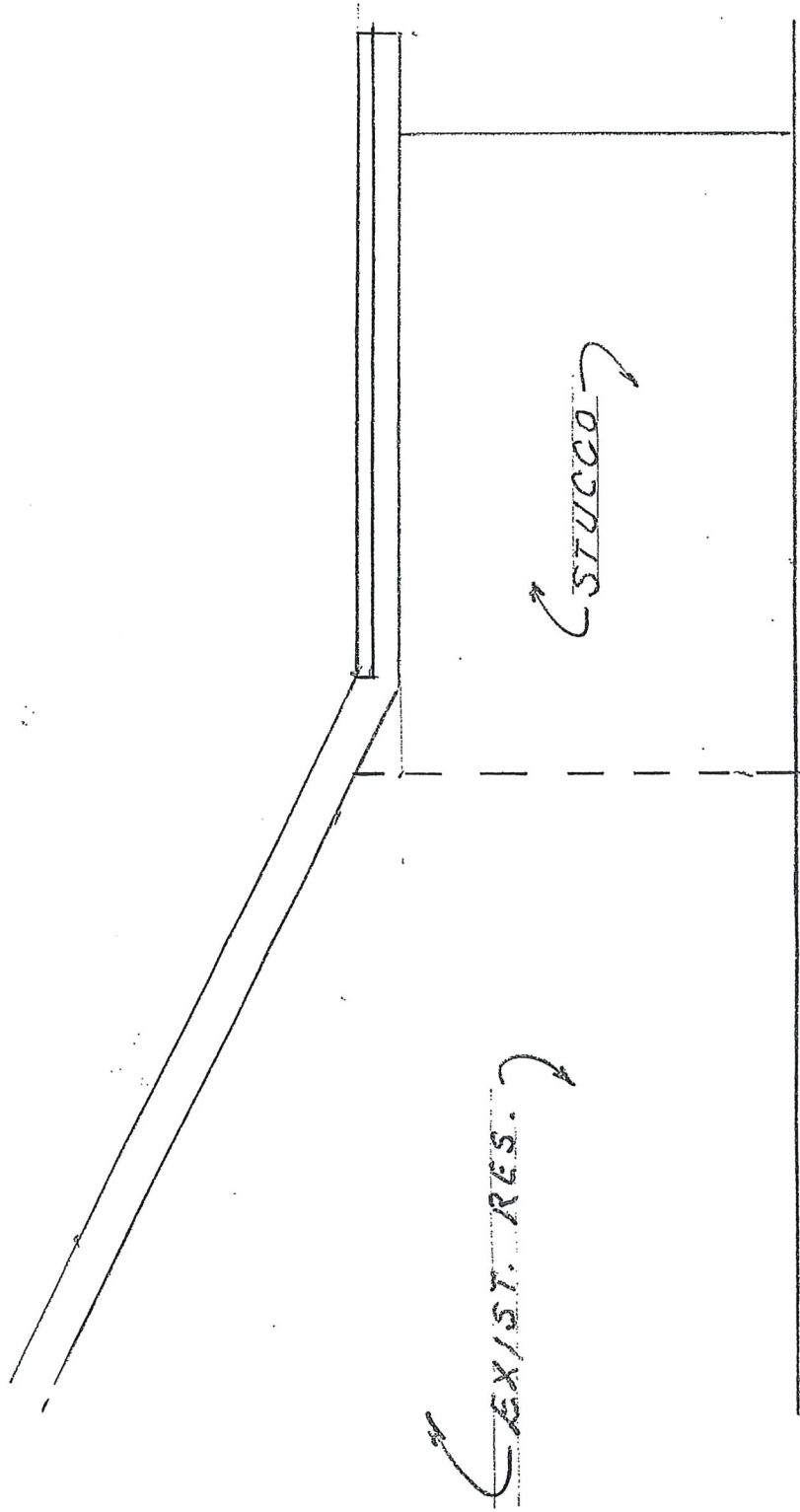
EXISTING  
METAL ROOF

EXIST. ROOM

STUCCO

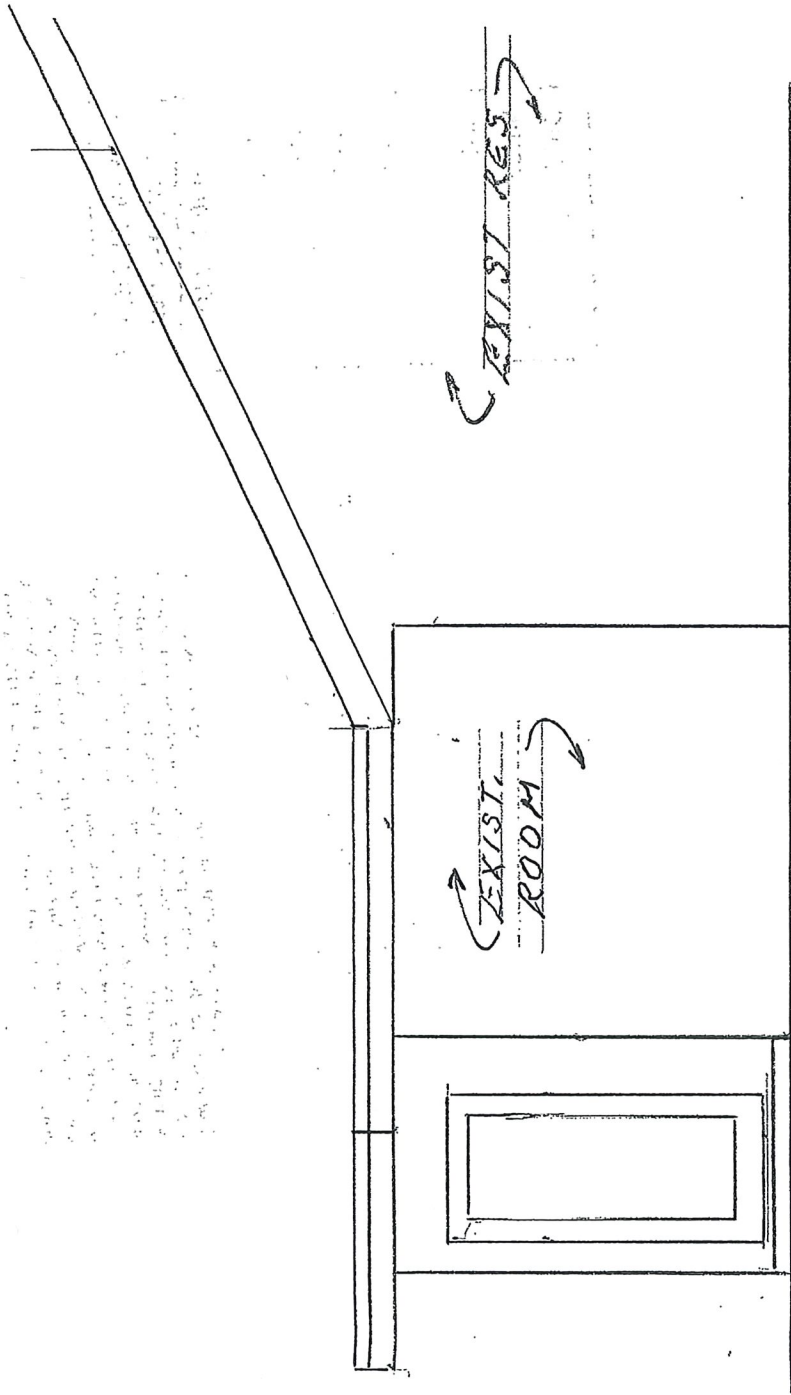
**REAR VIEW**

SCALE 1/4"



**RIGHT SIDE VIEW**

**SCALE 1/4"**



**LEFT SIDE VIEW**  
**SCALE 1/4"**



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

COA#20-65     HISTORIC PRESERVATION BOARD APPROVAL     ADMINISTRATIVE APPROVAL

Site address: 120 Orange Avenue

Contributing     Non-Contributing     Individually Designated

**SITE ALTERATIONS:**

Request	Conditions	Applicable Standards
Install new facade sign for Clarizio CPA (dimensional PVC letters).  See attached drawings.		Secretary of the Interior's Standards for Rehabilitation of Historic Properties, Standard 9.

**APPROVED:**

*Board Approval*

*Administrative Approval*

\_\_\_\_\_  
Suzanne Boardman, Chair  
Historic Preservation Board

Date

  
\_\_\_\_\_  
Maria Lewicka, AICP  
Historic Preservation Planner

11/24/20  
Date

*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@cityoffortpierce.com](mailto:mlewicka@cityoffortpierce.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	RFMD Investments LLC. 116 N 2 <sup>nd</sup> Street, Suite 201 Fort Pierce, FL 34950	E-Mail <a href="mailto:pattyatrfmd@aol.com">pattyatrfmd@aol.com</a>
Representative	Rod Waller, Sunrise City Community Housing Development Org. 103 S Indian River Drive, Suite 202 Fort Pierce, FL 34950	E-Mail <a href="mailto:SignatureSNL@aol.com">SignatureSNL@aol.com</a>



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

COA# COA  
20-65

## Certificate of Appropriateness Application

### Building & Site Information

Address of the Site: 120 Orange Ave Fort Pierce FL 34950  
Parcel ID #: \_\_\_\_\_  
Type of Designation:  Contributing  Non-contributing Site within the X Historic District  
 Individually Designated Site, City Commission Resolution No. \_\_\_\_\_

### Property Owner/ Applicant Information

Property Owner(s) Name(s): RFMD Investments LLC  
Mailing Address: 116 N 2nd St Suite 201 Fort Pierce FL 34950  
Phone Number(s): 772-571-4145 Email: Patty@RFMD@aol.com

### Applicant

Name(s): \_\_\_\_\_  
