

Petition HP-17-52. Stephen Roberts, owner. Application for Pt 2 Ad Valorem Tax Exemption for 416 NE 2nd Avenue. This building is contributing to the Northeast Residential Historic District.

Legistar No.170521

City Commission: April 5, 2018

Presentation by Cleary Larkin



DEPT
OF
DOING

170521B

Overview of Petition:

416 NE 2nd Avenue

Before



After

Previous approvals:

- June 2017: HPB approval- Certificate of Appropriateness & Part 1 Ad Valorem tax exemption
- November 2017: HPB approval- Part 2 Ad Valorem tax exemption

Property Description & Scope of Work



SCOPE OF WORK

- Wood picket fence at front and sides of property
- Wood privacy fence at rear of property
- Installation of a central air system
- Rewiring of house to meet code

- 416 NE 2nd Avenue
- 0.31 acre parcel (14747-000-000)
- Contributing Structure built c. 1909

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Completed Work: Fencing

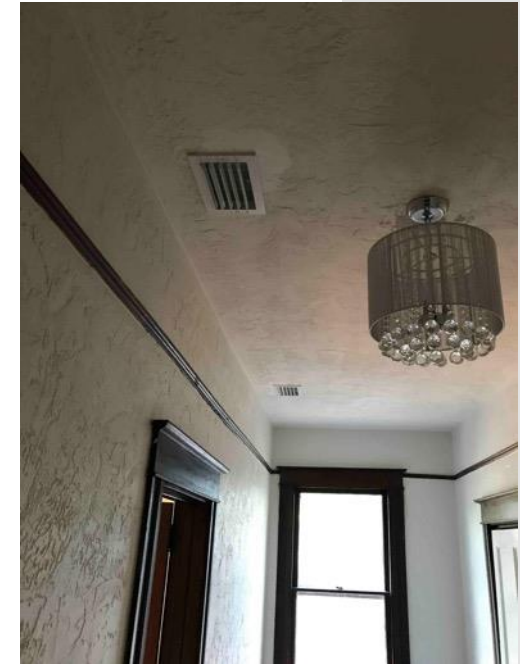


- Painted wood picket fence at front and sides of property
- Natural wood privacy fence at rear of property

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Completed Work: Electrical & HVAC

Examples of interior vents



Completed Work: Electrical & HVAC

Examples of units



Basis for Staff Recommendation

- The property is eligible for the Ad Valorem Tax Exemption property because it is a contributing property to the Pleasant Street Historic District.
- Section 25-65 *et seq* of the City Code of Ordinances authorizes ad valorem tax exemptions for historic properties. At the October 2016 board meeting, the Historic Preservation Board determined that “the proposed improvement is consistent with the *Secretary of the Interior’s Standards for Rehabilitation and Guidelines for Rehabilitating Historic Buildings* and is therefore an eligible improvement.”
- June 2017: HPB approval- Certificate of Appropriateness & Part 1 Ad Valorem tax exemption
- November 2017: HPB approval- Part 2 Ad Valorem tax exemption

Staff Recommendation

Staff recommends:

The City Commission 1) approve Part 2 of the Historic Preservation Property Tax Exemption Application; and 2) adopt the proposed ordinance.