

TO: Historic Preservation Board

Item Number: 5

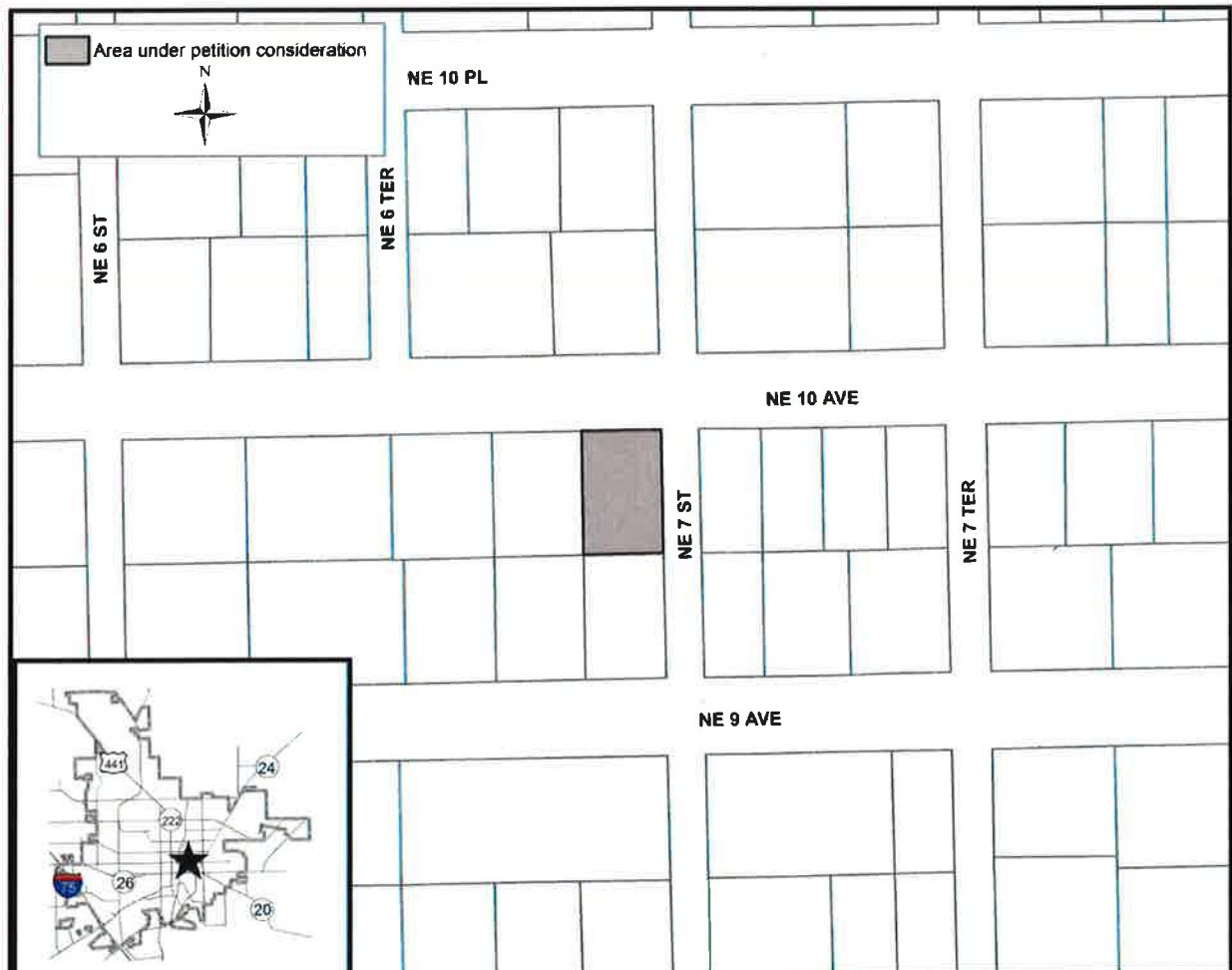
FROM: Planning & Development Services Department
Staff

DATE: April 5, 2016

SUBJECT: Petition HP-16-28. Randy Wheeler, agent for Kimberly Heiss. Re-roof a single-family dwelling with a Galvalume standing seam metal roof. Located at 639 NE 10th Avenue. This building is contributing to the Northeast Residential Historic District.

Recommendation

Staff recommends approval of the application with the condition that the roof be standing seam and that the finish be Galvalume or a light to medium gray paint finish.



Conditions of Approval

Staff's recommendation of approval for the petition is based on the following conditions:

1. The roof shall be standing seam and that the finish be Galvalume or a light to medium gray paint finish.

Project Description

The property is located at 639 NE 10th Avenue. The non-contributing structure was built in 1946, according to the Alachua County Property Appraisers Office. The property is zoned RSF-3. The building is a non-contributing structure to the Northeast Residential Historic District.

The applicant is proposing to replace the existing architectural shingle roof with a Galvalume standing seam metal roof system.

Roofs are a highly visible component of historic buildings and are an integral part of a building's overall design and architectural style. The Historic Preservation Board discussed and adopted a policy on April 2, 2013 concerning styles of metal roofing which would be allowed within the historic districts. The Historic Preservation Board approves metal roofing on a case-by-case basis depending on the style and use of the building.

Basis for Approval – Secretary of the Interior's Standards for Rehabilitation

Consideration of a Certificate of Appropriateness application is pursuant to Section 30-112 of the Land Development Code and the Secretary of Interior's Standards for Rehabilitation which serves as the basis for the City of Gainesville's Historic Preservation Rehabilitation and Design Guidelines. The Historic Preservation Board shall adhere to the preservation principles of maintaining historic fabric and compatibility with surrounding properties.

The *Historic Preservation Rehabilitation and Design Guidelines*, based on the Secretary of Interior Standards for Rehabilitation, which has become the authoritative guidelines for rehabilitation, list the following:

Applicable Secretary Standards

2. *The historic character of a property shall be retained and preserved. The removal of historic materials or alteration of features and spaces that characterize a property shall be avoided.*
4. *Most properties change over time; those changes 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 a historic property shall be preserved.*

6. *Deteriorated historic features shall be repaired rather than replaced. Where the severity of deterioration requires replacement of a distinctive feature, the new feature shall match the old in design, color, texture and other visual qualities and, where possible, materials. Replacement of missing features shall be substantiated by documentary, physical or pictorial evidence.*
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.*

The roof shape of the building, structure or object shall be visually compatible with the buildings to which it is visually related. It is important to identify, retain and preserve roofs and their functional and decorative features that are important in defining the overall historic character of the building. This includes the roof's shape as hipped, gambrel or mansard; decorative features such as cupolas, cresting and chimneys; and roofing materials such as slate, clay and tile.

Roofs are highly visibly components of historic buildings in Gainesville's Historic Districts. They are an integral part of a building's overall design and often help define its architectural style. Examples include mansard and belvederes, which are primary features of the Second Empire and the Airplane Bungalow styles, respectively. Materials such as clay tile and ornamental metals, which cover roofs in Gainesville are also significant and should be preserved in the course of rehabilitating a building.