Mailing Address: \_\_\_\_\_  
Phone Number(s): \_\_\_\_\_ Email: \_\_\_\_\_

### Representative

Name(s): Rod Waller - Sunrise City Community Housing Development Org.  
Mailing Address: 103 S Indian River Dr Suite 202, Fort Pierce FL 34950  
Phone Number(s): 772 370 1113 Email: SignatureSNL@aol.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, RFMD Investments LLC as Owner(s) of the subject property do hereby authorize the filing of this application on my/our behalf.

[Signature]  
Signature of Owner

11/10/20  
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) Tenant Sign Per Space Allowed

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

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

New Deminsional PVC letters installed to building wall.

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

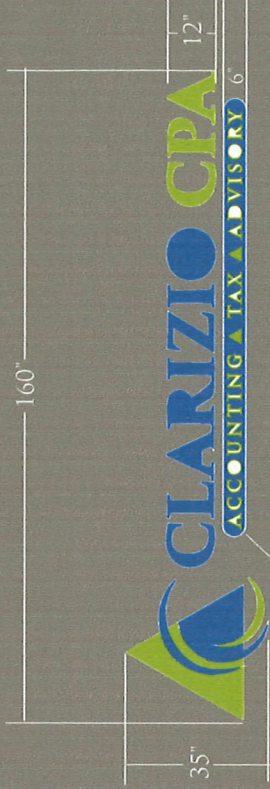
Will the proposed work require a Zoning Variance?  No  Yes, Code Section(s): \_\_\_\_\_

**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.



Dimensions / Scaling / Detail



LETTERS & LOGOS CREATED OUT OF  
 1/2" DIMENSIONAL SIGN PVC  
 2 COLOR VINYL FACE COVERING W/  
 WHITE EDGE MATERIAL REVEAL  
 FLAT MOUNT INSTALLATION WITH  
 HIGH BOND SILICONE (LEXEL)

Customer:	KIM & BILL CLARIZIO		
Company:	CLARIZIO CPAS		
Address:	120 ORANGE AVE		
City:	State:	ZIP:	FL 34950
Phone:			
Fac:			



Job No.:	Date:	11-2-20	
Order Date:	Salesperson:	JOE	
Sign Dimensions:	35" X 160"	Estimate:	\$675
Comments:	1/2" LAZER CUT PLASTIC LETTERS		



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

COA#20-66  
 BP #20-3872

HISTORIC PRESERVATION BOARD APPROVAL

ADMINISTRATIVE APPROVAL

Site address: 100 N US Hwy 1 (315 Avenue A)

Contributing

Non-Contributing

Individually Designated

**SITE ALTERATIONS:**

Request	Conditions	Applicable Standards
Installation of a new ground sign containing an electronic message center.  See attached drawings.	The proposed sign colors shall match the city hall's color scheme.	Secretary of the Interior's Standards for Rehabilitation of Historic Properties, Standard 9.

