Agenda
City of Dunnellon
Historic Preservation Advisory Board
20750 River Drive
Dunnellon, FL 34431
March 8, 2016, 5:30 p.m.

PLEASE NOTE: Individuals wishing to address the Historic Preservation Advisory Board please sign in. A three-minute time limit will be administered. **PLEASE TURN CELL PHONES OFF**.

Call to Order
Pledge of Allegiance
Roll Call
Proof of Publication (Posted on City's website and City Hall bulletin board on Friday, March 4, 2016)

1. Approval Of Minutes

   Feb. 9, 2016 Meeting

   Documents: 20160209.PDF

2. Chair's Council Report

3. Certificate Of Appropriateness - 20826 Walnut St

   Property Owner: Dunnellon Lion's Club, Inc.
   Applicant Rep: Sally Chesterfield
   Property Address: 20826 Walnut Street / 3380-1806-00
   Requesting approval of chain link fence on west side of property

   Documents: 20160308 DUNNELLON LIONS CLUB PKT.PDF

4. Certificate Of Appropriateness - 20740 Powell Rd

   Property Owner: George Conibear
   Contractor: Owner/Builder
   Property Address: 20740 Powell Rd / Parcel 3350-076-001
   Requesting approval of exterior renovations (see backup), vinyl siding color is NTHP #5003-2A, Lincoln Cottage Lattice Green (tint card to be provided at meeting).

   Documents: 20160308 CONIBEAR 20740 POWELL RD PKT.PDF

5. Public Comment

6. Adjournment

ANY PERSON REQUIRING A SPECIAL ACCOMMODATION AT THIS MEETING OR HEARING BECAUSE OF A DISABILITY OR PHYSICAL IMPAIRMENT SHOULD CONTACT THE CITY CLERK AT (352) 465-8500 AT LEAST 48 HOURS PRIOR TO THE PROCEEDING. IF A PERSON DESIRES TO APPEAL ANY DECISION WITH RESPECT TO ANY MATTER CONSIDERED AT THE ABOVE MEETING OR HEARING, HE OR SHE WILL NEED A RECORD OF THE PROCEEDING, AND FOR SUCH PURPOSE, HE OR SHE MAY NEED TO ENSURE THAT A VERBATIM RECORD OF THE PROCEEDINGS IS MADE, WHICH INCLUDES THE TESTIMONY AND EVIDENCE UPON WHICH THE APPEAL IS TO BE BASED. THE CITY IS NOT RESPONSIBLE FOR ANY MECHANICAL FAILURE OF RECORDING EQUIPMENT.

MINUTES
Historic Preservation Advisory Board
February 9, 2016, 5:30 p.m.

Chairwoman Fernandez called the meeting to order at 5:30 p.m. and led the Pledge of Allegiance

Roll Call

Members Present: Linda Fernandez, Dane Myers, Viola Soffe, Jane Keele, Doris Magursky, Jack Baird, James Burchett

Staff Present: Lonnie Smith, Teresa Malmberg

Proof of Publication: The agenda was posted on City's website and City Hall bulletin board on Friday, February 5, 2016

1. **Approval of Minutes**: The Minutes of the January 12, 2016, meeting were approved as submitted.

2. **Chair's Council Report**: Chairwoman Fernandez reported that Dennis Evans will vacate his Council seat.

3. **Certificate of Appropriateness - 20846 Walnut Street**

Property Owner: Amanda Isemann
Business Owners: Blue Run Massage Therapy & Tryst Hair Design
Property Address: 20846 Walnut Street
Requesting approval of sign style/lettering color and building paint color.

Ron Isemann presented on behalf of Amanda Isemann. Following discussion and questions from the members, Doris Magursky made a motion to approve the application as submitted for sign style, lettering color and building paint color and requested staff issue a Certificate of Appropriateness. Dane Myers seconded. The motion passed by unanimous vote, 5-0.

4. **Certificate of Appropriateness - 20895 W Pennsylvania Ave.**

Property Owner: Linda Fernandez
Contractor: Chuck Dillon
Property Address: 20895 W Pennsylvania Ave
Requesting approval for demolition of existing building. Uninhabitable.