Roof forms comprise an important part of streetscapes in the historic district and create a unified rhythm with neighboring buildings. The most numerous residential roof types are gable, hip, or a combination. Other common examples are pyramidal, gambrel, and clipped gable (jerkinhead). Flat roofs with parapets predominate in commercial buildings in the Pleasant Street District.

In planning roof repairs, it is important to identify significant features and materials and treat them with sensitivity under Standards 2 and 5. Under Standard 6, significant features and materials should be repaired rather than replaced. If replacement of a deteriorated feature is necessary, the new materials should closely match the original.

Roofs perform an essential function in keeping a building weather tight. As a result, they are particularly subject to change. In the local district the most common original roofing materials were embossed or crimped sheet metal and sawn wood shingles. Virtually all-original wood shingle coverings have been removed and often replaced with ornamental sheet metal. Such historic changes to roofs have gained significance in their own right and should be respected under Standard 4.

Where existing roofing material is non-original and not significant, there is greater flexibility. The existing roof may be retained, or replaced in a manner known to be accurate based on documentation or physical evidence, or treated in a contemporary style in compliance with Standards 6 and 9. In reviewing replacement of non-historic roof surfacing, it is important to keep in mind, Standard 9. Even if the existing surfacing is inappropriate, the replacement material must be compatible with the overall design of the building.

Rooftop additions are another common change to historic buildings. They are generally not suitable for smaller buildings of three stories or less or for buildings with very distinctive rooflines. They can, however, meet Standard 9 if certain conditions are met. The addition should be designed to be distinguished from the historic portion of the building; be set back from the wall plane; and be placed so it is inconspicuous when viewed from the street.

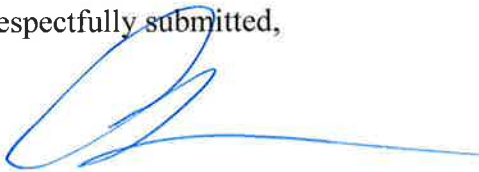
Recommended

1. Alterations to the configuration or shape of a historic roof should be confined to portions of the building not visible from the right-of-way.
2. Repointing of chimney mortar joints shall match the existing composition, joint size, and profile.
3. Retain and preserve the roof's shape, historic roofing materials and features.
4. Preserve the original roof form in the course of rehabilitation.
5. Provide adequate roof drainage and insure that the roofing material provides a weather tight covering for the structure.
6. Replace deteriorated roof surfacing with matching materials or new materials, such as composition shingles or tabbed asphalt shingles, in dark shades that match the original in composition, size, shape, color, and texture.
7. Retain or replace where necessary dormer windows, cupolas, cornices, brackets, chimneys, cresting, weather vanes, and other distinctive architectural or stylistic features that give a roof its essential character.
8. Design rooftop additions, when required for a new use that are set back from a wall plane and are as inconspicuous as possible when viewed from the street.

Not Recommended

1. Removal of existing chimneys is discouraged. Removal of historic or architectural roofing features should be avoided, if possible. If removal is unavoidable, replacement material should match the existing fabric in composition, design, color, texture and other visual qualities.
2. Mortar with high Portland cement content shall not be used.
3. Masonry surfaces shall not be sandblasted.
4. Avoid applying paint or other coatings to roofing materials, which historically have not been painted.

Respectfully submitted,



Andrew Persons
Interim Principal Planner

Petition HP-16-28
April 5, 2016

Prepared by:

Jason Simmons
Planner



List of Exhibits

Exhibit 1 Application

Exhibit 2 Photos

Exhibit 3 Product Information

EXHIBIT

tabbles

1

CITY OF
GAINESVILLE
every path starts with passion
FLORIDA

HISTORIC PRESERVATION BOARD

COA APPLICATION ■ REQUIREMENTS

Planning & Development Services 306 N.E. 6th Avenue

Gainesville, Florida 32601

352.334.5022 Fax 352.334.3259

www.cityofgainesville.org/planningdepartment

REQUIREMENTS

CONTACT THE HISTORIC PRESERVATION OFFICE FOR A PRE-APPLICATION CONFERENCE 334.5022

REVIEW THE CHECKLIST FOR A COMPLETE SUBMITTAL (If all requirements are not submitted it could delay your approval.)

PLEASE PROVIDE ONE (1) DISK OR USB FLASH DRIVE CONTAINING ALL OF THE FOLLOWING:

1 ORIGINAL SET OF PLANS TO SCALE SHOWING ALL DIMENSIONS AND SETBACKS.

LIST IN DETAIL YOUR PROPOSED REPAIR AND/OR RENOVATION

A SITE PLAN OR CERTIFIED SURVEY

PHOTOGRAPHS OF EXISTING CONDITIONS

ANY ADDITIONAL BACKUP MATERIALS AS NECESSARY

AFTER THE PRE-CONFERENCE, TURN IN YOUR COMPLETED COA APPLICATION TO THE PLANNING OFFICE (RM 210, THOMAS CENTER-B), PAY APPROPRIATE FEES, AND PICK UP PUBLIC NOTICE SIGN TO BE POSTED 10 DAYS IN ADVANCE OF THE MEETING.

MAKE SURE YOUR APPLICATION HAS ALL THE REQUIREMENTS.

FAILURE TO COMPLETE THE APPLICATION AND SUBMIT THE NECESSARY DOCUMENTATION WILL RESULT IN DEFERRAL OF YOUR PETITION TO THE NEXT MONTHLY

RECEIVED

STAMP

PROJECT TYPE: Addition ☐ Alteration ☐ Demolition ☐ New Construction ☐ Relocation ☐
Repair ☐ Fence ☐ Re-roof ☒ Other ☐

PROJECT LOCATION:

Historic District: Northeast Residential
Site Address: 639 NE 10th Avenue
Tax Parcel # 10386-000-000

OWNER

Owner(s) Name

Kimberly Heiss

Corporation or Company

N/A

Street Address

639 NE 10th Ave.

City State Zip

Gainesville, FL 32601

Home Telephone Number

(352) 514-0126

Cell Phone Number

(352) 514-0570

Fax Number

N/A

E-Mail Address

Kshbonjour@gmail.com

APPLICANT OR AGENT

Applicant Name

Randy Wheeler

Corporation or Company

Hickman Metal Roofing

Street Address

3499 NW 97th Blvd. Ste#5

City State Zip

Gainesville, FL 32606

Home Telephone Number

(352) 377-2101

Cell Phone Number

(352) 538-1887

Fax Number

(352) 377-4656

E-Mail Address

Randy.Wheeler.hmr@gmail.com

TO BE COMPLETED BY CITY STAFF

(PRIOR TO SUBMITTAL)

Fee: \$ 115.75

EZ Fee: \$

HP # HP-16-28

Contributing Y ☒ N ☒

Zoning RSF-3

Pre-Conference Y ☒ N ☒

Application Complete Y ☒ N ☒

Enterprise Zone Y ☒ N ☒

Request for Modification of Setbacks

Y ☒ N ☒

☐ Staff Approval—No Fee (HP Planner Initial _____)

☒ Single-Family requiring Board approval (See Fee Schedule)

☐ Multi-Family requiring Board approval (See Fee Schedule)

☐ Ad Valorem Tax Exemption (See Fee Schedule)

☐ After-The-Fact Certificate of Appropriateness (See Fee Schedule)

☐ Account No. 001-660-6680-3405

☐ Account No. 001-660-6680-1124 (Enterprise Zone)

☐ Account No. 001-660-6680-1125 (Enterprise—Credit)

Received By

Date Received

Jason Simmons
3/14/16

DID YOU REMEMBER?