**APPROVED:**

*Board Approval*

*Administrative Approval*

\_\_\_\_\_  
 Suzanne Boardman, Chair  
 Historic Preservation Board

\_\_\_\_\_  
 Date

  
 \_\_\_\_\_  
 Maria Lewicka, AICP  
 Historic Preservation Planner

\_\_\_\_\_  
 11/24/20  
 Date

*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.*

*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.*

*Should you have any further questions or concerns, contact Maria Lewicka, Historic Preservation Planner, at (772) 467-3738 or via e-mail at [mlewicka@cityoffortpierce.com](mailto:mlewicka@cityoffortpierce.com).*

Owner	City of Fort Pierce 100 N US Hwy 1 Fort Pierce, FL 34950	E-Mail <a href="mailto:rstauffer@cityoffortpierce.com">rstauffer@cityoffortpierce.com</a>
Applicant	Don Bell Signs LLC 365 Oak Place Port Orange, FL 32127	E-Mail <a href="mailto:cward@donbellsigns.com">cward@donbellsigns.com</a>
Representative	Mike Hanson 365 Oak Place Port Orange, FL 32127	E-Mail <a href="mailto:mhanson@donbellsigns.com">mhanson@donbellsigns.com</a>



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

RECEIVED

NOV 24 2020

CITY OF FORT PIERCE  
PLANNING & ZONING

COA#

20-66

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

## Certificate of Appropriateness Application

### Building & Site Information

Address of the Site: 100 N. US Hwy 1  
 Parcel ID #: 2410-503-0090-000-6  
 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): City of Fort Pierce  
 Mailing Address: 100 N. US Hwy 1  
 Phone Number(s): 772-467-3807 Email: rstauffer@cityoffortpiece.com

Applicant Name(s): Don Bell Signs LLC  
 Mailing Address: 365 Oak Place Port Orange, FL 32127  
 Phone Number(s): 386-788-8084 Email: cward@donbellsigns.com

Representative Name(s): Mike Hanson  
 Mailing Address: 365 Oak Place Port Orange, FL 32127  
 Phone Number(s): 386-547-3473 Email: mhanson@donbellsigns.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, NICHOLAS C MIMMS as Owner(s) of the subject property do hereby authorize the filing of this application on my/our behalf.

[Signature]  
Signature of Owner

11/19/20  
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: \_\_\_\_\_

Installation of a new ground sign containing an electronic message center.

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.

**Scope of Work:**

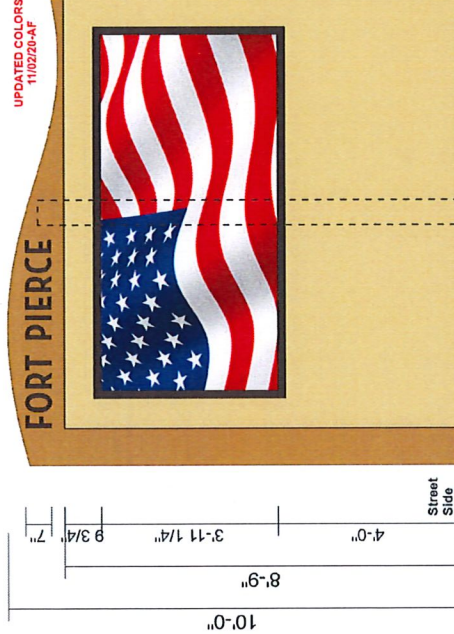
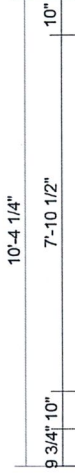
Don Bell Signs to fabricate & install  
(1) D/F main ID sign w/ Electronic  
Message centers as specified.

**Notes:**

- All hardware to be non-corrosive
- Graphic depictions on EMC are for presentation purposes only



Simulated Nightview NTS



**MAIN SUPPORT**

Column 1: 6.625" (O.D.) x .28" STD SCH40 Steel Pipe

**AUGER FOOTING OPTIONS**

- 2' dia. footer @ 6'-6" deep (0.85 CY concrete)
- 3' dia. footer @ 5'-6" deep (1.60 CY concrete)

**Elevation of D/F Main ID Sign w/  
Electronic Message Center**

(1) Req'd Scale: 3/8"=1'

**COLORS TO MATCH BUILDING**

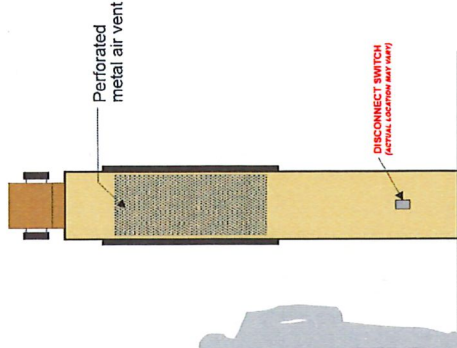
Birds Eye Maple  
SW2534

**ALL SIGNS WITH ELECTRICAL COMPONENTS TO BE MARKED PER NEC 600.3 (A)**  
PRIMARY DISCONNECT SWITCH TO BE WITHIN VIEW OF SIGN PER NEC 600.6 (ACTUAL LOCATION MAY VARY)  
SWITCH AMPERE RATING SHALL BE NOT LESS THAN TWICE THE AMPERE RATING AS POWER SUPPLIES OR BALLASTS PER NEC 404.14 & 600.6 (B)  
(1) ONE 120v-20amp CIRCUIT REQUIRED