Linda Fernandez completed Form 8B Memorandum of voting conflict for County, Municipal, and Other Local Public Officers, and the Secretary read into record. Mrs. Fernandez will abstain from voting in the matter concerning 20895 W Pennsylvania Avenue as she is the property owner and inured to her special gain or loss.

Chuck Dillon, contractor, presented the application for demolition of existing building as uninhabitable. Following discussion and questions from the members, Doris Magursky made a motion to approve the application for demolition and requested staff issue a Certificate of Appropriateness. Jane Keele seconded. The motion passed by unanimous vote, 5-0.

5. **Public Comment**: Chuck Dillon suggested that the board bring before Council a recommendation that the $100 fee for Certificates of Appropriateness be deposited into the Historic Preservation fund for re-investment in the historic district. Members discussed this and other ideas, including marketing the grant fund application.

6. **Adjournment**: The meeting was adjourned at 6:17 p.m.

Linda Fernandez, Chairwoman	Teresa Malmberg, Admin. Coordinator

3/8/2016

PZ1516-038

CITY OF DUNNELLON HISTORICAL PRESERVATION ADVISORY BOARD
APPLICATION FOR CERTIFICATE OF APPROPRIATENESS

Date: 2/10/2016 **Parcel #:** 3380-1806-00
http://www.pa.marion.fl.us/

Project Name: Dunnellon Lions Club.
Project Address: 20826 SW Walnut St Dunnellon, Fl 34431
Owner's Name:
Owner's Address:
Phone #: 352-209-6534 **Cell #:** 352-209-6534

Applicant's Name, Address, Phone (if different from owner)

Owner's Name:
Owner's Address:
Phone #: **Cell #:**

NOTE THE FOLLOWING REQUIREMENTS:

1. DESCRIPTION OF WORK: (sketch elevations Required)
Chain Link Fence on West Side of property between Lion's club property and neighbors.

2. MATERIALS TO BE INCORPORATED INTO PRODUCT: (PAINT COLOR, ECT;)
Regular chain link

3. HISTORICAL RELEVANCE AND WHY PROJECT SHOULD BE APPROVED:
Parking and Insurance

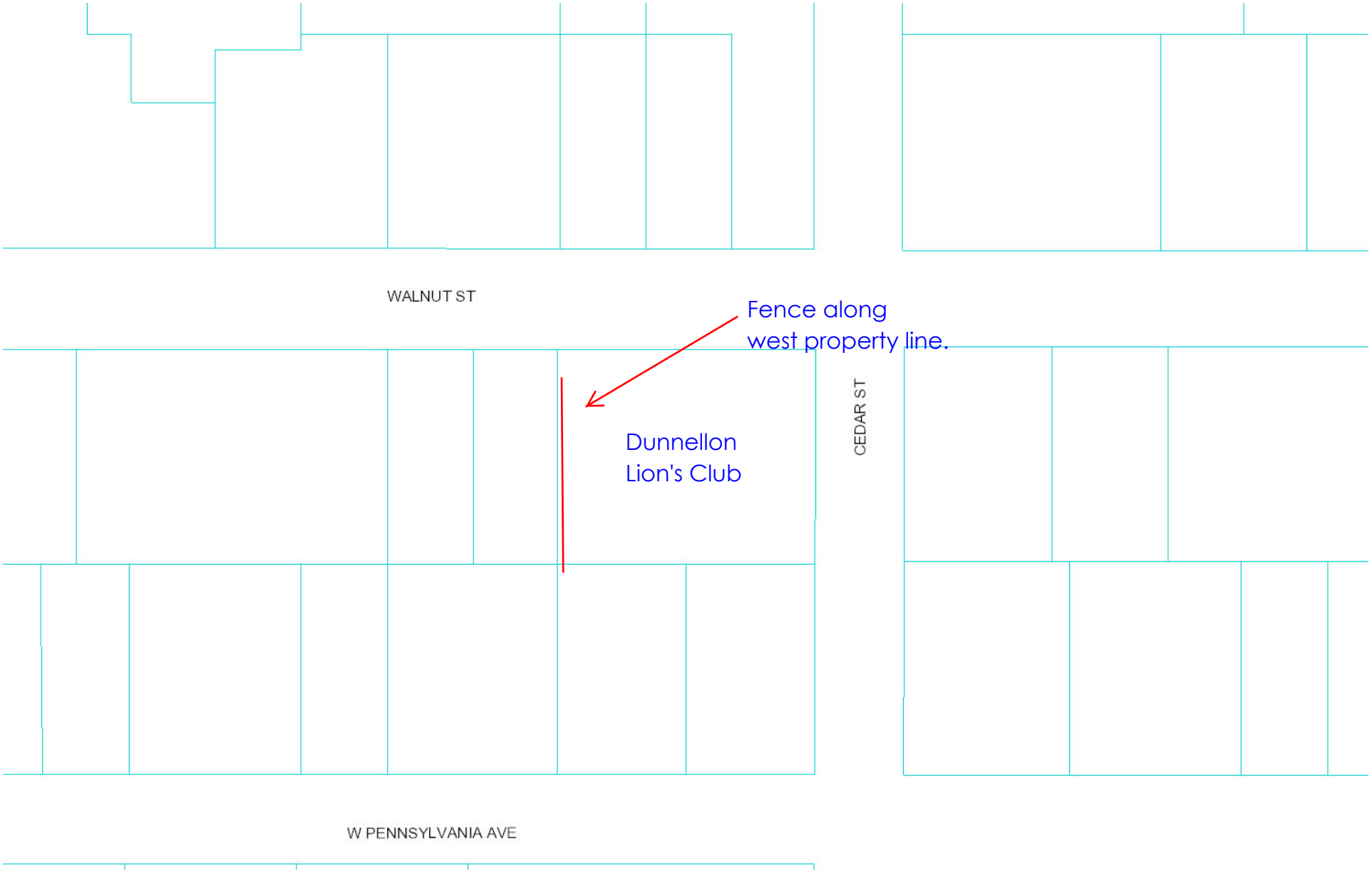
Fee:	**$100.00**	**Waived** _____
Admin Fee	**$ 50.00** (Stand Alone Request Only)	
Total	**$150.00**	