CHECK YOUR ZONING AND
SETBACKS FOR
COMPLIANCE

REVIEW THE HISTORIC
PRESERVATION
REHABILITATION AND
DESIGN GUIDELINES

REVIEW THE SECRETARY
OF INTERIOR'S STANDARDS
FOR REHABILITATION

CHECK TO SEE IF YOU
WOULD BE ELIGIBLE FOR A
TAX EXEMPTION FOR
REHABILITATION OF A
HISTORIC PROPERTY

THE HPB MEETINGS ARE
HELD MONTHLY AT CITY
HALL, 200 EAST
UNIVERSITY AVE,
GAINESVILLE, FL 32601, CITY
HALL AUDITORIUM AT 5:30PM.
THE SCHEDULE OF MEETINGS
IS AVAILABLE ON THE
PLANNING DEPARTMENT
WEBSITE.

THE HISTORIC PRESERVATION
OFFICE STAFF CAN PROVIDE
ASSISTANCE AND GUIDANCE
ON THE HP BOARD'S REVIEW
PROCESS, AND ARE AVAILABLE
TO MEET WITH PROPERTY
OWNERS OR AGENTS. IF YOU
NEED ASSISTANCE, PLEASE
CONTACT THE HISTORIC
PRESERVATION PLANNER AT
(352) 334-5022 OR (352) 334-
5023.

PERSONS WITH DISABILITIES AND CONTACT INFORMATION

PERSONS WITH DISABILITIES
WHO REQUIRE ASSISTANCE TO
PARTICIPATE IN THE MEETING
ARE REQUESTED TO NOTIFY
THE EQUAL OPPORTUNITY
DEPARTMENT AT 334-5051
(TDD 334-2069) AT LEAST 48
HOURS PRIOR TO THE
MEETING DATE.
FOR ADDITIONAL
INFORMATION, PLEASE CALL
334-5022.

OVERVIEW

The Historic Preservation Board (HPB) is an advisory board to the City of Gainesville's Commission composed of citizens who voluntarily, without compensation commit their time and expertise to the stewardship of historic resources in our community.

The HPB approval is a procedure which occurs for alterations, construction, restorations, or other significant changes to the appearance of an structure in Gainesville's Historic Districts which have an impact on the significant historical, architectural, or cultural materials of the structure and/or the district. The City's historic review guidelines are available online at www.cityofgainesville.org/planningdepartment and within the Land Development Code, Section 30-112.

After submission of an application, the Historic Preservation Planner prepares a written recommendation for the board meeting which addresses whether the proposed changes are compatible with the criteria of the SECRETARY OF INTERIOR'S STANDARDS FOR REHABILITATION and the City of Gainesville's HISTORIC PRESERVATION REHABILITATION AND DESIGN GUIDELINES. Once staff has prepared and completed the staff report, an Agenda of the proposed meeting and the staff report will be posted online approximately 5 to 7 days prior to the HPB meeting and can be found at www.cityofgainesville.org/planningdepartment — Citizen Advisory Boards — Historic Preservation Board.

Public notice signage is required to be posted at the property by the applicant no later than 10 day s prior to the scheduled Historic Preservation Board meeting. The notarized *Public Notice Signage Affidavit* must be submitted once the sign is posted.

The applicant and/or owner of the property should be present at the Historic Preservation Board meeting and be prepared to address inquiries from the board members and/or the general public. The HPB meeting is a quasi-judicial public hearing with procedural requirements. The review body may approve, approve with conditions, or deny projects. It is not necessary for owners to be present at the HPB meeting if your COA has been staff approved.

In addition to a Certificate of Appropriateness (COA), a building permit may be required for construction from the Building Department. This is a separate process with submittal requirements. Building permits will not be issued without proof of a COA and the Historic Preservation Planner signing the building permit. After the application approval, the COA is valid for one year.

Please post the CERTIFICATE OF APPROPRIATENESS at or near the front of the building.

CERTIFICATION

BY SIGNING BELOW, I CERTIFY THAT THE INFORMATION CONTAINED IN THIS APPLICATION IS TRUE AND CORRECT TO THE BEST OF MY KNOWLEDGE AT THE TIME OF THE APPLICATION. I ACKNOWLEDGE THAT I UNDERSTAND AND HAVE COMPLIED WITH ALL OF THE SUBMITTAL REQUIREMENTS AND PROCEDURES AND THAT THIS APPLICATION IS A COMPLETE SUBMITTAL. I FURTHER UNDERSTAND THAT AN INCOMPLETE APPLICATION SUBMITTAL MAY CAUSE MY APPLICATION TO BE DEFERRED TO THE NEXT POSED DEADLINE DATE.

1. I/We hereby attest to the fact that the above supplied parcel number(s) and legal description(s) is (are) the true and proper identification of the area of this petition.
2. I/We authorize staff from the Planning and Development Services Department to enter onto the property in question during regular city business hours in order to take photos which will be placed in the permanent file.
3. I/We understand that Certificates of Appropriateness are only valid for one year from issuance.
4. It is understood that the approval of this application by the Historic Preservation Board or staff in no way constitutes approval of a Building Permit for construction from the City of Gainesville's Building Department.
5. The COA review time period will not commence until your application is deemed complete by staff and may take up to 10 days to process.
6. Historic Preservation Board meetings are conducted in a quasi-judicial hearing and as such ex-parte communications are prohibited (Communication about your project with a Historic Preservation Board member).

SIGNATURES

Owner

Applicant or Agent

Date

Date 3/14/16

PROJECT DESCRIPTION

1. DESCRIBE THE EXISTING CONDITIONS AND MATERIALS Describe the existing structure(s) on the subject property in terms of the construction materials and site conditions as well as the surrounding context.

Existing Architectural Shingle roof

2. DESCRIBE THE PROPOSED PROJECT AND MATERIALS Describe the proposed project in terms of size, affected architectural elements, materials, and relationship to the existing structure(s). Attach further description sheets, if needed.

Replace existing shingle roof with Galvalume Standing Seam roof

DEMOLITIONS AND RELOCATIONS (If Applicable)

Especially important for demolitions, please identify any unique qualities of historic and/or architectural significance, the prevalence of these features within the region, county, or neighborhood, and feasibility of reproducing such a building, structure, or object. For demolitions, discuss measures taken to save the building/structure/object from collapse. Also, address whether it is capable of earning a reasonable economic return on its value. For relocations, address the context of the proposed future site and proposed measures to protect the physical integrity of the building.) Additional criteria for relocations and demolitions: Please describe the future planned use of the subject property once vacated and its effect on the historic context.

