

②

51 AVE. C

% Impervious Calc.

**CITY OF APALACHICOLA
CERTIFICATE OF APPROPRIATENESS APPLICATION**

-HISTORIC DISTRICT ONLY-

Official Use Only

Application # _____
City Representative _____
Date Received _____

OWNER INFORMATION

Owner Steven Etchen
Address 433 Cape San Blas Road
City Port St. Joe State FL Zip 32456
Phone (850) 312-8330

CONTRACTOR INFORMATION

Contractors Name: No contractor chosen yet
State License # _____ City License # _____
Email Address _____
Phone ()

Approval Type: Staff Approval Date: _____ Board Approval Board Denial Date _____

*Reason for Denial _____

PROJECT TYPE

- New Construction
- Addition
- Alteration/Renovation
- Relocation
- Demolition

- Fence
- Repair (Extensive)
- Variance

Other: The construction of a new hotel and consolidation of all lots bounded by Market St., Ave's C & D, and 4th St.

PROPERTY INFORMATION:

Street Address: 51 Ave "C" (the Gibson) City & State Apalachicola, FL Zip 32320

Historic District Non-Historic District Zoning District C-1

Parcel #: All parcels on Block 1 Block(s) Block 1 Lot(s) Lots 1-8

FEMA Flood Zone/Panel #: X 0.2%
(For AE, AO, AH or VE Please complete attached Flood Application)

OFFICIAL USE ONLY

Setback requirement of Property:

Front: _____ Rear: _____ Side: _____ Lot Coverage: _____

Water Available: _____ Sewer Available: _____ Taps Paid: _____

This development request has been approved for zoning, land use, and development review by the City of Apalachicola and a building permit is authorized to be issued.

Certificate of Appropriateness Approval:

Chairperson, Apalachicola Planning & Zoning Board

NOTE: This is a conceptual approval through the City based on our Land Development Code (LDC). Please be aware that other documentation may be required by the Building Official contracted to handle the City of Apalachicola Building Permits, EPC.

Tammy Owens
Permitting and Development Coordinator
(850) 658-1522
cityofapalachicola@gmail.com

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).

This is for the construction of a new 24 room SPA hotel to be related to the existing "Gibson Inn". All properties on Block 1 will be related to the original "Gibson" and are part of that identity. The design is inspired by historical concepts but maintains a contemporary aspect.
Height limits will be respected.

Project Scope	Manufacturer	Product Description	FL Product Approval #
Sliding			
Doors			
Windows			
Roofing			
Trim			
Foundation			
Shutters			
Porch/Deck			
Fencing			
Driveways/Sidewalks			
Other			

**NOTE:
ALL FINISHES TO REMAIN THE SAME**


CERTIFICATION

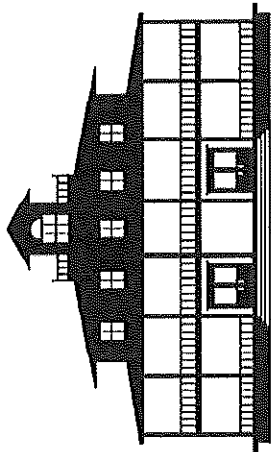
By Signing below, I certify that the information contained in this application is true and correct to the best of my knowledge at the time of application. I acknowledge that I understand and have complied with all of the submittal requirements and procedures and have read and understand the following:

1. I/We hereby attest to the fact that the above supplied property address(es), 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 City of Apalachicola and the Permitting and Community and Economic Development Office 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 the COA review time period will not commence until the application is deemed complete by staff and may take up to 10 days to process. I further understand that an incomplete application submittal may cause my application to be deferred to the next posted deadline date.
4. I/We understand that, for Board review cases, an agenda and staff report (if applicable) will be available on the City's website approximately one week before the scheduled Planning and Zoning Board Meeting.
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6. I/We understand that all changes to the approved scope of work stated in a COA have to be approved by the PZB before work commences on those changes. There will be no charge for the revision to a COA. Making changes that have not been approved can result in a Stop Work Order being placed on the entire project and additional fees/penalties.
7. I/We understand that any decision of the PZB may be appealed to the City Commission. Petitions to appeal shall be presented within thirty (30) days after the decision of the PZB; otherwise the decision of the PZB will be final.
8. I/We understand that a Certificate of Appropriateness is only valid for one year from issuance. They are renewable for six months without cause, and for an additional six months, upon showing of good cause by the applicant. The applicant must submit all requests for extensions in writing and provide appropriate support documentation, if needed.
9. I/We understand that the COA is hereby made to obtain a permit to do work and installation as indicated. I certify that all work will be performed to meet standards of all laws regulating construction in this jurisdiction.
10. I/We understand that separate permits are required for Electrical, Plumbing, Mechanical, and Roofing Work.
11. I/We understand that there will be no issuance of a COA without the property owner obtaining Homeowner's Association approval (if required) prior to the PZB Meeting and/or before the beginning of any work and in no way authorizes work that is in violation of any association rule or regulation.

APRIL 23, 2021

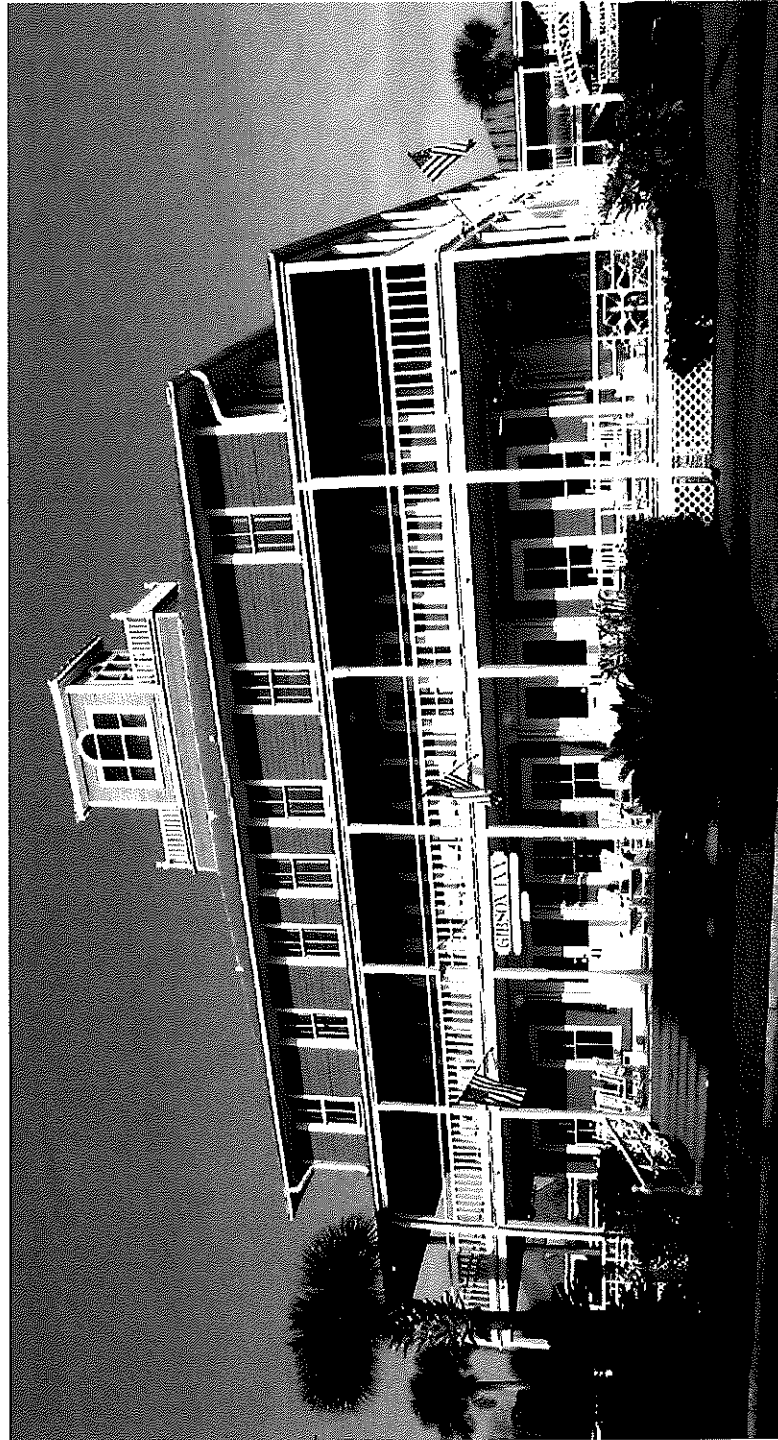
DATE


SIGNATURE OF APPLICANT
(George Coon for Steven Etchen)



THE GIBSON INN

APALACHICOLA EST. 1907 FLORIDA



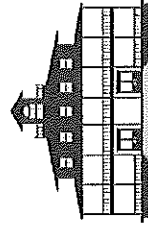
MASTERPLAN & SURVEY SET



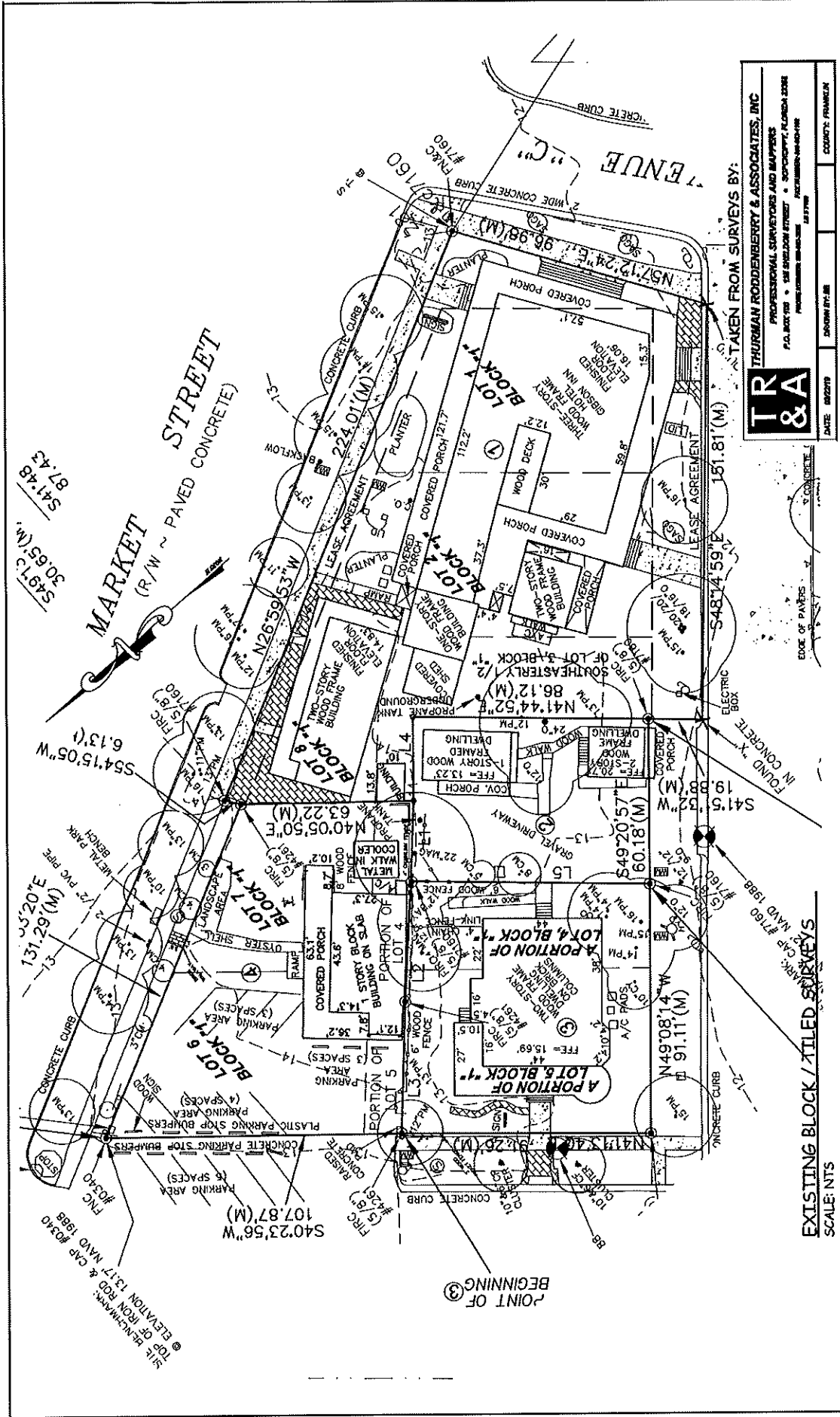
1907 Gibson Inn
 51 Avenue C
 Apalachicola, Florida 32320
 (850) 222-8000
www.lucasarchitects.com

EMO DESIGN BUILD
 413 N. Saints Street
 Tallahassee, Florida 32301
 (850) 222-8000
www.emocompanies.com

MASTERPLAN
 and
 SURVEY SET
 51 AVENUE C
 APALACHICOLA, FLORIDA 32320



THE GIBSON INN
 APALACHICOLA EST. 1907 FLORIDA



JR & A
 THURMAN RODDENBERRY & ASSOCIATES, INC.
 PROFESSIONAL SURVEYORS AND MAPPERS
 P.O. BOX 198 • 58 BRIDGEMAN STREET • SPRINGFIELD, FLORIDA 32088
 PHONE: 386-226-3333 FAX: 386-226-3334
 LICENSE NO. 11457-0001

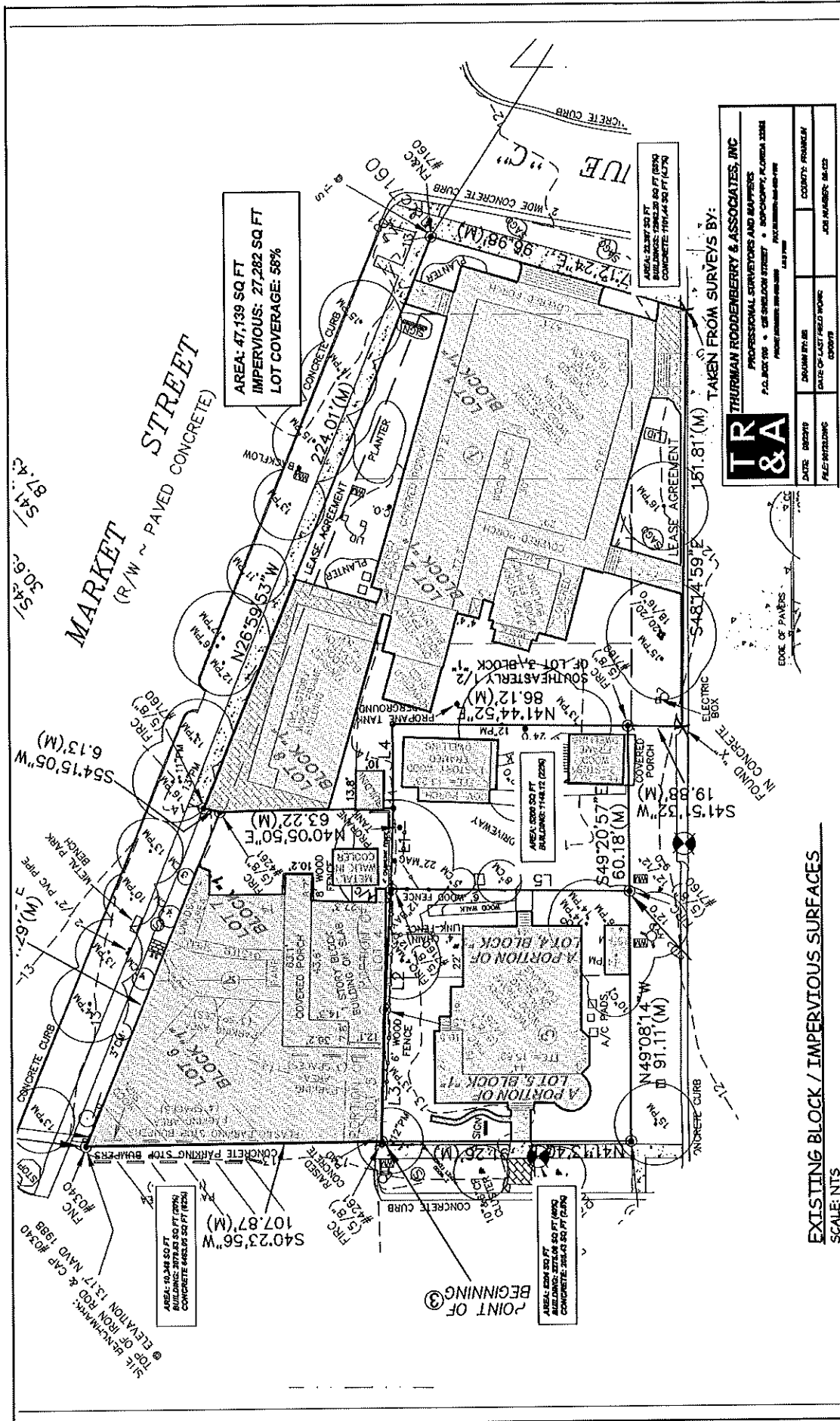
TAKEN FROM SURVEYS BY:
 DATE: 02/27/19
 DRAWN BY: ME
 COUNTY: FRANKLIN

MASTER PLAN SET
 SCALES: NOT TO SCALE OR AS SHOWN

JILLICAS ASSOCIATES ARCHITECTS
 1111 S. GULF BLVD., SUITE 100
 TAMPA, FLORIDA 33602
 PHONE: 813-289-1111
 FAX: 813-289-1112
 www.jillicas.com

S1.1

DATE: MAY 2021



EXISTING BLOCK / IMPERVIOUS SURFACES
SCALE: NTS

MASTER PLAN SET
 SCALES: NOT TO SCALE OR AS SHOWN
 DATE: MAY 2021

TR & A
 THURMAN RODDENBERRY & ASSOCIATES, INC.
 PROFESSIONAL SURVEYORS AND MAPPING ENGINEERS
 P.O. BOX 995 • CLEVELAND STREET • WPCOMPTON, FLORIDA 32036
 PHONE: (904) 286-1100 FAX: (904) 286-1100

LUCAS ASSOCIATES ARCHITECTS
 GEORGE LUCAS
 ARCHITECT
 1100 N. W. 10TH AVENUE, SUITE 100
 MIAMI, FLORIDA 33136
 PHONE: (305) 371-1100 FAX: (305) 371-1100
 www.lucasarchitects.com

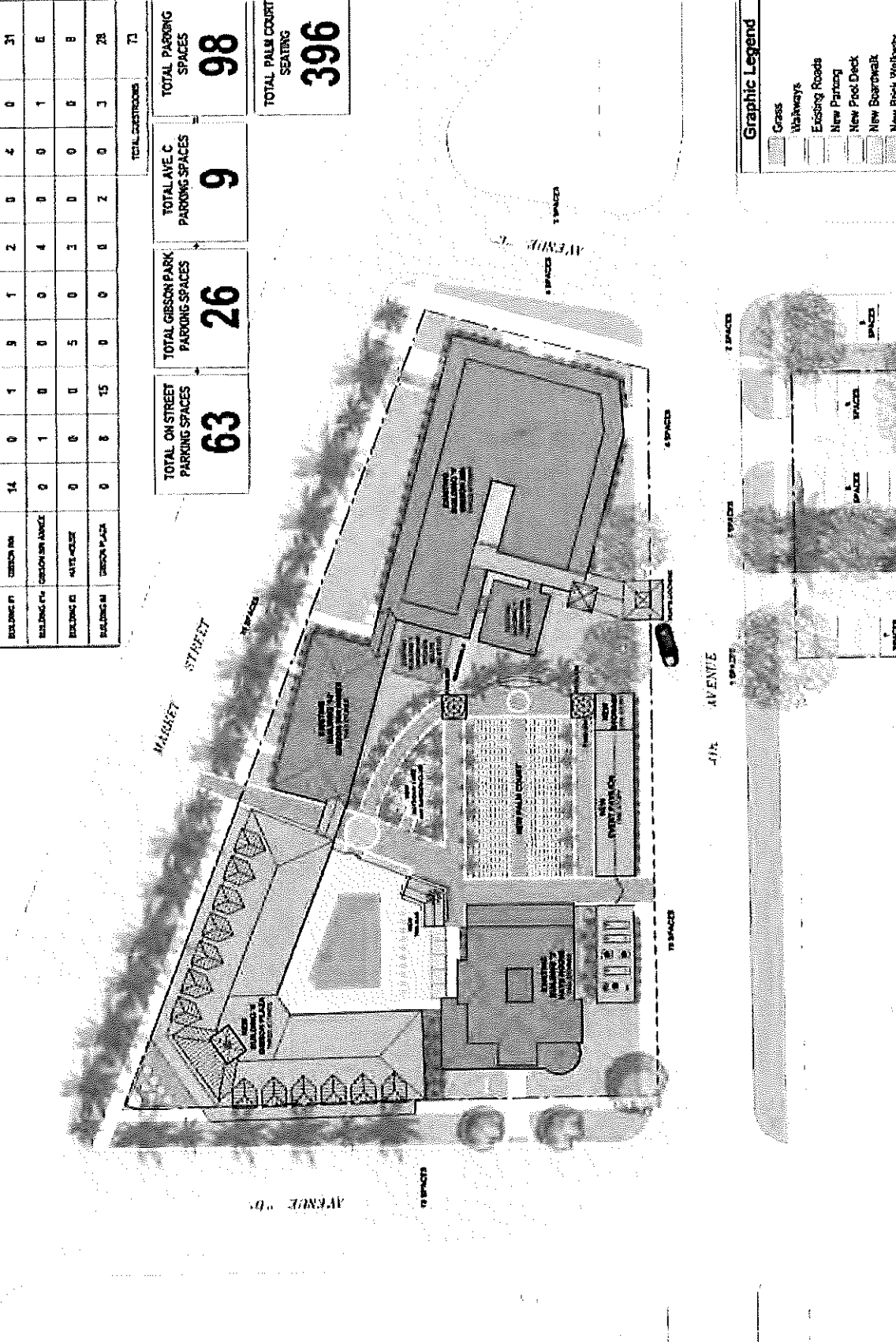
A1.0

GIBSON INN GUESTROOMS MASTER PLAN

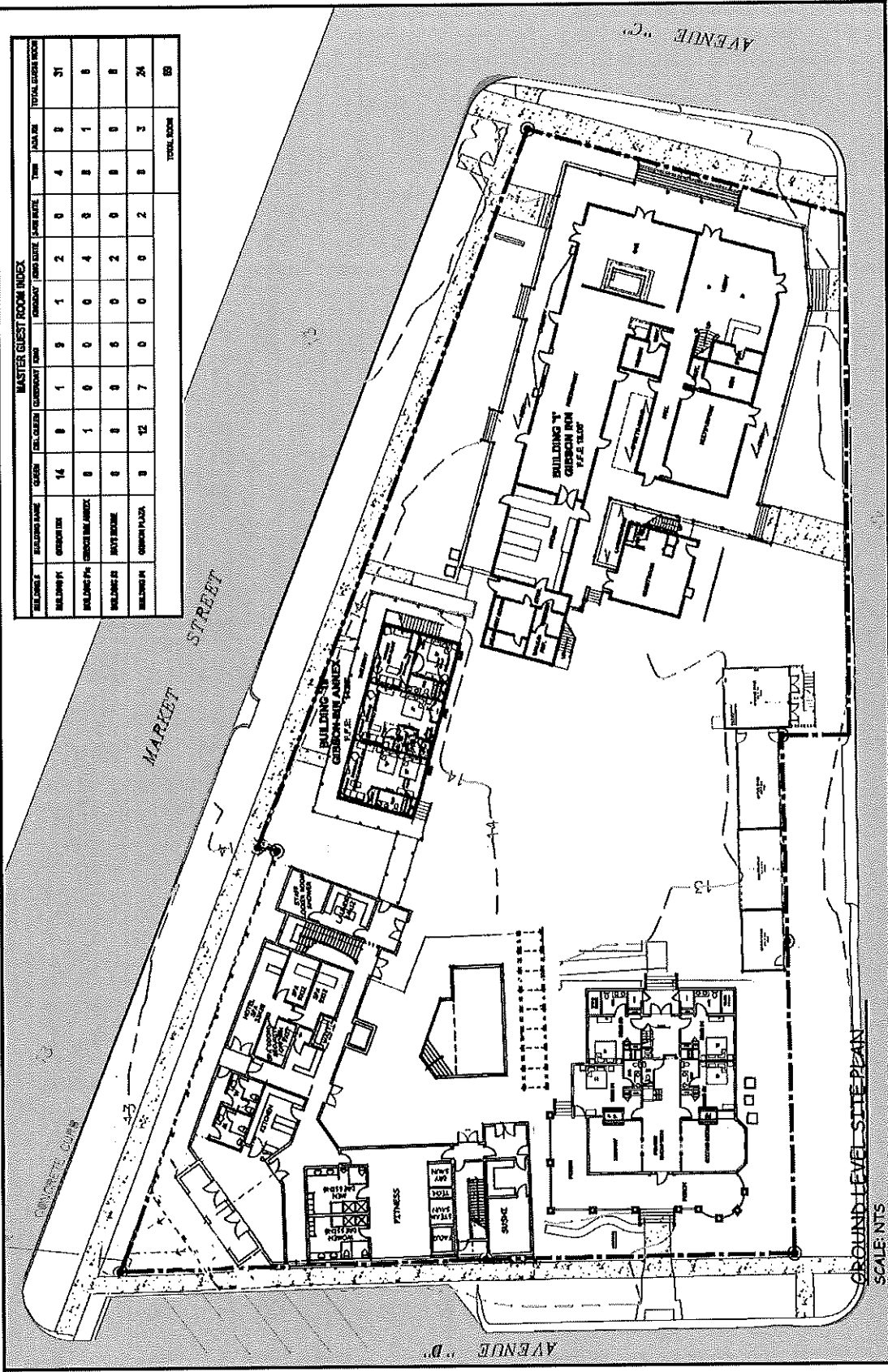
BUILDING #	BUILDING NAME	DEED	SUB. DEED	DEED DATE	NO. UNITS	TOTAL	NO. UNITS	TOTAL			
BUILDING #1	GIBSON INN	14	0	1	9	1	2	0	4	0	31
BUILDING #2	GIBSON INN ANNEX	0	1	0	0	0	4	0	0	1	6
BUILDING #3	WATER HOUSE	0	0	0	5	0	3	0	0	0	8
BUILDING #4	GIBSON PLACE	0	8	15	0	0	0	2	0	3	28
							TOTAL GUESTROOMS	71			

TOTAL ON STREET PARKING SPACES	63	TOTAL GIBSON PARK PARKING SPACES	26	TOTAL AVE. C PARKING SPACES	9	TOTAL PARKING SPACES	98
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TOTAL PALM COURT SEATING	396
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- Graphic Legend**
- Grass
 - Walkways
 - Existing Roads
 - New Parking
 - New Pool Deck
 - New Boardwalk
 - New Brick Walkway
 - Water
 - Existing Roof
 - New Roof



MASTER GUEST ROOM INDEX										
BUILDING	BUILDING NAME	CLERK	CLERK	CLERK	CLERK	CLERK	CLERK	CLERK	CLERK	TOTAL GUEST ROOMS
BUILDING 1	CONCRETE COURT	14	0	1	9	1	2	0	4	0
BUILDING 2	CONCRETE COURT	0	1	0	0	0	4	0	2	1
BUILDING 3	CONCRETE COURT	0	0	0	6	0	2	0	0	0
BUILDING 4	CONCRETE COURT	0	12	7	0	0	0	2	0	3
TOTAL ROOMS										34

A2.1

EMO DESIGN BUILD
413 Il Solors Street
Tallahassee, Florida 32301
(850) 222-8000
www.emocompanies.com

Architecture
Planning
Interior
TALUCAS
Associates
Architects

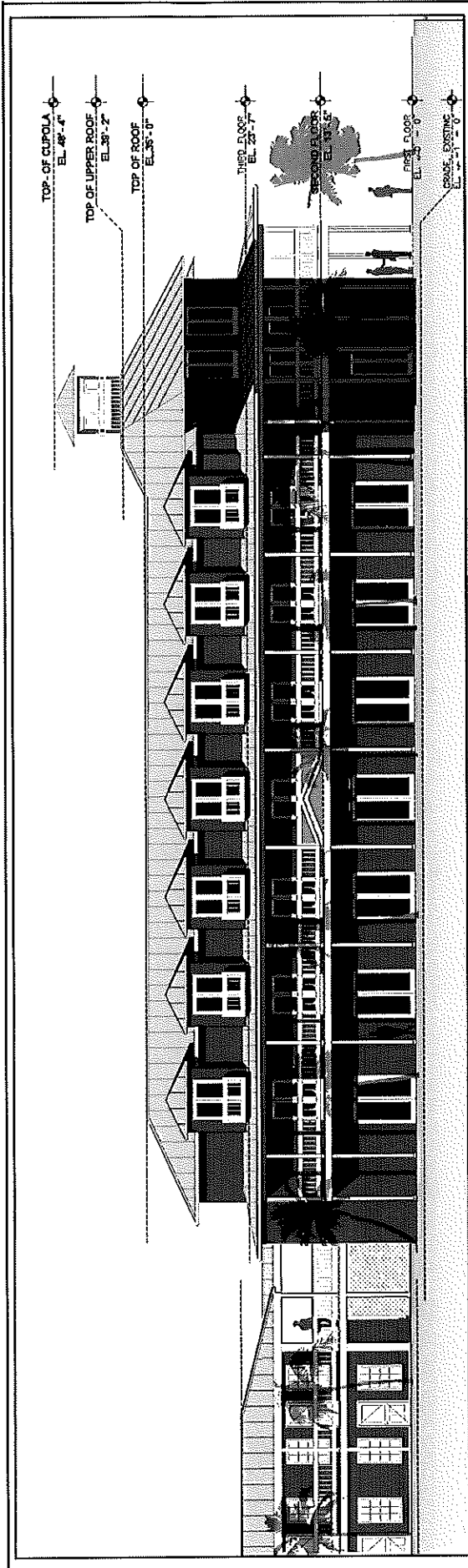
EMO DESIGN BUILD
413 Il Solors Street
Tallahassee, Florida 32301
(850) 222-8000
www.emocompanies.com

DATE: MAY 2021

MASTER PLAN SET / SITE PLAN

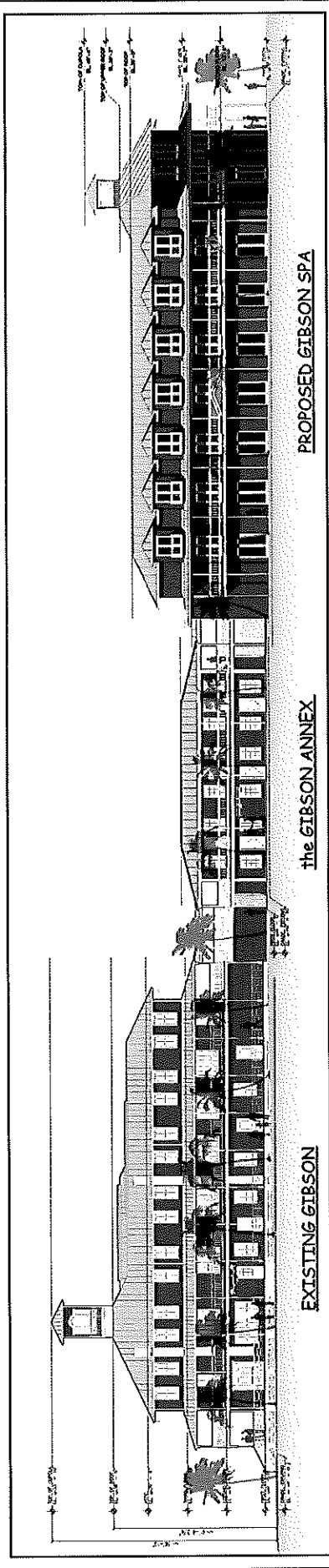
SCALE: NOT TO SCALE OR AS SHOWN

GROUND LEVEL SITE PLAN
SCALE: NTS



GIBSON SPA / MARKET STREET ELEVATION

SCALE: NTS



GIBSON MARKET STREET ELEVATION

SCALE: NTS

MASTER PLAN SET

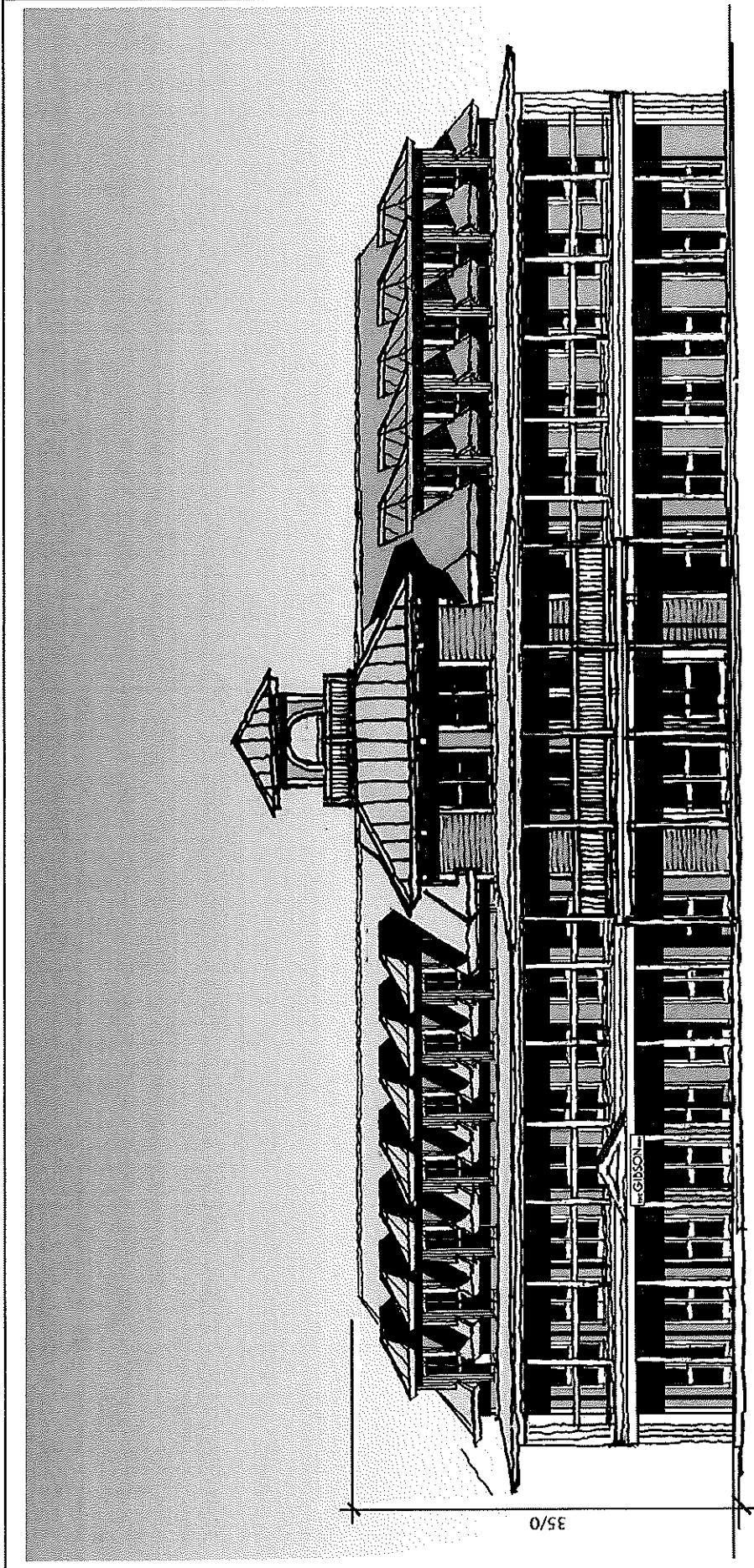
SCALES: NOT TO SCALE OR AS SHOWN

DATE: MAY 2021



george
COOII
INC
PROFESSIONAL ARCHITECTS
200 West 10th Street, Suite 100
Portland, Oregon 97209
503.222.1111

A3.1



EXPANDED CORNER ELEVATION
SCALE: NTS

MASTER PLAN SET / FRONT ELEVATION

SCALES: NOT TO SCALE OR AS SHOWN

DATE: MAY 2021



A3.2

③

148 5th St.