32202

Note: All repairs/restorations to buildings on the national historic register are required to be historically accurate. All other buildings within the Historic District are required to be appropriate to that particular building and the Historic District in general. Project enhancement is encouraged within the appropriateness guidelines.

Villie M. Smith, CFA, ASA
Marion County Property Appraiser

GIS Web Mapping Application
Last Updated: 02/26/2016



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DISCLAIMER: This is a work in progress. This application was compiled by the Marion County Property Appraiser's Office solely for the governmental purpose of property assessment. These are NOT surveys. Our goal is to provide the most accurate data available, however, no warranties, expressed or implied are provided with this data, its use, or interpretation. All information subject to change without notice. Use at your own risk.

Villie M. Smith, CFA, ASA
Marion County Property Appraiser

GIS Web Mapping Application
Last Updated: 02/26/2016

100 ft

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RECEIVED
FEB 29 2016
CITY OF DUNNELLON
COMMUNITY DEVELOPMENT

PZ1516-042

CITY OF DUNNELLON HISTORICAL PRESERVATION ADVISORY BOARD
APPLICATION FOR CERTIFICATE OF APPROPRIATENESS

Date: 2-29-16 **Parcel #:** 3350-076-001
http://www.pa.marion.fl.us/

Project Name: Exterior Renovations
Project Address: 20740 Powell Rd.
Owner's Name: George Conibear
Owner's Address: 14790 West Bay Rd., Sterling, N.Y. 13156
Phone #: 315-947-6865 **Cell #:** 315-532-5357

Applicant's Name, Address, Phone (if different from owner)

Owner's Name:
Owner's Address:
Phone #: **Cell #:**

NOTE THE FOLLOWING REQUIREMENTS:

1. **DESCRIPTION OF WORK: (sketch elevations Required)**
Remove Asbetus Siding, install ½ Foam bd., replace siding with vinyle, Finish eves with vinyle Soffit & Alum. Fascia New porch with steps & railing, vinyle Lattice (Foundation)

2. **MATERIALS TO BE INCORPORATED INTO PRODUCT: (PAINT COLOR, ECT;)**
vinyle siding, ½ Foam bd. under siding, vinyle Soffits, Alum. Fascia. composite decking on porch Floor, vinyle railing (wht) vinyle double-hung windows

3. **HISTORICAL RELEVANCE AND WHY PROJECT SHOULD BE APPROVED:**
An overall improvemet to the historic district and the neighborhood.