MODIFICATION OF EXISTING ZONING REQUIREMENTS (If Applicable)

Any change shall be based on competent demonstration by the petitioner of Section 30-112(d)(4)b.
Please describe the zoning modification and attach completed, required forms.

A **pre-application conference** with the Historic Preservation Planner **is required** before the submission of a Certificate of Appropriateness (COA) application. A concept review with the City of Gainesville's Historic Preservation Board is optional.

For a single-family structure, accessory structures and all other structures which require Historic Preservation Board review, there is an **application fee**. Fees vary by the type of building and change annually. Please consult with planning staff or online at www.cityofgainesville.org/planningdepartment to determine the amount of the application fees for your project. There is no fee for a staff approved Certificate of Appropriateness. Please consult the *FAQ's Living and Developing in a Historic District* and the *Historic Preservation Rehabilitation and Design Guidelines* for restoration & rehabilitation that is staff approvable. **The COA review time period will not commence until your application is deemed complete by staff.**

The application is **due by 11:00 a.m.** on the **application deadline date** as noted on the attached annual meeting and cut-off schedule.

THIS CHECKLIST IS A GUIDE TO BE USED FOR PROPER COA SUBMITTAL. SOME ITEMS MAY NOT APPLY TO YOUR PERMIT APPLICATION.

Please provide all documents on one (1) disk or USB Flash Drive. One full sized printed set of drawings may also be requested on a case-by-case basis. Materials will not be returned to applicant.

A completed application may include the following:

SUBMITTAL REQUIREMENT CHECKLIST

		Applicant	HP Planner
Survey and Site Plan	A drawing giving dimensions of property; location of building(s) showing distances from property lines (building set-back lines (dimensioned), names of streets front and sides, and north/south orientation. A current site plan or survey may be submitted for this requirement, if it provides the requested information.	<input type="checkbox"/>	<input type="checkbox"/>
Drawings to Scale <ul style="list-style-type: none"> Elevations Floor Plan Square Footage Dimensions & Height Materials & Finishes 	One complete set of plans (with all (4) exterior elevations) and specifications for the project. All drawings must be clear, concise and drawn to scale. All rooms shall be dimensioned and labeled for use. Height measurement and square footage of different areas shall be on plans. Indicate features on the exterior (i.e.: chimney), the roof pitch, placement of windows and doors and label all materials and textures. A scaled line elevation drawing & footprint drawing is required for all new construction.	<input type="checkbox"/>	<input type="checkbox"/>
Photographs	Photographs of existing building(s) (all facades or elevations of structure) and adjacent buildings. Photographs should clearly illustrate the appearance and conditions of the existing building(s) affected by the proposed project, close-up views of any specific elements under consideration i.e., windows or doors if proposed to be modified or removed, as well as photographic views of its relationship with neighboring buildings. Photos shall be submitted in jpeg or PDF format. (City staff may take photographs of your property prior to the board meeting as part of their review procedure. The photos will be used for presentation to the Historic Preservation Board.)	<input type="checkbox"/>	<input type="checkbox"/>
Specific Items	Specific items may be requested, such as landscape plans, wall sections, roof plans, perspective drawings, a model, a virtual illustration and/or verification of economic hardship.	<input type="checkbox"/>	<input type="checkbox"/>
Modification of Existing Zoning	Attach separate form requesting a zoning modification based on competent demonstration by the petitioner of Section 30-112(d)(4)b.	<input type="checkbox"/>	<input type="checkbox"/>
Demolition Report	In the case of demolition provide substantiating report(s) based on competent demonstration by the petitioner of Section 30-112(d)(6)c.	<input type="checkbox"/>	<input type="checkbox"/>
Notarized Consent Letter	Notarized letter of consent from the property owner, if the applicant is not the owner of the property or is in the process of purchasing the property.	<input type="checkbox"/>	<input type="checkbox"/>

CERTIFICATE OF APPROPRIATENESS

(TO BE COMPLETED BY CITY STAFF)

IF STAFF APPROVAL ALLOWS THE ISSUANCE OF THE CERTIFICATE OF APPROPRIATENESS, THE BASIS FOR THE DECISION WAS:

☐ This meets the *Secretary of Interior's Standards for Rehabilitation* and the City of Gainesville's *Historic Preservation Rehabilitation and Design Guidelines*.

HISTORIC PRESERVATION PLANNER _____ DATE _____

THE HISTORIC PRESERVATION BOARD CONSIDERED THE APPLICATION OF HP _____ AT THE _____ MEETING. THERE WERE _____ MEMBERS PRESENT. THE APPLICATION WAS ☐ APPROVED ☐ DENIED BY A _____ VOTE, SUBJECT TO THE FOLLOWING CONDITIONS:

THE BASIS FOR THIS DECISION WAS:

☐ This meets the *Secretary of Interior's Standards for Rehabilitation* and the City of Gainesville's *Historic Preservation Rehabilitation and Design Guidelines*.

CHAIRPERSON _____ DATE _____

It is understood that the approval of this application by the Historic Preservation Board or staff in no way constitutes approval of a Building Permit for construction from the City of Gainesville's Building Department.

After the application approval, the COA is valid for one year.

Please post the CERTIFICATE OF APPROPRIATENESS at or near the front of the building.

TAX SAVINGS FOR HOMEOWNERS OF HISTORIC PROPERTIES

The improvements to your historic property may qualify for a property tax exemption. The City of Gainesville permits an Ad Valorem property tax exemption for renovations, rehabilitations, and restorations to contributing properties within Historic Districts.

The amount of the exemption shall be determined by the Alachua County Property Appraiser based upon its usual process for post-construction inspection and appraisal of property following rehabilitation or renovation. The duration of the exemption shall continue regardless of any change in the authority of the City to grant such exemptions or any change in ownership of the property. In order to retain an exemption, however, the historic character of the property, and improvements which qualified the property for an exemption, must be maintained over the period for which the exemption was granted.

This is an excerpt from the Code of Ordinances ARTICLE IV. TAX EXEMPTION FOR HISTORIC PROPERTIES Sec. 25-61—66

An Overview of the Application Process:

An applicant (owner of record or authorized agent) seeking an ad valorem tax exemption for historic properties must file with the city manager or designee the two-part Historic Preservation Property Tax Exemption Application with "Part 1: Preconstruction Application" (Part 1) completed. In addition, the applicant shall submit the following:

- A completed application for a Certificate of Appropriateness for the qualifying restoration, renovation, or rehabilitation.
- An application fee of not more than five hundred dollars (\$500.00) to be determined by the city manager or designee based on the estimated cost of the work to be performed and the administrative costs to be incurred by the city in processing the application and monitoring compliance.