Fence

Doherty
148 5th Street

CITY OF APALACHEICOLA CERTIFICATE OF APPROPRIATENESS APPLICATION -HISTORIC DISTRICT ONLY-		Official Use Only Application # _____ City Representative _____ Date Received _____
OWNER INFORMATION		CONTRACTOR INFORMATION
Owner: <u>James, Gayk Doherty</u> Address: <u>148 5th Street</u> City: <u>Apalachicola</u> State: <u>FL</u> Zip: <u>32320</u> Phone: <u>(904) 783 6690</u>		Contractors Name: <u>Self</u> State License # _____ City License # _____ Email Address _____ Phone (____) _____
Approval Type: <input type="checkbox"/> Staff Approval Date: _____ <input type="checkbox"/> Board Approval <input type="checkbox"/> Board Denial Date: _____ *Reason for Denial _____		
PROJECT TYPE		
<input type="checkbox"/> New Construction <input type="checkbox"/> Addition <input type="checkbox"/> Alteration/Renovation <input type="checkbox"/> Relocation <input type="checkbox"/> Demolition		<input checked="" type="checkbox"/> Fence <input type="checkbox"/> Repair (Extensive) <input type="checkbox"/> Variance <input type="checkbox"/> Other: _____
PROPERTY INFORMATION: Street Address: <u>148 5th Street</u> City & State: <u>Apalachicola FL</u> Zip: <u>32320</u> <input checked="" type="checkbox"/> Historic District <input type="checkbox"/> Non-Historic District Zoning District: _____ Parcel #: _____ Block(s): <u>63</u> Lot(s): <u>2+3</u> FEMA Flood Zone/Panel #: _____ (For AE, AO, AH or VE Please complete attached Flood Application)		
OFFICIAL USE ONLY		
Setback requirement of Property: Front: _____ Rear: _____ Side: _____ Lot Coverage: _____ Water Available: _____ Sewer Available: _____ Taps Paid: _____		This development request has been approved for zoning, land use, and development review by the City of Apalachicola and a building permit is authorized to be issued. Certificate of Appropriateness Approval: _____ Chairperson, Apalachicola Planning & Zoning Board

NOTE: This is a conceptual approval through the City based on our Land Development Code (LDC). Please be aware that other documentation may be required by the Building Official contracted to handle the City of Apalachicola Building Permits, EPCI.

Tammy Owens
 Permitting and Development Coordinator
 (850) 658-1522
cityofapalachicola@gmail.com

Doherty
148 5th Street

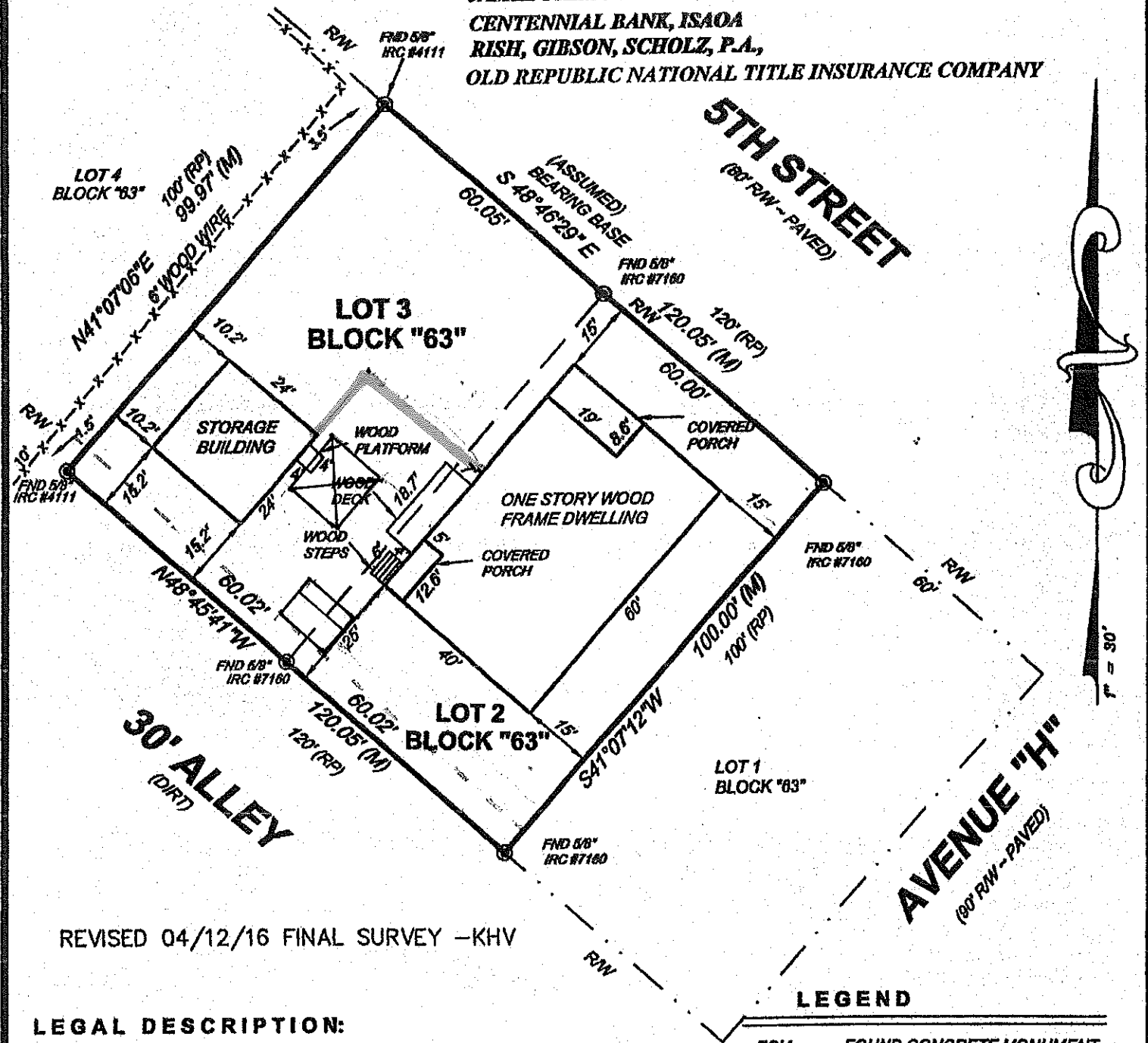
Describe The Proposed Project and Materials. Describe the proposed project in terms of size, affected architectural elements, materials, and relationship to the existing structure(s).

Wood Fence 25' on Front 15' on side
P.t. 4x4 posts, Western Cedar Verticals and P.t. horizontals

Project Scope	Manufacturer	Product Description	FL Product Approval #
Siding			
Doors			
Windows			
Roofing			
Trim			
Foundation			
Shutters			
Porch/Deck			
Fencing			
Driveways/Sidewalks			
Other Fence		Wood Fence 42" high	

Doherty
148 5th Street

PLAT OF BOUNDARY SURVEY FOR:
JAMES PHILIP DOHERTY and GAYLE MYRICK DOHERTY,
CENTENNIAL BANK, ISAOA
RISH, GIBSON, SCHOLZ, P.A.,
OLD REPUBLIC NATIONAL TITLE INSURANCE COMPANY



REVISED 04/12/16 FINAL SURVEY -KHV

LEGAL DESCRIPTION:

Lots 2 & 3 Block "63" of the CITY OF APALACHICOLA, as per map or plat in common use on file at the Clerk of the Circuit Court in Franklin County, Florida

NOTES:

1. SURVEY SOURCE: Previous survey performed by this firm (Job #92-180 Dated; 04/27/92), record plat, and a field survey performed by the undersigned surveyor.
2. BEARING REFERENCE: Southwesterly right-of-way boundary of 5th Street having an assumed bearing of South 48 degrees 46 minutes 29 seconds East
3. NO IMPROVEMENTS have been located in this survey other than shown hereon.
4. There are NO VISIBLE ENCROACHMENTS other than those shown hereon.
5. This survey is dependent upon EXISTING MONUMENTATION.

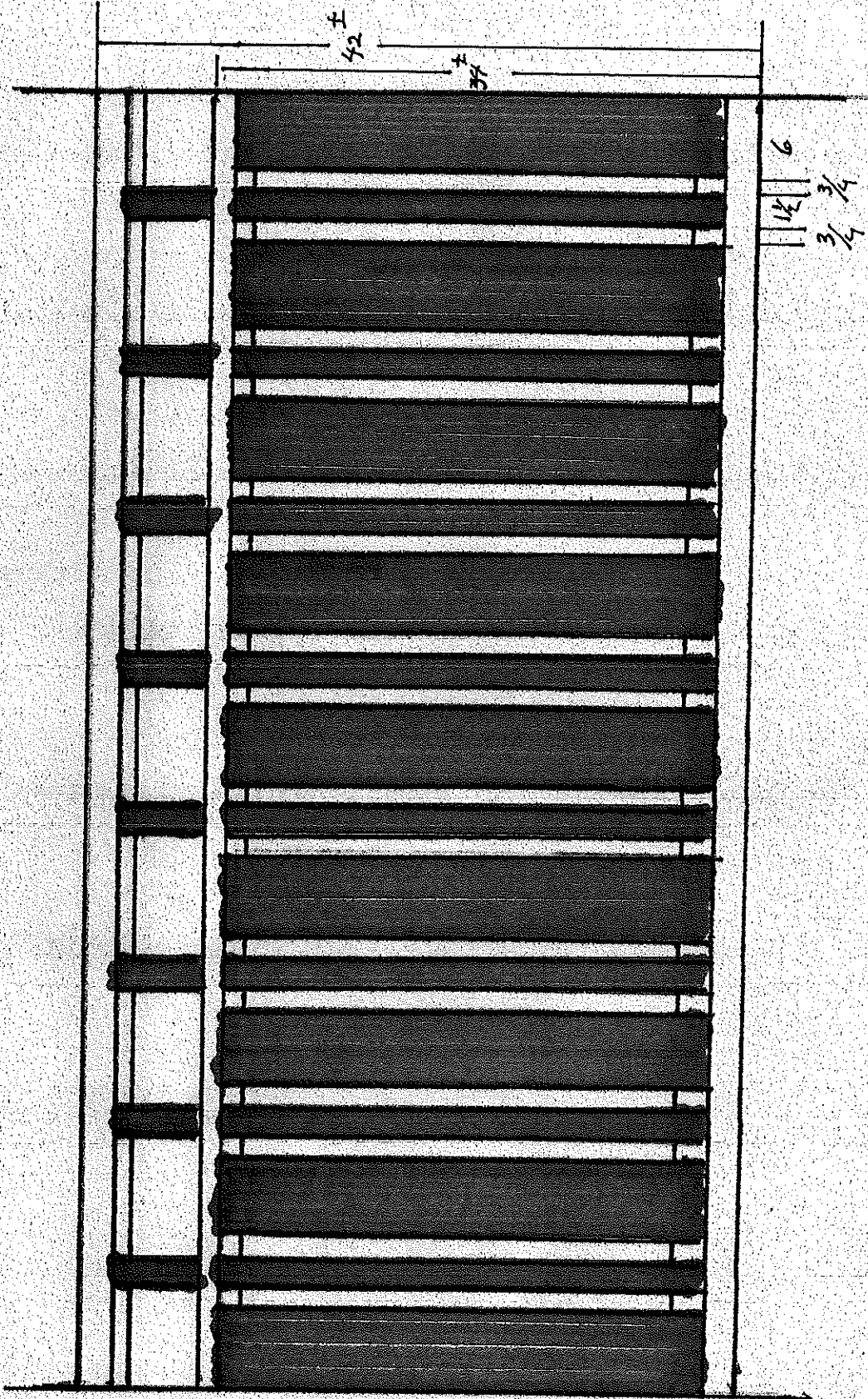
LEGEND

FCM	FOUND CONCRETE MONUMENT
R/W	RIGHT-OF-WAY
M	MEASURED
X	GROUND ELEVATION

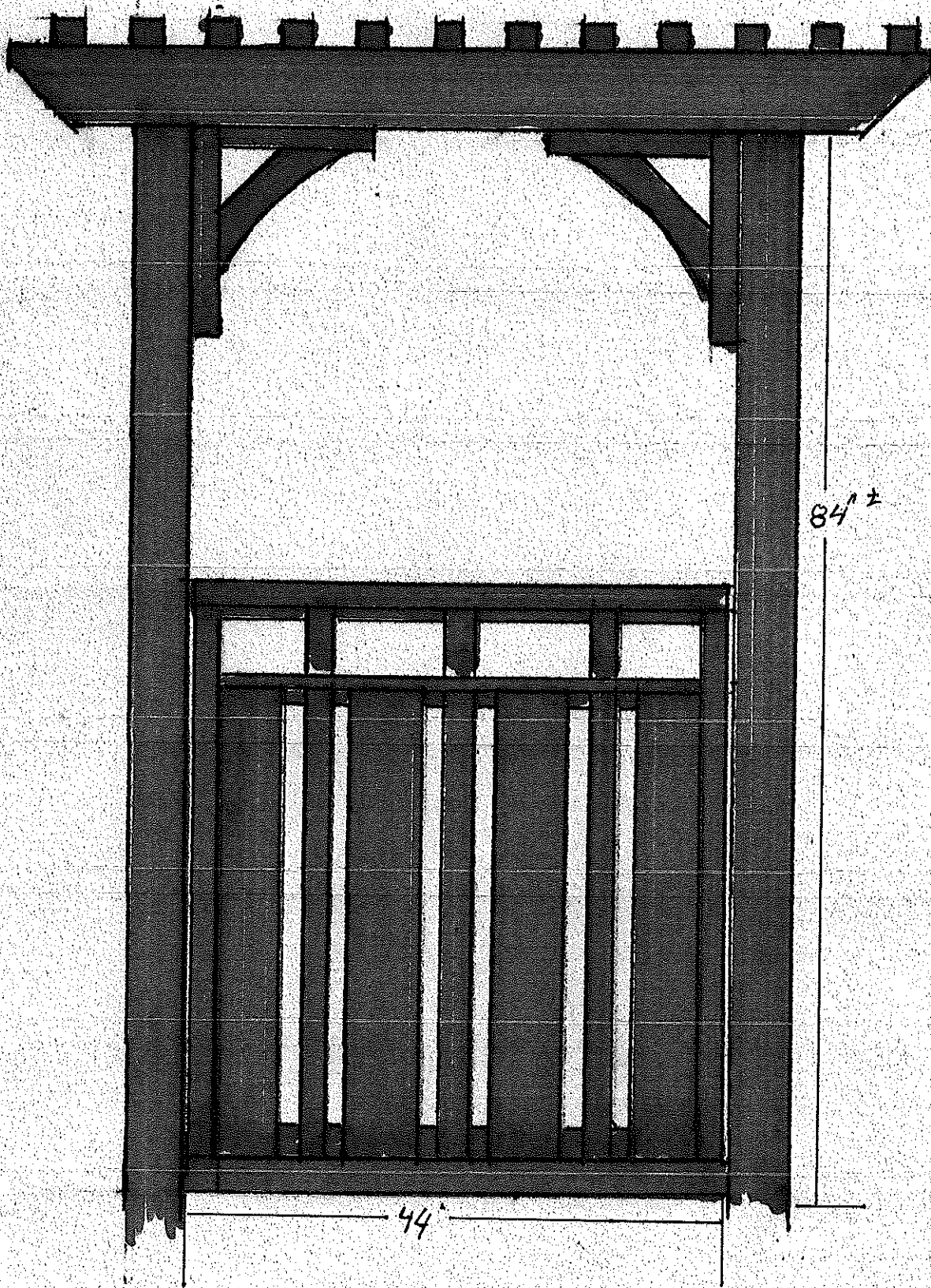
Robert
148 5th Street



Dokeshin
1405th Street

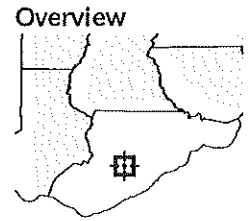




Doherty
148 5th Street



84" ±

44"



- Legend
-  Parcels
 -  Roads
 -  City Labels

Parcel ID	01-09S-08W-8330-0063-0020	Alternate ID	08W09S01833000630020	Owner Address	DOHERTY JAMES AND GAYLE
Sec/Twp/Rng	1-9S-8W	Class	SINGLE FAM		148 5TH ST
Property Address	148 5TH ST	Acreage	n/a		APALACHICOLA, FL 32320
	APALACHICOLA				
District	3				
Brief Tax Description	BL 63 LOTS 23 73/547 456/39				
	(Note: Not to be used on legal documents)				

Date created: 5/3/2021
 Last Data Uploaded: 5/3/2021 7:39:29 AM

Developed by  **Schneider**
 GEOSPATIAL

Doherty
148 5th Street
404 783 6690

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 application. I acknowledge that I understand and have complied with all of the submittal requirements and procedures and have read and understand the following:

1. I/We hereby attest to the fact that the above supplied property address(es), 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 City of Apalachicola and the Permitting and Community and Economic Development Office 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.
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DATE

3/30/24

SIGNATURE OF APPLICANT





Parcel Summary

Parcel ID 01-09S-08W-8330-0063-0020
 Location Address 148 5TH ST
 APALACHICOLA 32320
 Brief Tax Description* BL 63 LOTS 2 3 73/547 456/39 494/74 864/330 1043/163
 *The Description above is not to be used on legal documents.
 Property Use Code SINGLE FAM (000100)
 Sec/Twp/Rng 1-9S-8W
 Tax District Apalachicola (District 3)
 Millage Rate 20.2323
 Acreage 0.000
 Homestead Y

[View Map](#)

Owner Information

Primary Owner
 Doherty James And Gayle
 148 5th St
 Apalachicola, FL 32320

Land Information

Code	Land Use	Number of Units	Unit Type	Frontage	Depth
000801	THE HILL - APALACH	120.00	FF	0	0

Residential Buildings

Building 2
 Type CITY OF AP
 Total Area 2,976
 Heated Area 2,060
 Exterior Walls BD/BTN AVG
 Roof Cover MODULAR MT
 Interior Walls DRYWALL
 Frame Type WOOD FRAME
 Floor Cover CLAY TILE; HARDWOOD
 Heat AIR DUCTED
 Air Conditioning CENTRAL
 Bathrooms 2
 Bedrooms 2
 Stories 0
 Effective Year Built 2016

Extra Features

Code	Description	Number of Items	Length x Width x Height	Units	Unit Type	Effective Year Built
0330	STORAGE, UTILITY	1	0x0x0	120	SF	2016

Sales

Multi Parcel	Sale Date	Sale Price	Instrument	Book	Page	Qualification	Vacant/Improved	Grantor	Grantee
N	08/11/2011	\$80,000	WD	1043	163	Unqualified (U)	Improved	GULF & BAY HOLDINGS LLC	DOHERTY
N	08/03/2005	\$210,000	WD	864	330	Qualified (Q)	Improved	GARRETT/TALBERT	GULF & BAY HOLDINGS, LLC

Valuation

	2020 Certified	2019 Certified	2018 Certified	2017 Certified	2016 Certified
Building Value	\$200,728	\$201,747	\$173,799	\$173,799	\$1,535
Extra Features Value	\$1,200	\$1,200	\$1,200	\$1,200	\$0
Land Value	\$66,000	\$66,000	\$48,000	\$60,000	\$42,000
Land Agricultural Value	\$0	\$0	\$0	\$0	\$0
Agricultural (Market) Value	\$0	\$0	\$0	\$0	\$0
Just (Market) Value	\$267,928	\$268,947	\$222,999	\$234,999	\$43,535
Assessed Value	\$232,462	\$227,236	\$222,999	\$234,999	\$43,535
Exempt Value	\$50,000	\$50,000	\$50,000	\$50,000	\$0
Taxable Value	\$182,462	\$177,236	\$172,999	\$184,999	\$43,535
Maximum Save Our Homes Portability	\$35,466	\$41,711	\$0	\$0	\$0

"Just (Market) Value" description - This is the value established by the Property Appraiser for ad valorem purposes. This value does not represent anticipated selling price.

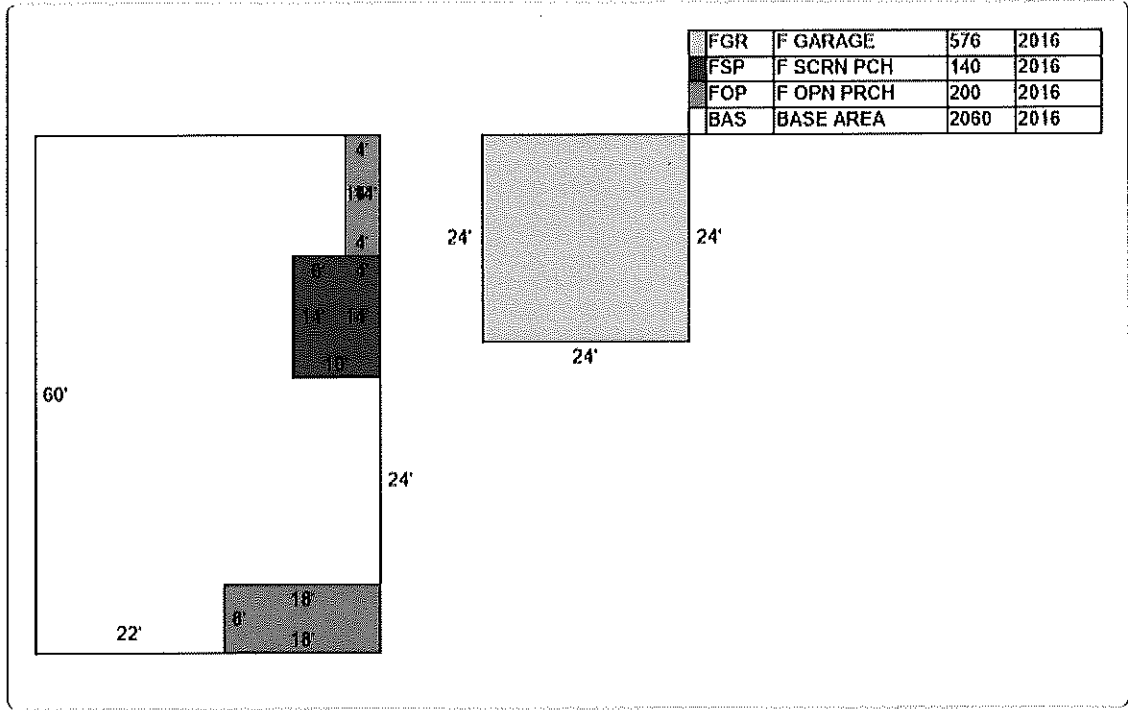
TRIM Notice 2020

2020 TRIM Notice (PDF)

TRIM Notice 2019

2019 TRIM Notice (PDF)

Sketches



No data available for the following modules: Commercial Buildings.

Franklin County makes every effort to produce the most accurate information possible. No warranties, expressed or implied, are provided for the data herein, its use or interpretation. The assessment information is from the last certified taxroll. All data is subject to change before the next certified taxroll.

[User Privacy Policy](#)
[GDPR Privacy Notice](#)

Last Data Upload: 5/3/2021, 7:39:29 AM

Developed by
Schneider
GEOSPATIAL

Version 2.3.118

④

230 Hwy 98

Sign

**CITY OF APALACHICOLA
CERTIFICATE OF APPROPRIATENESS APPLICATION**

HISTORIC DISTRICT ONLY

Official Use Only

Application # _____
City Representative _____
Date Received _____

OWNER INFORMATION

Owner Carquest Apalachicola
Address 230 US-98
City Apalachicola State FL Zip 32320
Phone ()

CONTRACTOR INFORMATION

Contractors Name: Munn Enterprises, Inc.
State License # ES0000413 City License # _____
Email Address KerriL@munneneterprises.com
Phone (601) 264-7446

Approval Type: Staff Approval Date: _____ Board Approval Board Denial Date _____

*Reason for Denial _____

PROJECT TYPE

New Construction

Addition

Alteration/Renovation

Relocation

Demolition

Fence

Repair (Extensive)

Variance

Other: Signage removal and Signage Install of
New business -- CARQUEST

PROPERTY INFORMATION:

Street Address: 230 US-98 City & State Apalachicola, FL Zip 32320

Historic District Non-Historic District Zoning District _____

Parcel #: 01-09S-08W-8360-0004-0040 Block(s) _____ Lot(s) _____

FEMA Flood Zone/Panel #: _____
(For AE, AO, AH or VE Please complete attached Flood Application)

OFFICIAL USE ONLY

Setback requirement of Property:

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Water Available: _____ Sewer Available: _____ Taps Paid _____

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Permitting and Development Coordinator
(850) 658-1522
cityofapalachicola@gmail.com

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).

Remove the existing NAPA signage

Install (1) set of internally illuminated channel letters to the front elevation

3'H x 18'-6 3/4"W @ 69 square feet

Install (1) internally illuminated logo to the side elevation

4'H x 6'-4" W @ 25.3 square feet

All Electrical is existing

Project Scope	Manufacturer	Product Description	FL Product Approval #
Siding			
Doors			
Windows			
Roofing			
Trim			
Foundation			
Shutters			
Porch/Deck			
Fencing			
Driveways/Sidewalks			
Other			

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 application, I acknowledge that I understand and have complied with all of the submittal requirements and procedures and have read and understand the following:

1. I/We hereby attest to the fact that the above supplied property address(es), 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 City of Apalachicola and the Permitting and Community and Economic Development Office 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 the COA review time period will not commence until the application is deemed complete by staff and may take up to 10 days to process. I further understand that an incomplete application submittal may cause my application to be deferred to the next posted deadline date.
4. I/We understand that, for Board review cases, an agenda and staff report (if applicable) will be available on the City's website approximately one week before the scheduled Planning and Zoning Board Meeting.
5. I/We understand that the approval of this application by the Planning and Zoning Board or staff in no way constitutes approval of a Building Permit for construction from the City of Apalachicola Community and Economic Development Office.
6. I/We understand that all changes to the approved scope of work stated in a COA have to be approved by the PZB before work commences on those changes. There will be no charge for the revision to a COA. Making changes that have not been approved can result in a Stop Work Order being placed on the entire project and additional fees/penalties.
7. I/We understand that any decision of the PZB may be appealed to the City Commission. Petitions to appeal shall be presented within thirty (30) days after the decision of the PZB; otherwise the decision of the PZB will be final.
8. I/We understand that a Certificate of Appropriateness is only valid for one year from issuance. They are renewable for six months without cause, and for an additional six months, upon showing of good cause by the applicant. The applicant must submit all requests for extensions in writing and provide appropriate support documentation, if needed.
9. I/We understand that the COA is hereby made to obtain a permit to do work and installation as indicated. I certify that all work will be performed to meet standards of all laws regulating construction in this jurisdiction.
10. I/We understand that separate permits are required for Electrical, Plumbing, Mechanical, and Roofing Work.
11. I/We understand that there will be no issuance of a COA without the property owner obtaining Homeowner's Association approval (if required) prior to the PZB Meeting and/or before the beginning of any work and in no way authorizes work that is in violation of any association rule or regulation.

4-5-21
DATE

Kassi Little
SIGNATURE OF APPLICANT



Parcel Summary

Parcel ID 01-09S-08W-8360-0004-0040
 Location Address NAPA
 Brief Tax Description* BL 4 LOTS 4 5 6 7 NEELS ADD OR 413/64 859/303
 *The Description above is not to be used on legal documents.
 Property Use Code SERVICE ST (002600)
 Sec/Twp/Rng 1-9S-8W
 Tax District Apalachicola (District 3)
 Millage Rate 20.2323
 Acreage 0.000
 Homestead N

[View Map](#)

Owner Information

Primary Owner
 Triple G,LLC
 P.O.Box 70
 Apalachicola, FL 32329

Land Information

Code	Land Use	Number of Units	Unit Type	Frontage	Depth
001000	COMMERCIAL	120.00	FF	0	0

Residential Buildings

Building 1
 Type MET RETAIL
 Total Area 3,717
 Heated Area 3,087
 Exterior Walls CONC BLOCK; CB STUCCO
 Roof Cover BUILT-UP
 Interior Walls MINIMUM
 Frame Type WOOD FRAME
 Floor Cover CONC FINSH
 Heat AIR DUCTED
 Air Conditioning CENTRAL
 Bathrooms 0
 Bedrooms 0
 Stories 0
 Effective Year Built 1950

Extra Features

Code	Description	Number of Items	Length x Width x Height	Units	Unit Type	Effective Year Built
0620	SHED MT	1	0 x 0 x 0	1	UT	1993
0120	C.L FENCE 4	1	0 x 0 x 0	1	UT	1993
0320	CONCRETE	1	0 x 0 x 0	1	UT	1993

Sales

Multi Parcel	Sale Date	Sale Price	Instrument	Book	Page	Qualification	Vacant/Improved	Grantor	Grantee
N	06/29/2005	\$100,000	WD	859	303	Qualified (Q)	Improved	GANDER	TRIPLE G,LLC
N	00/01/1963	\$4,500	WD	65	403	Qualified (Q)	Improved		

Valuation

	2020 Certified	2019 Certified	2018 Certified	2017 Certified	2016 Certified
Building Value	\$28,610	\$28,610	\$28,610	\$28,610	\$28,610
Extra Features Value	\$16	\$16	\$16	\$16	\$16
Land Value	\$120,000	\$120,000	\$120,000	\$120,000	\$120,000
Land Agricultural Value	\$0	\$0	\$0	\$0	\$0
Agricultural (Market) Value	\$0	\$0	\$0	\$0	\$0
Just (Market) Value	\$148,626	\$148,626	\$148,626	\$148,626	\$148,626
Assessed Value	\$148,626	\$148,626	\$148,626	\$148,626	\$148,626
Exempt Value	\$0	\$0	\$0	\$0	\$0
Taxable Value	\$148,626	\$148,626	\$148,626	\$148,626	\$148,626
Maximum Save Our Homes Portability	\$0	\$0	\$0	\$0	\$0

"Just (Market) Value" description - This is the value established by the Property Appraiser for ad valorem purposes. This value does not represent anticipated selling price.

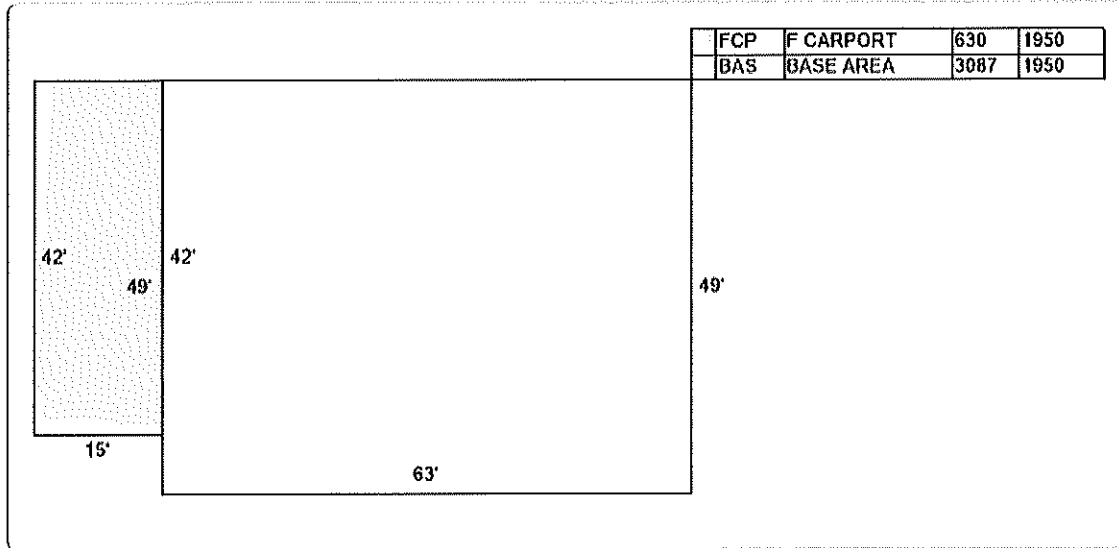
TRIM Notice 2020

2020 TRIM Notice (PDF)

TRIM Notice 2019

2019 TRIM Notice (PDF)

Sketches



No data available for the following modules: Commercial Buildings.