Fee:	**$100.00**	**Waived** _____
Admin Fee	**$ 50.00 (Stand Alone Request Only)**	
Total	**$150.00**	

Note: All repairs/restorations to buildings on the national historic register are required to be historically accurate. All other buildings within the Historic District are required to be appropriate to that particular building and the Historic District in general. Project enhancement is encouraged within the appropriateness guidelines.

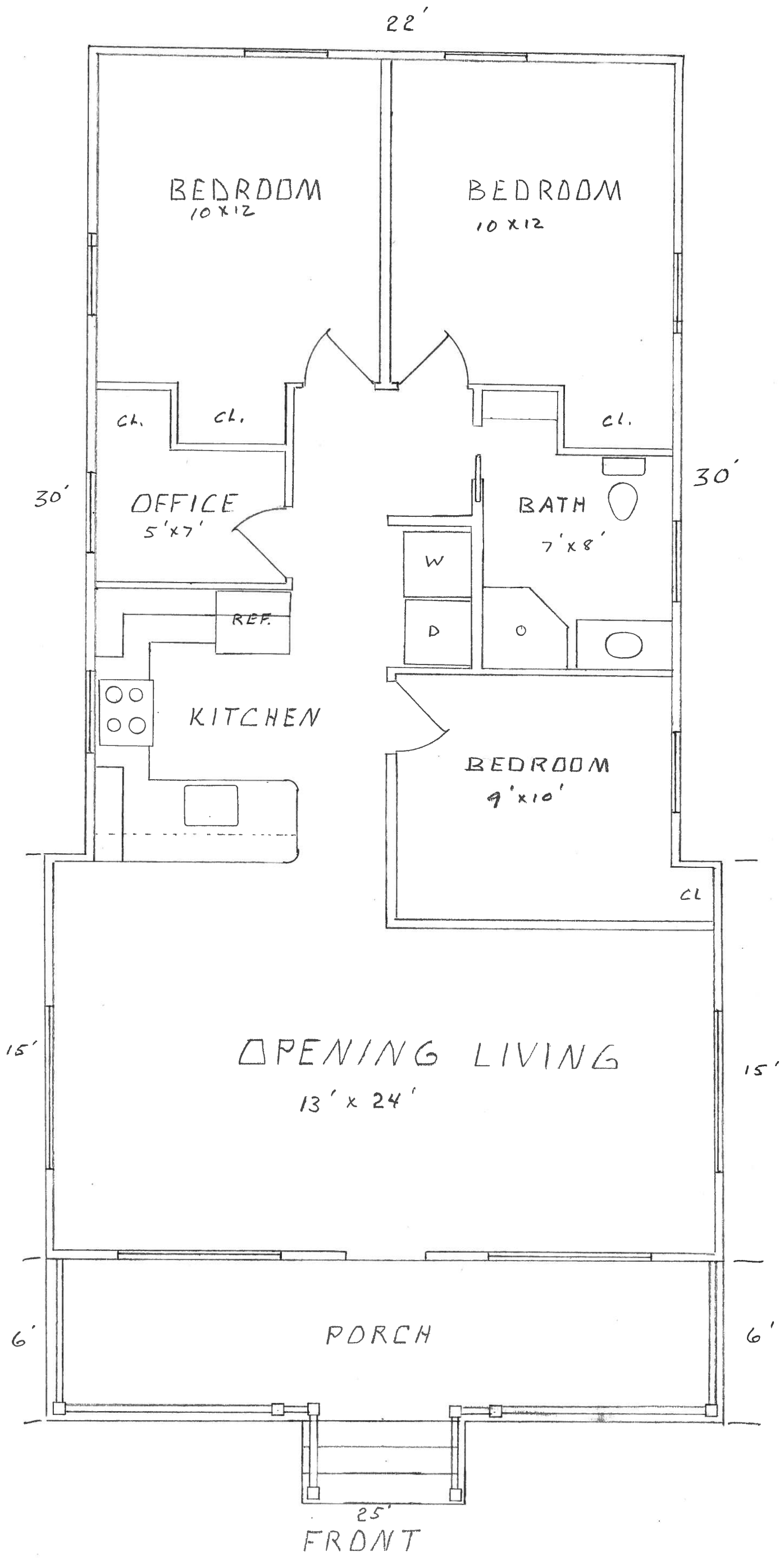
20740 POWELL ROAD - FRONT

20740 POWELL ROAD - WEST SIDE

20740 POWELL ROAD - REAR

20740 POWELL ROAD - EAST SIDE

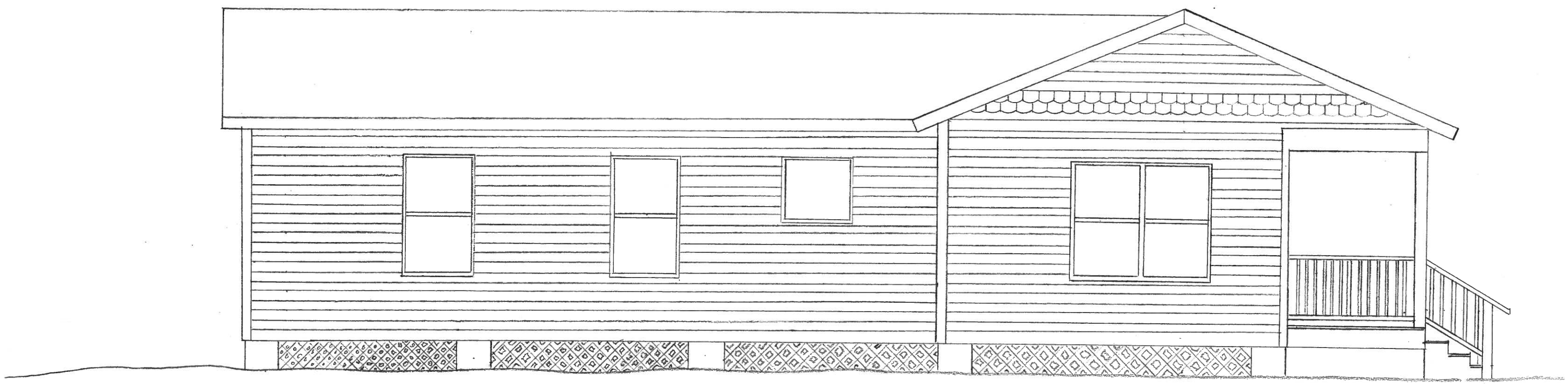
20740 Powell Rd.
Dunnellon, FL.



