

Agenda
City of Dunnellon
Historic Preservation Board
20750 River Drive, Dunnellon, FL 34431
Tuesday, July 12, 2022 at 5:30 p.m.

PLEASE TURN CELL PHONES OFF

<https://dunnellon.zoom.us/j/85793289545?pwd=N29xSmI6SGZRK1Z6RE55MitlRnRIUT09>

Meeting ID: 857 9328 9545

Dunnellon Historic Preservation Board meeting will be held on July 12, 2022, at 5:30 p.m. at
Dunnellon City Hall.

PUBLIC COMMENT

Anyone who wishes to provide public comment will be able to do so by participating in the Historic Preservation Board meeting in person, or via Zoom "AUDIO ONLY" platform and/or telephone, by speaking during the public comment portion of the meeting when recognized per the instructions below or by submitting written comments, evidence and/or written testimony in advance of the meeting via email to the Community Development Planning Assistant at kwyen@dunnellon.org. Members of the public who would like to participate are encouraged to register in advance by Noon, Tuesday, July 12th.

For the convenience of our citizens and the public, we livestream Historic Preservation Board meetings on Zoom and YouTube. If the livestream is interrupted or compromised due to technical or other issues, the meeting may continue as normal and will not be paused or postponed. If you wish to ensure your ability to access the meeting to provide public comment, please attend the meeting in person.

Instructions on How to Listen and/or Participate in the Meeting: [Meeting Instructions](#).

One or more City Council members may be in attendance at this meeting and may speak.

Call to Order

Pledge of Allegiance

Roll Call

Proof of Publication: The agenda was posted on the City's website and City Hall bulletin board on July 5, 2022.

1. Public Comment

2. Meeting Minutes For Approval
June 14, 2022

Documents:

[JUNE 14 2022 MINUTES.PDF](#)

3. Approval Of Grant Reimbursement HPBG2022-01, Leslie Babington
Location: 20521 Park Avenue

Requesting: Façade Improvement Grant Fund reimbursement for fence, front door and landscaping in the amount of \$4,659.91

Documents:

[SUMMARY FORM FOR CRA GRANT APPLICATION HPBG2022-01.PDF](#)

4. Approval Of Grant Reimbursement HPBG2022-07, Nicola Champ (Illusions Of U)

Location: 20693 and 20731 Powell Road

Requesting: Façade Improvement Grant Fund reimbursement for white seamless gutters and new landscaping in the amount of \$5,000

Documents:

[SUMMARY FORM FOR CRA GRANT APPLICATION HPBG2022-07.PDF](#)

5. Approval Of Grant Reimbursement HPBG2022-08, Nancy Benouaich

Location: 11876 Cedar Street (Chalker Historical House)

Requesting: Façade Improvement Grant Fund reimbursement for door painting of the contributing building exterior and landscaping in the amount of \$5,000

Documents:

[SUMMARY FORM FOR CRA GRANT APPLICATION HPBG2022-08.PDF](#)

6. New Business

7. Old Business

8. City Council Meeting Updates

9. Reports And Updates

- Chairman
- Members
- Staff

10. 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. 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
City of Dunnellon
Historic Preservation Board
Tuesday, June 14, 2022 at 5:30 p.m.

<https://dunnellon.zoom.us/j/89757645921?pwd=MHI1dnBETGpWbVdPS3pVUXArZEJJQT09>

Meeting ID: 897 5764 5921

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

Roll Call

Members Present:

Scott Kiefer, Chair
Wil Martins, Vice-Chair
Viola Soffe, Member
Jane Keele, Member
Dane Myers, Member
Marty Moughan, 1st Alternate - ABSENT

Staff Present:

Georgina Cid, Community Development Manager
Kelly Wyen, Planning Assistant

Proof of Publication:

The agenda was posted on the City's website and City Hall bulletin board on June 7, 2022.

1. Public Comment

None

2. Meeting Minutes for Approval

March 8, 2022

Chairman Kiefer called for a motion to approve. Member Soffe moved to approve the March 8, 2022 minutes and Member Keele seconded the motion. A vote was taken and the motion passed 5-0.

May 10, 2022

Chairman Kiefer called for a motion to approve. Vice-Chair Martins moved to approve the May 10, 2022 minutes and Member Soffe seconded the motion. A vote was taken and the motion passed 5-0.

3. Application for Certificate of Appropriateness (PZ20220156)

Applicant(s): Dinkins Construction

Location: 11899 N. Williams St.

Requesting: Certificate of Appropriateness to demolish the buildings

Applicant Presentation:

Mr. Chap Dinkins, 2831 SE 17th St, Ocala, introduced himself and provided explanation on why the structures are beyond repair.

Board Comments & Questions:

Chairman Kiefer stated the buildings are a liability.

Chairman Kiefer called for a motion to approve. Member Soffe moved to approve the issuance of a Certificate of Appropriateness for demolition of the existing buildings and Member Keele seconded the

motion. A vote was taken and the motion passed 5-0.