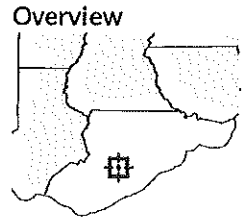
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- Legend**
-  Parcels
 -  Roads
 -  City Labels

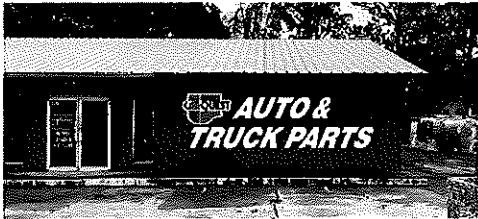
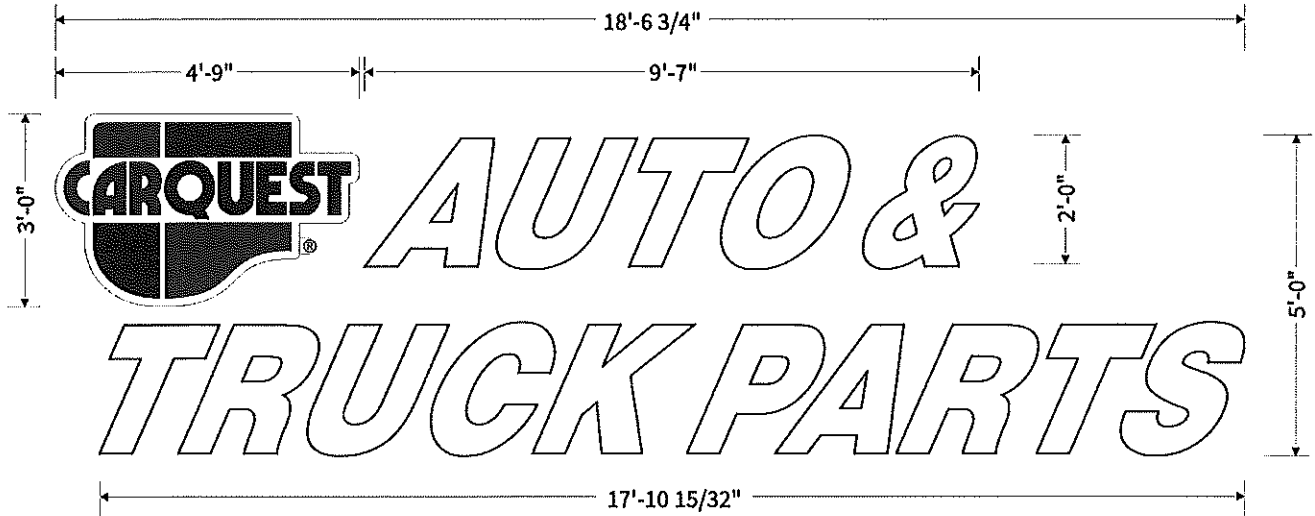
Parcel ID	01-09S-08W-8360-0004-0040	Alternate ID	08W09S01836000040040	Owner Address	TRIPLE G.LLC
Sec/Twp/Rng	1-9S-8W	Class	SERVICE ST		P.O.BOX 70
Property Address	NAPA	Acreage	n/a		APALACHICOLA, FL 32329
District	3				
Brief Tax Description	BL 4 LOTS 4 5 6 7 (Note: Not to be used on legal documents)				

Date created: 5/3/2021
 Last Data Uploaded: 5/3/2021 7:39:29 AM

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CONCEPT DRAWING

SQ FOOTAGE 69,0



Remove
(1) Existing Wall Sign, Channel Letters & Logo

Manufacture and Install
(1) Set of Channel Letters and Shield Logo

- Trimcapped Acrylic Faces
- Prefinished Sidewalls
- Internally LED Illuminated
- Flush Mounted

- PMS 286 C (LOGO) PMS 186 C (LOGO)
- STANDARD WHITE (FACES / LOGO / TRIMCAPS / SIDEWALLS)

This color sketch is provided as an example of color. There may be some color variation between printed ink and paint. For best color representation, please choose Pantone Matching System Colors for print or print.

2 FT CHANNEL LETTERS AND 3 FT LOGO OPTION 1



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CUSTOMER: Carquest	CUSTOMER # CAR114	DATE: 03/08/2021
LOCATION: Paoli, IN	PM:B.B. SALES: E.H.M.	PRIMARY DESIGNER: <i>Carquest</i>
REVISION: No Current Revisions	CUSTOMER APPROVAL:	CLIENT DESIGNER:
		APPROVAL DATE:



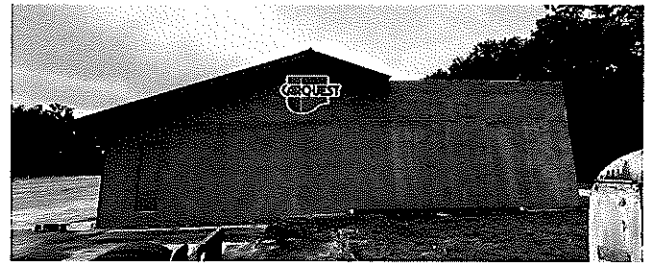
CONCEPT DRAWING

SQ FOOTAGE 25.3



Manufacture and install
 (1) internally illuminated channel logo with trimcapped acrylic faces, prefinished aluminum sidewalls, and vinyl overlay.
 To be flush mounted.

- PMS 286 C
- PMS 186 C
- STANDARD WHITE (LOGO/ TRIMCAPS / SIDEWALLS)



This color sketch is provided as an example of color. There may be some color variation between printed in and print. For best color representation, please choose Pantone Matching System® colors for print or print.



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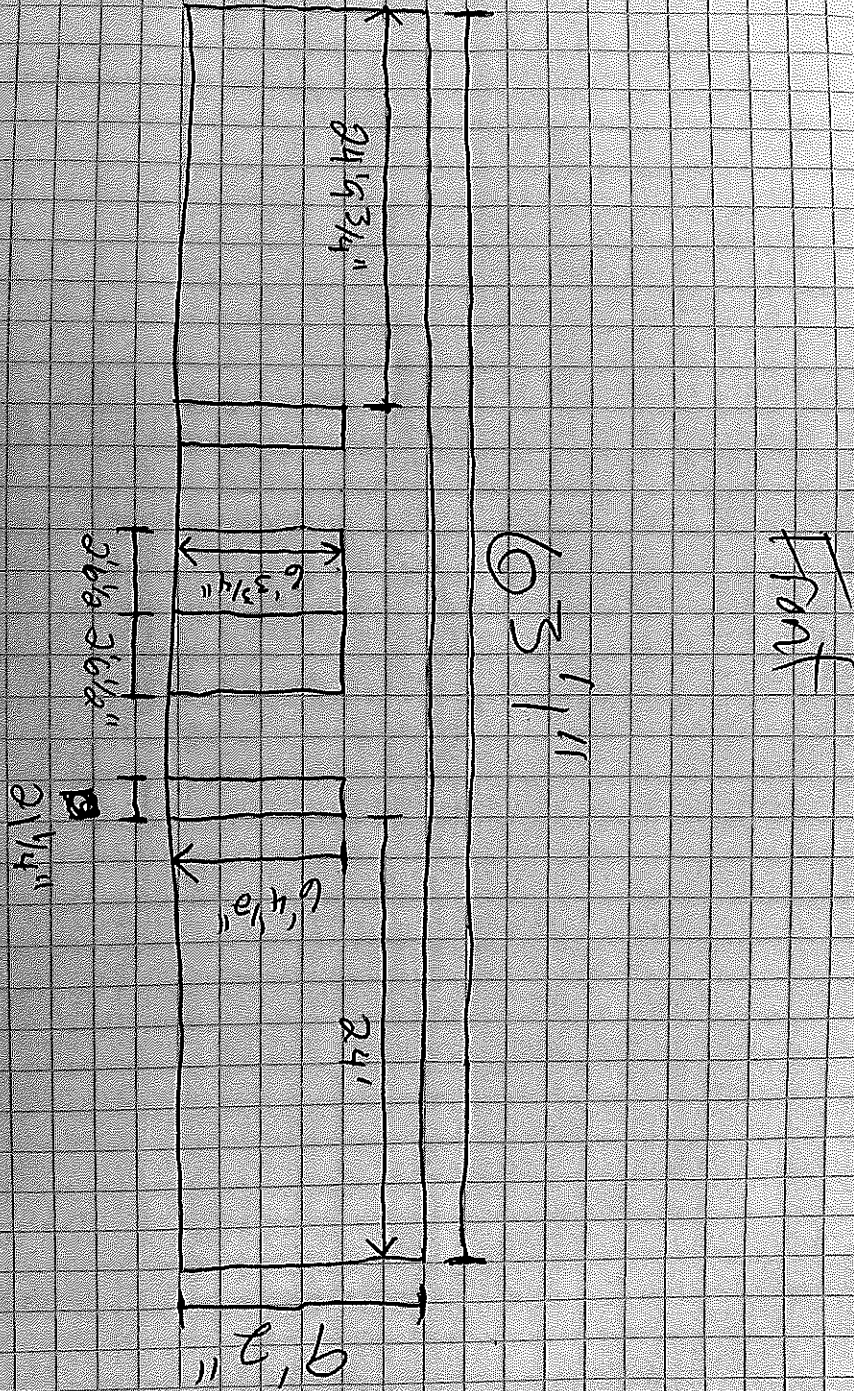
CHANNEL LOGO

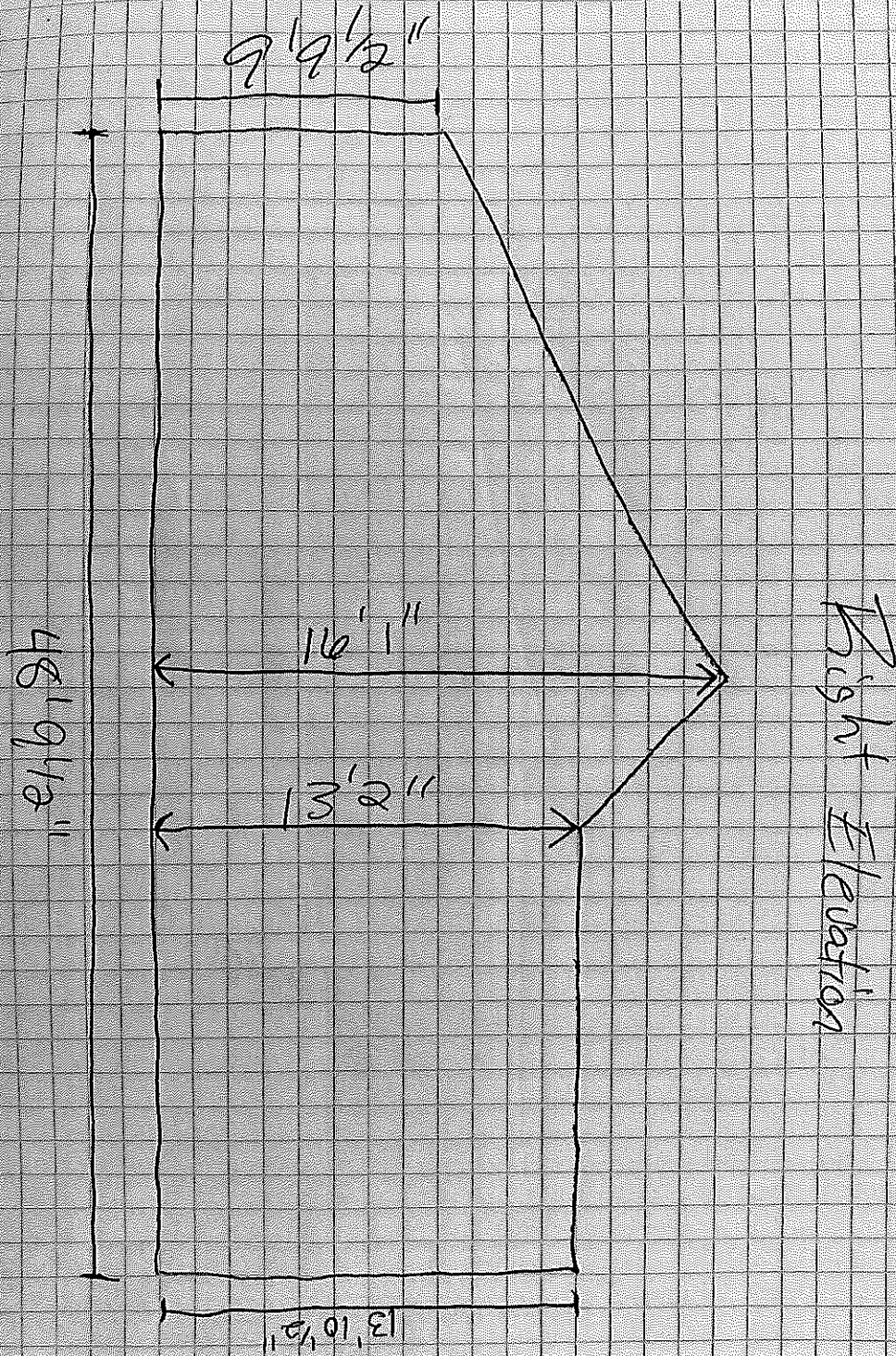
CUSTOMER: Carquest	CUSTOMER # CAR114	DATE: 03/30/2021
LOCATION: Pool, IN	PMI.B. SALES: E.H.M.	PRIMARY BUSINESS: <i>Car Wash</i>
REVISION: No Current Revisions	CUSTOMER APPROVAL:	CHECKED BY: <i>Car Wash</i>
		APPROVAL DATE:











⑤

259 FRED Meyer
Driveway + Carport

EPCI
CITY OF APALACHICOLA
BUILDING DEPT.
192 Conch Wagoner Blvd, 850-653-1522
APPLICATION FOR BUILDING PERMIT

DATE: 4/8/21 Permit # _____ Permit Fee _____ (payable to EPCI)

OWNER'S NAME: RALPH D. VARNES JR. Email: rdv5273@YAHOO

ADDRESS: 259 FRED MEYER STREET

CITY, STATE & ZIP CODE: APALACHICOLA, FL. 32320 PHONE # (850) 370-6194

FEE SIMPLE TITLE HOLDER (IF OTHER THAN OWNER): _____

ADDRESS: _____

CITY, STATE & ZIP CODE: _____ PHONE # _____

CONTRACTOR'S NAME: _____ Email: _____

ADDRESS: _____

CITY, STATE & ZIP CODE: _____ PHONE # _____

STATE LICENSE NUMBER: _____ COMPETENCY CARD # _____

ADDRESS OF PROJECT: 259 FRED MEYER STREET

PURPOSE OF PERMIT: ASPHALT DRIVEWAY AND METAL CARPORT

WILL THE STRUCTURE BE LOCATED AT LEAST 30 FEET FROM ANY BODY OF WATER?
 YES NO 38' x 24' 8"
24' x 26' CARPORT

PROPERTY PARCEL ID # 01-095-08W-8330-0246-01160

LEGAL DESCRIPTION OF PROPERTY: BL 246 LOTS 16 TRU 20 AND PORTION OF LOT 21

IF THE APPLICATION IS FOR A COMMERCIAL PROJECT PLEASE LIST THE NAME OF THE BUSINESS:

BONDING COMPANY: _____

ADDRESS: _____ CITY, STATE & ZIP: _____

ARCHITECT'S/ENGINEER'S NAME: _____

ADDRESS: _____ CITY, STATE & ZIP: _____

MORTGAGE LENDER'S NAME: _____

ADDRESS: _____ CITY, STATE & ZIP: _____

WATER SYSTEM PROVIDER: _____ SEWER SYSTEM PROVIDER: _____

PRIVATE WATER WELL: _____ SEPTIC TANK PERMIT NUMBER: _____

Application is hereby made to obtain a permit to do the work and installations as indicated. I certify that NO WORK or installation has commenced prior to the issuance of a permit and that all work will be performed to meet the standards of all laws regulating construction in this jurisdiction. I understand that a separate permit must be secured for electrical work, plumbing, signs, roofing, pools, furnaces, boilers, heaters, tanks, and air conditioners, etc. (applications may be emailed to cityofapalachicola@gmail.com or dropped off at City Hall mailbox)

PURPOSE OF BUILDING:

Single Family ___ Townhouse ___ Commercial ___ Industrial ___ Shed
 ___ Multi-Family ___ Swimming Pool ___ Roof ___ Sign ___ Pole Barn
 ___ Temp Pole ___ Demolition Other METAL CARPORT DRIVEWAY
 ___ Addition, Alteration or Renovation to building. _____

Distance from property lines: Front _____ Rear _____ L. Side _____
 R. Side _____
 Cost of Construction \$ _____ Square Footage _____
 EPI _____ Flood Zone _____ Lowest Floor Elevation _____
 Area Heated/Cooled _____ # Of Stories _____ # Of Units _____
 Type of Roof _____ Type of Walls _____ Type of Floor _____
 Extreme Dimensions of: Length _____ Height _____ Width _____

WARNING TO OWNER: YOUR FAILURE TO RECORD A NOTICE OF COMMENCEMENT MAY RESULT IN YOU PAYING TWICE FOR IMPROVEMENTS TO YOUR PROPERTY. IF YOU INTEND TO OBTAIN FINANCING, CONSULT WITH YOUR LENDER OR AN ATTORNEY BEFORE RECORDING YOUR NOTICE OF COMMENCEMENT. For improvements to real property with a construction cost of \$2,500 or more, a certified copy of the Notice of Commencement is required to be submitted to this Department when application is made for a permit or the applicant may submit a copy of the Notice of Commencement along with an affidavit attesting to its recording. A certified copy of the Notice of Commencement must be provided to this Department before the second or any subsequent inspection can be performed. Filing of the documents that have been certified may be done by mail, facsimile or hand delivery.

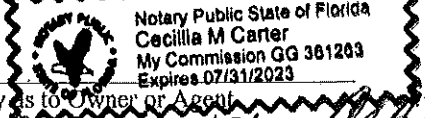
NOTICE: EPCI: The EPCI/City of Apalachicola Building Department does not have the authority to enforce DEED RESTRICTIONS or COVENANTS on properties.

OWNER'S AFFIDAVIT: I hereby certify that the information contained in this application is true and correct to the best of my knowledge. And that all work will be done in compliance with all applicable laws regulating construction and zoning.

Rolph DL Jr. 4/13/21

Signature of Owner or Agent _____ Date _____

Signature of Contractor _____ Date _____


 Notary as to Owner or Agent _____
 Date: 4/13/21 *[Signature]*

Notary as to Contractor _____
 Date: _____

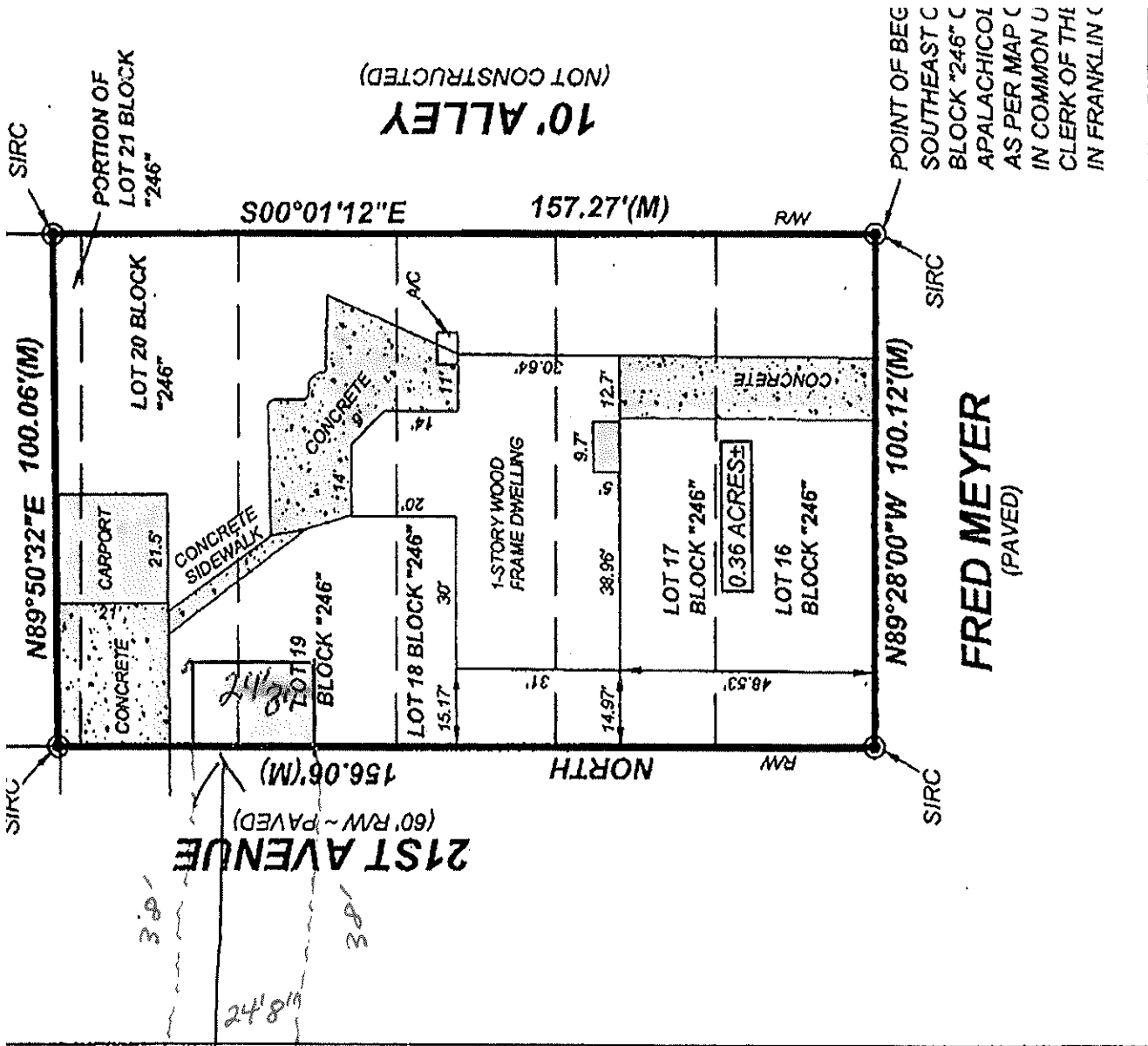
My Commission expires: 7/31/23

My Commission expires: _____

APPLICATION APPROVED BY: _____ BUILDING OFFICIAL.

(email to: cityofapalachicola@gmail.com or drop off in City drop box)
 (make checks payable to EPCI – 192 Coach Wagoner Blvd. Apalachicola, FL 32320)

10' ALLEY
(NOT CONSTRUCTED)



NEW ASPHALT DRIVEWAY WITH
CARPORT 24'X26'



Parcel Summary

Parcel ID 01-09S-08W-8330-0246-0160
 Location Address 259 FRED MEYER
 32320
 Brief Tax Description* BL 246 LOTS 16 THRU 20 AND A PORTION OF LOT 21 118/99 129/12 1042/170 1151/696
 *The Description above is not to be used on legal documents.
 Property Use Code SINGLE FAM (000100)
 Sec/Twp/Rng 1-9S-8W
 Tax District Apalachicola (District 3)
 Millage Rate 20.2323
 Acreage 0.000
 Homestead Y

[View Map](#)

Owner Information

Primary Owner
 Varnes Ralph D Jr & Milissa A
 259 Fred Meyer Street
 Apalachicola, FL 32320

Land Information

Code	Land Use	Number of Units	Unit Type	Frontage	Depth
000155	SFR GREATER APALACH	153.00	FF	0	0

Residential Buildings

Building 1
 Type CITY OF AP
 Total Area 2,140
 Heated Area 1,690
 Exterior Walls COMMON BRK; WD ON PLY
 Roof Cover COMP SHNGL
 Interior Walls DRYWALL
 Frame Type N/A
 Floor Cover CARPET; HARDWOOD
 Heat AIR DUCTED
 Air Conditioning CENTRAL
 Bathrooms 2
 Bedrooms 3
 Stories 1
 Effective Year Built 1996

Extra Features

Code	Description	Number of Items	Length x Width x Height	Units	Unit Type	Effective Year Built
0070	CARPOT UF	1	0x0x0	441	SF	0
0170	FPLC BELOW AVERAGE	1	0x0x0	1	UT	0
		1	0x0x0	0	UT	0

Sales

Multi Parcel	Sale Date	Sale Price	Instrument	Book	Page	Qualification	Vacant/Improved	Grantor	Grantee
N	09/01/2015	\$235,000	WD	1151	696	Qualified (Q)	Improved	MCCLAIN	VARNES
N	08/05/2011	\$75,000	WD	1042	170	Qualified (Q)	Improved	CREAMER	MCCLAIN

Valuation

	2020 Certified	2019 Certified	2018 Certified	2017 Certified	2016 Certified
Building Value	\$134,602	\$135,622	\$117,981	\$117,981	\$119,716
Extra Features Value	\$3,087	\$3,087	\$3,087	\$3,087	\$3,087
Land Value	\$15,300	\$15,300	\$11,475	\$11,475	\$11,475
Land Agricultural Value	\$0	\$0	\$0	\$0	\$0
Agricultural (Market) Value	\$0	\$0	\$0	\$0	\$0
Just (Market) Value	\$152,989	\$154,009	\$132,543	\$132,543	\$134,278
Assessed Value	\$138,167	\$135,061	\$132,543	\$132,543	\$134,278
Exempt Value	\$55,000	\$55,000	\$50,000	\$50,000	\$50,000
Taxable Value	\$83,167	\$80,061	\$82,543	\$82,543	\$84,278
Maximum Save Our Homes Portability	\$14,822	\$18,948	\$0	\$0	\$0

Just (Market) Value description - This is the value established by the Property Appraiser for ad valorem purposes. This value does not represent anticipated selling price.

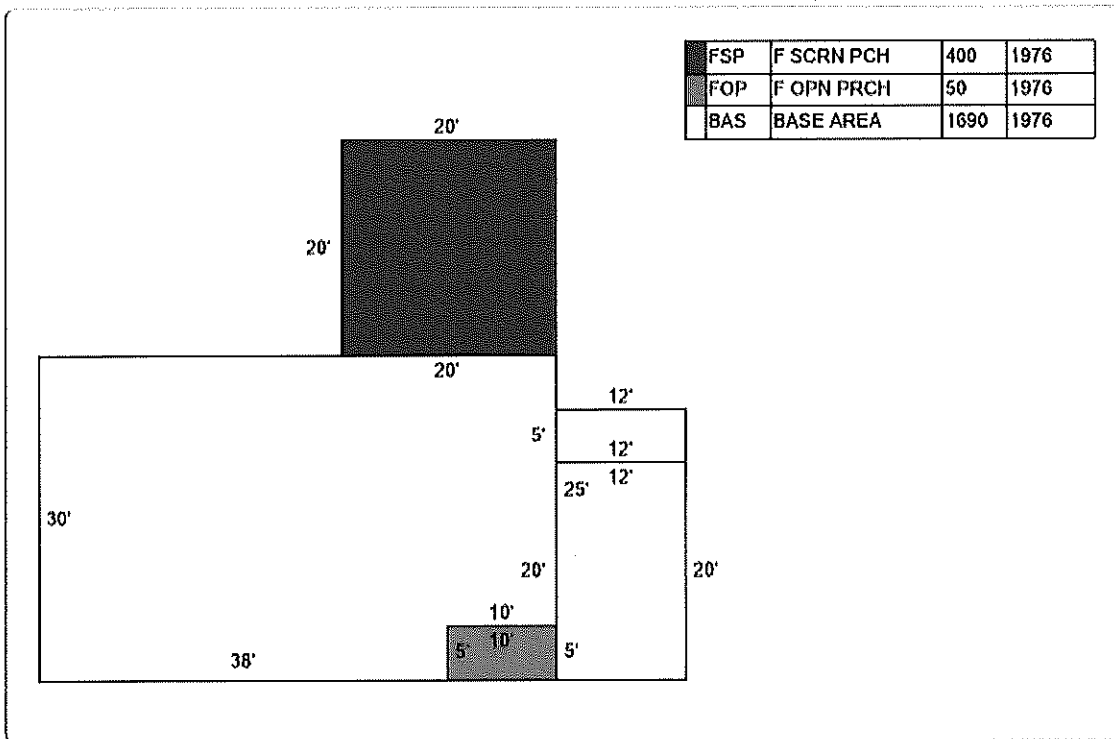
TRIM Notice 2020

2020 TRIM Notice (PDF)

TRIM Notice 2019

2019 TRIM Notice (PDF)

Sketches



No data available for the following modules: Commercial Buildings.

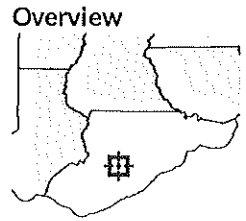
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

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- Legend**
-  Parcels
 -  Roads
 -  City Labels

Parcel ID	01-09S-08W-8330-0246-0160	Alternate ID	08W09S01833002460160	Owner Address	VARNES RALPH D JR & MILISSA A
Sec/Twp/Rng	1-9S-8W	Class	SINGLE FAM		259 FRED MEYER STREET
Property Address	259 FRED MEYER	Acreage	n/a		APALACHICOLA, FL 32320
District	3				
Brief Tax Description	BL 246 LOTS 16 THRU 20 AND A (Note: Not to be used on legal documents)				

Date created: 5/3/2021
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⑥

240 10th St.

shed + Fence

EPCI
APALACHICOLA BUILDING DEPARTMENT

APPLICATION FOR BUILDING PERMIT

Official Use Only

DATE: _____ Permit # _____ Permit Fee _____

OWNER'S NAME: Ernest G & Sandra J Speer

ADDRESS: 240 10th Street

CITY, STATE & ZIP CODE: Apalachicola, FL 38320 PHONE # 229-344-1490 / 229-544-7882

FEE SIMPLE TITLE HOLDER (IF OTHER THAN OWNER): _____

ADDRESS: _____

CITY, STATE & ZIP CODE: _____ PHONE # _____

CONTRACTOR'S NAME: Self

ADDRESS: 3483 meltan mill Rd.