20740 POWEL RD DUNNELLON, FL

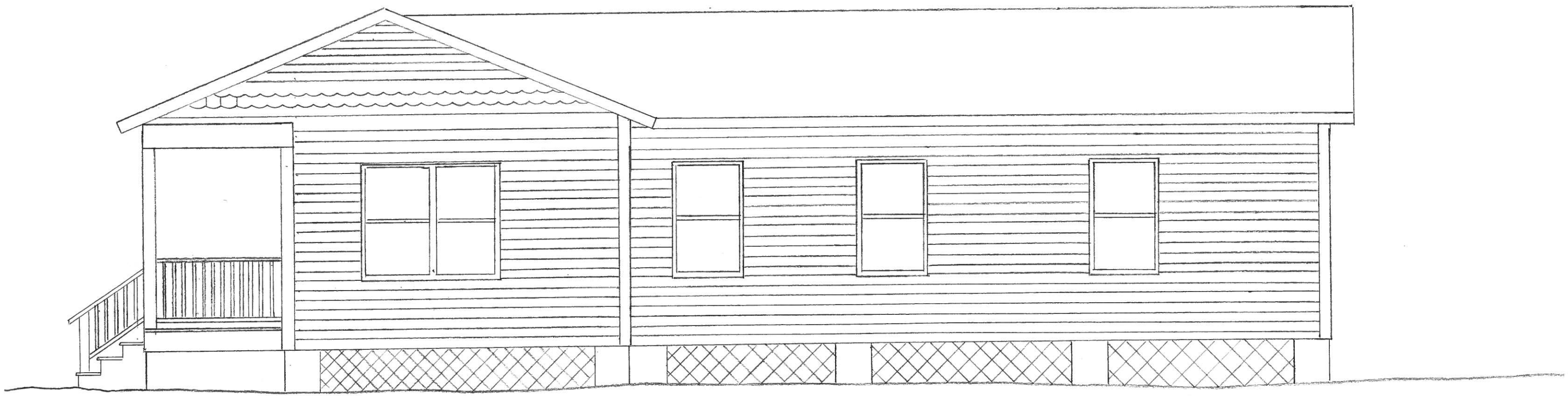
FRONT

20740 POWEL RD DUNNELLON, FL



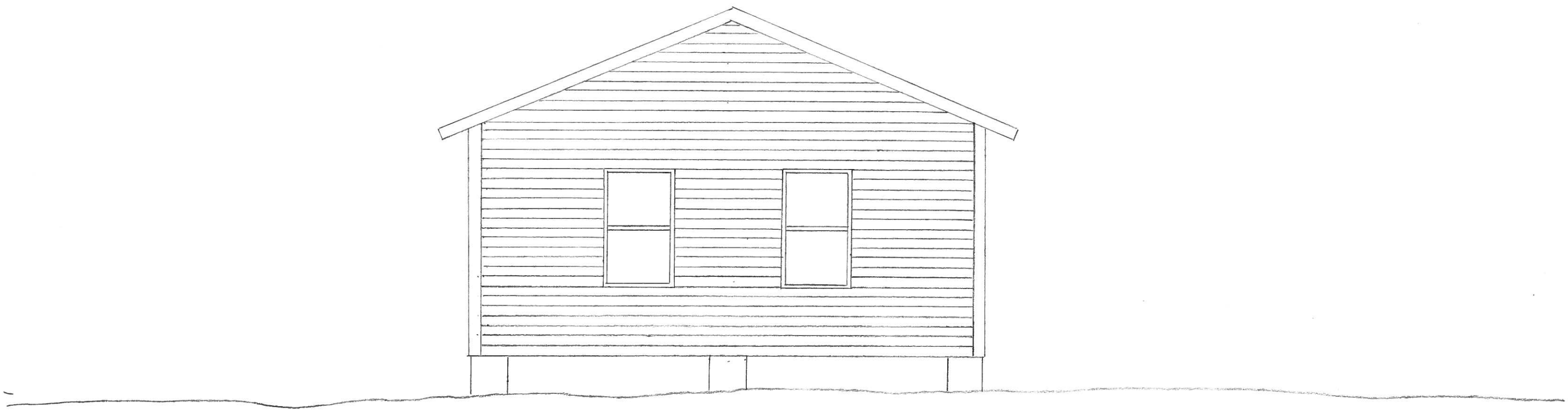
LEFT SIDE

20740 POWEL RD DUNNELLON, FL



RIGHT SIDE

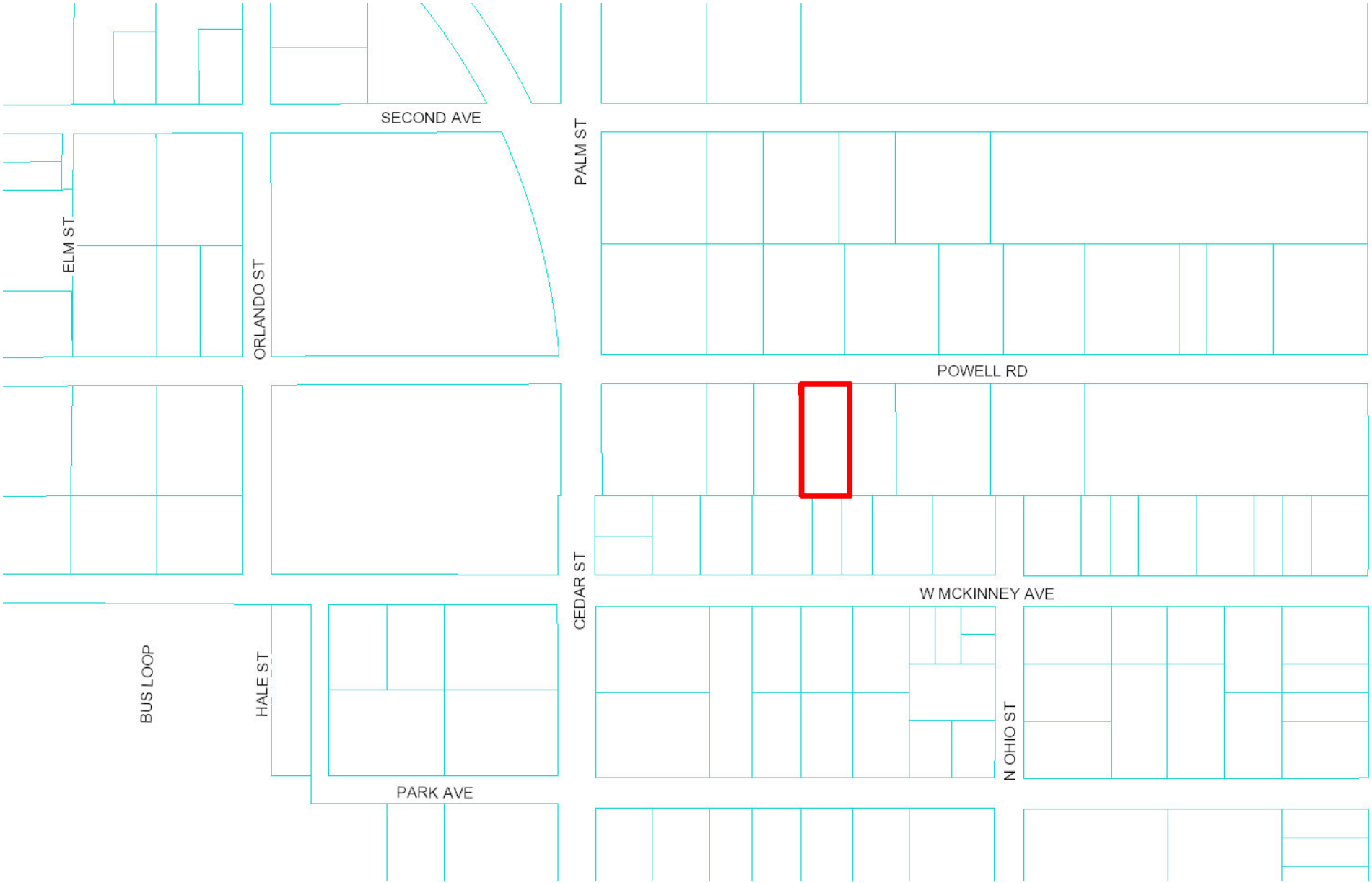
20740 POWEL RD DUNNELLON, FL



REAR

Villie M. Smith, CFA, ASA
Marion County Property Appraiser

GIS Web Mapping Application
Last Updated: 02/26/2016



100 ft

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Marion County Property Appraiser

Villie M. Smith, CFA, ASA

Select Language ▼ Powered by Google Translate

2016

3350-076-001

Prime Key: 795232 MAP IT As of 3/4/2016

Property Information

CONIBEAR GEORGE
14790 W BAY RD
STERLING NY 13156

Taxes / Assessments:
Map ID: 20
Millage: 3002

M.S.T.U.
PC: 01
Acres: 0.38