**PRIMARY ELECTRIC BY OTHERS**

**Reverse Channel Letters:**  
Const.- alum Ptd. black, sat.  
Illum. w/ intern LEDs  
Mtd. w/ 1" stand-offs  
to decorative cabinet  
**Decorative Cabinet:**  
Const.-alum  
Ptd.- Rockwood Amber

**16MM Electronic Message Center:**  
Matrix- 75x100  
Active Area- 3'-11 1/2" x 7'-10 1/2"  
Comm.- wireless ethernet  
**Lower Cabinet:**  
Const.-alum  
Ptd.-Birdseyes Maple



Side View

Opposite Side View: NTS



DESIGN #: **1900482 R4**

DATE: 12.06.19

DRAWN BY: Andrew

Revisions / Date / Initials

R1-07.23.20-AF

REDUCED HEIGHT 17' - 10'

R2-08.06.20-AF

REVISED CABINET SHAPE

R3-09.01.20-AF

REVISED COLORS, ACTIVE MESSAGE CENTER

R4-09.16.20-AF

REVISED ELECTRICAL

ETL Act. #115459  
UL Listed Signage  
All Signs Comply with UL  
Listed and Recognized in the S.A.M Manual  
All Wiring shall be at least 80°C rated

ACQUIS #19435  
120 Volt  
277 Volt

**SHEET 1 of 1**

Ft Pierce City Hall

315 Ave. A

Fort Pierce

FL

Craig Trover

As Noted

CoreIDRAW

**PRIMARY ELECTRIC BY OTHERS.**

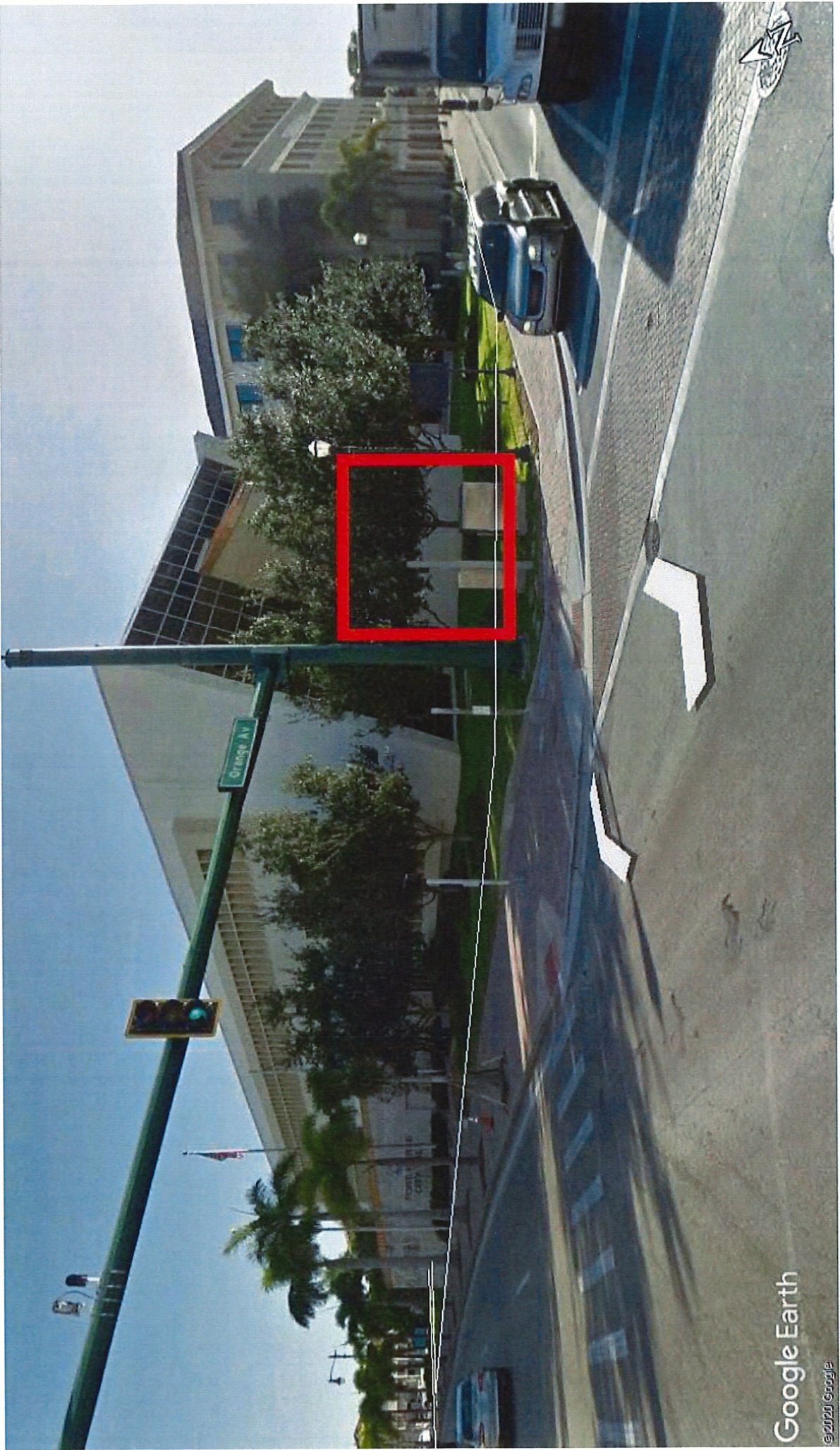
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PORT CHARLIE, FL 32127  
888-259-6084



Sign Location



Google Earth

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2





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

COA# 20-68

## Certificate of Appropriateness Application

RECEIVED

### Building & Site Information

NOV 24 2020

Address of the Site: 523 North 12th St Fort Pierce, FL 34950 CITY OF FORT PIERCE  
 Parcel ID #: 2409-501-0057-000-3 PLANNING & ZONING  
 Type of Designation:  Contributing  Non-contributing Site within the \_\_\_\_\_ Historic District  
 Individually Designated Site, City Commission Resolution No. \_\_\_\_\_