4. Application for Certificate of Appropriateness (PZ20220215) and Grant Funds

Applicant(s): Nancy Benouaich

Location: 11876 Cedar St.

Requesting: Façade improvement grant in the amount of \$5,000 for landscaping and door painting of the contributing building exterior (Chalker Historical House).

Applicant Presentation:

Ms. Benouaich, 11876 Cedar St., introduced herself and explained she obtained three bids for the sanding and painting of the doors and her plan for the landscaping.

Board Comments & Questions:

Chairman Kiefer asked if there was evidence of wood damage on the doors. Ms. Benouaich stated there was not any damage.

Chairman Kiefer called for a motion to approve. Member Myers moved to approve the issuance of a Certificate of Appropriateness for landscaping and exterior door painting and to recommend to the CRA Board for approval of grant funds. Member Keele seconded the motion. A vote was taken and the motion passed 5-0.

5. Application for Certificate of Appropriateness (PZ20220299) and Grant Funds

Applicant(s): Brad Czarnecki

Location: 20575 Walnut St.

Requesting: Façade improvement grant in the amount of \$5,000 for exterior cleaning and painting of the contributing main home and carriage house at 20575 Walnut Street (Meredith House).

Applicant Presentation:

Mr. Czarnecki spoke to his plans for restoring the house.

Board Comments & Questions:

None

Chairman Kiefer called for a motion to approve. Member Myers moved to approve the issuance of a Certificate of Appropriateness for exterior painting and to recommend to the CRA Board for approval of grant funds. Vice-Chair Martins seconded the motion. A vote was taken and the motion passed 5-0.

6. Application for Certificate of Appropriateness (PZ20220305) and Grant Funds

Applicant(s): Alicia Gallagher

Location: 20705 Chestnut St.

Requesting: Façade improvement grant in the amount of \$1,650 for tree removal at the contributing main home 20705 Chestnut Street (Smith/Cocowitch Carriage House).

Applicant Presentation:

Mrs. Gallagher, 20705 Chestnut St., introduced herself and provided explanation on why a particular tree needs removal as soon as possible. She briefly discussed her plans for cleanup of the property.

Board Comments & Questions:
None

Chairman Kiefer called for a motion to approve. Vice-Chair Martins moved to approve the issuance of a Certificate of Appropriateness for tree removal and to recommend to the CRA Board for approval of grant funds. Member Soffe seconded the motion. A vote was taken and the motion passed 5-0.

7. New Business

There was no new business.

8. Old Business

There was none.

Ms. Georgina Cid provided an update regarding wayfinding signage, new software for the department to assist with workflow, an update on the grant program and information on pending ordinances.

9. City Council Meeting Updates

The City Council liaison was not present to provide an update.

10. Reports And Updates

There were none.

11. Public Comment

There was no public comment.

12. Adjournment

Chairman Kiefer called for a motion to adjourn at 6:07 p.m. Vice-Chair Martins seconded the motion. A vote was taken and the motion passed 5-0.

Penned Signature of
Scott Kiefer, Chairman

Penned Signature of
Georgina Cid, Community Development Manager

**City of Dunnellon
Historic Preservation Board
Agenda Summary Form**

Meeting Date: July 12, 2022

Responsible Dept.: Community Development

Board Action: Meets Criteria for Approval

Subject: Application Number HPB2022-01 for Historic Preservation Board
Grant i/a/o \$4,659.91 - Invoice Reimbursement.

Request for Approval Summary Explanation & Background:

Requesting \$4,659.91 grant funds to be reimbursement as per prior approval to install fence, front door and landscape.

*The complete application package will be emailed to all board members and is available electronically to the public upon request to (352) 465-8500 x1010. For printed copies, please contact the Clerk's office, (352) 465-8500, press 1. Applicable per page fees will apply.

City of Dunnellon
Agenda Summary Form

Meeting Date: July 5, 2022

1. Responsible Department: Community Development
2. Presenter: Georgina Cid
3. Recommended Action: Approval

Subject: Application for CRA Grant Funds Reimbursement.

Request for Approval Summary Explanation & Background:

Ms. Nicola Champ (Illusions of U) is requesting a façade improvement grant fund reimbursement for the already approved grant request in the amount of \$5,000 for white seamless gutters and new landscaping for the non-contributing building located at 20693 and 20731 Powell Rd.

It is staff recommendation that this item be approved.

Procurement Method: N/A

Fiscal Information: FY 2021-2022

Attorney Review: N/A

City of Dunnellon
Agenda Summary Form

Meeting Date: July 5, 2022

1. Responsible Department: Community Development
2. Presenter: Georgina Cid
3. Recommended Action: Approval

Subject: HPB/CRA Facade Improvement Grant Funds Reimbursement

Request for Approval Summary Explanation & Background:

Ms. Nancy Benouaich is requesting a façade improvement grant funds reimbursement in the amount of \$5,000 for previously approved grant for landscaping and door painting of the contributing building exterior at 11876 Cedar Street (Chalker Historical House).

It is staff recommendation that this item be approved.

Procurement Method: N/A

Fiscal Information: FY 2021-2022

Attorney Review: N/A