The City of Gainesville Historic Preservation Board (HPB) shall review Part 1 applications for exemptions. The HPB shall determine whether the property is an eligible property and whether the Part 1 proposed improvement is consistent with the Secretary of Interior's *Standards for Rehabilitation and Guidelines for Rehabilitating Historic Buildings* and is therefore an eligible improvement.

Upon completion of work specified in the "Part 1" application, the applicant shall submit a "Part 2: Final Application for Review of Completed Work" (Part 2). The HPB shall conduct an inspection of the subject property to determine whether or not the completed improvements are in compliance with the work described and conditions imposed in the approved Part 1 application. Appropriate documentation may include paid contractor's bills and canceled checks, as well as an inspection request by the applicant within two (2) years following approval of the Part 1 application.

On completion of review of the Part 2 application, the HPB shall recommend that the city commission grant or deny the exemption. The recommendation and reasons therefore, shall be provided in writing to the applicant and to the city commission.

A majority vote of the city commission shall be required to approve a Part 2 application and authorize the ad valorem tax exemption. If the exemption is granted, the city commission shall adopt an ordinance.

The property owner shall have the historic preservation exemption covenant recorded in the official records of Alachua County, and shall provide a certified copy of the recorded historic preservation exemption covenant to the city manager or designee.

The effective date of the ad valorem tax exemption shall be January 1 of the year following the year in which the application is approved by the city commission and a historic preservation exemption covenant has been transmitted to the Alachua County Appraiser. Please submit Part 2 applications by the October Historic Preservation Board deadline in order to ensure enough time for it to go before the City Commission and be processed by the Tax Appraiser's office.

To qualify for an exemption, the property owner must enter into a covenant with the City of Gainesville for the term for which the exemption is granted. The covenant shall be binding on the current property owner, transferees, and their heirs, successors, or assigns.

Violation of the covenant or agreement will result in the property owner being subject to the payment of the differences between the total amount of taxes which would have been due in March in each of the previous years in which the covenant or agreement was in effect had the property not received the exemption and the total amount of taxes actually paid in those years, plus interest on the difference calculated as provided in F.S. § 212.12(3), as amended.

Please review City of Gainesville's Code of Ordinances Section 25-61 for qualification and process information.

This information is available online at www.municode.com for the City of Gainesville, FL Chapter 25 Section 25-61—25-65.

For an application form, please contact the Planning Department at (352) 334-5022 or (352) 334-5023.



PLANNING

P.O. Box 490, Station 11
Gainesville, Florida 32602-0490

352.334.5022

352.334-5023

Fax: 352.334.3259

www.cityofgainesville.org/planningdepartment

2016

SCHEDULE

**Certificate of Appropriateness
Application Deadline (11:00 a.m.)**

Tuesday, December 7, 2015
Monday, January 4, 2016
Monday, February 1, 2016
Monday, March 7, 2016
Monday, April 4, 2016
Monday, May 2, 2016
Monday, June 6, 2016
Monday, July 27, 2016
Monday, August 1, 2016
Monday, September 5, 2016
Monday, October 3, 2016
Monday, November 7, 2016
Monday, December 5, 2016

**Historic Preservation Board
Meeting (5:30 p.m.)**

Tuesday, January 5, 2016
Tuesday, February 2, 2016
Tuesday, March 1, 2016
Tuesday, April 5, 2016
Tuesday, May 3, 2016
Tuesday, June 7, 2016
Tuesday, July 5, 2016
Tuesday, August 2, 2016
Tuesday, September 6, 2016
Tuesday, October 4, 2016
Tuesday, November 1, 2016
Wednesday, December 7, 2016
Tuesday, January 3, 2017

A **pre-application conference** with the Historic Preservation Planner is **required before** the submission of a Certificate of Appropriateness (COA) application. A pre-application conference with the City of Gainesville's Historic Preservation Board is optional.

For single-family structures, accessory structures and all other structures which require Historic Preservation Board Review, there is an application fee. Fees vary by the type of building and change annually. Please consult with planning staff or online at www.planning.cityofgainesville.org to determine the amount of the application fees for your project. There is not fee for a staff approved Certificate of Appropriateness. The application is **due by 11:00 AM** on the application deadline date as noted on the annual meeting and cut-off schedule. Staff can be contacted at 352.334.5022 or 352.334.5023