### Property Owner / Applicant Information

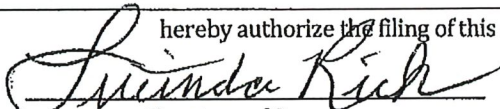
Property Owner(s) Name(s): Rich Lucinda  
 Mailing Address: 523 North 12th St Fort Pierce, FL 34950  
 Phone Number(s): 772-465-6126 Email: richlucinda@bellsouth.net

Applicant Name(s): Coastal Green Energy Solutions LLC  
 Mailing Address: 6710 Benjamin Rd #200 Tampa, FL 33634  
 Phone Number(s): 813-512-6014 Email: permitting@coastalgreenenergy.com

Representative Name(s): Rebecca Mijal, Saesha North, Ken Wolfbauer  
 Mailing Address: 523 North 12th St Fort Pierce, FL 34950  
 Phone Number(s): 813-512-6014 Email: 523 North 12th St Fort Pierce, FL 34950

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

  
Signature of Owner

11/9/2020  
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) Window replacement, size for size - like for like

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

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

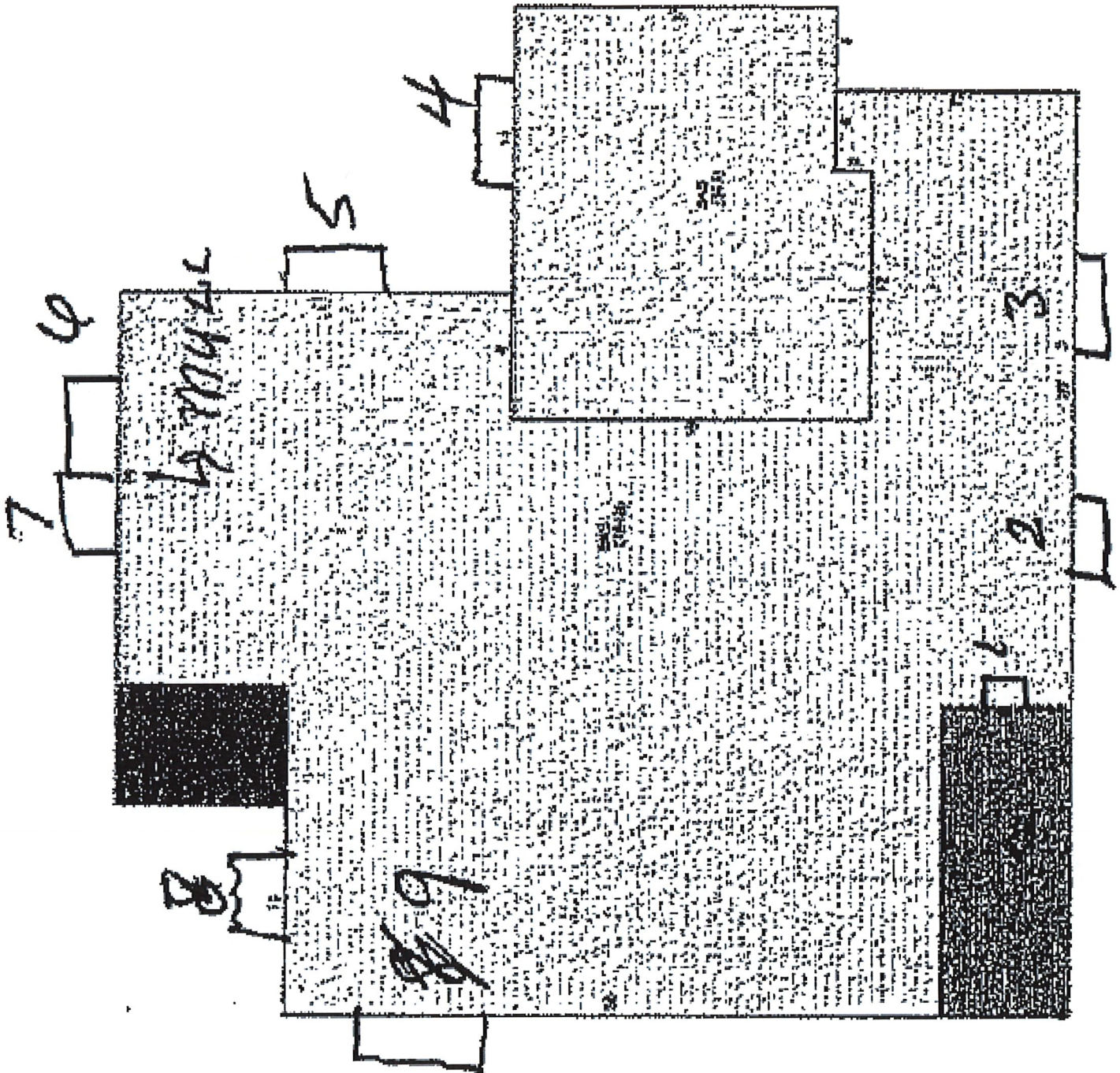
We were contracted to replace 9 windows, size for size & like for like

