




## CERTIFICATE OF APPROPRIATENESS

### MINOR OR MAINTENANCE ONLY

Date: 08/25/2022	COA 22-28 21
Address: Vacant	
Parcel Number: 12659-000	
Owner: Marlin Feagle	
Address of Owner: 1653 NE Madison St	
Description of Structure: Parking Lot	
<b>The described structure or portion of the structure has been reviewed for compliance with the requirements of the City Historic Preservation Land Development Regulations for the exterior construction as submitted by the applicant per Ordinance Number 2020-2176</b>	
	
Steve Brown Interim Director of Growth Management	
<b>Code Edition: 2020 (7<sup>th</sup>) Edition of the Florida Building Codes, 2020 (7<sup>th</sup>) Edition of the Florida Fire Prevention Code and the 2017 U.S. Secretary of the Interior's Standards for Rehabilitation</b>	
Description of Approved Construction:	
Put up a metal gate to secure parking lot	
Special Conditions:	

The City of Lake City's Growth Management Department and the City Historic Preservation Committee

205 N Marion Avenue

Lake City, Florida 32055

(386) 719-5750



City of Lake City, Land Development Regulations

ARTICLE TEN. HISTORIC SITES AND STRUCTURES PRESERVATION REGULATIONS

SECTION 10.11 APPROVAL OF CHANGES TO LANDMARKS AND LANDMARK SITES

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

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

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

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

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

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

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

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

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

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

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

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

- 10.11.5 Public Hearings for Certificates of Appropriateness. The Agency shall hold a public hearing on each application for a Certificate of Appropriateness in accordance with Article 13. The Agency shall approve, approve with conditions, or disapprove each application based on the criteria contained in this section.

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

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

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

the Agency shall deny the demolition application.

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

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



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

AGENT AUTHORIZATION FORM

I, \_\_\_\_\_ (owner name), owner of property parcel

number \_\_\_\_\_ (parcel number), do certify that

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

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

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

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

Owner Signature (Notarized) \_\_\_\_\_ Date \_\_\_\_\_

NOTARY INFORMATION:

STATE OF: \_\_\_\_\_ COUNTY OF: \_\_\_\_\_

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

NOTARY'S SIGNATURE \_\_\_\_\_

(Seal/Stamp)





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

**PARCEL: 00-00-00-12659-000 (41203)** | VACANT COMMERCIAL (1000) | 0.148 AC  
 C DIV: BEG SW COR, RUN N 61.5 FT, E 105 FT, S 61.5 FT, W 105 FT TO POB. (BLOCK 10). ORB 538-164, LEASE AGREEMENT ORB 867-1334, WD 979-1538, WD 1065-

<b>Owner:</b> MADISON STREET LLC PO BOX 1653 LAKE CITY, FL 32056-1653		<b>2022 Working Values</b>	
<b>Mkt Lnd</b>		Mkt Lnd	\$51,935
<b>Ag Lnd</b>		Ag Lnd	\$51,935
<b>Bldg</b>		Bldg	\$0
<b>XFOB</b>		XFOB	\$0
<b>Just</b>		Just	\$0
<b>Site:</b>	10/31/2005 V (U) \$100	<b>county:</b>	\$51,935 city:\$51,935
<b>Sales</b>	4/1/2003 V (O) \$47,500	<b>other:</b>	\$0 school:\$51,935
<b>Info</b>	12/1/1978 I (C) \$75,000		

This information, was derived from data which was compiled by the Columbia County Property Appraiser Office solely for the governmental purpose of property assessment. This information should not be relied upon by anyone as a determination of the ownership of property or market value. No warranties, expressed or implied, are provided for the accuracy of the data herein, it's use, or it's interpretation. Although it is periodically updated, this information may not reflect the data currently on file in the Property Appraiser's office.