CITY, STATE & ZIP CODE: Dawson, GA PHONE # 229-344-1490

STATE LICENSE NUMBER: _____ COMPETENCY CARD # City License #

ADDRESS OF PROJECT: 240 10th Street

PROPOSED USE OF SITE: Private Fence to Face VA Ave from back corner of

Corrugated metal & wood cester

WILL THE STRUCTURE BE LOCATED AT LEAST 30 FEET FROM ANY BODY OF WATER? YES

NO

PROPERTY PARCEL ID # 01-098-0812-8330-0155-0050

LEGAL DESCRIPTION OF PROPERTY: Bh 155 lot 5

IF THE APPLICATION IS FOR A COMMERCIAL PROJECT PLEASE LIST THE NAME OF THE BUSINESS:

BONDING COMPANY: _____

ADDRESS: _____ CITY, STATE & ZIP: _____

ARCHITECT'S/ENGINEER'S NAME: _____

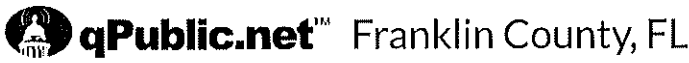
ADDRESS: _____ CITY, STATE & ZIP: _____

MORTGAGE LENDER'S NAME: _____

ADDRESS: _____ CITY, STATE & ZIP: _____

WATER SYSTEM PROVIDER: _____ SEWER SYSTEM PROVIDER: _____

PRIVATE WATER WELL: _____ SEPTIC TANK PERMIT NUMBER: _____



Parcel Summary

Parcel ID 01-09S-08W-8330-0155-0050
 Location Address 240 10TH ST
 APALACHICOLA 32320
 Brief Tax Description* BL 155 LOT 5 OR SS/114 OR/185/172 OR 185/514 OR 383/176 863/800 1119/370 1190/41
 *The Description above is not to be used on legal documents.
 Property Use Code SINGLE FAM (000100)
 Sec/Twp/Rng 1-9S-8W
 Tax District Apalachicola (District 3)
 Millage Rate 20.8391
 Acreage 0.000
 Homestead N

[View Map](#)

Owner Information

Primary Owner
 Speir Ernest G & Sandra J
 3483 Melton Mill Rd
 Dawson, GA 39842

Land Information

Code	Land Use	Number of Units	Unit Type	Frontage	Depth
000801	THE HILL - APALACH	60.00	FF	0	0

Residential Buildings

Building 1
 Type SF APALACH
 Total Area 924
 Heated Area 690
 Exterior Walls AVERAGE
 Roof Cover MODULAR MT
 Interior Walls WALL BD/WD
 Frame Type N/A
 Floor Cover PINE WOOD
 Heat AIR DUCTED
 Air Conditioning CENTRAL
 Bathrooms 1
 Bedrooms 1
 Stories 0
 Effective Year Built 1935

Extra Features

Code	Description	Number of Items	Length x Width x Height	Units	Unit Type	Effective Year Built
0170	FPLC BELOW AVERAGE	1	0 x 0 x 0	0	UT	0
0130	C L FENCE 5	1	0 x 0 x 0	320	UT	0

Sales

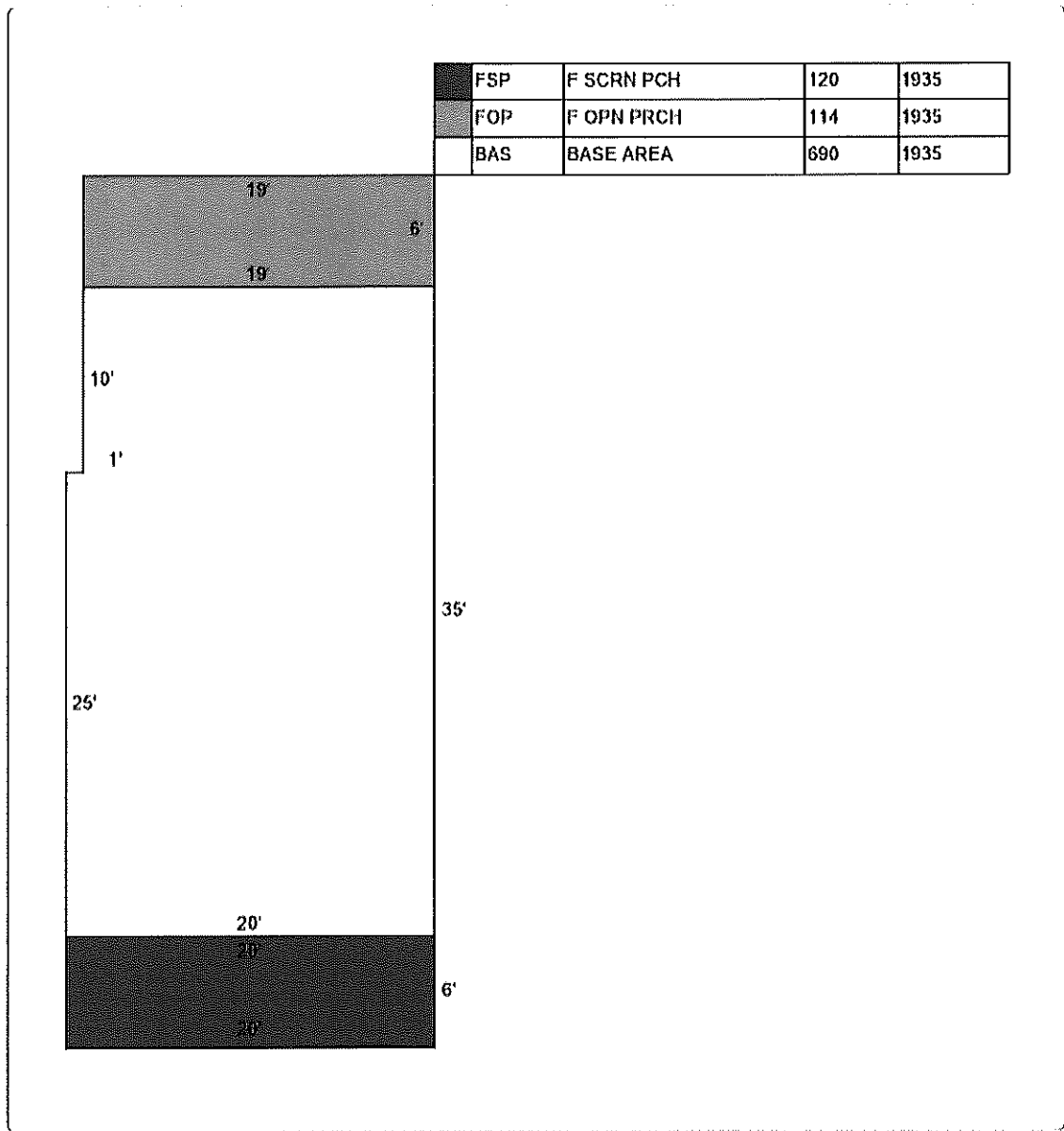
Multi Parcel	Sale Date	Sale Price	Instrument	Book	Page	Qualification	Vacant/Improved	Grantor	Grantee
N	04/07/2017	\$52,000	WD	1190	41	Qualified (Q)	Improved	MILLSTONE MOUNTAIN LLC	SPEIR
N	04/28/2014	\$29,000	WD	1119	370	Qualified (Q)	Improved	CRUM	MILLSTONE MOUNTAIN LLC
N	07/28/2005	\$20,000	WD	863	800	Unqualified (U)	Improved	BROWN	CRUM
N	06/30/1992	\$12,750	QC	383	176	Qualified (Q)	Improved	HINES	BROWN

Valuation

An error has occurred while trying to display this part of the page.
 We apologize for any inconvenience.

TRIM Notice 2020

2020 TRIM Notice(PDF)



No data available for the following modules: Commercial Buildings.

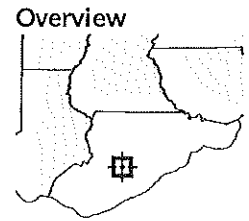
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Legend

-  Parcels
-  Roads
-  City Labels

Parcel ID	01-09S-08W-8330-0155-0050	Alternate ID	08W09S01833001550050	Owner Address	SPEIR ERNEST G & SANDRA J
Sec/Twp/Rng	1-9S-8W	Class	SINGLE FAM		3483 MELTON MILL RD
Property Address	240 10TH ST	Acreage	n/a		DAWSON, GA 39842
	APALACHICOLA				
District	3				
Brief Tax Description	BL 155 LOT 5 OR SS/114				
	(Note: Not to be used on legal documents)				

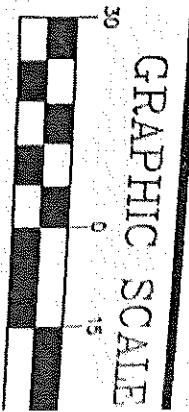
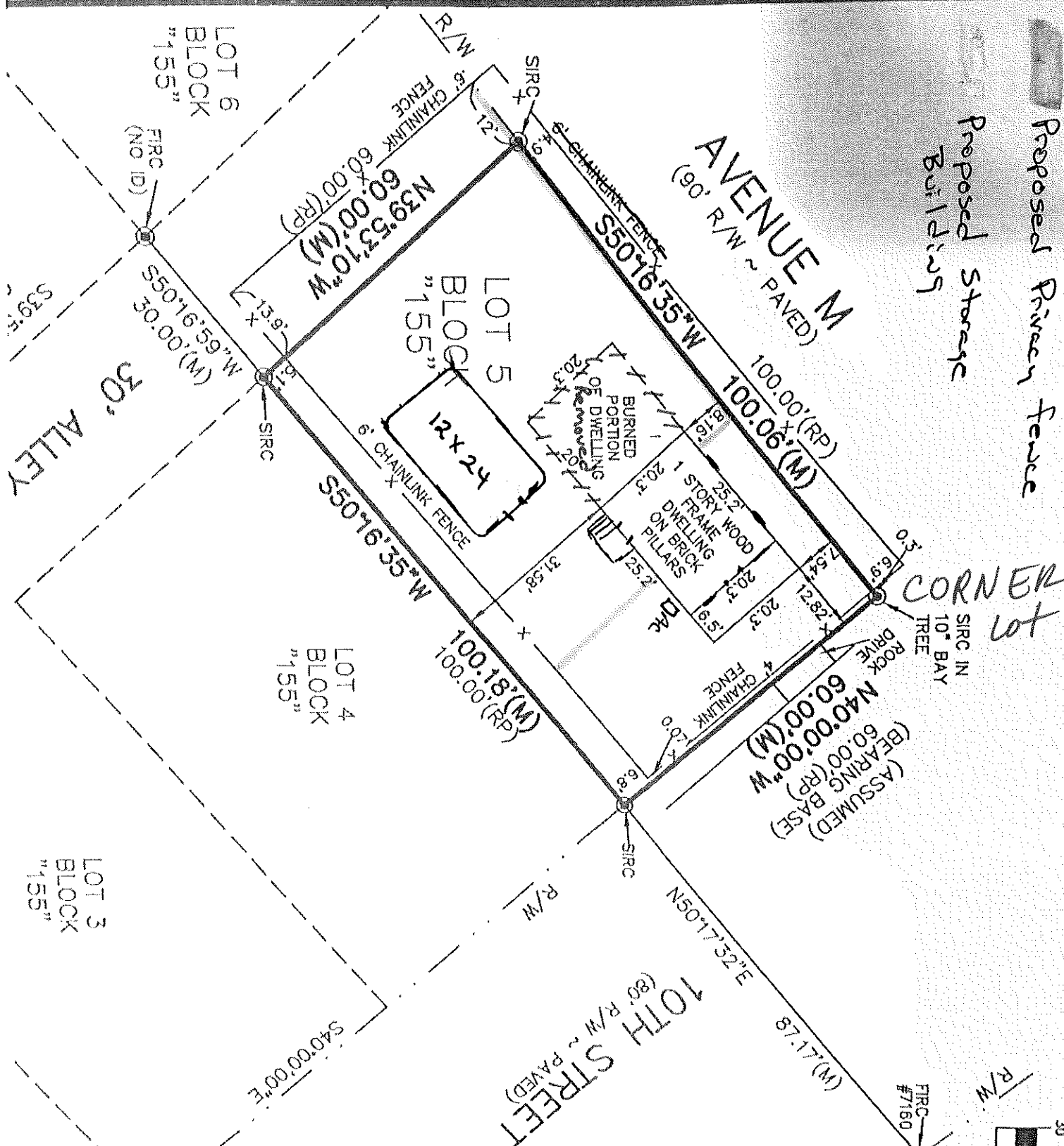
Date created: 5/3/2021
 Last Data Uploaded: 5/3/2021 7:39:29 AM

ERNEST G. SPEIR and SANDRA J. SPEIR

Proposed Privacy fence

Proposed Storage Building

CORNER lot



LEGEND

M	MEASURED
RP	RECORD PLAT
R/W	RIGHT-OF-WAY
FCM	FOUND CONN.
SIRC	SET 5/8" R
FIRC	FOUND IRON
FIR	FOUND IRON
FIP	FOUND IRON
	NOT TO SCALE

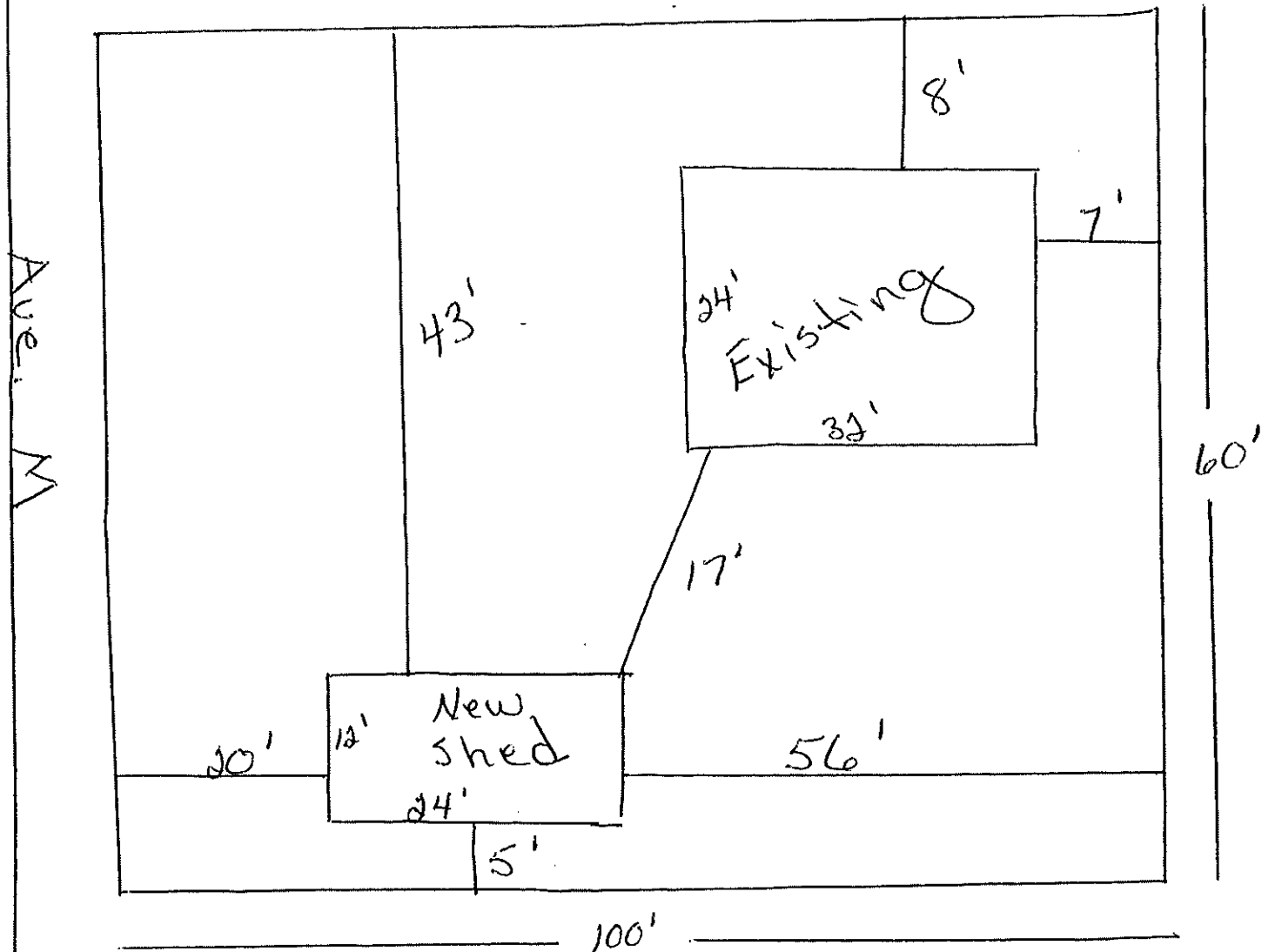
LEGAL DESC

Lot 5, Block "155" of the APALACHICOLA, a subdivision on file in common use with the Circuit Office in Frank

Grant Speir

240 10th Street

Parcel # 01-095-08W-8330-0155-0050

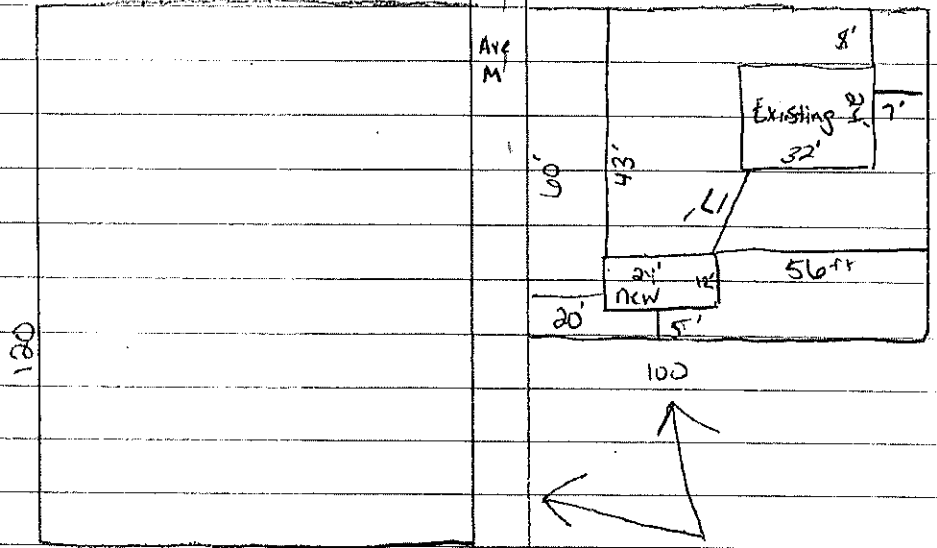


Parcel # 01-095-08W-8330-0155-0050
Ernest Spein
340 10th Street

R2

10th Street

R1



All (1) proper



Estimated cost \$1,200⁰⁰.

WEBER
structural engineering
3200 W 23rd. St.
Panama City, FL 32405
mkweber.com

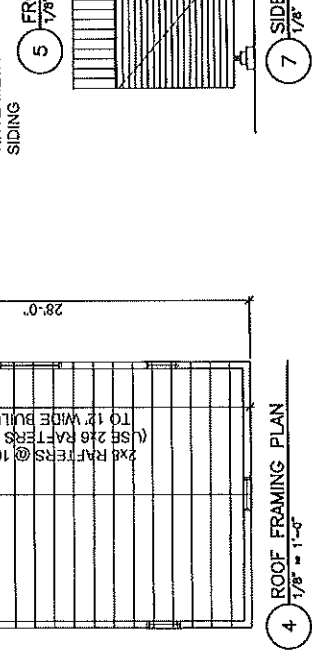
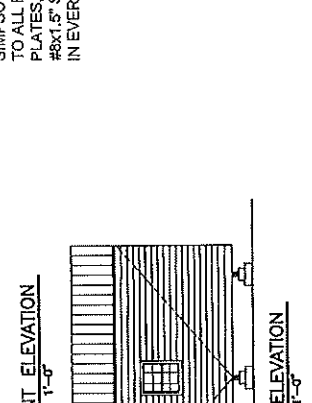
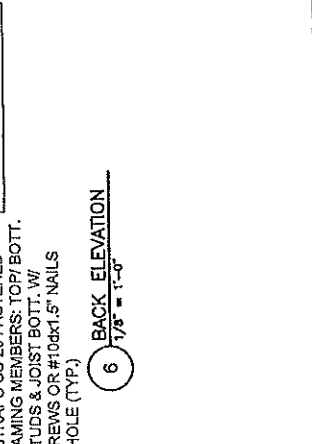
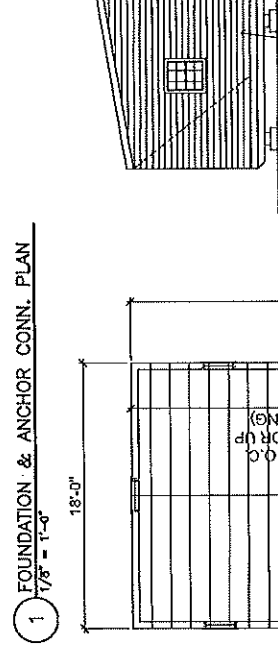
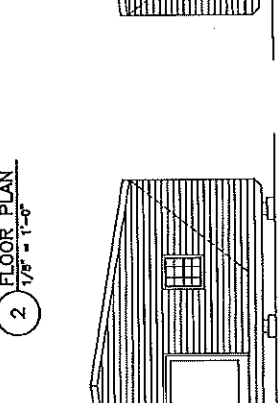
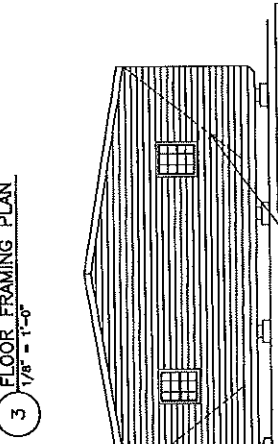
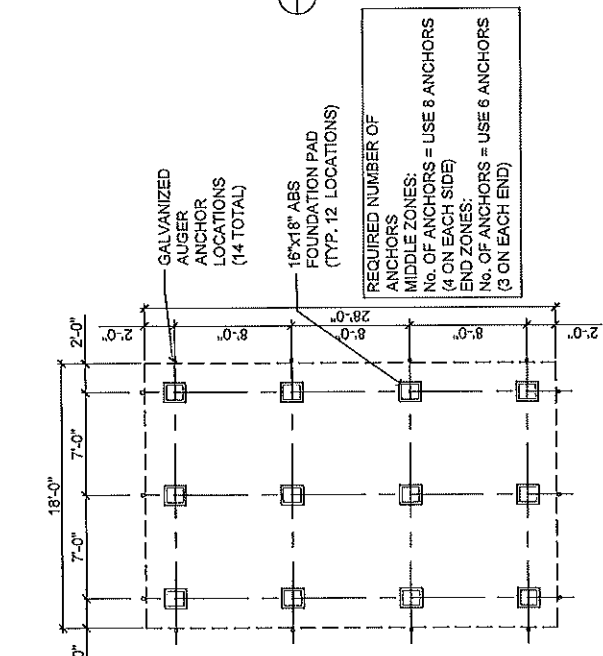
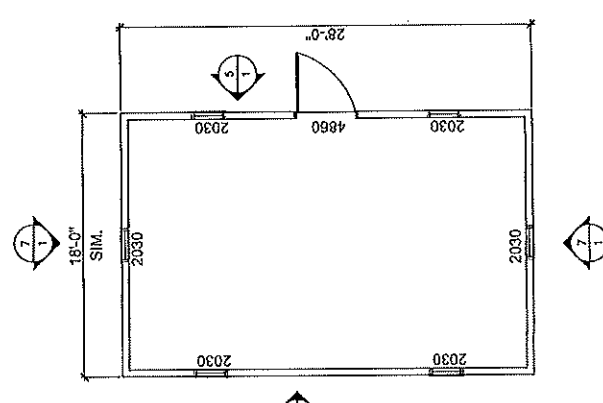
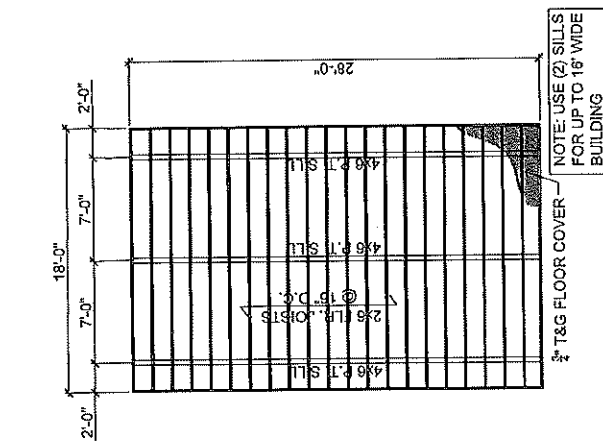
Michael K. Weber P.E.
FL P.E. #75798
4.29.22
Michael K. Weber

DRAWINGS ARE NOT VALID UNLESS BLUE INK & RAISED SEAL IS PRESENT

Up to
18' Wide x 28' Long Storage Building
Bestway Portable Buildings, Inc.
2919 US Highway 231
Panama City, FL 32405
(850) 747-8974
Foundation, Floor Plan, & Elevations

2919 HWY. 231 N. - Panama City, FL 32405
www.bestwayportablebuildings.com

Project No. 20019-5
Drawn By DAW
Checked by MKW
Drawing Number
S100



4/17/2022 1:43:04 PM

GENERAL & STRUCTURAL NOTES:

DESIGN CODE DATA
 2015 INTERNATIONAL BUILDING CODE
 2017 FLORIDA BUILDING CODE
 ASCE 7-10: MINIMUM DESIGN LOADS FOR BUILDINGS AND OTHER STRUCTURES
 ACI 318-08: BUILDING CODE REQUIREMENTS FOR STRUCTURAL CONCRETE AND COMMENTARY
 ANSI/AF&PA NDS-2005: NATIONAL DESIGN SPECIFICATIONS FOR WOOD STRUCTURES

BUILDING OCCUPANCY CATEGORY: I

DESIGN LOADS:
 DEAD LOADS:
 ROOF 15 PSF

LIVE LOADS:
 FLOOR 100 PSF
 ROOF 20 PSF

WIND DESIGN CRITERIA:
 WIND SPEED (MPH): 140
 BASE VELOCITY PRESSURE (PSF): 33.1
 EXPOSURE: C
 ENCLOSURE CLASSIFICATION: ENCLOSED
 INTERNAL PRESSURE COEFFICIENT (G_{opi}): +0.18, -0.18

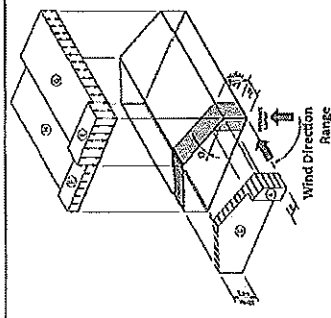
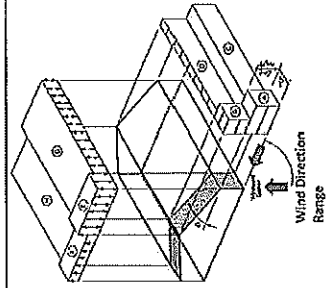
NOTE:
 CONTRACTOR TO PROVIDE FLORIDA APPROVAL NUMBERS FOR ALL STRUCTURAL COMPONENTS - ONLY PLANS WITH EMBOSSED SEALS & BLUE ORIGINAL SIGNATURES ARE ALLOWED

THESE PLANS AND IDEAS AND CONCEPTS CONTAINED HEREIN, INCLUDING DIGITAL INFORMATION ARE THE PROPERTY OF MICHAEL K. WEBER, PE AND ARE NOT TO BE COPIED, REPRODUCED, MODIFIED OR CHANGED IN ANY FORM OR MANNER WITHOUT WRITTEN PERMISSION OF MICHAEL K. WEBER, PE. UNAUTHORIZED CHANGES TO THESE DRAWINGS AND WORK NOT DESCRIBED BY THESE DRAWINGS ARE NOT COVERED BY THE ENGINEER CERTIFICATION, VIOLATION OF THE COPYRIGHT LAWS MAY RESULT IN LEGAL ACTION.

DESIGN ENGINEER IS NOT RESPONSIBLE FOR DAMAGE DUE TO POOR CRAFTSMANSHIP, IMPROPER INSTALLATION, FAULTY FABRICATION, HANDLING, SHIPPING OR ANY COMPONENTS OF THE STRUCTURE

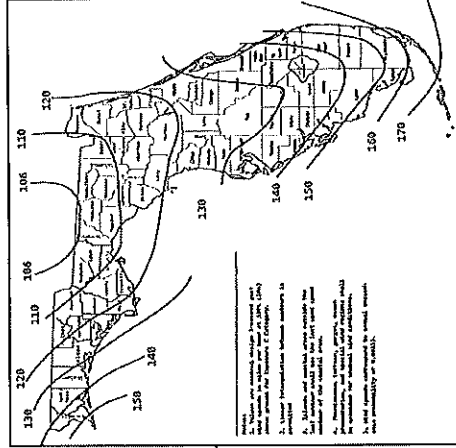
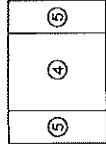
DO NOT SCALE DRAWINGS

MAIN WIND FORCE RESISTANCE SYSTEM (ENVELOPE PROCEDURE)		
ZONES	DESIGN PRESSURE	ASD (PSF)
ZONE A	ULTIMATE (PSF)	34.4
ZONE B		-9.1
ZONE C		22.9
ZONE D		-5.0
ZONE E		-29.8
ZONE F		-20.8
ZONE G		-20.8
ZONE H		-15.8
E _{OH}		-41.8
G _{OH}		-32.7

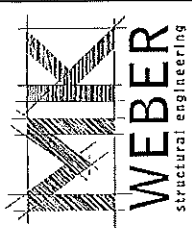


COMPONENTS AND CLADDING			
ROOFS	DESIGN PRESSURE (ULT)	DESIGN PRESSURE (ASD)	
TRIBUTARY AREA 10 SF	POSITIVE (PSF) NEGATIVE (PSF)	POSITIVE (PSF) NEGATIVE (PSF)	
ZONE 1	12.2 -28.9	7.3 -17.3	
ZONE 2	12.2 -48.5	7.3 -29.7	
ZONE 3	12.2 -68.5	7.3 -41.1	
TRIBUTARY AREA 100 SF	POSITIVE (PSF) NEGATIVE (PSF)	POSITIVE (PSF) NEGATIVE (PSF)	
ZONE 1	11.5 -27.1	6.9 -16.3	
ZONE 2	11.5 -47.5	6.9 -25.5	
ZONE 3	11.5 -68.9	6.9 -36.3	
WALLS	DESIGN PRESSURE	DESIGN PRESSURE	
TRIBUTARY AREA 10 SF	POSITIVE (PSF) NEGATIVE (PSF)	POSITIVE (PSF) NEGATIVE (PSF)	
ZONE 4	25.1 -36.3	15.1 -23.0	
ZONE 5	22.4 -56.5	13.5 -31.9	
TRIBUTARY AREA 500 SF	POSITIVE (PSF) NEGATIVE (PSF)	POSITIVE (PSF) NEGATIVE (PSF)	
ZONE 4	20.6 -31.4	12.4 -18.8	
ZONE 5	18.4 -41.8	11.0 -25.1	

DESIGN LOAD CRITERIA		
WIND LOAD		
BASIC WIND SPEED = 120/130/140 MPH		
RISK CATEGORY: I		
WIND EXPOSURE = C		
MEAN ROOF HEIGHT = 15' (4) ABOVE GRADE		
ROOF PITCH = UP TO 4:12		
3'-0" EDGE DIST.		



State of Florida
 Category 1 Building & Structures
 (in Miles Per Hour)



3200 W 23rd. St.
 Panama City, FL 32405
 mkweber.com

Michael K. Weber P.E.
 FL P.E. #75798

4-29-22
Michael K. Weber

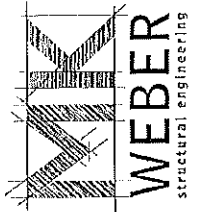
DRAWINGS ARE NOT VALID UNLESS BLUE INK & RAISED SEAL IS PRESENT

Portable Storage Building
 Up to
 18' Wide x 28' Long Storage Building
 Bestway Portable Buildings, Inc.
 2919 US Highway 231
 Panama City, FL 32405
 (850) 747-8974
 General & Structural Notes



Project No. 200019-6
 Drawn By DAW
 Checked By MKW

Drawing Number
S000



WEBER
structural engineering

3200 W 23rd. St.
Panama City, FL 32405
mk@weber.com

Michael K. Weber P.E.
FL P.E. #15796

MKW

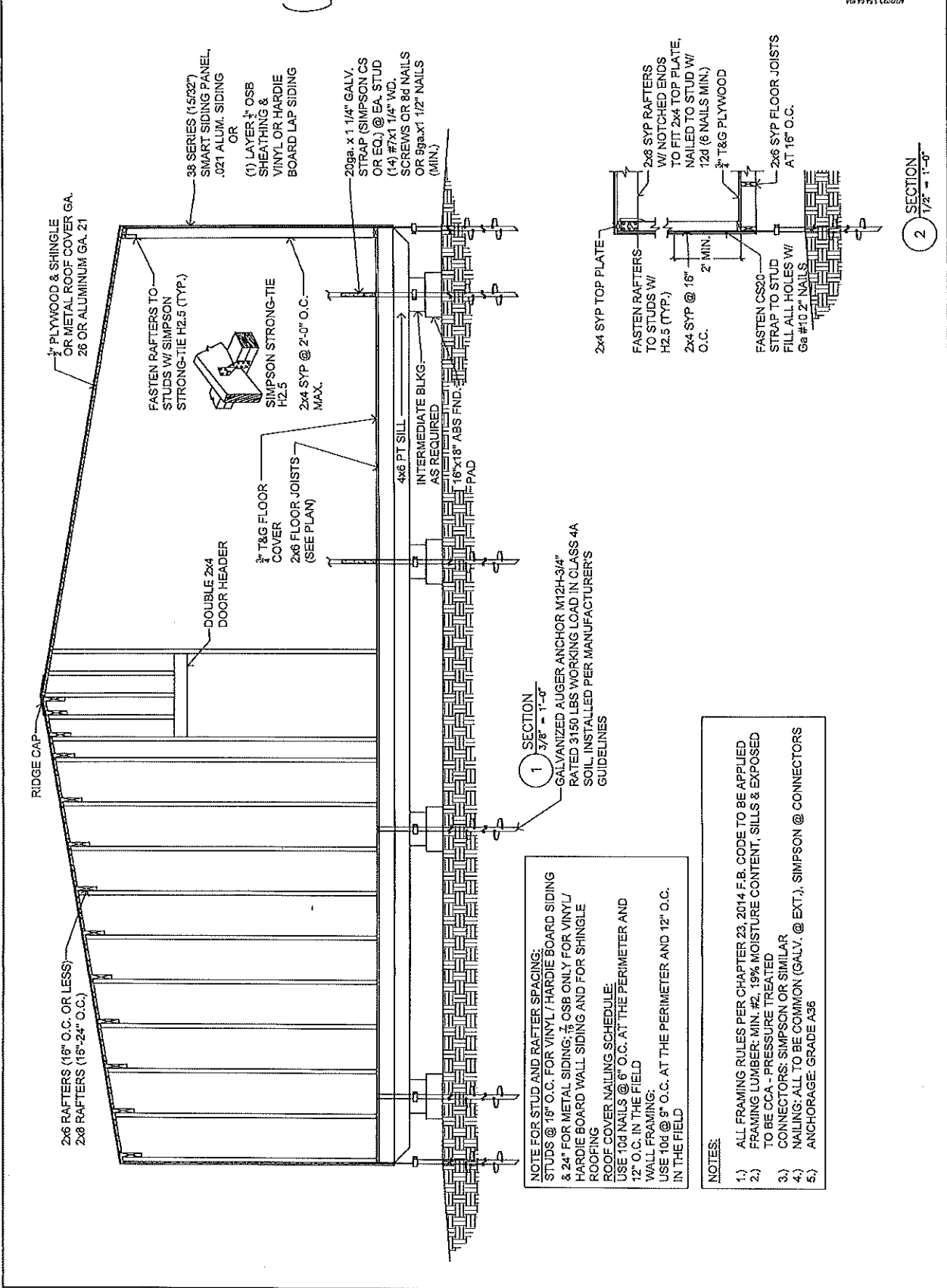
DRAWINGS ARE NOT VALID UNLESS BLUE
INK & RAISED SEAL IS PRESENT

Portable Storage Building
Up to
18' Wide x 28' Long Storage Building
Bestway Portable Buildings, Inc.
2919 US Highway 231
Panama City, FL 32405
(850) 747-8974
Section Plan



Project No. 20019-6
Drawn BY DAW
Checked by MKW

Drawing Number
S200



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⑦

299 24th AVE.