Situs: 20740 POWELL RD DUNNELLON

Values NOT Available

History of Assessed Values

Year	Land Just	Building	Misc Value	Mkt/Just	Assessed Val	Exemptions	Taxable Val
2015	$8,186	$10,397	$244	$18,827	$18,827	$0	$18,827
2014	$8,186	$10,542	$244	$18,972	$18,972	$0	$18,972
2013	$8,186	$11,319	$244	$19,749	$19,749	$0	$19,749

Property Transfer History

Book/Page	Date	Instrument	Code	Q/U	V/I	Price
6290/0727	10/15	07 WARRANTY	7 PORTIONUND INT	U	I	$100
6271/1815	08/15	07 WARRANTY	0	U	I	$100
6192/0731	03/15	06 WARANTY	4 V-APPRAISERS OPINION	Q	I	$20,000
6185/0523	01/15	07 WARRANTY	2 V-SALES VERIFICATION	U	I	$15,000
5476/0153	01/11	60 CRT ORD	0	U	I	$100
DETH/REGS	12/09	71 DTH CER	0	U	I	$100
5354/1602	12/09	74 PROBATE	0	U	I	$100
1326/0405	01/86	07 WARRANTY	0	U	I	$14,000
0701/0362	08/75	02 DEED NC	0	Q	I	$9,000