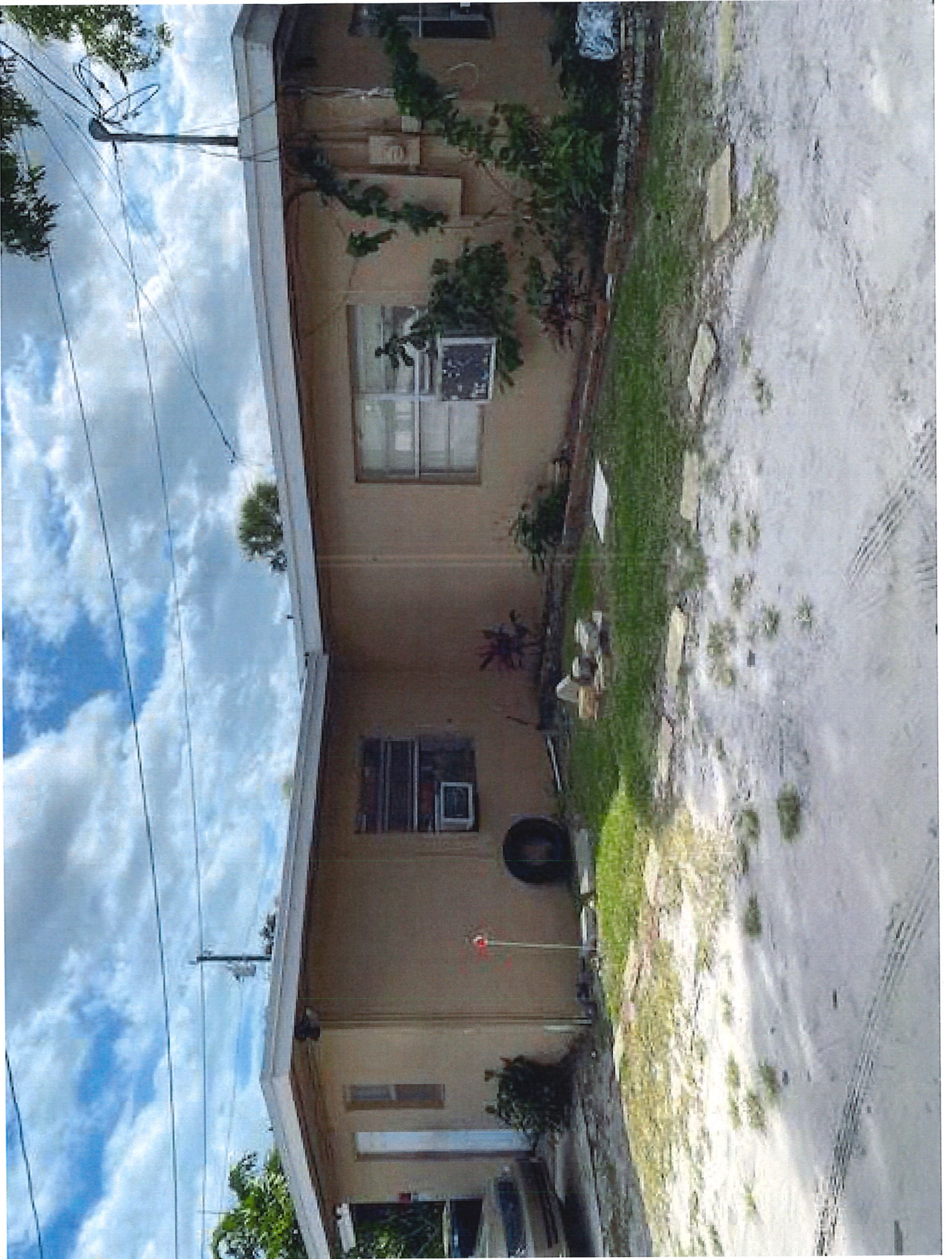
Have other alterations been made to the site within the last 12 months?  No  Yes, \_\_\_\_\_

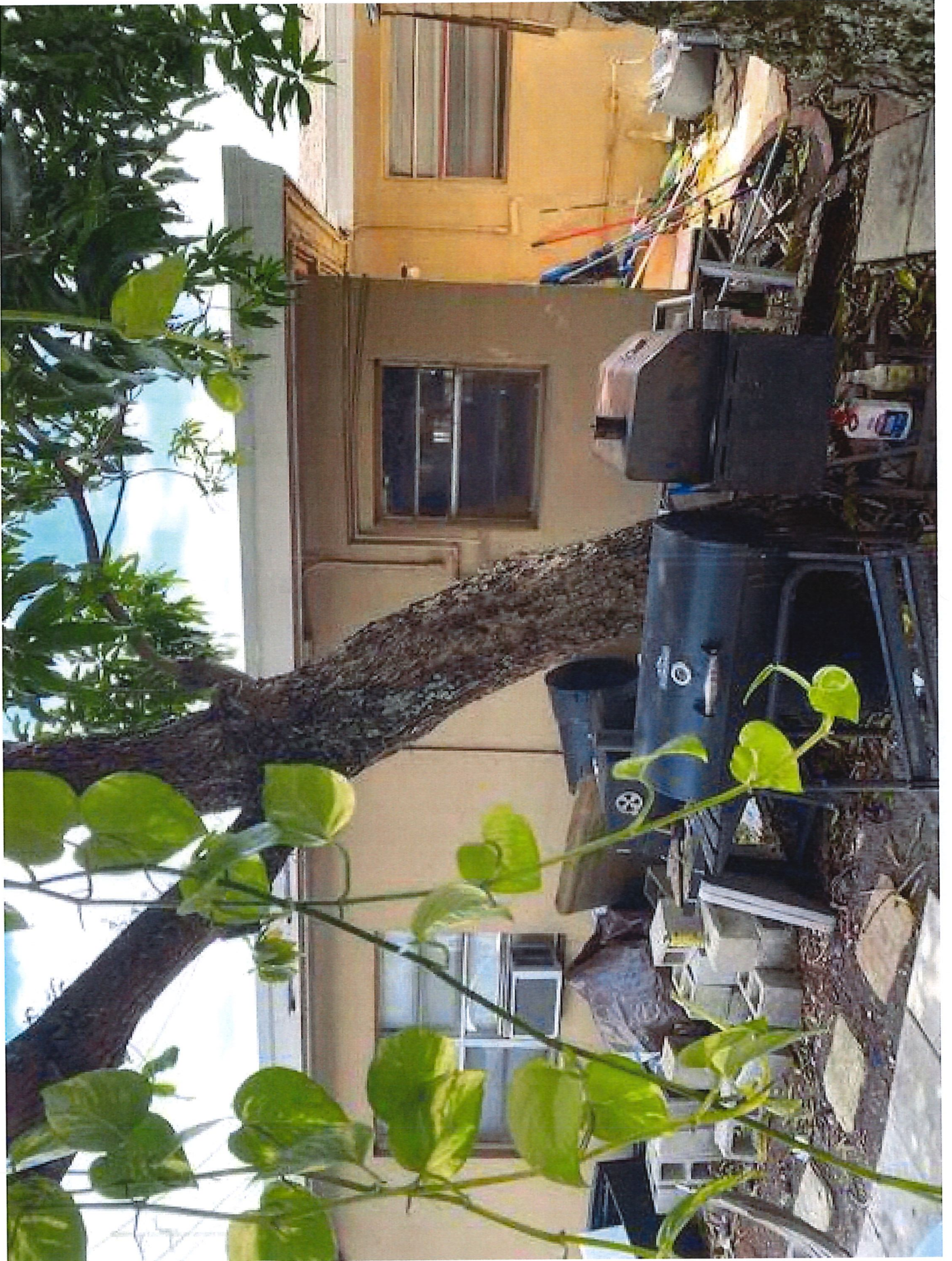
Will the proposed work require a Zoning Variance?  No  Yes, Code Section(s): \_\_\_\_\_