RV SLAB

EPCI
CITY OF APALACHICOLA
BUILDING DEPT.
192 Couch Wagoner Blvd.
APPLICATION FOR BUILDING PERMIT

DATE: 4/19/21 Permit # _____ Permit Fee _____ (payable to EPCI)

OWNER'S NAME: CYNTHIA YEAGER Email: YEAGERCAK@EPCIDEGMAIL.COM
STEPHEN KIRVIN, MADELYN PHILLEN

ADDRESS: 1323 VISTA Rd.

CITY, STATE & ZIP CODE: MONTICELLO, FL 32344 PHONE # (850) 997-3296

FBE SIMPLE TITLE HOLDER (IF OTHER THAN OWNER): N/A

ADDRESS: _____

CITY, STATE & ZIP CODE: _____ PHONE # _____

CONTRACTOR'S NAME: Yeager Contracting Company Inc. Email: JIM@YEAGERCONTRACTING.COM

ADDRESS: 1323 VISTA Rd.

CITY, STATE & ZIP CODE: MONTICELLO, FL 32344 PHONE # (850) 508-2383

STATE LICENSE NUMBER: C GC 1507547 COMPETENCY CARD # 5349-JB (JEFFERSON COUNTY)

ADDRESS OF PROJECT: 299 24TH AVE. APALACHICOLA, FL 32330

PURPOSE OF PERMIT: CONCRETE SLAB FOR CAMPER + PATIO

WILL THE STRUCTURE BE LOCATED AT LEAST 30 FEET FROM ANY BODY OF WATER?
 YES NO

PROPERTY PARCEL ID # 01-095-08W-9330-0228-0230

LEGAL DESCRIPTION OF PROPERTY: Blk 228, lots 23 + 24, OR 163/592, OR 6232 Prop 524-253/331 782/335

IF THE APPLICATION IS FOR A COMMERCIAL PROJECT PLEASE LIST THE NAME OF THE BUSINESS:

BONDING COMPANY: _____

ADDRESS: _____ CITY, STATE & ZIP: _____

ARCHITECT'S/ENGINEER'S NAME: _____

ADDRESS: _____ CITY, STATE & ZIP: _____

MORTGAGE LENDER'S NAME: _____

ADDRESS: _____ CITY, STATE & ZIP: _____

WATER SYSTEM PROVIDER: _____ SEWER SYSTEM PROVIDER: _____

PRIVATE WATER WELL: _____ SEPTIC TANK PERMIT NUMBER: _____

Application is hereby made to obtain a permit to do the work and installations as indicated. I certify that NO WORK or installation has commenced prior to the issuance of a permit and that all work will be performed to meet the standards of all laws regulating construction in this jurisdiction. I understand that a separate permit must be secured for electrical work, plumbing, signs, roofing, pools, furnaces, boilers, heaters, tanks, and air conditioners, etc. (applications may be emailed to cityofapalachicola@gmail.com or dropped off at City Hall mailbox)

PURPOSE OF BUILDING:

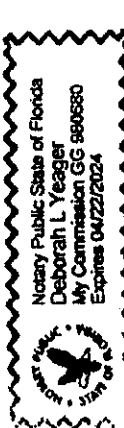
Single Family Townhouse Commercial Industrial Shed
 Multi-Family Swimming Pool Storage Sign Pole Barn
 Temp Pole Demolition Other CAMPING SLAB
 Addition, Alteration or Renovation to building.

Distance from property lines: Front 58' Rear 25' L. Side 13' SEE ATT. DRAWING
 R. Side 13'
 Cost of Construction \$ 2,566.00 Square Footage 612
 BPI _____ Flood Zone _____ Lowest Floor Elevation _____
 Area Heated/Cooled _____ # Of Stories _____ # Of Units _____
 Type of Roof _____ Type of Walls _____ Type of Floor _____
 Extreme Dimensions of: Length 36' Height 4" Width 17'

WARNING TO OWNER: YOUR FAILURE TO RECORD A NOTICE OF COMMENCEMENT MAY RESULT IN YOU PAYING TWICE FOR IMPROVEMENTS TO YOUR PROPERTY. IF YOU INTEND TO OBTAIN FINANCING, CONSULT WITH YOUR LENDER OR AN ATTORNEY BEFORE RECORDING YOUR NOTICE OF COMMENCEMENT. For improvements to real property with a construction cost of \$2,500 or more, a certified copy of the Notice of Commencement is required to be submitted to this Department when application is made for a permit or the applicant may submit a copy of the Notice of Commencement along with an affidavit attesting to its recording. A certified copy of the Notice of Commencement must be provided to this Department before the second or any subsequent inspection can be performed. Filing of the documents that have been certified may be done by mail, facsimile or hand delivery.

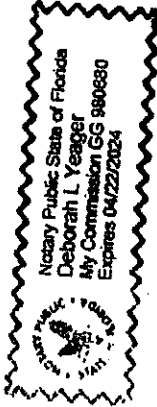
NOTICE: EPCI: The EPCI/City of Apalachicola Building Department does not have the authority to enforce DEED RESTRICTIONS or COVENANTS on properties.

OWNER'S AFFIDAVIT: I hereby certify that the information contained in this application is true and correct to the best of my knowledge. And that all work will be done in compliance with all applicable laws regulating construction and zoning.



Captn Yeager 4/19/21
 Signature of Owner or Agent Date
Deborah L. Yeager
 Notary as to Owner or Agent
 Date: 4-19-21
 My Commission expires: 4-22-24

James Yeager 4/19/21
 Signature of Contractor Date
Deborah L. Yeager
 Notary as to Contractor
 Date: 4-19-21
 My Commission expires: 4-22-24



APPLICATION APPROVED BY: _____ BUILDING OFFICIAL.

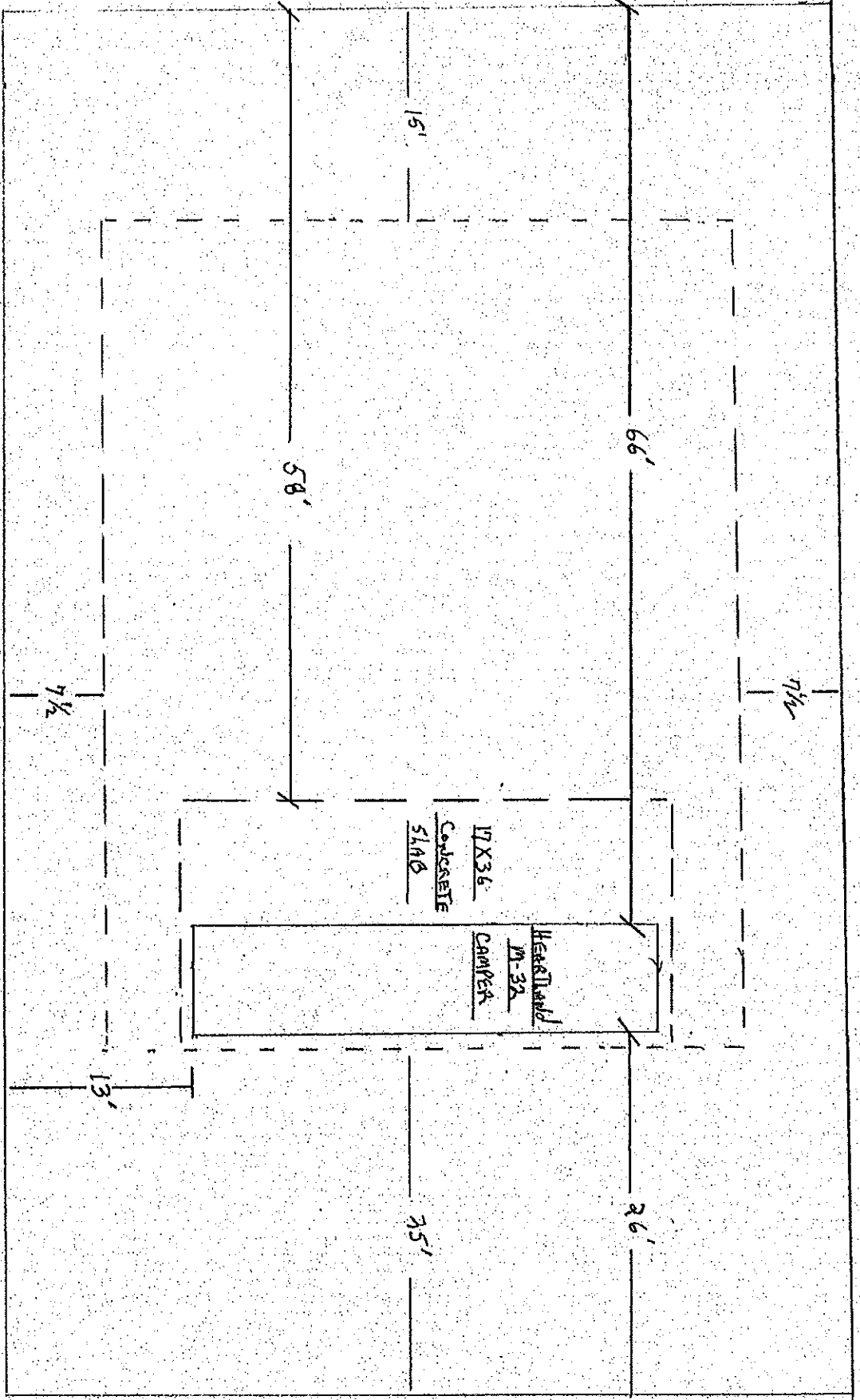
(email to: cityofapalachicola@gmail.com or drop off in City drop box)
 (make checks payable to EPCI - 192 Coach Wagoner Blvd. Apalachicola, FL 32320)

House

299

247A
AVE.
FRONT

C. Yeager
M. Pullen
S. Kirwin



66'

58'

7 1/2'

WATKINS PROPERTY

SEI BACK LINE

26'

25'

13'

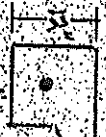
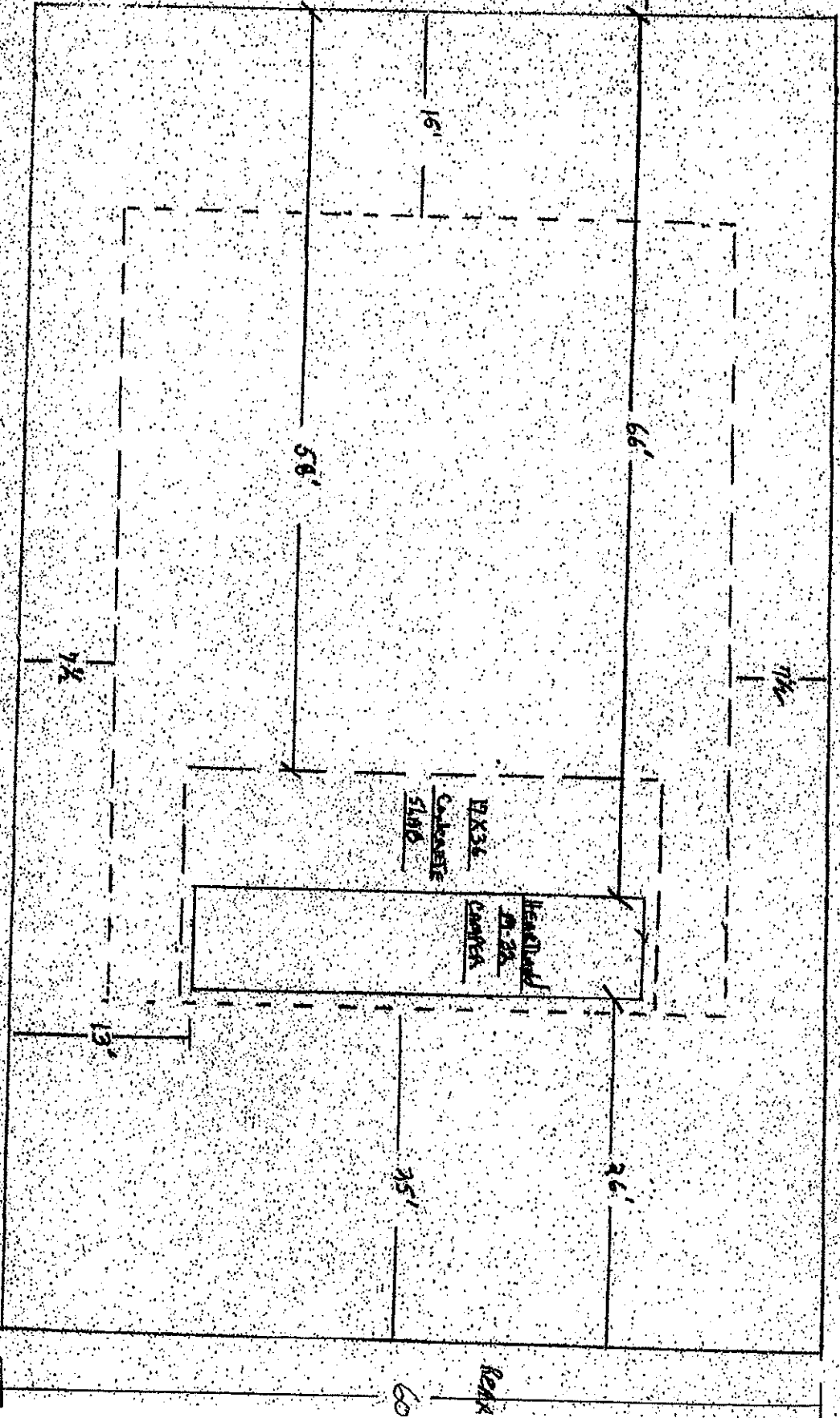
REAR

House 100'

144

2700
ALL
FRONT

CLERKEN
ROLL UP
SKIRTS



5" GOOD PSI CONCRETE W/ REBAR

THIS SLAB IS NOT FOR
STRUCTURAL USE - ONLY
FOR PLACEMENT OF A
CHIMNEY TALKER WITH A
WEIGHT OF 8700 LBS.

SET BACK LINE

WALKWAY PROPERTY



Parcel Summary

Parcel ID 01-09S-08W-8330-0228-0210
 Location Address 299 24TH AVE
 32320
 Brief Description BLK 228 GREATER APALACHICOLA LOTS 21 & 22 OR 268/232 OR 531/117 576/301 OR/579/534(LEIU OF FORCLOSE) OR/589/378 767/656
 Tax Description* 1276/21
 *The Description above is not to be used on legal documents.
 Property Use Code MOBILE HOM (000200)
 Sec/Twp/Rng 1-9S-8W
 Tax District Apalachicola (District 3)
 Millage Rate 20.2323
 Acreage 0.000
 Homestead N

[View Map](#)

Owner Information

Primary Owner
Watkins Properties, LLC
 41 Commerce Street
 Apalachicola, FL 32320

Land Information

Code	Land Use	Number of Units	Unit Type	Frontage	Depth
000155	SFR GREATER APALACH	60.00	FF	0	0

Residential Buildings

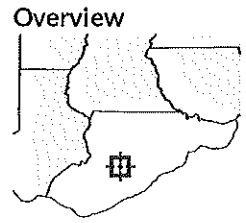
Building 2
 Type MOBILE HME
 Total Area 1,792
 Heated Area 1,792
 Exterior Walls VINYL SIDE
 Roof Cover COMP SHNGL
 Interior Walls DRYWALL
 Frame Type WOOD FRAME
 Floor Cover SHT VINYL; CARPET
 Heat AIR DUCTED
 Air Conditioning CENTRAL
 Bathrooms 2
 Bedrooms 3
 Stories 0
 Effective Year Built 2000

Extra Features

Code	Description	Number of Items	Length x Wldth x Height	Units	Unit Type	Effective Year Built
	DECK W/R	1	5 x 4 x 0	20	SF	2000

Sales

Multi Parcel	Sale Date	Sale Price	Instrument	Book	Page	Qualification	Vacant/Improved	Grantor	Grantee
N	09/04/2020	\$100	WD	1276	21	Unqualified (U)	Improved	WATKINS	WATKINS PROPERTIES, LLC
N	12/17/2003	\$100	WD	767	656	Unqualified (U)	Vacant	COLLINS	WATKINS
N	12/30/1997	\$20,000	WD	589	378	Qualified (Q)	Improved	SUTTEN RUSSELL	COLLINS COLAN & SHERRY
N	05/15/1997	\$20,000	WD	576	301	Qualified (Q)	Improved	SUTTON RUSSELL	TIPTON WILMA AS CUSTODIAN FOR DAVID GLONER



Legend

- Parcels
- Roads
- City Labels

Parcel ID	01-09S-08W-8330-0228-0210	Alternate ID	08W09S01833002280210	Owner Address	WATKINS PROPERTIES,LLC
Sec/Twp/Rng	1-9S-8W	Class	MOBILE HOM		41 COMMERCE STREET
Property Address	299 24TH AVE	Acreage	n/a		APALACHICOLA, FL 32320
District	3				
Brief Tax Description	BLK 228 GREATER APALACHICOLA (Note: Not to be used on legal documents)				

Date created: 5/3/2021
 Last Data Uploaded: 5/3/2021 7:39:29 AM

Developed by  **Schneider**
 GEOSPATIAL

8

75 14th St

Move House

Privacy Fence

Parking Pad

**CITY OF APALACHICOLA
CERTIFICATE OF APPROPRIATENESS APPLICATION**

-HISTORIC DISTRICT ONLY-

Official Use Only

Application # _____
City Representative _____
Date Received _____

OWNER INFORMATION

Owner JOHN & LAURIE HALLMAN
Address 625 GRENDEVON DR.
City NEW SHYRANA BEACH, FL Zip 32168
Phone 386 679 8479
EMAIL: JOHN.HALLMAN@MSN.COM

CONTRACTOR INFORMATION

Contractors Name: _____
State License # _____ City License # _____
Email Address _____
Phone (____) _____

Approval Type: [] Staff Approval Date: _____ [] Board Approval [] Board Denial Date _____

*Reason for Denial _____

PROJECT TYPE

New Construction

Addition

Alteration/Renovation

Relocation

Demolition

Fence

Repair (Extensive)

Variance

Other: PARKING SPACE

ROOFING

PROPERTY INFORMATION:

Street Address: 75 14TH. ST. City & State APALACHICOLA, FL. Zip 32320

Historic District [] Non-Historic District Zoning District _____

Parcel #: 01-095-08W-8930-0086-0060 Block(s) 86 Lot(s) 7 & 8

X 2 X-0.27 120089 0526F

REMA Flood Zone/Panel #: _____
(For AE, AO, AH or VE Please complete attached Flood Application)

OFFICIAL USE ONLY

Setback requirement of Property:

Front: _____ Rear: _____ Side: _____ Lot Coverage: _____

Water Available: _____ Sewer Available: _____ Taps Paid _____

This development request has been approved for zoning, land use, and development review by the City of Apalachicola and a building permit is authorized to be issued.

Certificate of Appropriateness Approval:

Chairperson, Apalachicola Planning & Zoning Board

NOTE: This is a conceptual approval through the City based on our Land Development Code (LDC). Please be aware that other documentation may be required by the Building Official contracted to handle the City of Apalachicola Building Permits, EPCI.

Tammy Owens
Permitting and Development Coordinator
(850) 658-1522
cityofapalachicola@gmail.com

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).

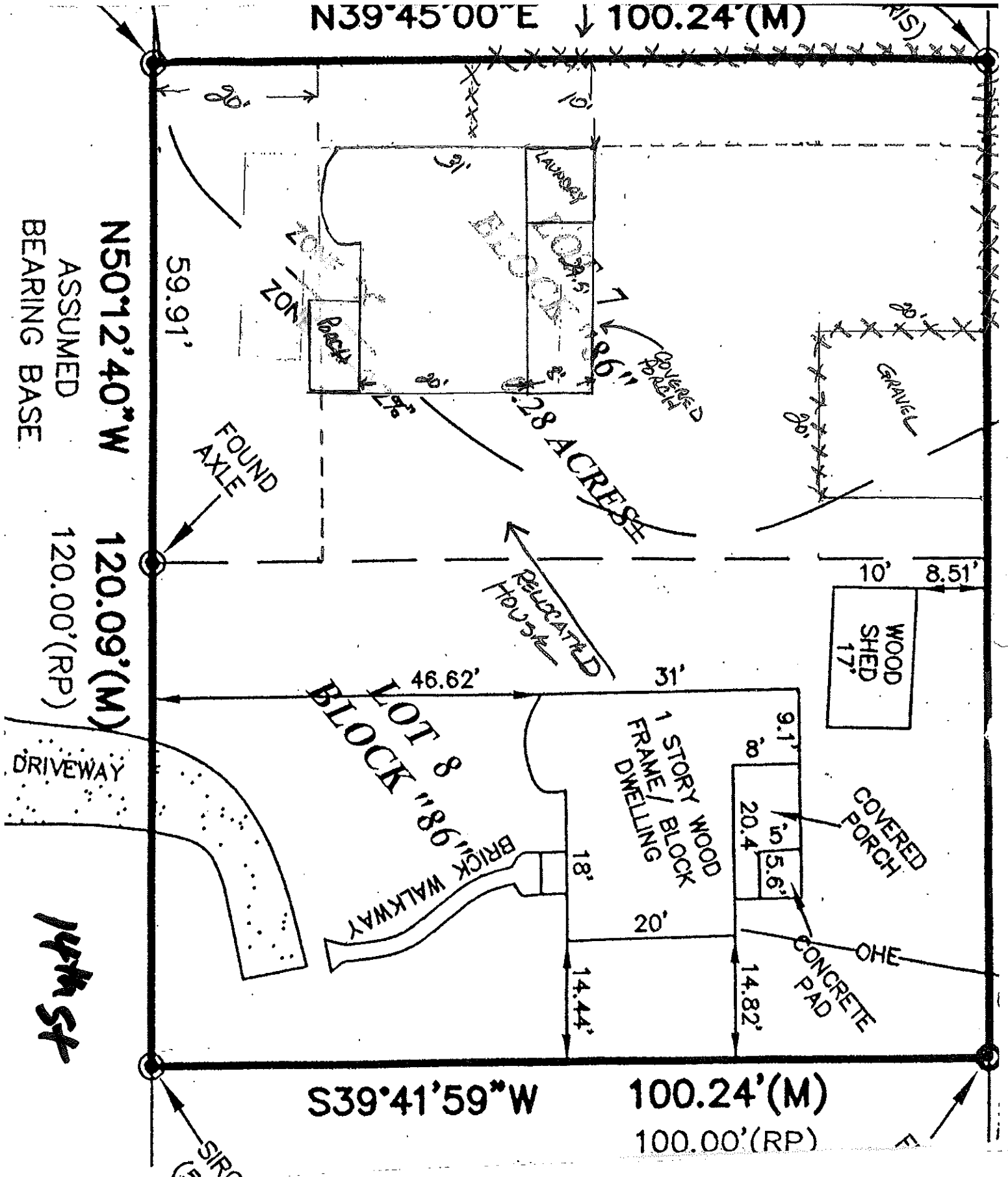
- 1.) RELOCATE EXISTING "NON-RATED" HOUSE LOCATED AT 25 14TH ST. TO THE ADJACENT LOT #7.
- 2.) RECONSTRUCT THE FRONT & REAR PORCHES AT THE REQUIRED FINISHED FLOOR HEIGHT.
- 3.) RECONSTRUCT THE ATTACHED LAUNDRY/UTILITY ROOM IN CONJUNCTION WITH THE REBUILDING OF THE REAR PORCH.
4. BUILD PRIVACY FENCE.
- 5.) CONSTRUCT PARKING SPACE/PAD WITH ENTRY FROM ALLEY.
- 6.) RE-ROOF HOUSE & RECONSTRUCTED REAR PORCH WITH METAL ROOF

Project Scope	Manufacturer	Product Description	FL Product Approval #
Siding	HARDYBOARD	BOARD & BATTEN SIDING ON RECONSTRUCTED LAUNDRY/UTILITY ROOM	
Doors			
Windows			
Roofing	?	METAL ROOF. ALUMINUM COLOR	
Trim			
Foundation			
Shutters			
Porch/Deck		WOOD POSTS & WOOD DECK CONCRETE PIER OR WOOD PIERS.	
Fencing PRIVACY		WOOD - 6' HIGH WITH STAGGERED VERTICAL BOARDS FOR AIR PASS THRU.	
Driveways/Sidewalks PARKING PAD		BASE & GRAVEL 20' x 20'	
Other			

HWY 98

N39°45'00"E 100.24'(M)

N50°12'40"W ASSUMED BEARING BASE 59.91' 120.09'(M) 120.00'(RP)



LOT 8
BLOCK 8

WOOD SHED
17'

1 STORY WOOD
FRAME DWELLING

COVERED
PORCH

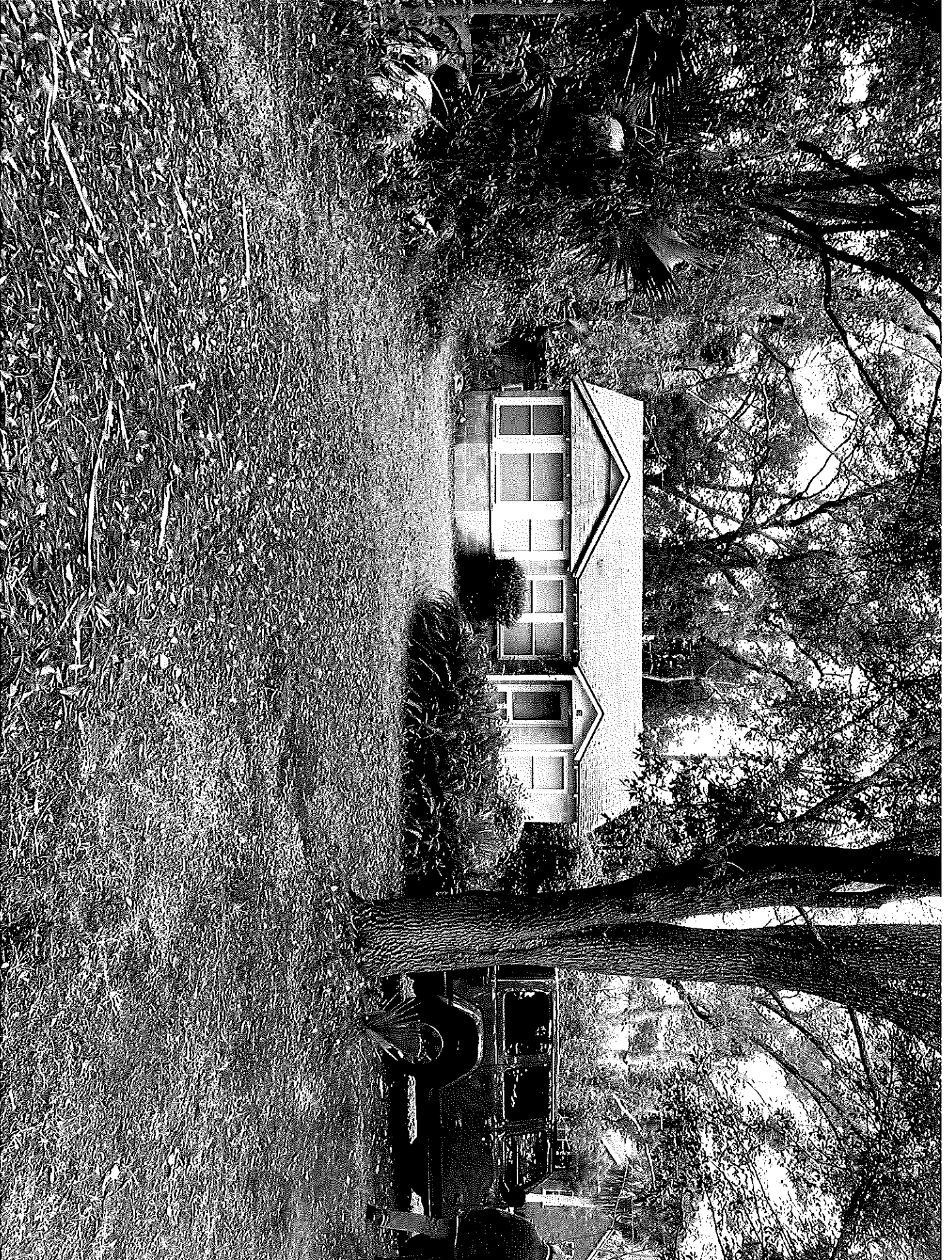
CONCRETE
PAD

BRICK WALKWAY

DRIVEWAY

14th St

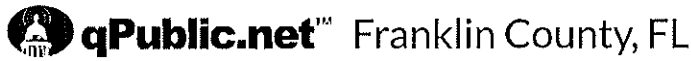
SIRC



75 14TH ST. TO BE RELOCATED



REAR OF HOUSE - PORCH & LAUNDRY TO BE RECONSTRUCTED



Parcel Summary

Parcel ID 01-09S-08W-8330-0086-0060
 Location Address 75 14TH ST
 32320
 Brief Tax Description* BL 86 LOTS 6-7-8 OR/145/544 1115/286
 *The Description above is not to be used on legal documents.
 Property Use Code SINGLE FAM (000100)
 Sec/Twp/Rng 1-9S-8W
 Tax District Apalachicola (District 3)
 Millage Rate 20.2323
 Acreage 0.000
 Homestead N

[View Map](#)

Owner Information

Primary Owner
 Robinson Charles F
 C/O Frances Robinson
 PO Box 942
 Daphne, AL 36526

Land Information

Code	Land Use	Number of Units	Unit Type	Frontage	Depth
000100	SFR	60.00	FF	0	0
000000	VAC RES	60.00	FF	0	0
000000	VAC RES	60.00	FF	0	0

Residential Buildings

Building 1
 Type CITY OF AP
 Total Area 938
 Heated Area 614
 Exterior Walls CONC BLOCK
 Roof Cover COMP SHINGL
 Interior Walls DRYWALL
 Frame Type N/A
 Floor Cover HARDWOOD
 Heat CONVECTION
 Air Conditioning WINDOW
 Bathrooms 1
 Bedrooms 2
 Stories 1
 Effective Year Built 1945

Extra Features

Code	Description	Number of Items	Length x Width x Height	Units	Unit Type	Effective Year Built
0630	SHED	1	0 x 0 x 0	187	UT	0

Sales

Multi Parcel	Sale Date	Sale Price	Instrument	Book	Page	Qualification	Vacant/Improved	Grantor	Grantee
N	03/05/2014	\$100	WD	1115	286	Unqualified (U)	Improved	ROBINSON MARY VIRGINIA LIFE ESTATE	ROBINSON CHARLES FREDRICK

Valuation

	2020 Certified	2019 Certified	2018 Certified	2017 Certified	2016 Certified
Building Value	\$28,239	\$28,505	\$24,890	\$24,890	\$25,346
Extra Features Value	\$1,870	\$1,870	\$1,870	\$1,870	\$1,870
Land Value	\$180,000	\$180,000	\$136,200	\$144,000	\$123,000
Land Agricultural Value	\$0	\$0	\$0	\$0	\$0
Agricultural (Market) Value	\$0	\$0	\$0	\$0	\$0
Just (Market) Value	\$210,109	\$210,375	\$162,960	\$170,760	\$150,216
Assessed Value	\$210,109	\$210,375	\$41,652	\$40,795	\$39,956
Exempt Value	\$0	\$0	\$25,500	\$25,500	\$25,500
Taxable Value	\$210,109	\$210,375	\$16,152	\$15,295	\$14,456
Maximum Save Our Homes Portablilty	\$0	\$0	\$121,308	\$129,965	\$110,260

"Just (Market) Value" description - This is the value established by the Property Appraiser for ad valorem purposes. This value does not represent anticipated selling price.

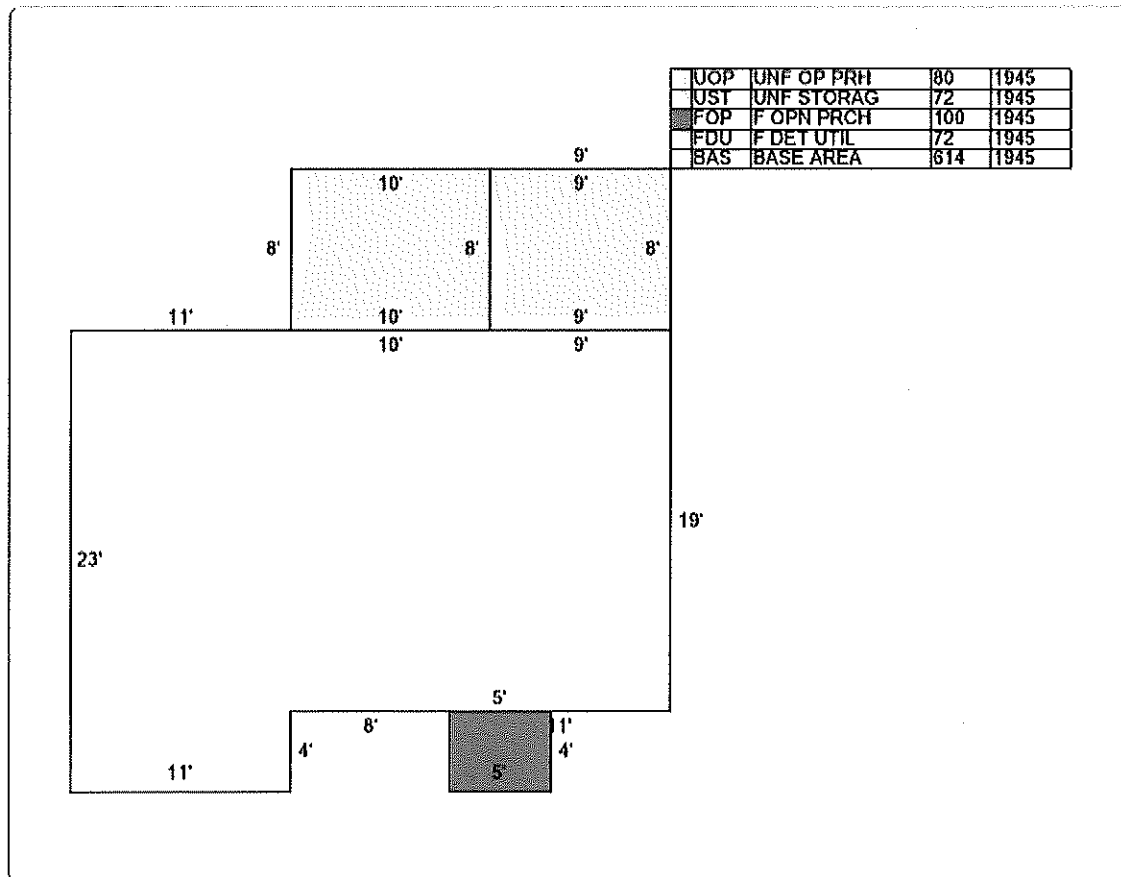
TRIM Notice 2020

[2020 TRIM Notice \(PDF\)](#)

TRIM Notice 2019

[2019 TRIM Notice \(PDF\)](#)

Sketches



No data available for the following modules: Commercial Buildings.