PLANNING & DEVELOPMENT SERVICES, PLANNING DIVISION

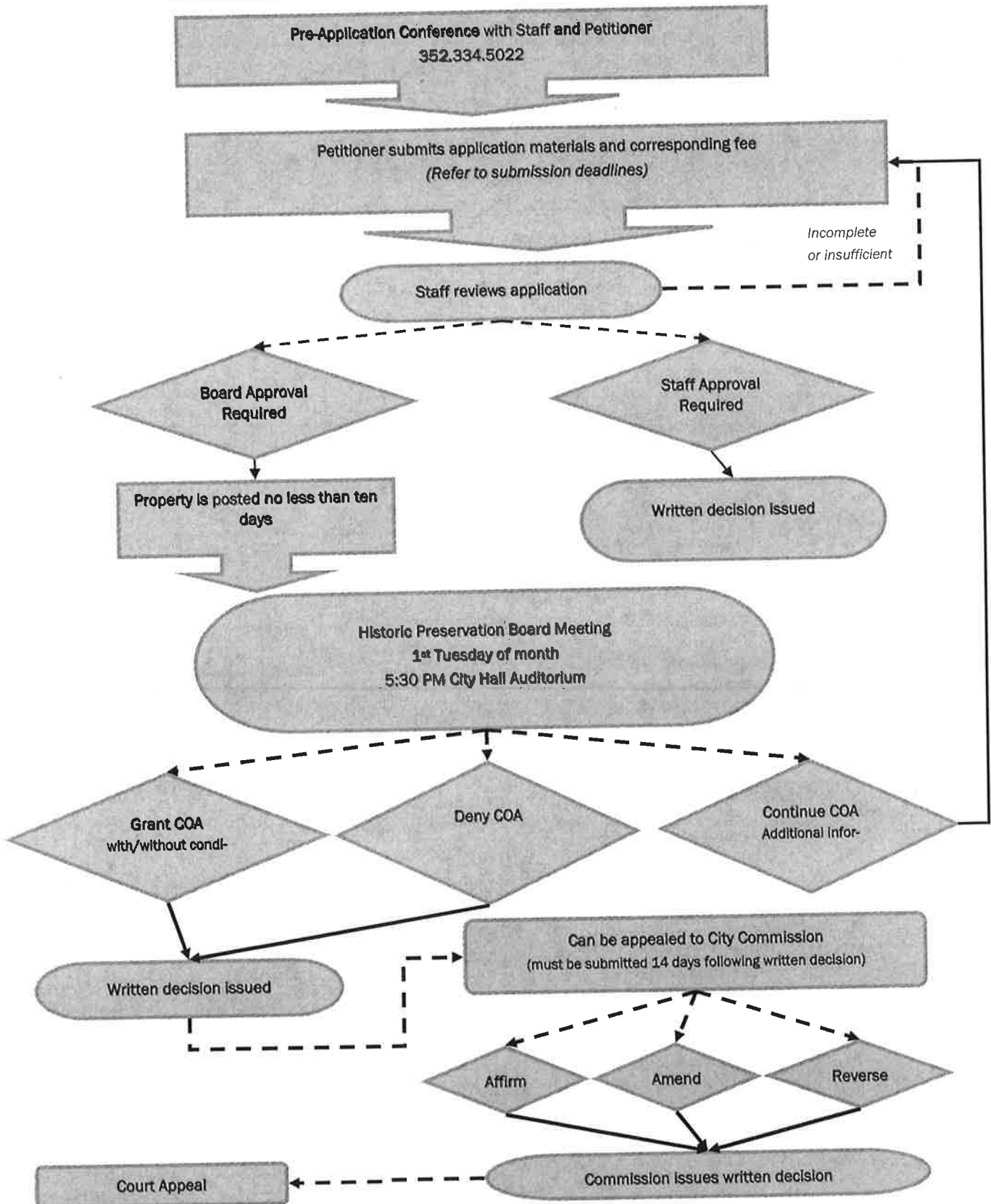
P.O. 490, Station 11

Gainesville, Florida 32627

352.334.5023 or 352.334.5022

Website: <http://www.cityofgainesville.org/PlanningDepartment.aspx>

CERTIFICATE OF APPROPRIATENESS



Parcel: 10386-000-000

Search Date: 3/14/2016 at 3:00:53 PM - Data updated: 01/27/16

Taxpayer:	HEISS RICHARD KIMBERLY S	Legal: ELLIOTLENGLE ADD PB1-230 E 65 FT OF N 1/2 OF BK 2 RANGE 7 OR 2209/1624
Mailing:	639 NE 10TH AVE GAINESVILLE, FL 32601	
Location:	639 NE 10TH AV GAINESVILLE	
Sec-Twn-Rng:	33-9-20	
Use:	Single Family	
Tax Jurisdiction:	Gainesville	
Area:	Highland Heights	
Subdivision:	Gainesville, Elliott & Lengle Addn	

Assessment History

**** Exempt Amount and Taxable Value History reflect County Amounts, School Board and City Amounts may differ. ****

Year	Use	Land	MktLand	Building	Misc	Market	SOH Deferred	Assessed	Exempt**	Taxable**	Taxes
2015	Single Family	48000	48000	59900	500	108400	35530	72870	47870	25000	796.29
2014	Single Family	48000	48000	50900	500	99400	27100	72300	47300	25000	800.06
2013	Single Family	48000	48000	49100	500	97600	26360	71240	46240	25000	793.26
2012	Single Family	48000	48000	51800	500	100300	30250	70050	45050	25000	781.48
2011	Single Family	48000	48000	58300	500	106800	38790	68010	43010	25000	781.59
2010	Single Family	48000	48000	61500	500	110000	42990	67010	42010	25000	768.98
2009	Single Family	48000	48000	64400	500	112900	47650	65250	40250	25000	766.7
2008	Single Family	48000	48000	64200	500	112700	0	112700	0	112700	2524.54
2007	Single Family	48000	48000	63000	500	111500	47650	63850	25000	38850	889.51
2006	Single Family	46000	46000	56200	500	102700	40400	62300	25000	37300	936.28
2005	Single Family	30000	30000	50500	500	81000	20510	60490	25000	35490	913.21
2004	Single Family	20000	20000	46300	400	66700	7970	58730	25000	33730	876.33
2003	Single Family	20000	20000	42600	400	63000	5360	57640	25000	32640	868.56
2002	Single Family	20000	20000	38500	400	58900	2610	56290	25000	31290	841.56
2001	Single Family	20000	20000	36900	500	57400	1990	55410	25000	30410	816.82
2000	Single Family	20000	20000	33300	500	53800	0	53800	25000	28800	784.93
1999	Single Family	20000	20000	32400	500	52900	0	52900	25000	27900	766.52
1998	Single Family	20000	20000	30200	500	50700	7460	43240	25000	18240	521.14
1997	Single Family	20000	20000	27300	500	47800	5280	42520	25000	17520	510.12
1996	Single Family	20000	20000	22200	500	42700	3750	38950	25000	13950	400.68

1995	Single Family	20000	20000	22200	500	42700	4700	38000	25000	13000	373.73
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Land

Use	Zoning	Acres
SFR	Res SF 3	0
2015 Certified Land Value: 48000		

Building

		Building	
Actual Year Built	1946	Area Type	Square Footage
Effective Year Built	1975	Base Area (BAS)	899
Use:	Single Family	Fin Screened Porch (FSP)	84
Bedrooms:	2	Heated Area: 899 Total Area: 983	
Baths:	1		
Stories:	1		
Exterior Wall:	Concrete Block		
AC:	Central Air		
Heating:	Forced Air Duct		
2015 Certified Building Value: 59900			

