



TOWN OF LAKE PARK

Community Development Department

HISTORIC PRESERVATION DE-DESIGNATION APPLICATION

Filing Requirements:

1. A complete application
2. Pictures of the property and surrounding area
3. Filing fee and required escrow

General Information (print or type)

Property Owner/Applicant: The Adler at Lake Park LLC

Address: 301 Central Ave Suite A

City, State, Zip Code: Lawrence NY 11559

Telephone Number: 516-239-4600

E-mail: aron@bosfamanagement.com

Original applicant for designation: yes: YES no:

Applicant's Representative. Glen L Spiritis

Address: 5540 N Ocean Drive, PH-B

City, State. Zip code: Riviera Beach, FL 33404

Telephone Number: 516-510-4363

E-mail: dokspirit@aol.com

2. Property Location (individual properties)

Street Address of Property: 918 Park Avenue, Lake Park, Florida 33408

Parcel Control Number: 36-43-42-20-01-002-0080

Legal Description: KELSEY CITY LTS 8 TO 10 INC BLK 2

Present Use: 1200 - STORE/OFFICE/RESIDENTIAL
(Vacant)

Original Use: MIX-USE COMMERCIAL BUILDING

3. Architectural Description

Architectural Style: Mediterranean Revival Style

4. Construction History and Condition

Construction Date: 1925 Factual ☒ Estimated ☐

Architect/Designer: UNKNOWN

Builder: UNKNOWN

Condition: Excellent ☐ Good ☐ Fair ☐

Poor ☐ Deteriorated ☒ Dangerous ☐

Alterations (list all alterations to property) _____

Front (North) façade has a sloped clay barrel tile roof with ornamental parapet wall ends, and all windows/storefronts openings were altered from the original. Many significant changes have occurred to the exterior. Items such as window/storefront replacements, stucco repair and re-coat, enclosure/infill of rear sleeping and eating porches, inappropriate and insensitive rear (South) alterations, infills and additions.

Historical Significance:

Is this property eligible for National Historic Designation? Yes ☐ No ☒

Is this property eligible for Local Historic Designation? Yes ☐ No ☒

Does property still meet criteria under which it was originally designated, per section 66-9 (a) of Town Code? Yes ☐ No ☒ If no, please elaborate below or on a separate

sheet.

PLEASE FIND ATTACHED REPORT THAT ELABORATES FURTHER WITH REGARD TO NOT MEETING CRITERIA THAT IT WAS ORIGINALLY DESIGNATED, PER SECTION 66-9 (A) OF TOWN CODE.

Has the property been the subject of a request for variance under Chapter 66- Historic Preservation, section 66-11 of the Town Code? Yes ☐ no ☒

Has the property received a tax exemption under" section 66-17 Tax Exemptions for historic properties"? yes ☒ no ☐

4. Reason for Request

(Please provide detailed justification on separate sheet if needed)

PLEASE FIND ATTACHED REPORT THAT ELABORATES FURTHER WITH REGARD TO NOT MEETING CRITERIA THAT IT WAS ORIGINALLY DESIGNATED, PER SECTION 66-9 (A) OF TOWN CODE.

Fees: Application fee: \$200

Cost Recovery Escrow fee: \$2500

Used for cost of notice requirements, any attorney fees, review by historic preservation consultant. Should final amount be higher, the applicant will be billed the balance, if lower the remaining balance will be returned.

NOTE: Copy of Chapter 66 – Historic Preservation may be found at
https://library.municode.com/fl/lake_park/codes/code_of_ordinances?nodeId=SPBLADERE_CH66_HIPR



**CONSENT FORM FROM PROPERTY OWNER
AND DESIGNATION OF AUTHORIZED AGENT**

Before me, the undersigned authority, personally appeared Aron Goldstein,
who, being by me first duly sworn, on Oath deposed and says:

1. That he/she is the fee simple title owner of the property described in the attached Legal Description;
2. That he is requesting De-listing of Historic Designation for 918 Park Ave in the Town of Lake Park, Florida;
3. That he has appointed Glen Spiritis PhD to act as authorized on his/her behalf to accomplish the above Project.

Property Owner Name: The Adler at Lake Park LLC

<u>[Signature]</u> Property Owner Signature	<u>Daniel Aron Goldstein/ Partner</u> By: Name/Title
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Street Address, City, State, Zip Code 301 Central Ave, Lawrence NY 11559

Telephone Number 516-239-4600

E-Mail Address aron@bosfamanagement.com

Sworn and Subscribed before me on this <u>14th</u> day of <u>August</u> , 20 <u>23</u> ,	
<u>[Signature]</u> NOTARY PUBLIC	Aron Goldstein Notary Public, State of New York No. 01GO6355808 Qualified in Nassau County Commission Expires March 13, 2025
MY COMMISSION EXPIRES:	

STATEMENT AND AFFIDAVIT OF REMOVAL

I, ^{Daniel}~~Aron~~ Goldstein, owner of the real property at 918 Park Ave in the Town of Lake Park, Florida, being duly sworn, do hereby revoke and withdraw any previously grant permission, as required by the Town of Lake Park Code of Ordinances Section 66-9, given to the Lake Park Historic Preservation Board that designated as historic the building and appurtenances located at 918 Park Ave, Lake Park, Florida 33403.

Owner Signature _____

Sworn and Subscribed before me on this 14th day of August, 2023,

NOTARY PUBLIC

Aron Goldstein
Notary Public, State of New York
No. 01GO6355808

MY COMMISSION EXPIRES:

Qualified in Nassau County
Commission Expires March 13, 2025

TO BE COMPLETED BY STAFF

Historic Preservation Review

Removal:

Last review date:

Last survey date: _____