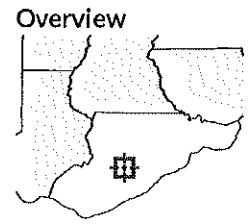
Franklin County makes every effort to produce the most accurate information possible. No warranties, expressed or implied, are provided for the data herein, its use or interpretation. The assessment information is from the last certified taxroll. All data is subject to change before the next certified taxroll.




[User Privacy Policy](#)
[GDPR Privacy Notice](#)



Last Data Upload: 5/3/2021, 7:39:29 AM

Version 2.3.118



- Legend**
-  Parcels
 -  Roads
 -  City Labels

Parcel ID	01-09S-08W-8330-0086-0060	Alternate ID	08W09S01833000860060	Owner Address	ROBINSON CHARLES F
Sec/Twp/Rng	1-9S-8W	Class	SINGLE FAM		C/O FRANCES ROBINSON
Property Address	75 14TH ST	Acreage	n/a		PO BOX 942
					DAPHNE, AL 36526
District	3				
Brief Tax Description	BL 86 LOTS 6-7-8				
	(Note: Not to be used on legal documents)				

Date created: 5/3/2021
 Last Data Uploaded: 5/3/2021 7:39:29 AM

Developed by  **Schneider**
 GEOSPATIAL

⑨

148 13th St.

New Home

CITY OF APALACHICOLA CERTIFICATE OF APPROPRIATENESS APPLICATION -HISTORIC DISTRICT ONLY-	Official Use Only Application # _____ City Representative _____ Date Received _____
---	---

OWNER INFORMATION	CONTRACTOR INFORMATION
Owner <u>Pamela S. Erwin & Thomas Deckner</u> Address <u>148-13th Street</u> City <u>Apalachicola</u> State <u>FL</u> Zip <u>32320</u> Phone <u>(651) 245-6811</u>	Contractors Name <u>Bryce & 1st Choice Builders</u> State License # <u>280066825</u> City License # _____ Email Address <u>Bryce@1stchoicebuilders.net</u> Phone <u>(850) 653-7777</u>

Approval Type: Staff Approval Date: _____ Board Approval Board Denial Date _____

*Reason for Denial _____

PROJECT TYPE

<input checked="" type="checkbox"/> New Construction <input type="checkbox"/> Addition <input type="checkbox"/> Alteration/Renovation <input type="checkbox"/> Relocation <input type="checkbox"/> Demolition	<input type="checkbox"/> Fence <input type="checkbox"/> Repair (Extensive) <input type="checkbox"/> Variance <input type="checkbox"/> Other _____
---	--

PROPERTY INFORMATION:

Street Address: 148-13th Street City & State Apalachicola, FL Zip 32320

Historic District Non-Historic District Zoning District _____

Parcel #: 01-095-08W-8330-0090-0020 Block(s) 9 Lot(s) 1/2 Lot 2 NW
1/2 Lot 3 SE

FEMA Flood Zone/Panel #: _____
 (For AE, AO, AH or VE Please complete attached Flood Application)

OFFICIAL USE ONLY

Setback requirement of Property: Front: _____ Rear: _____ Side: _____ Lot Coverage: _____ Water Available: _____ Sewer Available: _____ Taps Paid _____	This development request has been approved for zoning, land use, and development review by the City of Apalachicola and a building permit is authorized to be issued. Certificate of Appropriateness Approval: _____ Chairperson, Apalachicola Planning & Zoning Board
---	---

NOTE: This is a conceptual approval through the City based on our Land Development Code (LDC). Please be aware that other documentation may be required by the Building Official contracted to handle the City of Apalachicola Building Permits, EPCF.

Tammy Owens
 Permitting and Development Coordinator
 (850) 658-1522
cityofapalachicola@gmail.com

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).

NEW single Family Home
 Meeting all setbacks

Project Scope	Manufacturer	Product Description	FL Product Approval #
Siding		Hardi siding	
Doors		Fiberglass	
Windows		Vinyl Impact	
Roofing		aluminum metal	
Trim		HARDI BOARD	
Foundation		CONCRETE	
Shutters		—	
Porch/Deck		P.T. WOOD	
Fencing		—	
Driveways/Sidewalks		LIME ROCK 89 GRAVEL	
Other		—	

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 application. I acknowledge that I understand and have complied with all of the submittal requirements and procedures and have read and understand the following:

1. I/We hereby attest to the fact that the above supplied property address(es), 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 City of Apalachicola and the Permitting and Community and Economic Development Office 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 the COA review time period will not commence until the application is deemed complete by staff and may take up to 10 days to process. I further understand that an incomplete application submittal may cause my application to be deferred to the next posted deadline date.
4. I/We understand that, for Board review cases, an agenda and staff report (if applicable) will be available on the City's website approximately one week before the scheduled Planning and Zoning Board Meeting.
5. I/We understand that the approval of this application by the Planning and Zoning Board or staff in no way constitutes approval of a Building Permit for construction from the City of Apalachicola Community and Economic Development Office.
6. I/We understand that all changes to the approved scope of work stated in a COA have to be approved by the PZB before work commences on those changes. There will be no charge for the revision to a COA. Making changes that have not been approved can result in a Stop Work Order being placed on the entire project and additional fees/penalties.
7. I/We understand that any decision of the PZB may be appealed to the City Commission. Petitions to appeal shall be presented within thirty (30) days after the decision of the PZB; otherwise the decision of the PZB will be final.
8. I/We understand that a Certificate of Appropriateness is only valid for one year from issuance. They are renewable for six months without cause, and for an additional six months, upon showing of good cause by the applicant. The applicant must submit all requests for extensions in writing and provide appropriate support documentation, if needed.
9. I/We understand that the COA is hereby made to obtain a permit to do work and installation as indicated. I certify that all work will be performed to meet standards of all laws regulating construction in this jurisdiction.
10. I/We understand that separate permits are required for Electrical, Plumbing, Mechanical, and Roofing Work.
11. I/We understand that there will be no issuance of a COA without the property owner obtaining Homeowner's Association approval (if required) prior to the PZB Meeting and/or before the beginning of any work and in no way authorizes work that is in violation of any association rule or regulation.

4-22-21

DATE



SIGNATURE OF APPLICANT

EPCI
CITY OF APALACHICOLA
BUILDING DEPT.
192 Couch Wagoner Blvd. 850-653-1522
APPLICATION FOR BUILDING PERMIT

DATE: 4-21-21 Permit # _____ Permit Fee _____ (payable to EPCI)

OWNER'S NAME: Thomas Becknell Email: thomasbecknell@gmail.com
Pamela Erwin

ADDRESS: 148-13th Street

CITY, STATE & ZIP CODE: Apalachicola, FL 32320 PHONE # 651-245-6811

FEE SIMPLE TITLE HOLDER (IF OTHER THAN OWNER): _____

ADDRESS: _____

CITY, STATE & ZIP CODE: _____ PHONE # _____

CONTRACTOR'S NAME: Bryce Ward Email: Bryce@1stchoicebuilders.net
Seth Ward

ADDRESS: 332 Paradise Lane

CITY, STATE & ZIP CODE: Apalachicola, FL PHONE # 850-653-7777

STATE LICENSE NUMBER: RB0066825 COMPETENCY CARD # _____

ADDRESS OF PROJECT: 148-13th Street

PURPOSE OF PERMIT: NEW HOME

WILL THE STRUCTURE BE LOCATED AT LEAST 30 FEET FROM ANY BODY OF WATER?
 YES NO

PROPERTY PARCEL ID # 01-095-08W-8330-0090-0020

LEGAL DESCRIPTION OF PROPERTY: Lot 2 Lot 3
NW 1/2 - SE 1/2 BIK 90

IF THE APPLICATION IS FOR A COMMERCIAL PROJECT PLEASE LIST THE NAME OF THE BUSINESS:

BONDING COMPANY: _____

ADDRESS: _____ CITY, STATE & ZIP: _____

ARCHITECT'S/ENGINEER'S NAME: _____

ADDRESS: _____ CITY, STATE & ZIP: _____

MORTGAGE LENDER'S NAME: _____

ADDRESS: _____ CITY, STATE & ZIP: _____

WATER SYSTEM PROVIDER: _____ SEWER SYSTEM PROVIDER: _____

PRIVATE WATER WELL: _____ SEPTIC TANK PERMIT NUMBER: _____

Application is hereby made to obtain a permit to do the work and installations as indicated. I certify that NO WORK or installation has commenced prior to the issuance of a permit and that all work will be performed to meet the standards of all laws regulating construction in this jurisdiction. I understand that a separate permit must be secured for electrical work, plumbing, signs, roofing, pools, furnaces, boilers, heaters, tanks, and air conditioners, etc. (applications may be emailed to cityofapalachicola@gmail.com or dropped off at City Hall mailbox)

PURPOSE OF BUILDING:

Single Family ___ Townhouse ___ Commercial ___ Industrial ___ Shed
 ___ Multi-Family ___ Swimming Pool ___ Roof ___ Sign ___ Pole Barn
 ___ Temp Pole ___ Demolition ___ Other _____
 ___ Addition, Alteration or Renovation to building. _____

Distance from property lines: Front 16' Rear 25'4" L. Side 16'10"
 R. Side 11'
 Cost of Construction \$ \$324,000 Square Footage 1214 Heated + 184 covered porches
 EPI _____ Flood Zone 500 survey Lowest Floor Elevation _____
 Area Heated/Cooled 1214 # Of Stories Single # Of Units _____
 Type of Roof Galvalume Type of Walls WOOD Type of Floor Wood
 Extreme Dimensions of: Length 57'6" Height 19' + or + Width 32

WARNING TO OWNER: YOUR FAILURE TO RECORD A NOTICE OF COMMENCEMENT MAY RESULT IN YOU PAYING TWICE FOR IMPROVEMENTS TO YOUR PROPERTY. IF YOU INTEND TO OBTAIN FINANCING, CONSULT WITH YOUR LENDER OR AN ATTORNEY BEFORE RECORDING YOUR NOTICE OF COMMENCEMENT. For improvements to real property with a construction cost of \$2,500 or more, a certified copy of the Notice of Commencement is required to be submitted to this Department when application is made for a permit or the applicant may submit a copy of the Notice of Commencement along with an affidavit attesting to its recording. A certified copy of the Notice of Commencement must be provided to this Department before the second or any subsequent inspection can be performed. Filing of the documents that have been certified may be done by mail, facsimile or hand delivery.

NOTICE: EPCI: The EPCI/City of Apalachicola Building Department does not have the authority to enforce DEED RESTRICTIONS or COVENANTS on properties.

OWNER'S AFFIDAVIT: I hereby certify that the information contained in this application is true and correct to the best of my knowledge. And that all work will be done in compliance with all applicable laws regulating construction and zoning.

Signature of Owner or Agent _____ Date _____

Sara E. Ward 4-21
 Signature of Contractor Date

Notary as to Owner or Agent _____
 Date: _____

Sara E. Ward
 Notary as to Contractor
 Date: 4/23/2021



My Commission expires: _____

My Commission expires: 08/26/24

APPLICATION APPROVED BY: _____ BUILDING OFFICIAL.

(email to: cityofapalachicola@gmail.com or drop off in City drop box)
 (make checks payable to EPCI – 192 Coach Wagoner Blvd. Apalachicola, FL 32320)



Parcel Summary

Parcel ID 01-09S-08W-8330-0090-0020
Location Address 148 WILLIE B SPEED ST
 APALACHICOLA 32320
Brief Tax Description* BL 90 NW 1/2 LOT 2 & SE 1/2 LOT 3 61/295 1161/297 1216/34 1264/717
*The Description above is not to be used on legal documents.
Property Use Code VACANT (000000)
Sec/Twp/Rng 1-9S-8W
Tax District Apalachicola (District 3)
Millage Rate 20.2323
Acreage 0.000
Homestead N

[View Map](#)

Owner Information

Primary Owner
 Becknell Thomas Ira &
 Erwin Pamela Jane
 929 9th Ave South
 South Saint Paul, MN 55075

Land Information

Code	Land Use	Number of Units	Unit Type	Frontage	Depth
000188	SFR CHAPMAN/APALACH	60.00	FF	0	0

Sales

Multi Parcel	Sale Date	Sale Price	Instrument	Book	Page	Qualification	Vacant/Improved	Grantor	Grantee
N	05/11/2020	\$28,000	WD	1264	717	Qualified (Q)	Vacant	GIBSON	BECKNELL/ERWIN
N	04/16/2018	\$21,500	WD	1216	34	Qualified (Q)	Vacant	ETHRIDGE	GIBSON
N	02/01/2016	\$7,700	TD	1161	297	Unqualified (U)	Vacant	POWELL MARY	ETHRIDGE

Valuation

	2020 Certified	2019 Certified	2018 Certified	2017 Certified	2016 Certified
Building Value	\$0	\$0	\$0	\$0	\$0
Extra Features Value	\$0	\$0	\$0	\$0	\$0
Land Value	\$19,200	\$19,200	\$24,000	\$30,000	\$21,000
Land Agricultural Value	\$0	\$0	\$0	\$0	\$0
Agricultural (Market) Value	\$0	\$0	\$0	\$0	\$0
Just (Market) Value	\$19,200	\$19,200	\$24,000	\$30,000	\$21,000
Assessed Value	\$19,200	\$19,200	\$24,000	\$23,100	\$21,000
Exempt Value	\$0	\$0	\$0	\$0	\$0
Taxable Value	\$19,200	\$19,200	\$24,000	\$23,100	\$21,000
Maximum Save Our Homes Portability	\$0	\$0	\$0	\$6,900	\$0

"Just (Market) Value" description - This is the value established by the Property Appraiser for ad valorem purposes. This value does not represent anticipated selling price.

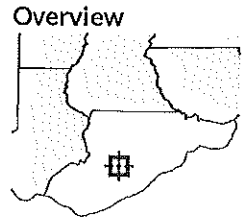
TRIM Notice 2020




[2020 TRIM Notice \(PDF\)](#)

TRIM Notice 2019

[2019 TRIM Notice \(PDF\)](#)

No data available for the following modules: Residential Buildings, Commercial Buildings, Extra Features, Sketches.



- Legend
-  Parcels
 -  Roads
 -  City Labels

Parcel ID	01-09S-08W-8330-0090-0020	Alternate ID	08W09S01833000900020	Owner Address	BECKNELL THOMAS IRA & ERWIN PAMELA JANE 929 9TH AVE SOUTH SOUTH SAINT PAUL, MN 55075
Sec/Twp/Rng	1-9S-8W	Class	VACANT		
Property Address	148 WILLIE B SPEED ST APALACHICOLA	Acreage	n/a		
District	3				
Brief Tax Description	BL 90 NW 1/2 LOT 2 & SE (Note: Not to be used on legal documents)				

Date created: 5/3/2021
Last Data Uploaded: 5/3/2021 7:39:29 AM











ERWIN-BECKNELL RESIDENCE

148 13TH STREET, APALACHICOLA, FL 32320

DRAWING INDEX:

S-1 SURVEY (BY OTHERS)

A-1 SITE PLAN

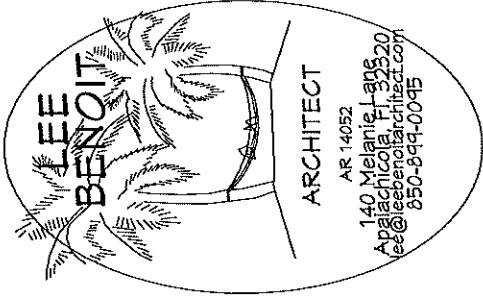
A-2 FLOOR PLAN

A-3 ELEVATIONS

A-4 FOUNDATION & FLOOR FRAMING

A-5 ROOF PLAN & ELECTRICAL

A-6 STRUCTURAL SECTION



date	04/03/2021
rev	2
drawn	LEE BENOIT

plans/erwinbecknell

PLANS CONFORM TO THE 2020 F.B.C.

INFORMATION ON DRAWINGS AS PER 1606.1.1 FLORIDA BUILDING CODE

1. BASIC WIND SPEED: 135 MPH
2. WIND IMPORTANCE FACTOR: 1.0 / BUILDING CATEGORY: LOW RISE
3. WIND EXPOSURE: C
4. APPLICABLE INTERNAL PRESSURE COEFFICIENT: +/- .55
5. COMPONENTS AND CLADDING DESIGN PRESSURE: 45 PSF

PLAT OF BOUNDARY SURVEY CERTIFIED TO:
 THOMAS IRA BECKWELL and PAMELA JAME EKHTIN,
 KRISTY BRANCH BANKS, P.A.
 OLD REPUBLIC NATIONAL TITLE INSURANCE COMPANY

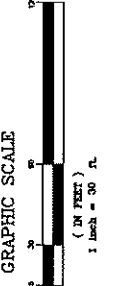
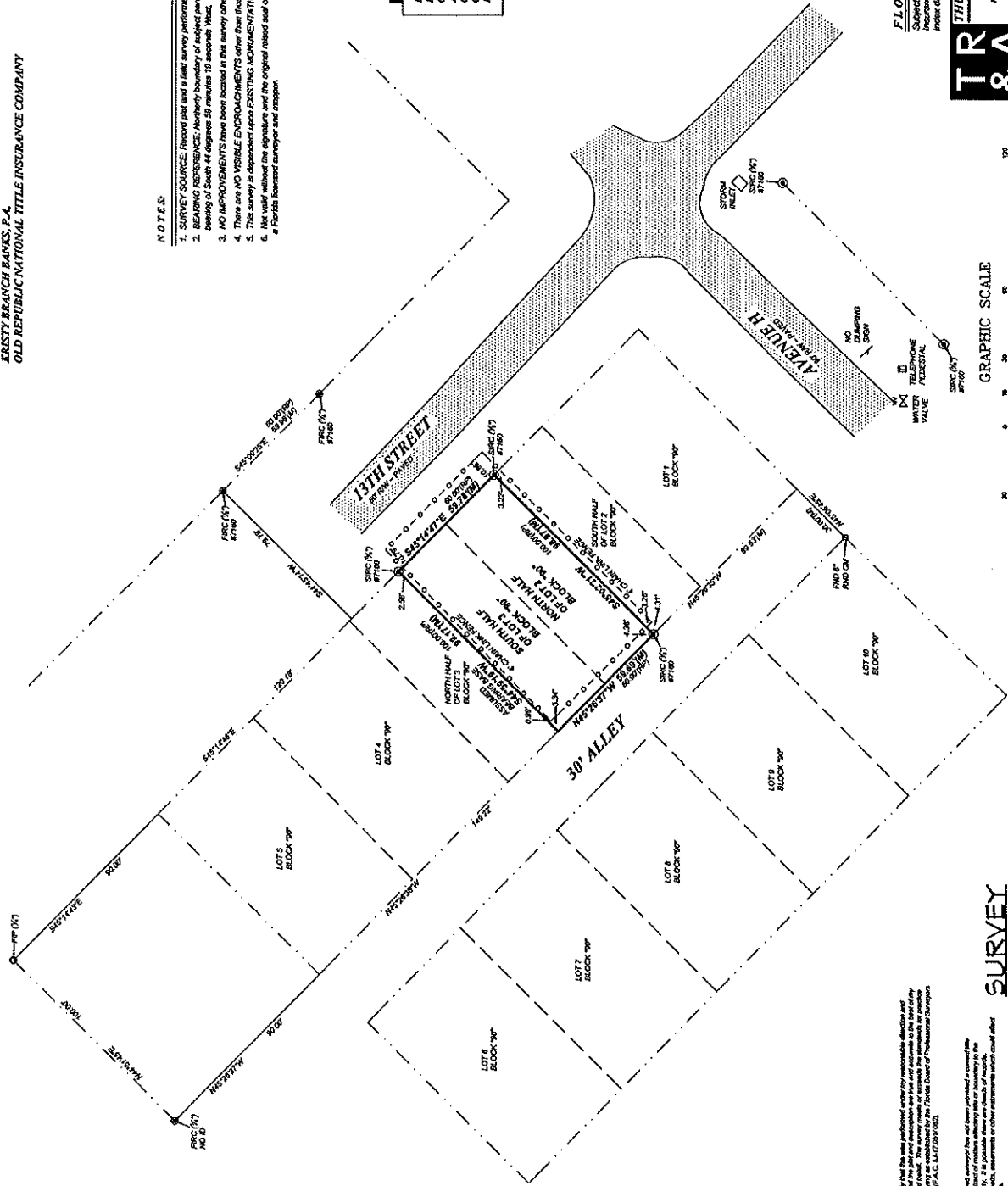
NOTES:

1. SURVEY SOURCE: Record plat and a field survey performed by the undersigned surveyor.
2. BEARING REFERENCE: Northern boundary of subject parcel having an assumed bearing of South 44 degrees 59 minutes 19 seconds West.
3. NO IMPROVEMENTS have been located in this survey other than those shown hereon.
4. There are NO VISIBLE ENVOACHMENTS other than those shown hereon.
5. This survey is dependent upon EXISTING MONUMENTATION.
6. Not valid without the signature and the original sealed seal of a Florida licensed surveyor and mapper.

LEGAL DESCRIPTION:
 NORTH HALF OF LOT 3 AND THE SOUTH HALF OF LOT 3, BLOCK "B" OF THE CITY OF APALACHICOLA AS PER MAP OR PLAT IN COMMON USE ON FILE AT THE CLERK OF THE COURT OFFICE IN FRANKLIN COUNTY, FLORIDA.

LEGEND

SYMBOL	DESCRIPTION
—	BOUNDARY
•	IRON NAIL
○	CONCRETE MONUMENT
○	WOODEN MONUMENT
○	1/4" IRON PIPE
○	1/4" ALUMINUM PIPE
○	1/4" BRASS PIPE
○	1/4" COPPER PIPE
○	1/4" GALVANIZED PIPE
○	1/4" INCH GALVANIZED PIPE
○	1/4" INCH GALVANIZED PIPE
○	1/4" INCH GALVANIZED PIPE
○	1/4" INCH GALVANIZED PIPE
○	1/4" INCH GALVANIZED PIPE
○	1/4" INCH GALVANIZED PIPE



I hereby certify that this map furnished under my responsible direction and signature is a true and correct copy of the original survey and map as shown to me by the owner and as it appears on the ground. The survey was made at the time and place stated on this map and as shown on the ground. I am a duly licensed surveyor in the State of Florida and registered under the name of THOMAS IRA BECKWELL and PAMELA JAME EKHTIN, KRISTY BRANCH BANKS, P.A., OLD REPUBLIC NATIONAL TITLE INSURANCE COMPANY.

The undersigned surveyor has not been provided a correct and complete copy of the original survey and map as shown to me by the owner and as it appears on the ground. If it possible there are errors of record. I am a duly licensed surveyor in the State of Florida and registered under the name of THOMAS IRA BECKWELL and PAMELA JAME EKHTIN, KRISTY BRANCH BANKS, P.A., OLD REPUBLIC NATIONAL TITLE INSURANCE COMPANY.

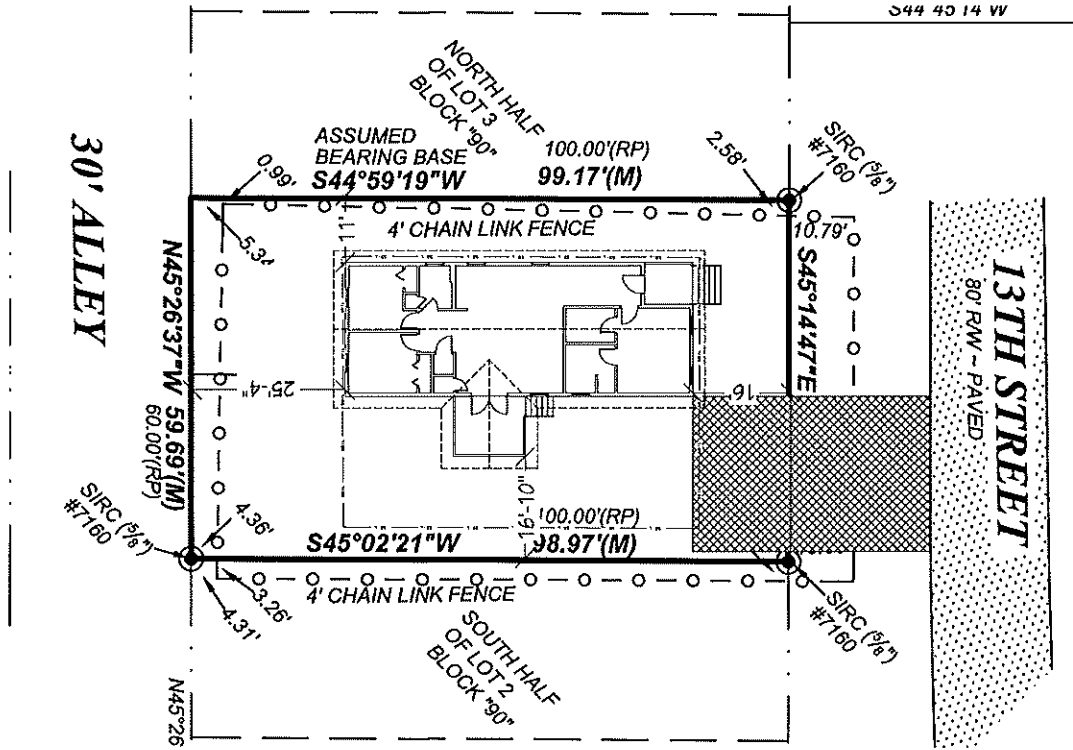
JAMES T. RODENBERRY
 Surveyor and Mapper
 Florida Certificate No. 4201

SURVEY
 NOT TO SCALE

FLOOD ZONE INFORMATION:
 Subject property is located in Zone X as per Flood Insurance Rate Map Community Panel No. 15000G00SE Inter. date: February 9, 2014, Franklin County, Florida.

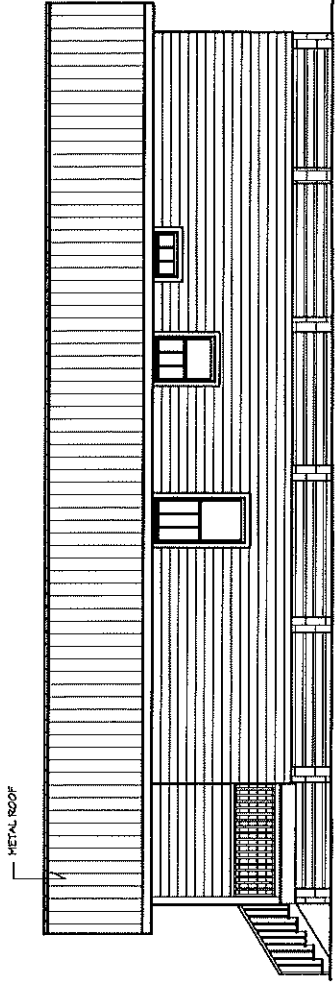
TR & A
THURMAN RODDENBERRY & ASSOCIATES, INC.
 PROFESSIONAL SURVEYORS AND MAPPERS
 P.O. BOX 106 • 125 STATE STREET • SUITE 101 • FRANKLIN, FLORIDA 32342
 PHONE: (904) 688-9400 FAX: (904) 688-3000
 LICENSE # S-1
 DATE: 04/29/20
 DRAWN BY: MD
 FILE: 2025A196
 DATE OF LAST FIELD WORK: 04/17/20
 JOB NUMBER: 20-254

BLDGD. ZONE INFORMATION:
 SUBJECT PROPERTY IS LOCATED IN ZONE "X" AS PER FIRM
 COMMUNITY PANEL NO. 120094 0228E
 INDEX DATE: FEBRUARY 5, 2014, FRANKLIN COUNTY, FL
 THE OWNER/CONTRACTOR SHALL VERIFY THE HOUSE LOCATION
 PRIOR TO CONSTRUCTION.
 SURVEY PROVIDED BY OTHERS



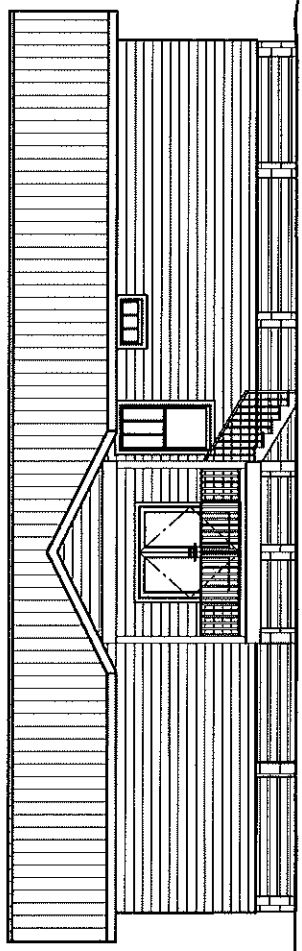
SITE PLAN

1" = 20' (11"x11" @ 100%)
 1" = 10' (24"x36" @ 200%)



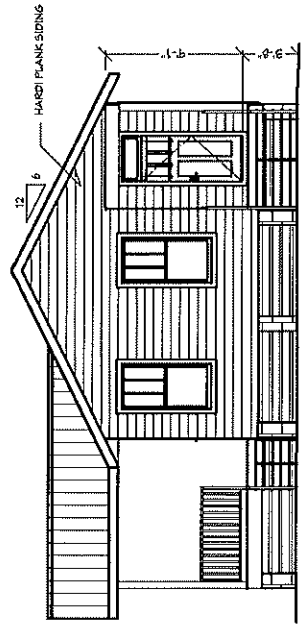
RIGHT ELEVATION

1/8" = 1' (11"x17" @ 100%)
 1/4" = 1' (24"x36" @ 200%)



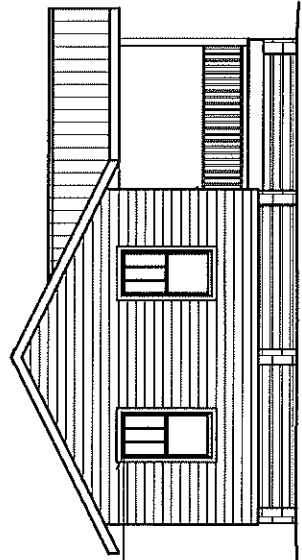
LEFT ELEVATION

1/8" = 1' (11"x17" @ 100%)
 1/4" = 1' (24"x36" @ 200%)



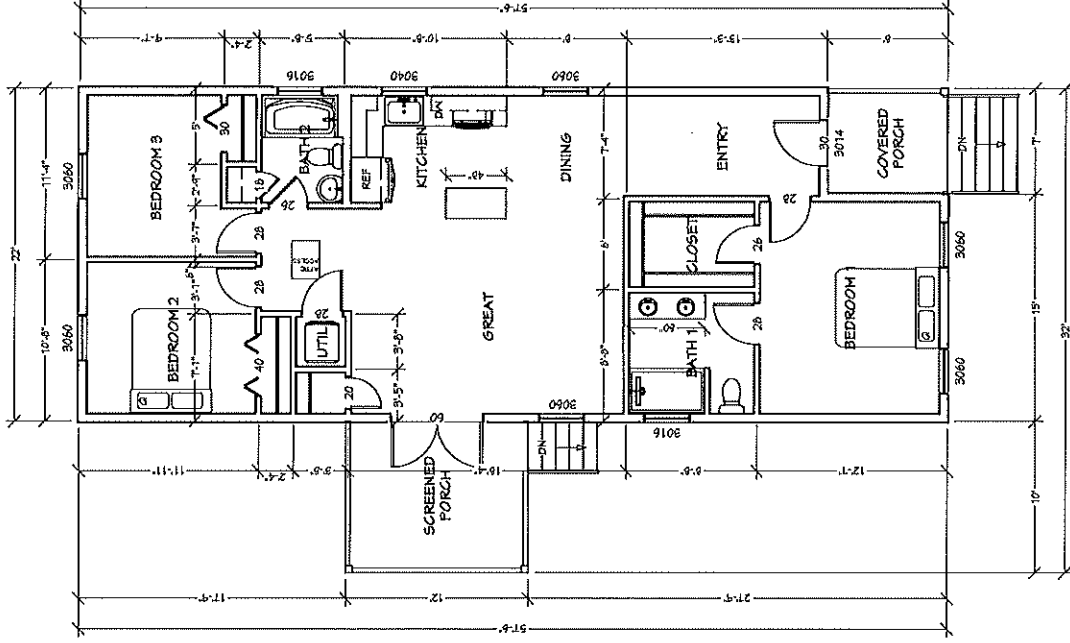
FRONT ELEVATION

1/8" = 1' (11"x17" @ 100%)
 1/4" = 1' (24"x36" @ 200%)