Property Description

SEC 26 TWP 16 RGE 18
PLAT BOOK C PAGE 049
HILLSDALE
W 85 FT OF LOT 76

Land Data - Warning: Verify Zoning

Use	Front	Depth	Zoning	C	Notes	Units	Type	Rate	Loc	Shp	Phy	Class Value	Just Value
0100	85	195	RBO			85.00	FF		1.00	1.07	1.00		

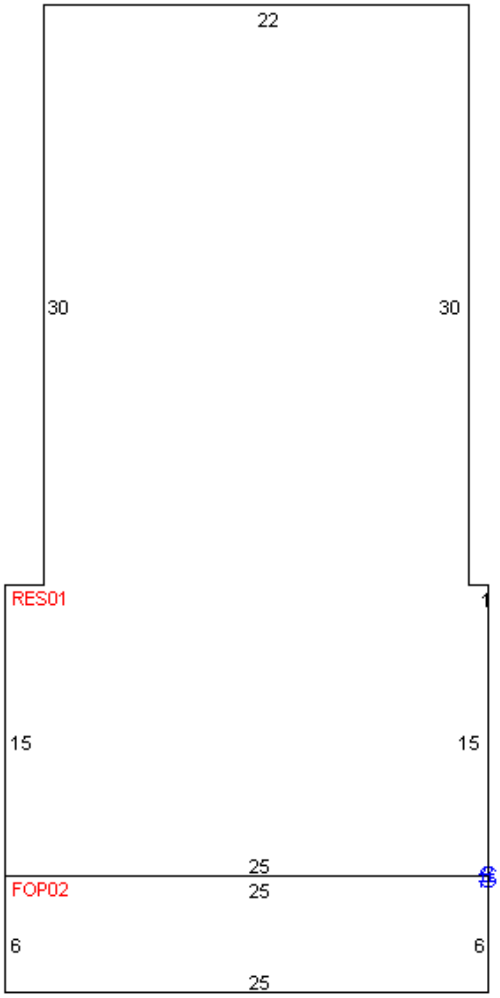
Neighborhood 8150 - DUNNELLON HISTORICAL DISTRICT

Mkt: 1 70

Traverse

Building 1 of 1

RES01=L25U15R2U30R22D30R1D15.
FOP02=L25D6R25U6.



Building Characteristics

Improvement	1F-SFR- 01 FAMILY RESID	**Year Built**	1948
Effective Age	8 - 35-39 YRS	**Physical Deterioration**	0 %
Condition	2 - 2	**Obsolescence: Functional**	0 %
Quality Grade	200 - LOW	**Obsolescence: Locational**	0 %
Inspected on 3/21/2012 by 118		**Base Perimeter**	140

Type	ID	Exterior Walls	Stories	Year Built	Finished Attic	Bsmt Area	Bsmt Finish	Grd Flr Area	Total Flr Area
RES	01	10 - ASBESTOS SHNGL	1.00	1948	N	0 %	0 %	1,035	1,035 SF
FOP	02	01 - NO EXTERIOR	1.00	1948	N	0 %	0 %	150	150 SF

Section: 1

Roof Style	10 GABLE	**Floor Finish**	28 SOFTWD ON WOOD	**Bedrooms**	3	**Blt-In Kitchen**	Y
Roof Cover	08 FBRGLASS SHNGL	**Wall Finish**	08 PAINTED WOOD	**4FixBath**	0	**Dishwasher**	N
Heat Meth 1	06 CONVECTION	**Heat Fuel 1**	08 OIL	**3FixBath**	1	**Garb Disposal**	N
Heat Meth 2	00	**Heat Fuel 2**	00	**2FixBath**	0	**Garbage Compactor**	N
Foundation	3 PIER	**Fireplaces**	0	**XFixture**	2	**Intercom**	N
A/C	N					**Vacuum**	N

Miscellaneous Improvements

Type		Nbr Units	Type	Life	Year In	Grade	Length	Width	Depr Value
105	FENCE CHAIN LK	232.00	LF	20	1985	1	0.0	0.0	