**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.

















# Dealer Quotation - Quote 328471

10250 Philipp Pkwy  
 Streetsboro, OH 44241  
[www.soft-lite.com](http://www.soft-lite.com)

Phone: (330) 528 3400  
 Fax: (330) 528 3501

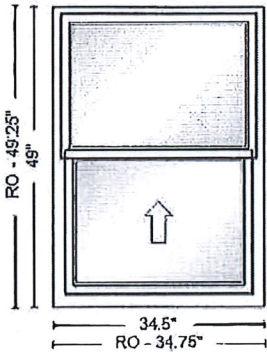
<b>QUOTE EXPIRES</b> 30 DAYS FROM REQUESTED
---

Bid For
<b>COASTAL GREEN ENERGY SOLUTIONS</b> 6710 BENJAMIN ROAD UNIT 200 TAMPA, FL 33634 Business: 904 547 9625 Fax:

Shipping Address
6710 BENJAMIN ROAD UNIT 200 TAMPA, FL 33634  Quote Name: RICH

Customer Number	PO	Required Date	Quoted By
703933	RICH	10/13/2020	DMiller

Line	Qty	Description	Each	Total
10-1	1	BCN Single Hung Single Hung 34.5 x 49		



**NFRC Values**

U-FACTOR	SHGC	VT	CR
0.27	0.19	0.45	59

Viewed from Inside  
 Impact = Yes  
 Base Color = Soft-Lite White  
 Half Flex Screen Bettervue  
 Sill Expander = Y  
 Lock Type = Standard  
 Lock Color = Soft-Lite White  
 Room = Custom  
 Custom Room = BEDROOM  
 Foam Fill = Spray Foam  
 Reinforced Sash = A  
 Double Locks = Y  
 Glass Package = Armor Max Plus  
 Lowe = Loe 366  
 Laminated .090 BTC (2.7 mm)  
 Argon Gas  
 MagnaSeal Spacer  
 Double Strength  
 Wrap = G

**Comment**

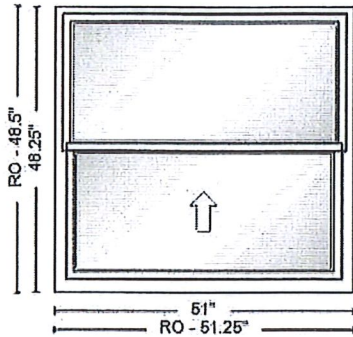
#1 BEDROOM

**Breakdown**

Base Price	:
Upper Sash	
GLASS.PKG.KP	
Lower Sash	
GLASS.PKG.LK	

Customer Number	PO	Required Date	Quoted By
703933	RICH	1/1/0001	DMiller

Line	Qty	Description	Each	Total
20-1	2	BCN Single Hung Single Hung 51 x 48.25		



**NFRC Values**

U-FACTOR	SHGC
0.27	0.19
VT	CR
0.45	59

Viewed from Inside  
 Impact = Yes  
 Base Color = Soft-Lite White  
 Half Flex Screen Bettervue  
 Sill Expander = Y  
 Lock Type = Standard  
 Lock Color = Soft-Lite White  
 Room = Custom  
 Custom Room = BEDROOM  
 Foam Fill = Spray Foam  
 Reinforced Sash = A  
 Double Locks = Y  
 Glass Package = Armor Max Plus  
 Lowe = Loe 366  
 Laminate .090 BTC (2.7 mm)  
 Argon Gas  
 MagnaSeal Spacer  
 Double Strength  
 Wrap = G

**Comment**  
 #2,#3 BEDROOM

**Breakdown**

---

Base Price

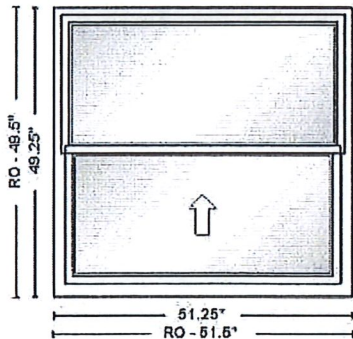
---

Upper Sash  
 GLASS.PKG.KP

---

Lower Sash  
 GLASS.PKG.LK

Line	Qty	Description	Each	Total
30-1	1	BCN Single Hung Single Hung 51.25 x 49.25		



**NFRC Values**

U-FACTOR	SHGC
0.27	0.19
VT	CR
0.45	59

Viewed from Inside  
 Impact = Yes  
 Base Color = Soft-Lite White  
 Half Flex Screen Bettervue  
 Sill Expander = Y  
 Lock Type = Standard  
 Lock Color = Soft-Lite White  
 Room = Custom  
 Custom Room = BEDROOM  
 Foam Fill = Spray Foam  
 Reinforced Sash = A  
 Double Locks = Y  
 Glass Package = Armor Max Plus  
 Lowe = Loe 366  
 Laminate .090 BTC (2.7 mm)  
 Argon Gas  
 MagnaSeal Spacer  
 Double Strength  
 Wrap = G

**Comment**  
 #4 BEDROOM

**Breakdown**

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Base Price

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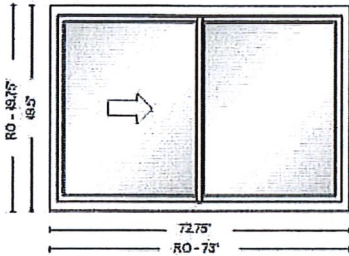
Upper Sash  
 GLASS.PKG.KP