REAR ELEVATION

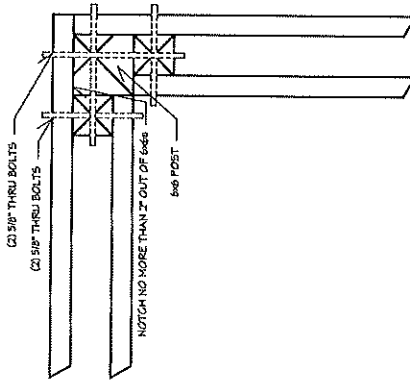
1/8" = 1' (11"x17" @ 100%)
 1/4" = 1' (24"x36" @ 200%)



FLOOR PLAN

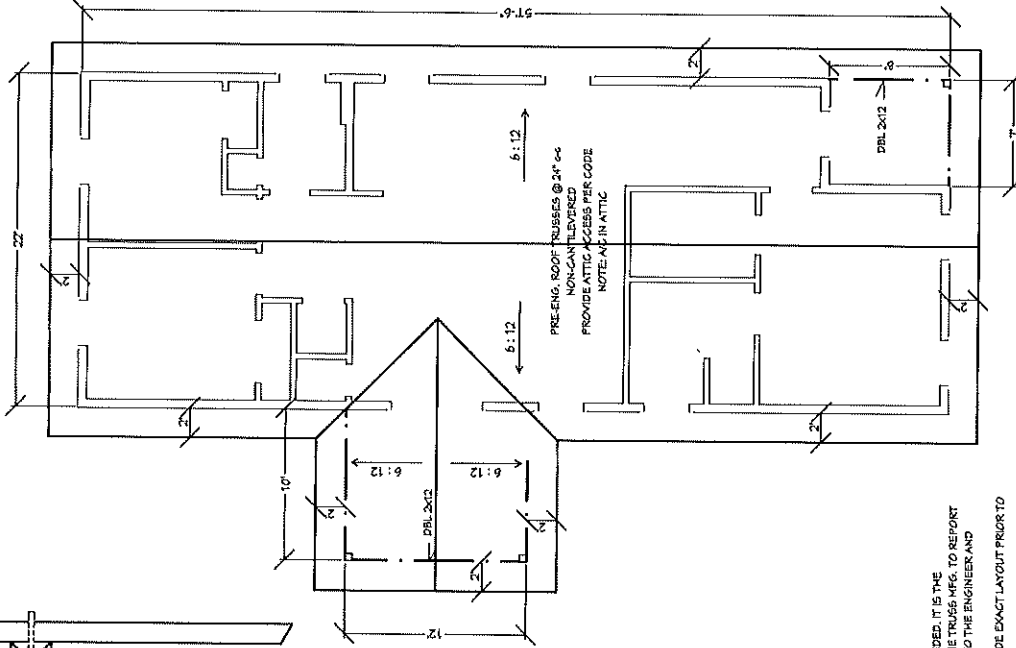
1/8" = 1' (11"x17" @ 100%)
 1/4" = 1' (24"x36" @ 200%)

1,209 sq ft H&C



6x6 TO BEAM DETAIL

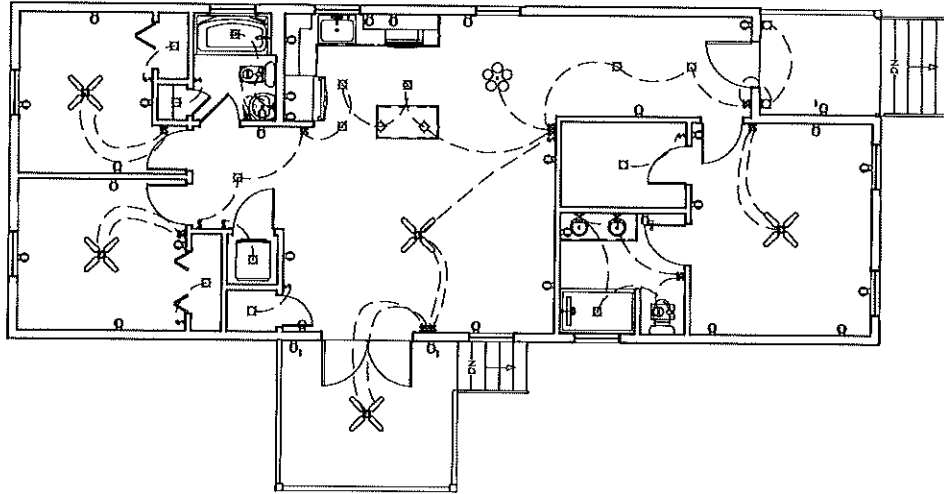
1" = 1'



ROOF PLAN NOTES:
 NO TRUSS PLAN PROVIDED. IT IS THE RESPONSIBILITY OF THE TRUSS MFG. TO REPORT ANY DISCREPANCIES TO THE ENGINEER AND CONTRACTOR.
 TRUSS MFG. TO PROVIDE EXACT LAYOUT PRIOR TO CONSTRUCTION.

ROOF PLAN

1/8" = 1' (11"x17" @ 100%)
 1/4" = 1' (24"x36" @ 200%)



ELECTRICAL PLAN IS SCHEMATIC
 CONSULT OWNER FOR FINAL
 PLACEMENT AND QUANTITIES
 NOTE: HVAC IN ATTIC

ELECTRICAL

1/8" = 1' (11"x17" @ 100%)
 1/4" = 1' (24"x36" @ 200%)

⑩

64 15th St.

New Home

+

Tree Removal

CITY OF APALACHICOLA
CERTIFICATE OF APPROPRIATENESS APPLICATION

Official Use Only

-HISTORIC DISTRICT-

Application # _____
City Representative _____
Date Received _____

OWNER INFORMATION

CONTRACTOR INFORMATION

Owner PATTI S. McCAHNEY
Address 145 Bay Ave
City Apalachicola State FL Zip 32320
Phone (850) 653-1900

State License # CRC 1328499/RB29003418
City License # _____ County License # _____
Email Address GPARTU@VIRKIH.CC.COM
Phone (850) 566-2078

Approval Type: [] Staff Approval Date: _____ [] Board Approval [] Board Denial Date _____

*Reason for Denial

PROJECT TYPE

New Construction

Addition

Alteration/Renovation

Relocation

Demolition

Fence

Repair (Extensive)

Variance

Other: _____

PROPERTY INFORMATION:

Street Address: 64 15th St City & State Apalachicola, FL Zip 32320

[] Historic District [] Non-Historic District Zoning District _____

Parcel #: ONE Block(s) 98 Lot(s) 1

FEMA Flood Zone/Panel #: .02
(For AE, AO, AH or VE Please complete attached Flood Application)

OFFICIAL USE ONLY

Setback requirement of Property:

Front: _____ Rear: _____ Side: _____ Lot Coverage: _____

Water Available: _____ Sewer Available: _____ Taps Paid _____

This development request has been approved for zoning, land use, and development review by the City of Apalachicola and a building permit is authorized to be issued.

Certificate of Appropriateness Approval:

Chairperson, Apalachicola Planning & Zoning Board

NOTE: This is a conceptual approval through the City based on our Land Development Code (LDC). Please be aware that other documentation may be required by the Building Official contracted to handle the City of Apalachicola Building Permits, EPC.

~~Courtney Bankston~~

Permitting and Development Coordinator

(850) 653-1522 (ext 205) Phone

(850)653-7023 Cell

~~courtneybankston@cityofapalachicola.com~~

cityofapalachicola@gmail.com

850.653.1522

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).

The Proposed Project is to construct a one story single family residence for the Owner's Primary Residence. The house is of Coastal Cottage style with Hardy siding and a standing seam metal roof. The structure is 2200 sq ft with 1,955 H&C. To accommodate the coverage requirement 328 sq feet will be deconstructed from an existing shed. The structure will be painted white and is compatible with the Apalachicola Historic District. Three previously planted cypress trees will be removed to accommodate construction of the home.

Project Scope	Manufacturer	Product Description	FL Product Approval #
Siding	JAMES HARDI	CEMENTITIOUS	
Doors	NEUMA	FIBERGLASS	
Windows	JELD-WEN	VINYL WINDOW	
Roofing	ENGLEKT	STANDING SEAM METAL ROOFING	
Trim	JAMES HARDI	CEMENTITIOUS	
Foundation		CONCRETE BLOCK	
Shutters	N/A		
Porch/Deck		CEMENT	
Fencing	N/A		
Driveways/Sidewalks		#57 GRAVEL WITHOUT / BASE	
Other			

CERTIFICATION

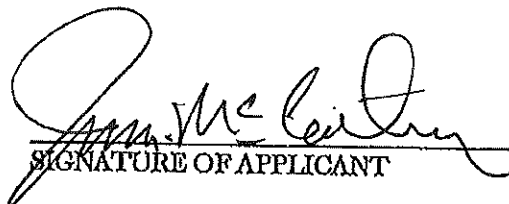
By Signing below, I certify that the information contained in this application is true and correct to the best of my knowledge at the time of application. I acknowledge that I understand and have complied with all of the submittal requirements and procedures and have read and understand the following:

1. I/We hereby attest to the fact that the above supplied property address(es), 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 City of Apalachicola and the Permitting and Community and Economic Development Office 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 the COA review time period will not commence until the application is deemed complete by staff and may take up to 10 days to process. I further understand that an incomplete application submittal may cause my application to be deferred to the next posted deadline date.
4. I/We understand that, for Board review cases, an agenda and staff report (if applicable) will be available on the City's website approximately one week before the scheduled Planning and Zoning Board Meeting.
5. I/We understand that the approval of this application by the Planning and Zoning Board or staff in no way constitutes approval of a Building Permit for construction from the City of Apalachicola Community and Economic Development Office.
6. I/We understand that all changes to the approved scope of work stated in a COA have to be approved by the PZB before work commences on those changes. There will be no charge for the revision to a COA. Making changes that have not been approved can result in a Stop Work Order being placed on the entire project and additional fees/penalties.
7. I/We understand that any decision of the PZB may be appealed to the City Commission. Petitions to appeal shall be presented within thirty (30) days after the decision of the PZB; otherwise the decision of the PZB will be final.
8. I/We understand that a Certificate of Appropriateness is only valid for one year from issuance. They are renewable for six months without cause, and for an additional six months, upon showing of good cause by the applicant. The applicant must submit all requests for extensions in writing and provide appropriate support documentation, if needed.
9. I/We understand that the COA is hereby made to obtain a permit to do work and installation as indicated. I certify that all work will be performed to meet standards of all laws regulating construction in this jurisdiction.
10. I/We understand that separate permits are required for Electrical, Plumbing, Mechanical, and Roofing Work.
11. I/We understand that there will be no issuance of a COA without the property owner obtaining Homeowner's Association approval (if required) prior to the PZB Meeting and/or before the beginning of any work and in no way authorizes work that is in violation of any association rule or regulation.

DATE

4/22/2021

SIGNATURE OF APPLICANT





Parcel Summary

Parcel ID 01-09S-08W-8330-0098-0010
 Location Address 64 15TH ST
 APALACHICOLA 32320
 Brief Tax Description* BL 98 LOTS 1 655/234 LIFE ESTATE 776/481 834/482 843/336 HOUSE ON LOT 2 1246/540
 *The Description above is not to be used on legal documents.
 Property Use Code VACANT (000000)
 Sec/Twp/Rng 1-9S-8W
 Tax District Apalachicola (District 3)
 Millage Rate 20.2323
 Acreage 0.000
 Homestead N

[View Map](#)

Owner Information

Primary Owner
 Mccartney Patti S
 145 Bay Ave
 Apalachicola, FL 32320

Land Information

Code	Land Use	Number of Units	Unit Type	Frontage	Depth
000100	SFR	60.00	FF	0	0

Sales

Multi Parcel	Sale Date	Sale Price	Instrument	Book	Page	Qualification	Vacant/Improved	Grantor	Grantee
N	07/29/2019	\$145,000	WD	1246	540	Qualified (Q)	Improved	ROBINSON	MCCARTNEY
N	04/06/2005	\$100	WD	843	337	Unqualified (U)	Improved	ROBINSON	ROBINSON
N	04/06/2005	\$100	WD	843	336	Unqualified (U)	Improved	ROBINSON	ROBINSON
N	02/17/2005	\$395,500	WD	834	482	Qualified (Q)	Improved	PATRENOS JR	ROBINSON
N	02/12/2004	\$100	WD	776	481	Unqualified (U)	Improved	PATRENOS JR	PATRENOS JR./ SALLY
N	01/03/2001	\$100	WD	655	234	Unqualified (U)	Improved	PATRENOS	PATRENOS JR.

Valuation

	2020 Certified	2019 Certified	2018 Certified	2017 Certified	2016 Certified
Building Value	\$0	\$0	\$82,120	\$82,120	\$83,346
Extra Features Value	\$0	\$0	\$264	\$264	\$264
Land Value	\$60,000	\$60,000	\$76,200	\$84,000	\$72,000
Land Agricultural Value	\$0	\$0	\$0	\$0	\$0
Agricultural (Market) Value	\$0	\$0	\$0	\$0	\$0
Just (Market) Value	\$60,000	\$60,000	\$158,584	\$166,384	\$155,610
Assessed Value	\$60,000	\$60,000	\$158,584	\$166,384	\$155,610
Exempt Value	\$0	\$0	\$0	\$0	\$0
Taxable Value	\$60,000	\$60,000	\$158,584	\$166,384	\$155,610
Maximum Save Our Homes Portability	\$0	\$0	\$0	\$0	\$0

"Just (Market) Value" description - This is the value established by the Property Appraiser for ad valorem purposes. This value does not represent anticipated selling price.

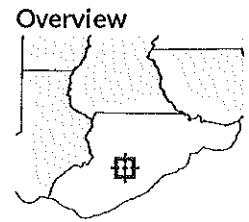
TRIM Notice 2020

[2020 TRIM Notice \(PDF\)](#)

TRIM Notice 2019

[2019 TRIM Notice \(PDF\)](#)

No data available for the following modules: Residential Buildings, Commercial Buildings, Extra Features, Sketches.



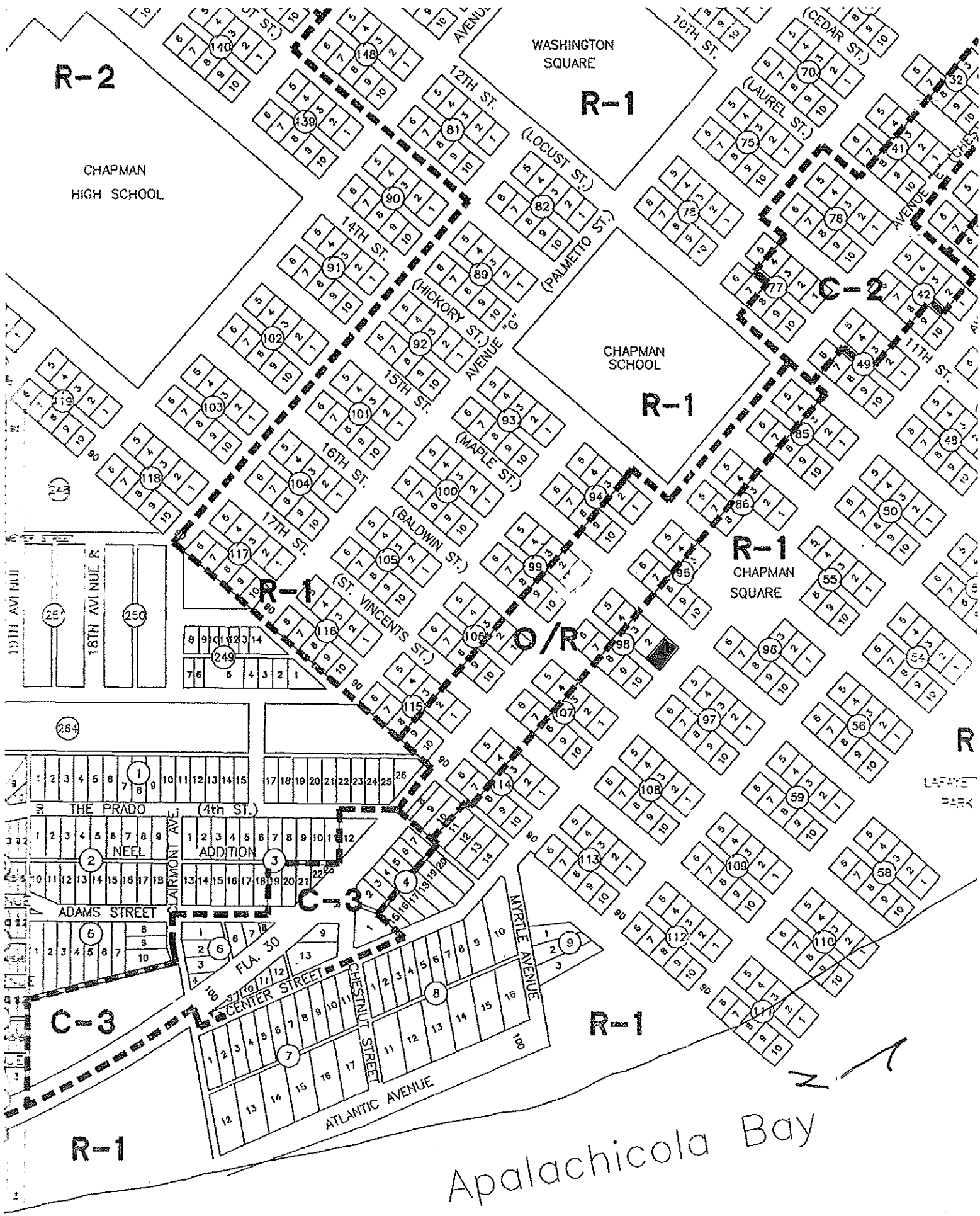
- Legend**
- Parcels
 - Roads
 - City Labels

Parcel ID	01-09S-08W-8330-0098-0010	Alternate ID	08W09S01833000980010	Owner Address	MCCARTNEY PATTIS
Sec/Twp/Rng	1-9S-8W	Class	VACANT		145 BAY AVE
Property Address	64 15TH ST	Acreage	n/a		APALACHICOLA, FL 32320
	APALACHICOLA				
District	3				
Brief Tax Description	BL 98				

(Note: Not to be used on legal documents)

Date created: 5/3/2021
Last Data Uploaded: 5/3/2021 7:39:29 AM

Developed by  **Schneider**
GEOSPATIAL



R-2

CHAPMAN
HIGH SCHOOL

WASHINGTON
SQUARE

R-1

CHAPMAN
SCHOOL

R-1

R-1
CHAPMAN
SQUARE

R

LAFAYE
PARK

C-3

R-1

R-1

Apalachicola Bay

MCCARTNEY RESIDENCE

64 15TH STREET, APALACHICOLA, FL 32320

DRAWING INDEX:

S-1 SURVEY (BY OTHERS)

A-1 SITE PLAN

A-2 FLOOR PLAN

A-3 ELEVATIONS

A-4 ELEVATIONS

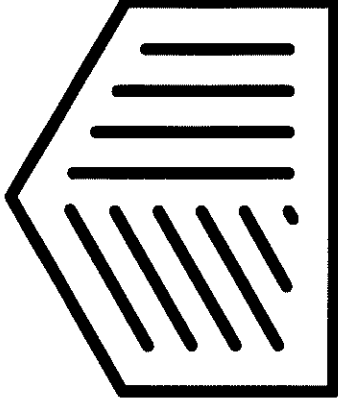
A-5 FOUNDATION

A-6 FLOOR FRAMING

A-7 ROOF PLAN

A-8 STRUCTURAL SECTION

A-9 ELECTRICAL



WARD DRAFTING

Zach Ward

379 LILY CIRCLE

EASTPOINT, FL 32328

warddrafting@gmail.com

date	04/21/2021
rev	4
draun	ZACH WARD

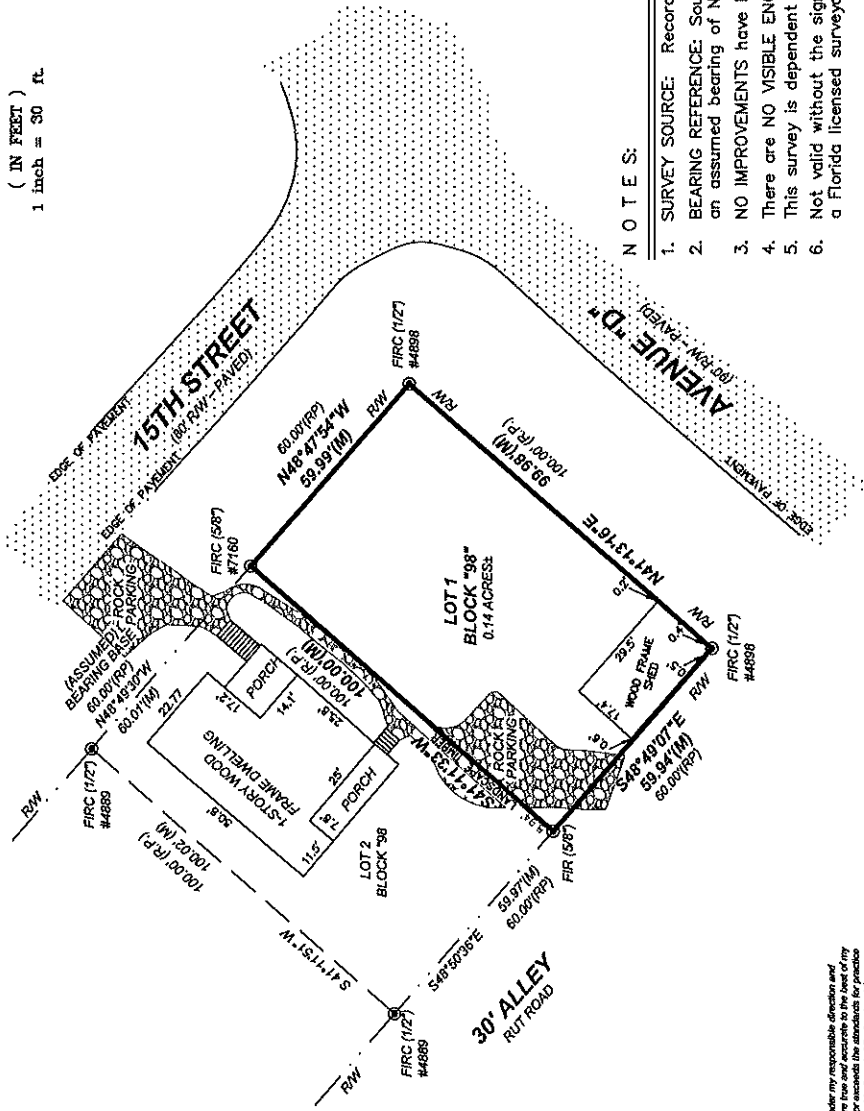
plans/1/mccartney

PLAT OF BOUNDARY SURVEY CERTIFIED TO:
PATIS. MCCARTNEY,
SANDERS & DUNCAN, P.A.,
CHICAGO TITLE INSURANCE COMPANY



LEGEND

- M MEASURED
- RP RECORD PLAT
- FIRC FOUND IRON ROD
- SIRC SET IRON ROD & CAP #7186-38"
- FIR FOUND IRON ROD
- FWP FOUND IRON PIPE
- RW RIGHT-OF-WAY
- NOT TO SCALE
- POINT NOT SET OR FOUND
- POWER POLE
- WATER METER
- OVERHEAD ELECTRIC LINES
- SEWER MANHOLE



LEGAL DESCRIPTION:
 Lot 1, Block "98" of the CITY OF APALACHICOLA,
 a subdivision as per map or plat in common use on
 file at the Clerk of the Circuit Office in Franklin County,
 Florida

NOTES:

1. SURVEY SOURCE: Record plat and a field survey performed by the undersigned surveyor.
2. BEARING REFERENCE: Southwesterly right-of-way boundary of 15th Street having an assumed bearing of North 48 degrees 49 minutes 30 seconds West.
3. NO IMPROVEMENTS have been located in this survey other than shown hereon.
4. There are NO VISIBLE ENCROACHMENTS other than those shown hereon.
5. This survey is dependent upon EXISTING MONUMENTATION.
6. Not valid without the signature and the original raised seal of a Florida licensed surveyor and mapper.

REVISED 07/25/19; REMOVED GRAVEL DRIVE - MD

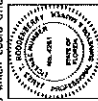
	Thurman Roddemberry & Associates, Inc. PROFESSIONAL SURVEYORS AND MAPPERS P.O. BOX 118 • 125 SHELLEMAN STREET • SEPCOTTOPPY, FLORIDA 3258 PHONE: (904) 246-4300 FAX: (904) 246-4300 E-MAIL: T&A@T&A.COM	
	DATE: 09/29/19 DRAWN BY: BS	DATE OF LAST FIELD WORK: 07/25/19 JOB NUMBER: 04-033

FLOOD ZONE INFORMATION:
 Subject property is located in Zone "X" (0.2%) as per Flood Insurance Rate Map Community Panel No: 120089 0526F index date: February 5, 2014, Franklin County, Florida.

SURVEY
 NOT TO SCALE

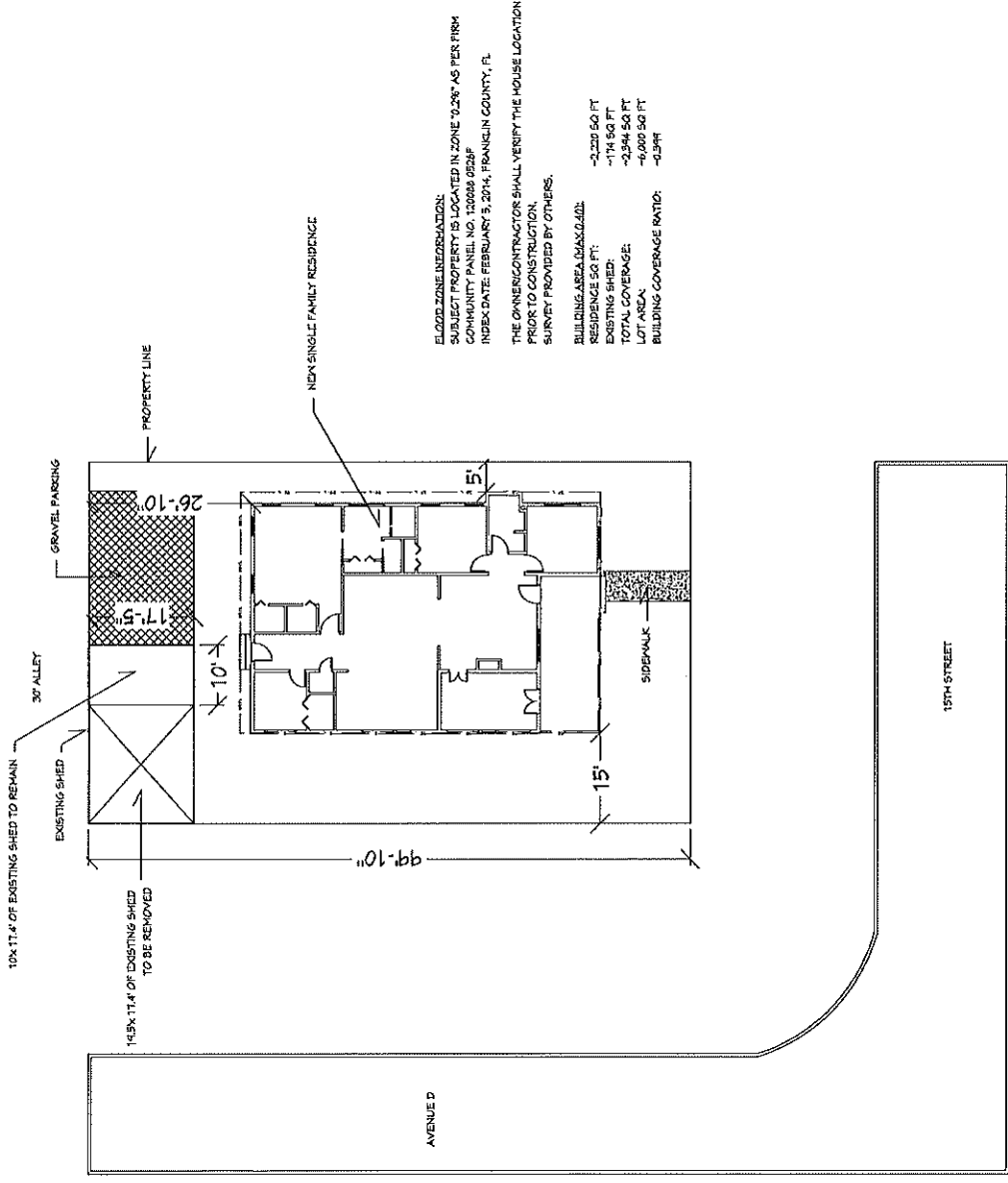
I hereby certify that this was performed under my responsible direction and that I am a duly licensed and qualified Professional Surveyor and Mapper in the State of Florida. This survey meets or exceeds the standards for practice or land surveying as established by the Florida Board of Professional Surveyors and Mappers (F.A.C. 5A-17.05(1)(b)).

The undersigned surveyor has not been provided a current title insurance policy for the subject property. It is possible there are deeds of records, unrecorded deeds, easements or other instruments which could affect the boundaries.



Thurman Roddemberry
 THURMAN RODDEMBERY
 Surveyor and Mapper
 Florida Certificate No: 4281

Florida Certificate No: 4281

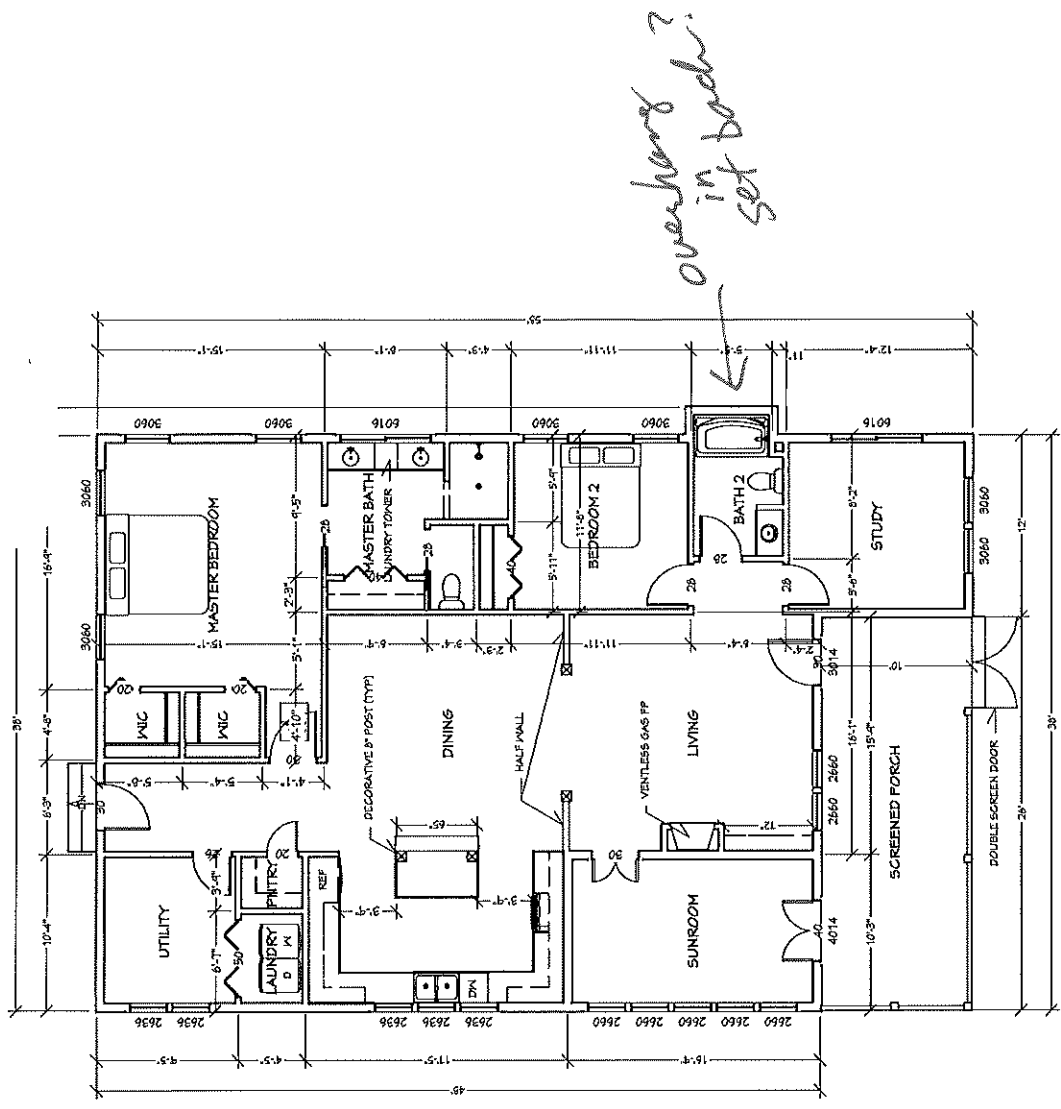


FLOOD ZONE INFORMATION:
 SUBJECT PROPERTY IS LOCATED IN ZONE "V2B" AS PER FIRM
 COMMUNITY PANEL NO. 1000A 0204F
 INDEX DATE: FEBRUARY 5, 2014, FRANKLIN COUNTY, FL

THE OWNER/CONTRACTOR SHALL VERIFY THE HOUSE LOCATION
 PRIOR TO CONSTRUCTION.
 SURVEY PROVIDED BY OTHERS.