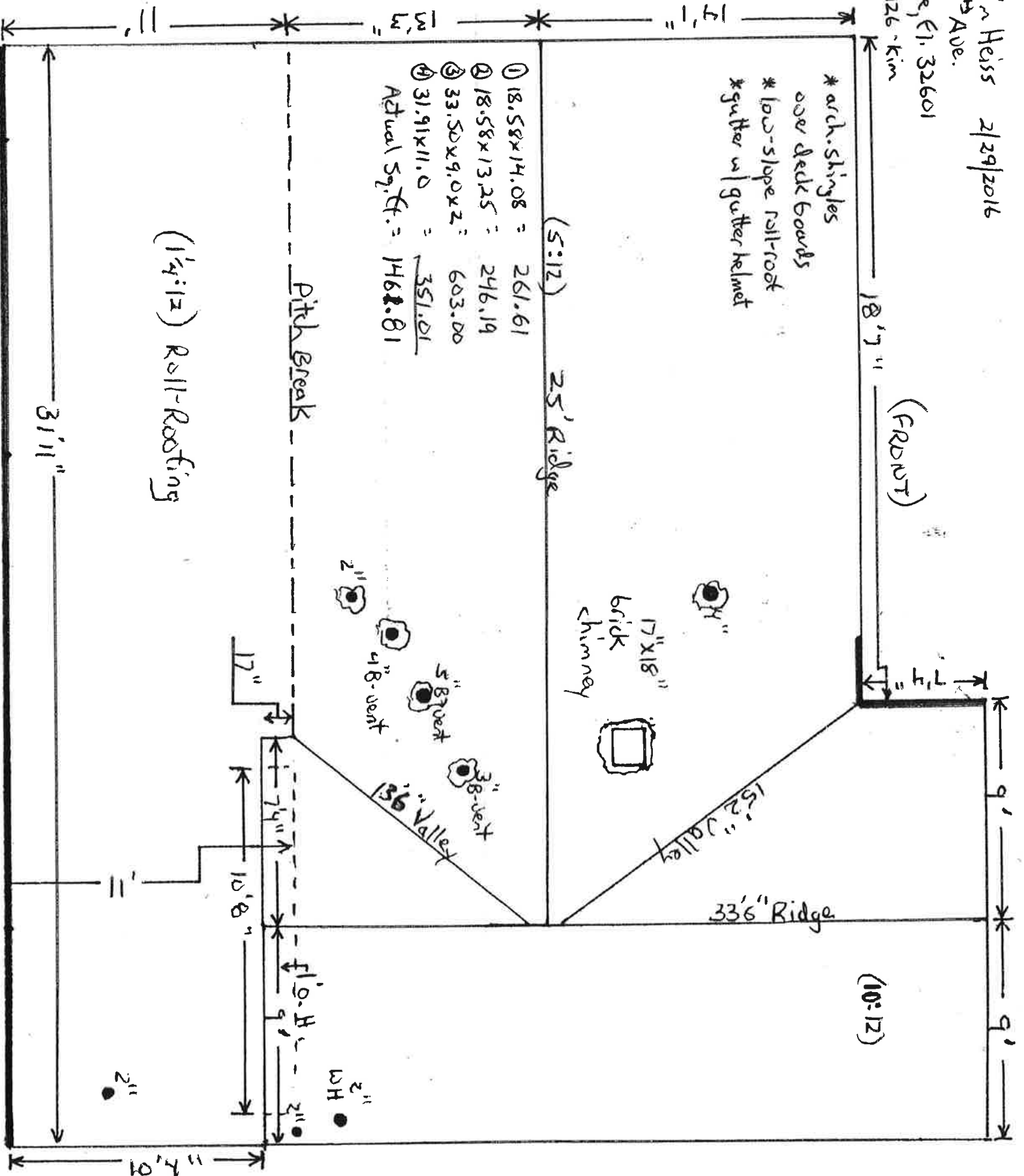
Miscellaneous

Description	Units
Drive/Walk	120
Stg 1	64
Patio 1	144
2015 Certified Miscellaneous Value: 500	

Sale

Date	Price	Vacant	Qualified	OR Book	OR Page	Instrument
12/29/1998	63000	No	Yes	2209	1624	Warranty Deed
03/01/1988	37000	No	Yes	1692	2540	Warranty Deed

Richard & Kim Heiss 2/29/2016
 639 N.E. 10th Ave.
 Gainesville, Fl. 32601
 352/514-0126 - Kim



PROPERTY OWNER AFFIDAVIT

Owner Name: <u>Kimberly Heiss</u>	
Address: <u>639 N.E. 10th Av.</u>	Phone: <u>352/514-0126</u>
	<u>352/514-0570</u>
Agent Name: <u>James R. Wheeler / Hickman Metal Roofing</u>	
Address: <u>3499 N.W. 97th Blvd. #5</u>	Phone: <u>352/377-2101</u>
	<u>352/331-3483</u>
Parcel No.: <u>10386-600-000</u>	
Acreage:	S: T: R:
Requested Action: <u>Replace shingle roof with galvalume metal roof</u>	
I hereby certify that: I am the owner of the subject property or a person having a legal or equitable interest therein. I authorize the above listed agent to act on my behalf for the purposes of this application.	
Property owner signature: <u>Richard Heiss</u>	
Printed name: <u>Richard Heiss</u>	
Date: <u>3/11/16</u>	
The foregoing affidavit is acknowledged before me this <u>11th</u> day of <u>March</u> , 20 <u>16</u> , by <u>Richard Heiss</u> , who is/are personally known to me, or who has/have produced _____ as identification.	
<div data-bbox="771 1207 1201 1348" data-label="Image"></div> <div data-bbox="511 1341 737 1373" data-label="Text">NOTARY SEAL</div> <div data-bbox="708 1402 1346 1444" data-label="Text">Signature of Notary Public, State of <u>Florida</u></div>	

PUBLIC NOTICE SIGNAGE AFFIDAVIT

Petition Name

HP-16-28

Applicant (Owner or Agent)

Randy Wheeler (Hickman Metal Roofing)

Tax parcel(s)

10386-000-000

Being duly sworn, I depose and say the following:

1. That I am the owner or authorized agent representing the application of the owner and the record title holder(s) of the property described by the tax parcel(s) listed above;
2. That this property constitutes the property for which the above noted petition is being made to the City Of Gainesville;
3. That this affidavit has been executed to serve as posting of the "Notice of Proposed Land Use Action" sign(s) which describes the nature of the development request, the name of the project, the anticipated hearing date, and the telephone number(s) where additional information can be obtained. In addition, the applicant has securely posted the sign(s) on the property along each street frontage, at intervals of not more than four hundred (400) feet, and set back no more than ten (10) feet from the street and visible from the street. If the property does not abut a public right-of-way, signs have been placed at the nearest public right-of-way with an indication of the location of the subject property.
4. That the applicant has posted the sign(s) at least fifteen (15) days prior to the scheduled public hearing date; or for Historic Preservation Certificate of Appropriateness applications, at least ten (10) days prior to the scheduled public hearing date.
5. That the applicant shall maintain the signs(s) as provided above until the conclusion of the development review and approval process and that the signs shall be removed within ten (10) days after the final action has been taken on the development application.
6. That I (we), the undersigned authority, hereby certify that the foregoing statements are true and correct.

7.

Hickman Metal Roofing

8.

James R. Wheeler
Applicant (signature)

Randy Wheeler

Applicant (print name)

STATE OF FLORIDA,
COUNTY OF ALACHUA

Before me the undersigned, an officer duly commissioned by the laws of the State of Florida, on this 17th day of March, 2016, personally appeared who having been first duly sworn deposes and says that he/she fully understands the contents of the affidavit that he/she signed.

[Signature]
Notary
Public

My Commission expires: 8/26/2016

RECORDING SPACE



DEREK HICKMAN
NOTARY PUBLIC
STATE OF FLORIDA
Comm# EE830136
Expires 8/26/2016

Form revised on March 11, 2014. Form location: <http://www.cityofgainesville.org/PlanningDepartment.aspx>