Columbia County, FL

**NOTES:**

# Google Maps 248 US-441



Image capture: Mar 2022 © 2022 Google

← 261 N Marion Ave

All Street View & 360°



Google Maps NE Veterans St

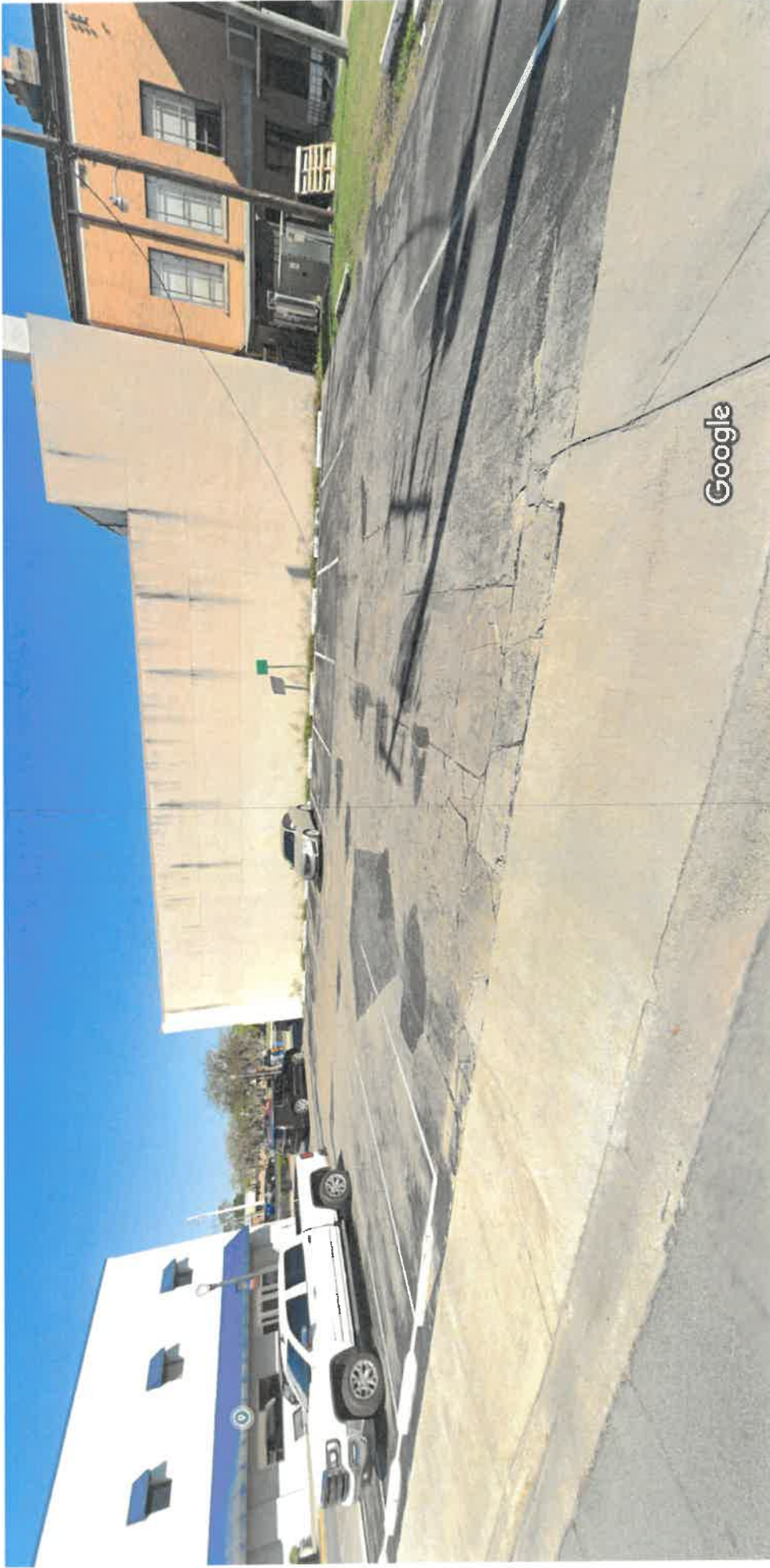


Image capture: Mar 2022 © 2022 Google



261 N Marion Ave

All

Street View & 360°

MADISON STREET, LLC  
 Jeagle Permit  
 FOR FENCE



Expandable Barrier Gate Green

ENTRANCE  
 GATE

The 12 ft. powder-coated barrier gate features an adjustable arm that can extend from 5 ft to 12 ft making it a versatile solution to meet your needs. The barrier gate is ideal for preventing unauthorized vehicles from entering private roads/driveways, running and bike paths, farm entrances, golf courses, and hunting camps. It can also be used to designate no walk paths and bike paths and to designate camp areas and no entry zone. The gate is able to accommodate locks for added security and is easy to install.



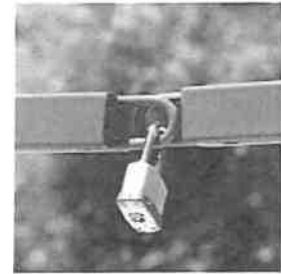
Barrier gate can be used to prevent unauthorized vehicles from entering, designate bike paths, farm entrances and camps



Adjusts as needed from 5ft to 12ft long



Hardware included for mounting to wood



Can accommodate locks for added security

12 ft. X 2 Gates  
 24 ft.  
 opening  
 ←



○ ○ ○ ○

Headback

RELATED SEARCHES

- Gate Driveway Gates
- Black Driveway Gates
- Galvanized Steel Metal Fence Panels
- Galvanized Steel Wood

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Deals, Inspiration and Trends  
 We've got ideas to share.

Sova, Marshall

**From:** leagle@bellsouth.net  
**Sent:** Friday, August 26, 2022 10:48 AM  
**To:** Sova, Marshall  
**Subject:** Madison Street parking lot fence permit.(Feagle)  
**Attachments:** 202208261049.pdf

Good morning, Marshall. Attached is a copy of the gate we are planning for the parking lot entrance. The gate will be powder coated black. Depending upon cost we may do the same for the gate. Please confirm receipt of this information and let me know if you need anything further. It was a pleasure meeting with you yesterday and thanks for all assistance. Marlin