---

Lower Sash  
 GLASS.PKG.LK

Customer Number	PO	Required Date	Quoted By
703933	RICH	1/1/0001	DMiller

Line	Qty	Description	Each	Total
40-1	1	BCN Single Slider XO 72.75 x 49.5		



**NFRC Values**

U-FACTOR	SHGC
0.29	0.19
VT	CR
0.43	60

Viewed from Inside  
 Impact = Yes  
 Base Color = Soft-Lite White  
 Half Flex Screen Bettervue  
 Sill Expander = Y  
 Room = Custom  
 Custom Room = BEDROOM  
 Lock Type = Standard  
 Lock Color = Soft-Lite White  
 Foam Fill = Spray Foam  
 Reinforced Sash = A  
 Double Locks = Y  
 Glass Package = Armor Max Plus  
 Lowe = Loe 366  
 Laminate .090 BTC (2.7 mm)  
 Argon Gas  
 MagnaSeal Spacer  
 Double Strength  
 Wrap = G

**Comment**  
 #5 BEDROOM

**Breakdown**

---

Base Price

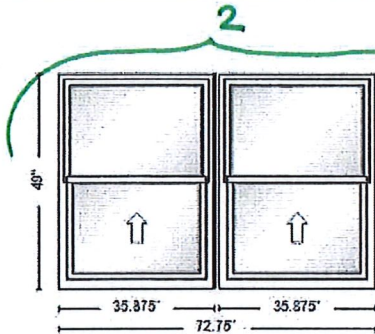
---

Left Sash  
GLASS.PKG.L

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Right Sash  
GLASS.PKG.R

Line	Qty	Description	Each	Total
50-1	1	BCN Multilite Window 72.75 x 49		



**NFRC Values**

U-FACTOR	SHGC
0.27	0.19
VT	CR
0.45	59

Viewed from Inside  
 Impact = Yes  
 Base Color = Soft-Lite White  
 Half Flex Screen Bettervue  
 Sill Expander = Y  
 Lock Type = Standard  
 Lock Color = Soft-Lite White  
 Room = Custom  
 Custom Room = BEDROOM  
 Foam Fill = Spray Foam  
 Install Note = Yes  
 <SH-SH> JSM  
 Reinforced Sash = A  
 Double Locks = Y  
 Glass Package = Armor Max Plus  
 Lowe = Loe 366  
 Laminate .090 BTC (2.7 mm)  
 Argon Gas  
 MagnaSeal Spacer  
 Double Strength  
 Mull Type = JSM  
 Vertical Factory 1" thick, 49" length  
 Wrap = G

**Comment**  
 <#6,#7>  
 BEDROOM TWIN

**Breakdown**

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Unit 1 Base Price

---

Unit 1 Upper Sash  
GLASS.PKG.KP

---

Unit 1 Lower Sash  
GLASS.PKG.LK

---

Unit 2 Base Price

---

Unit 2 Upper Sash  
GLASS.PKG.KP

---

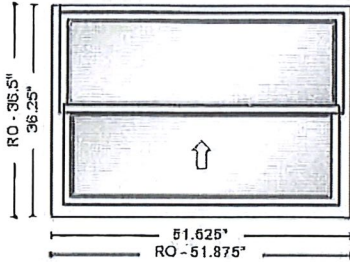
Unit 2 Lower Sash  
GLASS.PKG.LK

---

Base Price Multi-Lite

Customer Number	PO	Required Date	Quoted By
703933	RICH	1/1/001	DMiller

Line	Qty	Description	Each	Total
60-1	1	BCN Single Hung Single Hung 51.625 x 36.25		



**NFRC Values**

U-FACTOR	SHGC
0.27	0.19
VT	CR
0.45	59

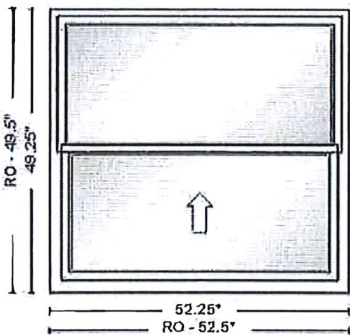
Viewed from Inside  
 Impact = Yes  
 Base Color = Soft-Lite White  
 Half Flex Screen Bettervue  
 Sill Expander = Y  
 Lock Type = Standard  
 Lock Color = Soft-Lite White  
 Room = Custom  
 Custom Room = KITCHEN  
 Foam Fill = Spray Foam  
 Reinforced Sash = A  
 Double Locks = Y  
 Glass Package = Armor Max Plus  
 Lowe = Loe 366  
 Laminate .090 BTC (2.7 mm)  
 Argon Gas  
 MagnaSeal Spacer  
 Double Strength  
 Wrap = G

**Comment**  
 #8 KITCHEN

**Breakdown**

Base Price  
 Upper Sash  
 GLASS.PKG.KP  
 Lower Sash  
 GLASS.PKG.LK

Line	Qty	Description	Each	Total
70-1	1	BCN Single Hung Single Hung 52.25 x 49.25		



**NFRC Values**

U-FACTOR	SHGC
0.27	0.19
VT	CR
0.45	59

Viewed from Inside  
 Impact = Yes  
 Base Color = Soft-Lite White  
 Half Flex Screen Bettervue  
 Sill Expander = Y  
 Lock Type = Standard  
 Lock Color = Soft-Lite White  
 Room = Custom  
 Custom Room = DINING  
 Foam Fill = Spray Foam  
 Reinforced Sash = A  
 Double Locks = Y  
 Glass Package = Armor Max Plus  
 Lowe = Loe 366  
 Laminate .090 BTC (2.7 mm)  
 Argon Gas  
 MagnaSeal Spacer  
 Double Strength  
 Wrap = G

**Comment**  
 #9 DINING

**Breakdown**

Base Price  
 Upper Sash  
 GLASS.PKG.KP  
 Lower Sash  
 GLASS.PKG.LK

Total Qty: 8	Total Material	+	EMI	+	Processing	+	8.50 % Tax	=	Total
M&I Labor:			\$0.00		\$0.00				