FOR OFFICE USE ONLY

Petition Number HP-16-28

Planner

Jason Simmons

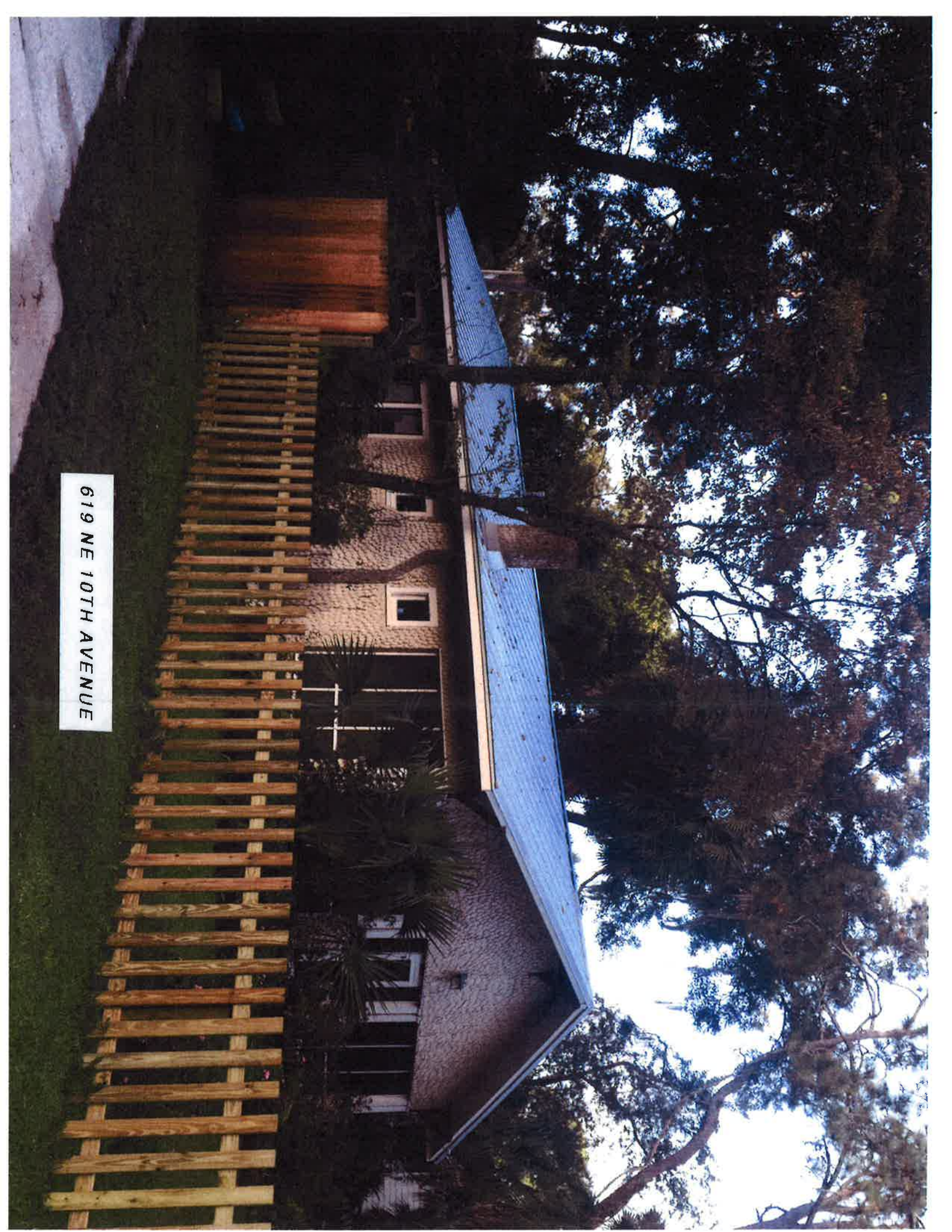




EXISTING



PROPOSED



619 NE 10TH AVENUE



527 NE 8TH AVENUE

Roof and Wall Colors



MS COLORFAST45® PAINT SYSTEM



White (30)



★ Polar White (80)



★ Light Stone (63)



★ Mocha Tan (22)



★ Ivory (28) 29 Ga. Only ★



★ Ash Grey (25)



★ Charcoal (17)



★ Brown (12)



★ Burnished Slate (49)



★ Black (06) ★



★ Patina Green (58)



★ Forest Green (26)



★ Ocean Blue (35)



★ Hawaiian Blue (70)



★ Copper Penny (W92) ★
26 Gauge & 24 Gauge Only



★ Red (24)



★ Patriot Red (73)



★ Desert Sand (K15)
26 Gauge Only



★ Galvalume (41)¹

PROPOSED FINISH (UNPAINTED)



★ Meets or Exceeds Steep Slope
Energy Star Requirements
¹ Non-Painted Finish



45 Year Paint Warranty

Trim is available in all colors. Classic Rib Panel is available in 26 ga. and 29 ga. only. PBR-Panel and R-Panel are available in 24 ga. and 26 ga. only. Actual samples are available upon request. For all specific warranty, application, installation, and technical information regarding these products, contact your local sales representative. Color selections are close representations but are limited by processing and viewing conditions.

MS(2H)/6-10



Jacksonville: 904.779.5786
Gainesville: 352.377.2101
Toll Free: 800.662.8897
www.hickmanmetal.com



metal sales
manufacturing corporation



www.metalsales.us.com

Architectural Products

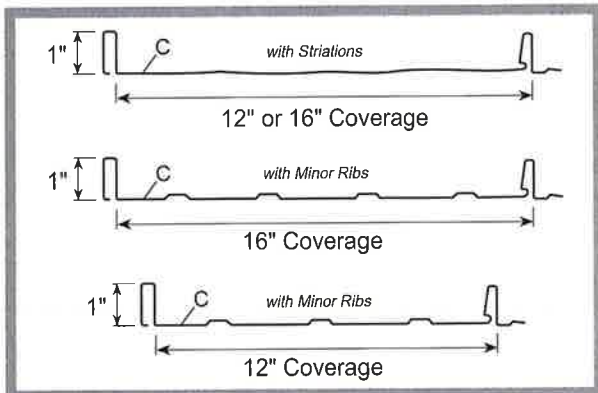


Image II

- Architectural concealed direct-fastened roof panel
- Panel coverage: 12" or 16"
- 1" rib height
- Gauges: 26 ga. standard
- Minimum roof slope: 3:12
- Applies over solid substrate with 30# felt underlayment
- Finishes: MS Colorfast45®, PVDF (Kynar 500®) and Acrylic Coated Galvalume®
- Contact Metal Sales for load-carrying capabilities

TESTING AND APPROVALS

- UL 2218, Class 4 Impact Resistance
- UL 790, Class A Fire Resistance Rating
- Miami-Dade County approved (NOA 08-0229.12)
- UL 580, Class 90 Wind Uplift, Construction #529
- Texas Windstorm Evaluation RC-162
- 2010 FBC Approved
- 26 ga. over 5/8" Plywood 11560.3
- 26 ga. over 1/2" Plywood 11560.4
- 26 ga. over 7/16" OSB 14645.10
- 0.032" Aluminum over 7/16" OSB 11560.2



Decra® Shingles

Stone Coated Steel Roofing System

Manufactured using the finest lightweight zinc/aluminum alloy coated steel, covered with ceramic coated stone granules and sealed with an exclusive polymer coating, DECRA Roofing Systems are beautiful, durable, and trouble-free.

Features and Benefits

- Won't crack, break, burn, curl, split, or rot
- Lightweight (only 125 lbs to 150 lbs per square installed)
- Long-life, non-porous and freeze/thaw resistant
- Interlocking panels provide a weather-tight barrier
- Non-combustible, Class A rated material
- Walkable, low maintenance
- Transferable 50 year limited warranty – including hail penetration
- Class 4 impact resistance to UL 2218
- UL 580 Class 90 Wind Uplift, Construction #562, 563 and 596



DECRA®
Stone Coated Steel Roofing Systems