BUILDING AREA (MAX. GLOBE):
 RESIDENCE SQ. FT. - 2,200 SQ. FT.
 EXISTING SHED: - 174 SQ. FT.
 TOTAL COVERAGE: - 2,374 SQ. FT.
 LOT AREA: - 6,000 SQ. FT.
 BUILDING COVERAGE RATIO: - 39.4%

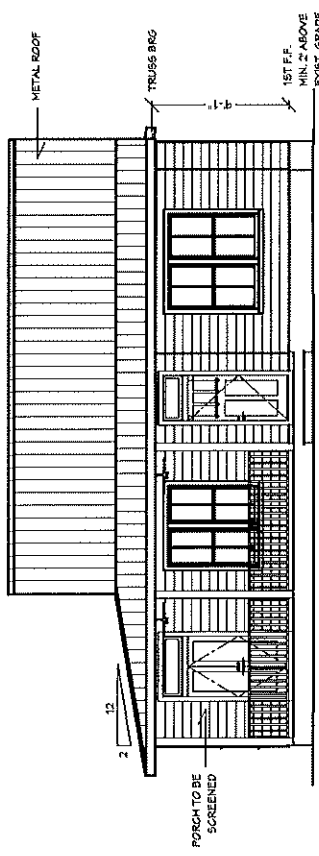
SITE PLAN
 1" = 20' (11" x 17" @ 100%)
 1" = 10' (24" x 36" @ 200%)



FLOOR PLAN

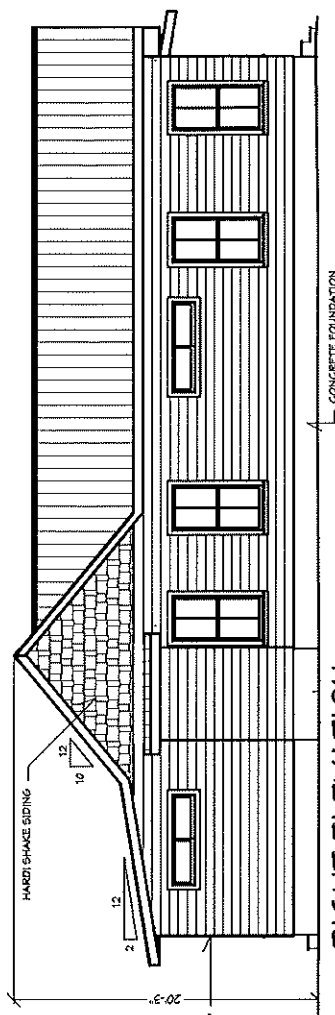
1/8" = 1' (11"X17" @ 100%)
 1/4" = 1' (24"X36" @ 200%)

1,455 sq ft H&C



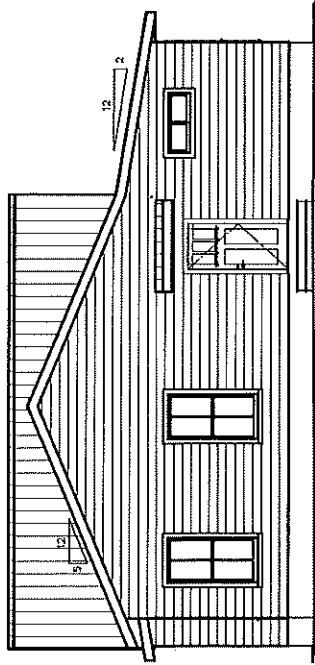
FRONT ELEVATION

1/8" = 1' (11"x17" @ 100%)
 1/4" = 1' (24"x36" @ 200%)



RIGHT ELEVATION

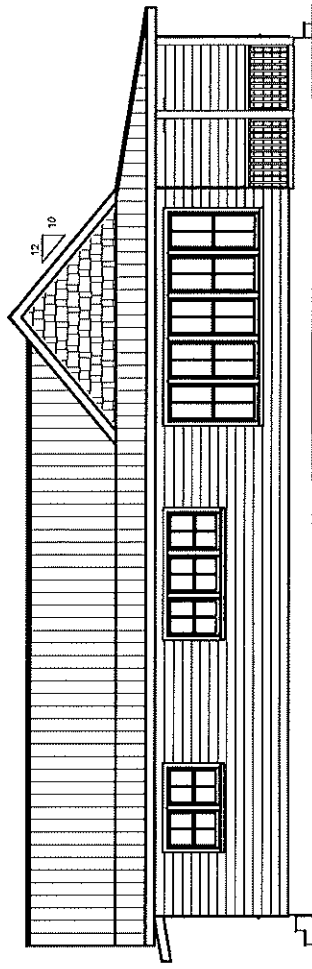
1/8" = 1' (11"x17" @ 100%)
 1/4" = 1' (24"x36" @ 200%)



REAR ELEVATION

1/8" = 1' (11"x17" @ 100%)

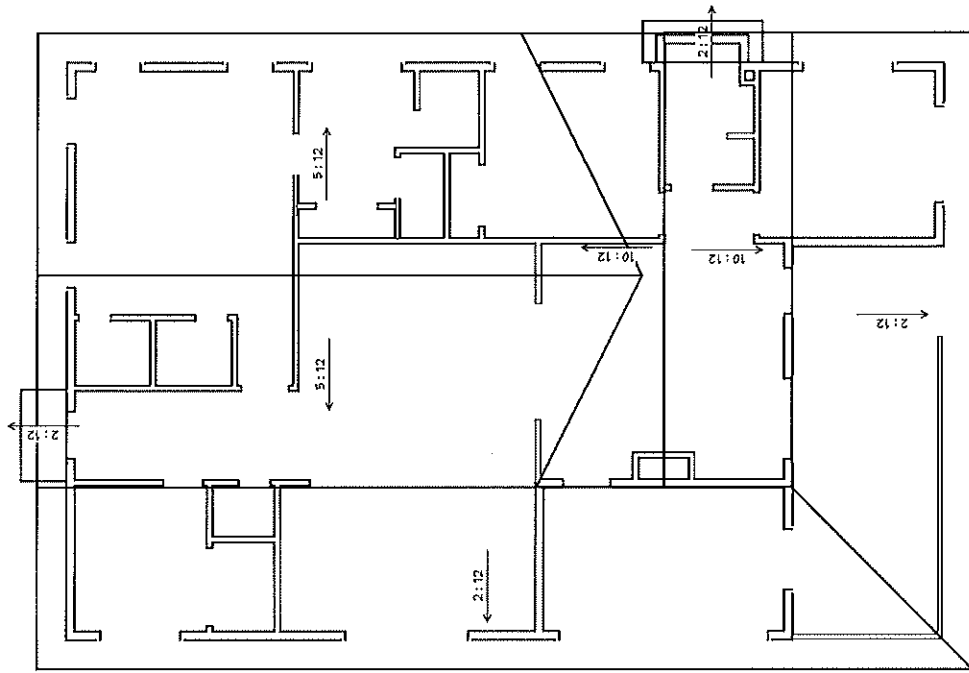
1/4" = 1' (24"x36" @ 200%)



LEFT ELEVATION

1/8" = 1' (11"x17" @ 100%)

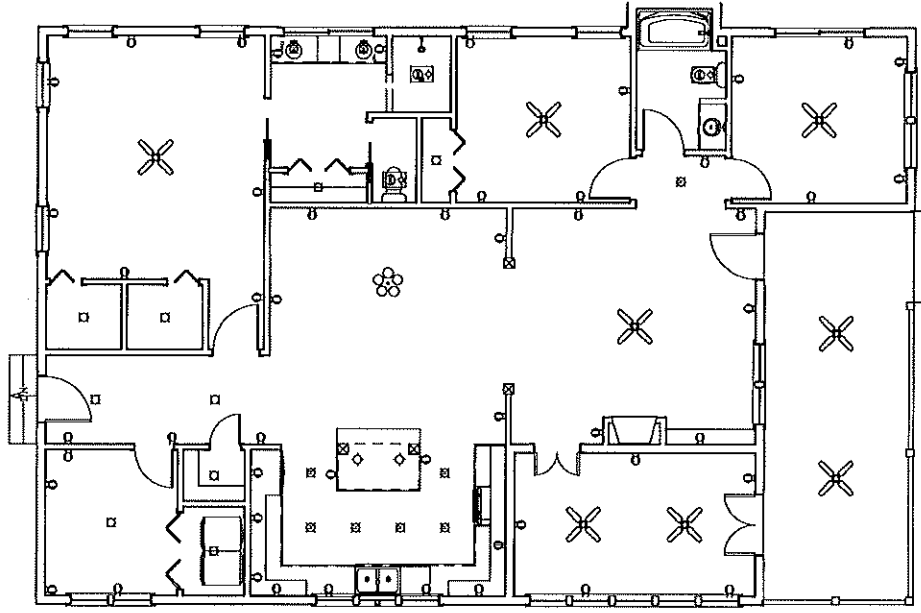
1/4" = 1' (24"x36" @ 200%)



ROOF PLAN

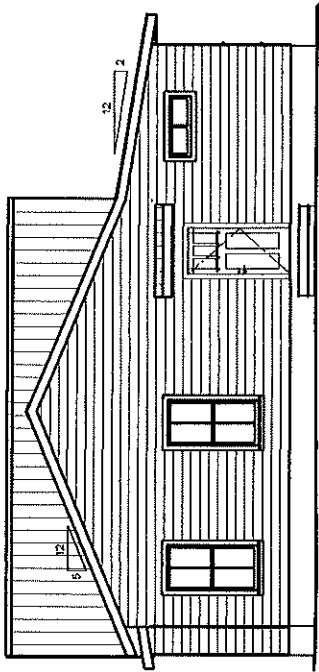
1/8" = 1' (11"x17" @ 100%)

1/4" = 1' (24"x36" @ 200%)



ELECTRICAL PLAN IS SCHEMATIC
 CONSULT OWNER FOR FINAL
 PLACEMENT AND QUANTITIES
 NOTE: HVAC IN ATTIC

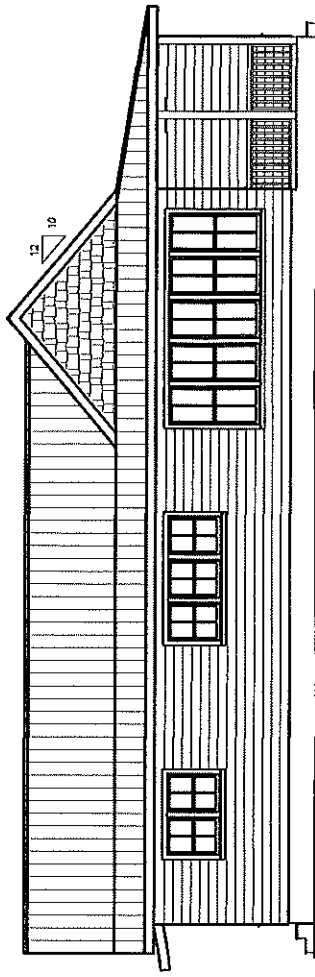
ELECTRICAL
 1/8" = 1' (11'x17" @ 100%)
 1/4" = 1' (24'x36" @ 200%)



REAR ELEVATION

1/8" = 1' (11"x17" @ 100%)

1/4" = 1' (24"x36" @ 200%)



LEFT ELEVATION

1/8" = 1' (11"x17" @ 100%)

1/4" = 1' (24"x36" @ 200%)

CITY OF APALACHICOLA TREE APPLICATION REMOVAL OR ALTERATION OF PROTECTED TREE

Applicant's Name: Bill & Patti McCurtney Email: billerland@gmail.com
 Property Owner's Name: Patti McCurtney Phone: 653-6504
 Property Address: 64 15th St. City, State, Zip: Newrichicola, FL 32320
 General Contractor/Tree Contractor: Gary Vlick Phone: 566-2078
 Applicants Signature/Date: [Signature] 1 4/22/2021

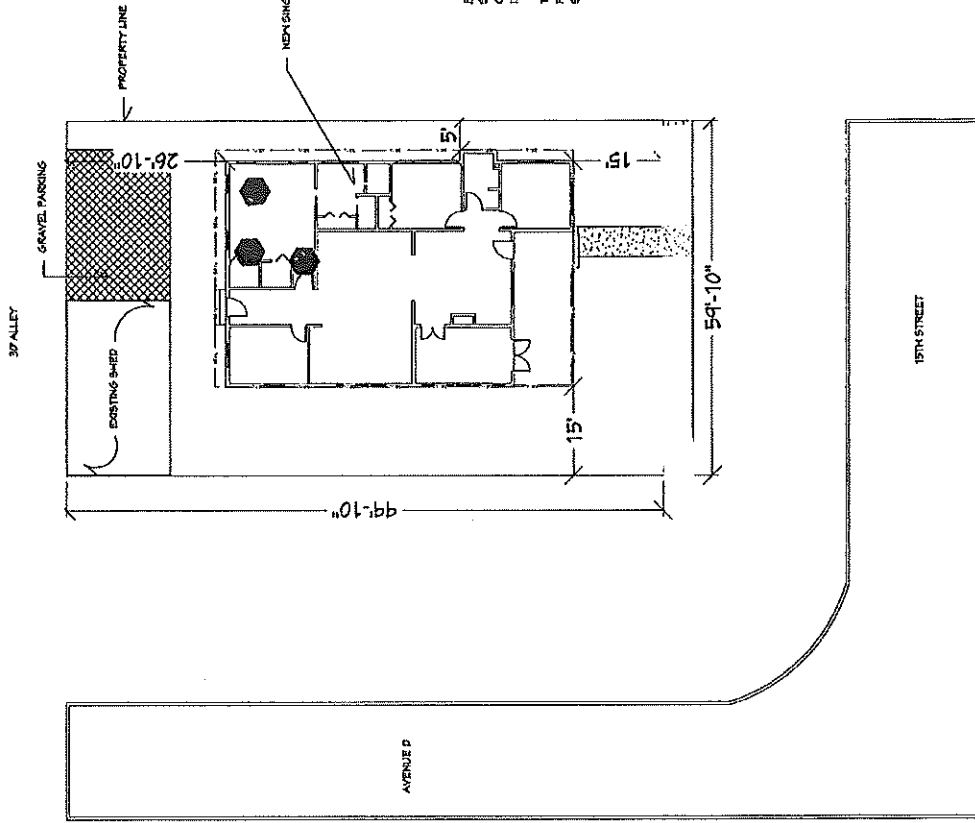
1. Protected trees - Enter the number of trees to be removed or altered (significant cutting of limbs and branches)

	4' to 16'	Greater than 16' to less than 35'	35' and larger (Particular Tree)
Bald & Pond Cypress	3		
Eastern & Southern Red Cedar			
Live Oak			
Longleaf Pine			
Pecan			
Sabal Palm			
Slash Pine			
Southern Magnolia			
Sycamore			
Water Oak			
Total			

Size is measured at breast height (4.5 feet above ground surface).

2. Reason(s) for removal or alteration (Mark all that apply with "X")

Owner's Private Property	
Removal: New Construction	Alteration: New Construction
<input checked="" type="checkbox"/> Tree located within or too close to footprint of proposed new building or addition	Limbs and branches encroaching where structure is to be built
Removal: No New Construction	Alteration: No New Construction
<input checked="" type="checkbox"/> Tree roots damaging building foundation or underground utilities	Limbs and branches rubbing on side or roof of building
Imminent hazard to property or human safety	Imminent hazard to property or human safety
Diseased or pest-infested tree	Diseased or pest-infested tree
Storm damaged tree (other than City declared emergency; e.g., lightning)	Storm-damaged tree (other than during City declared emergency; e.g., lightning)
Tree in decline (loss of vigor, poor growth, dieback of twigs & branches)	
City Property (City street right-of-ways adjacent to private property)	
Removal: Requested by Private Property Owner	Alteration: Requested by Private Property Owner (Significant cutting of limbs & branches)
Tree located where access to private property is proposed (driveway, etc.)	Imminent hazard to property or human safety
Imminent hazard to property or human safety	
Diseased or pest-infested tree	
Storm damaged tree (other than City declared emergency; e.g., lightning)	



Proposed Tree Removal
 3 10-12 year old
 Planted Cypress
 by Previous Owner

Diameter of each 8"-9" at
 breast height.

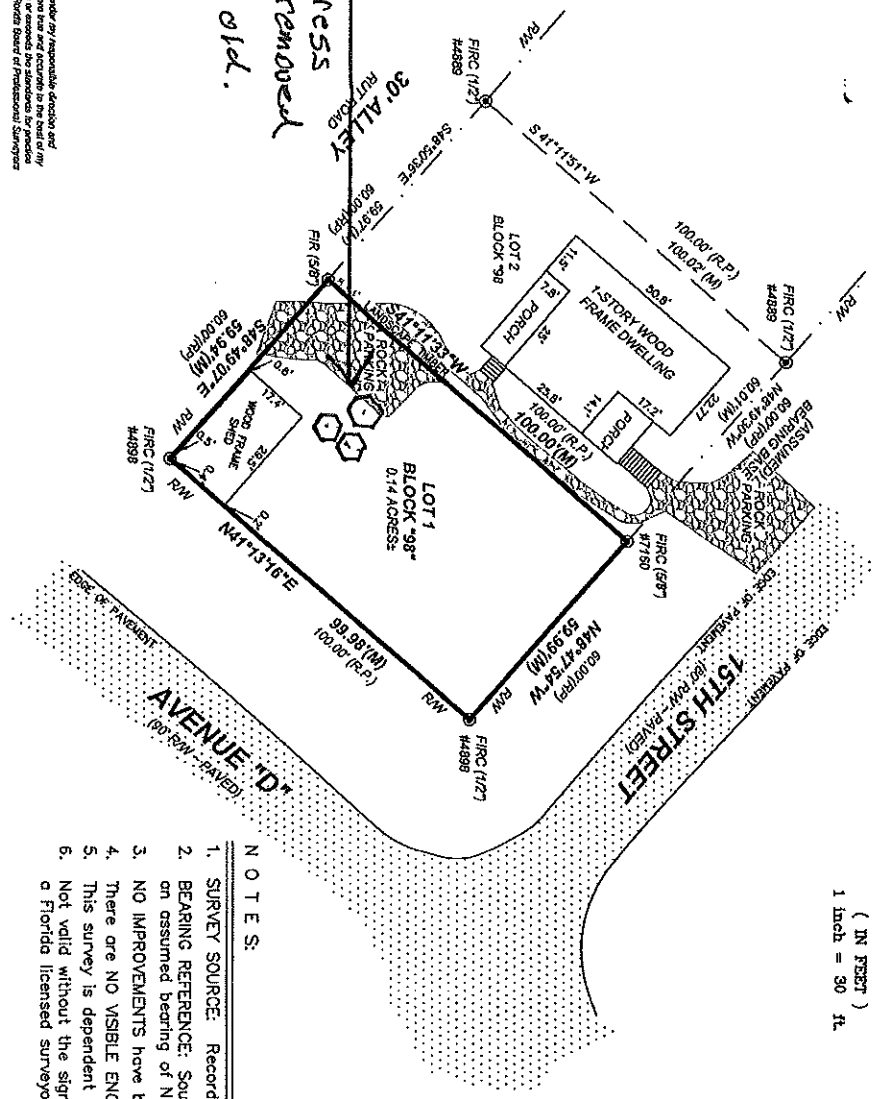
FLOOD ZONE INFORMATION:
 SUBJECT PROPERTY IS LOCATED IN ZONE V-2S AS PER FIRM
 COMMUNITY PANEL NO. 12200A (2504)
 INDEX DATE: FEBRUARY 3, 2014, FRANKLIN COUNTY, FL
 THE OWNER/CONTRACTOR SHALL VERIFY THE HOUSE LOCATION
 PRIOR TO CONSTRUCTION.
 SURVEY PROVIDED BY OTHERS.

Photo Provided via Email
 of Project Site

SITE PLAN
 1" = 20' (11"x17" @ 100%)
 1" = 10' (24"x36" @ 200%)

TREE REMOVAL: 3 Young cypress planted by previous owner

PLAT OF BOUNDARY SURVEY CERTIFIED TO:
 PATTI S. MCCARTNEY,
 SANDERS & DUNCAN, P.A.,
 CHICAGO TITLE INSURANCE COMPANY



LEGEND

M	MEASURED
RP	RECORDED PLAT
FRIC	FOUND IRON ROD AND CAP
SIRC	SET IRON ROD & CAP
FIR	FOUND IRON ROD
FIP	FOUND IRON PIPE
RW	RIGHT-OF-WAY
NS	NOT TO SCALE
△	POINT NOT SET OR FOUND
⊖	POWER POLE
⊕	WATER METER
⊖	OVERHEAD ELECTRIC LINES
⊖	SEWER MANHOLE

LEGAL DESCRIPTION:
 Lot 1, Block 98 of the CITY OF APALACHICOLA, a subdivision as per map or plat in common use on file at the Clerk of the Circuit Office in Franklin County, Florida

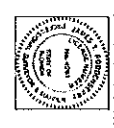
- NOTES:**
1. SURVEY SOURCE: Record plat and a field survey performed by the undersigned surveyor.
 2. BEARING REFERENCE: Southwesterly right-of-way boundary of 15th Street having an assumed bearing of North 48 degrees 49 minutes 30 seconds West.
 3. NO IMPROVEMENTS have been located in this survey other than those shown hereon.
 4. There are NO VISIBLE ENCROACHMENTS other than those shown hereon.
 5. This survey is dependent upon EXISTING MONUMENTATION.
 6. Not valid without the signature and the original raised seal of a Florida licensed surveyor and mapper.

3 Planted cypress
 Trees to be removed
 approx 12 years old.

I hereby certify that this was prepared under my responsible direction and my personal supervision, that I am a duly licensed and qualified surveyor in the State of Florida, and that I am duly sworn in and qualified to perform the duties of a surveyor as established by the Florida Board of Professional Surveyors and Mappers (F.A.C. 12S17-001/205).

The undersigned surveyor has not been included a current, 30-day or abstract of matters affecting title or boundary of the subject property. It is possible there are deeds of record, unrecorded deeds, easements or other instruments which could affect the boundaries.

Patti McCartney
 PATTI S. MCCARTNEY
 Surveyor and Mapper
 Florida Certificate No: 4281



SURVEY
 NOT TO SCALE

FLOOD ZONE INFORMATION:
 Subject property is located in Zone X (0.2%) as per Flood Insurance Rate Map Community Panel No: 120089 0526F
 Index date: February 5, 2014, Franklin County, Florida.

REVISED 07/25/19; REMOVED GRAVEL DRIVE - MD

T&R
 Turnman Radtke & Associates, Inc.
 PROFESSIONAL SURVEYORS AND MAPPERS
 P.O. BOX 100 • 123 SHILOH STREET • SOROKA, FLORIDA 3218
 PHONE: (386) 686-3333 FAX: (386) 686-3333
 434 W. W. W. W.

DATE: 06/26/19	DRAWN BY: BB	N.E. PER PLAT	COUNTY: Franklin
FILE: 040320WG	DATE OF LAST FIELD WORK: 07/25/19	JOB NUMBER: 04-033	5-1



11

120 7th St.

New Home

CITY OF APALACHECOLA
 CERTIFICATE OF APPROPRIATENESS APPLICATION

HISTORIC DISTRICT ONLY

Official Use Only

Application # _____
 City Representative _____
 Date Received _____

OWNER INFORMATION

Owner J. Townsend & K. Tomonville
 Address 120 7th St
 City Apalachicola State FL Zip 32320
 Phone (850) 212 0797

CONTRACTOR INFORMATION

Contractors Name: Erin Rodriguez Const. LLC
 State License # CGC1521107 City License # 07-031
 Email Address erineerconstructionllc.com
 Phone (850) 323-1601

Approval Type: Staff Approval Date: _____ Board Approval Board Denial Date _____

*Reason for Denial _____

PROJECT TYPE

- New Construction
- Addition
- Alteration/Renovation
- Relocation
- Demolition

- Fence
- Repair (Extensive)
- Variance
- Other _____

PROPERTY INFORMATION:

Street Address: 120 7th St. City & State Apalachicola, FL Zip 32320
 Historic District Non-Historic District Zoning District R-1
 Parcel #: 01-095-08W-8330-0060-0058 Block(s) 60 Lot(s) 5
 FEMA Flood Zone/Panel #: AE10
 (For AE, AO, AH or VE Please complete attached Flood Application)

OFFICIAL USE ONLY

Setback requirement of Property:

Front: _____ Rear: _____ Side: _____ Lot Coverage: _____

Water Available: _____ Sewer Available: _____ Taps Paid: _____

This development request has been approved for zoning, land use, and development review by the City of Apalachicola and a building permit is authorized to be issued.

Certificate of Appropriateness Approval:

 Chairperson, Apalachicola Planning & Zoning Board

NOTE: This is a conceptual approval through the City based on our Land Development Code (LDC). Please be aware that other documentation may be required by the Building Official contracted to handle the City of Apalachicola Building Permits, EPCI.

Thammy Owens
 Permitting and Development Coordinator
 (850) 658-1522
 cityofapalachicola@gmail.com

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).

SEE ATTACHMENT

Project Scope	Manufacturer	Product Description	EL Product Approval #
Sliding		MATCH EXISTING	
Doors		REUSE EXISTING	
Windows	MARVIN OR =	3/4" IDH	
Roofing		GALVALUME	
Trim		MATCH EXISTING	
Foundation		BRICK PIER	
Shutters		\	
Porch/Deck		COMPOSITE OR WOOD	
Fencing		VINYL - EXISTING	
Driveways/Sidewalks		GRAVEL W/ FILTER	
Other			

PROJECT DESCRIPTION - 120 Frederick S. Humpheries Street – ALTERATIONS AND ADDITIONS – HISTORIC RESIDENCE

1. The residence is historic, as defined in the *LDC, 109-Historic Preservation*. It has existed in the same location since at least 1922, according to available Sanborn maps. It may have been built before 1912, although the Sanborn map shows a different footprint, suggesting either a graphic mistake or that an earlier house was demolished.

The original house is a typical early 20th c. form – a rectangular plan, with a gable roof and front porch parallel to the street. The plan with four rooms and a central hall was a standard plan. Dimensions 36' x 29'.

The first addition was built before 1922. This was a 13'x24' projection on the rear, probably a kitchen possibly an enclosed well and living area. At some point, a small bathroom was added to the rear of the original house.

A recent addition included an enclosed hallway along the side of the first addition to allow direct access to the back yard. The original addition was converted into a master bath and laundry room.

The current residence has a living room, dining room, kitchen, only one bedroom, and the connected master bath and laundry room.

2. Proposed alterations and additions include the following.

Addition of a family room and enclosed screened porch to the rear of the original house and next to the historic addition. The later hallway addition and small bath will be demolished. This addition is about 600 sf, including the small screened porch. A small uncovered deck is added to the rear. This new addition is combined with the historic addition under a gable roof with a ridge that intersects just below the historic house roof ridge.

Addition of two small bedrooms and a small bathroom in the attic, is accommodated under the original and new roofs incorporating small shed dormers for daylighting and headroom. This interior expansion is about 500 sf of new habitable attic space.

3. Lot conditions, flooding and historic building and district.

The lot is in Flood Zone VH-10, with particularly severe conditions because (1) it lies at a low point in the middle of the Flood Zone and (2) a relieving stormwater drain does not function. The lot floods from adjacent stormwater runoff with every significant rainfall, and the house itself has experienced severe damage from flooding in recent years.

The project will raise the historic house well above the Base Flood Elevation, plus one foot as required by *FBC-Residential* and above the lowest floor elevation determined by the property's Flood Elevation Certificate. The architectural drawings show the approximate height (plus or minus 6") of the house after it is raised. (Final elevations, respecting the above minimums, will be determined at the time of construction and final certification).

After raising the house, it will be similar to nearby houses – 110 and 128 Frederick Humpheries St, 88 Ave G, and 131 8th St. These houses appear to have been constructed or raised above the Base Flood Elevation and conform to many other houses in the Historic District whether in flood zones or not. Photos of these nearby houses, with similar porch stairs and heights are attached.

4. Yards and setbacks.

The R-1 Zoning District requires a 15' front yard and a 15' side yard for corner lots.

The historic house conforms to the character of the Historic District. Its front yard is 4.21 feet and side yard (corner lot) is 2.82 feet. As many as half of the historic structures in the northside are in conflict with current R-1 zoning regulations either in front, side, or rear setbacks. According to the Secretary of Interior's Standards and Guidelines, these variable site conditions are part of the character of a historic district, and they are essential for the preservation of the Historic District and its buildings, sites and streetscapes.

Five trees (approximate calipers of 20", 14", 18", 14" and 3 trunks together-12" each) exist along the property boundary between lots 4 and 5. The canopy of these trees already meet the roof eave line of the existing residence. Complying with 15-foot R-1 side yard setback would place the house well under the canopy these trees and result in their removal.

Based on the above findings, the owner requests approval for setback adjustments as follows:

The historic house, relocated to comply with contemporary zoning regulations, would alter its historic character and would no longer carry a historic designation. Such designation is required for any future owner wanting restoration certification tax credits.

The historic house, relocated to comply with contemporary zoning regulations, would result in removal of 5 mature trees that contribute to the character of the district and provide value to the owner, the neighbor and the citizens of Apalachicola.

The historic house, if raised only to comply with the Base Flood Elevation and not moved, would retain its historic designation because the architectural design for the addition carefully follows the Secretary of Interior's Guidelines for Rehabilitation and Additions and for meeting guidelines for historic buildings in flood hazard areas.

However, the owner is not requesting that the historic residence keep its present location on the site after raising it above flood levels. Nor is the owner requesting a variance from FBC-Residential Code requirements and the Apalachicola Stormwater Ordinance. Instead, the owner requests adjustments based on historic preservation guidelines and mature tree protection.

The owner requests approval for a Certificate of Appropriateness:

Front yard setback –

Not less than 8 feet and not greater than the actual setback of the house next door (the existing house on lot 4 is estimated to be setback at 13-14 feet). Note that front yard setbacks vary along 7th street from 0 to 15 feet and that the varying setbacks contribute to the character of the Historic District. (The 8 foot minimum accommodates the new stairs leading to the raised front porch; the 13-14 foot maximum follows historic preservation guidelines).

Side yard (corner lot) setback –

Not less than 2.82 (existing) and not more than 5 feet, due to the tree canopy on the Lot 4-5 property boundary and the desire to keep the historic house location as original as possible.

Note: The architectural design conforms, as closely as possible, to the Secretary of Interior's Standards and Guidelines for Historic Preservation (including four Department of Interior's Technical Preservation Service publications "*Historic Buildings-New Additions*", "*New Exterior Additions to Historic Buildings – Preservations Concerns*", "*Building Site*", and "*District or Neighborhood Settings*.")



Tree canopy to preserve between lots 4 and 5

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 application. I acknowledge that I understand and have complied with all of the submittal requirements and procedures and have read and understand the following:

1. I/We hereby attest to the fact that the above supplied property address(es), parcel number(s), and legal description(s) is(are) the true and proper identification of the run of this petition.
2. I/We authorize staff from the City of Apalachicola and the Permitting and Community and Economic Development Office 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 the COA review time period will not commence until the application is deemed complete by staff and may take up to 10 days to process. I further understand that an incomplete application submittal may cause my application to be deferred to the next posted deadline date.
4. I/We understand that, for Board review cases, an agenda and staff report (if applicable) will be available on the City's website approximately one week before the scheduled Planning and Zoning Board Meeting.
5. I/We understand that the approval of this application by the Planning and Zoning Board or staff in no way constitutes approval of a Building Permit for construction from the City of Apalachicola Community and Economic Development Office.
6. I/We understand that all changes to the approved scope of work stated in a COA have to be approved by the PZB before work commences on those changes. There will be no charge for the revision to a COA. Making changes that have not been approved can result in a Stop Work Order being placed on the entire project and additional fees/penalties.
7. I/We understand that any decision of the PZB may be appealed to the City Commission. Petitions to appeal shall be presented within thirty (30) days after the decision of the PZB; otherwise the decision of the PZB will be final.
8. I/We understand that a Certificate of Appropriateness is only valid for one year from issuance. They are renewable for six months without cause, and for an additional six months, upon showing of good cause by the applicant. The applicant must submit all requests for extensions in writing and provide appropriate support documentation, if needed.
9. I/We understand that the COA is hereby made to obtain a permit to do work and installation as indicated. I certify that all work will be performed to meet standards of all laws regulating construction in this jurisdiction.
10. I/We understand that separate permits are required for Electrical, Plumbing, Mechanical, and Roofing Work.
11. I/We understand that there will be no issuance of a COA without the property owner obtaining Homeowner's Association approval (if required) prior to the PZB Meeting and/or before the beginning of any work and in no way authorizes work that is in violation of any association rule or regulation.

4/22/21

DATE


SIGNATURE OF APPLICANT

EPCI
CITY OF APALACHICOLA
BUILDING DEPT.
192 Couch Wagoner Blvd. 850-653-1522
APPLICATION FOR BUILDING PERMIT

DATE: 23 July 2021 Permit # _____ Permit Fee _____ (payable to EPCI)

OWNER'S NAME: J. Townsend & K. Jomonville Email: _____

ADDRESS: 120 7th Street

CITY, STATE & ZIP CODE: Apalachicola, FL 32320 PHONE # 850-212-0797

FEE SIMPLE TITLE HOLDER (IF OTHER THAN OWNER): Text _____

ADDRESS: _____

CITY, STATE & ZIP CODE: _____ PHONE # _____

CONTRACTOR'S NAME: Erin Rodriguez Const LLC Email: erin@erconstructionllc.com

ADDRESS: 88 AVE, G

CITY, STATE & ZIP CODE: Apalachicola 32320 PHONE # 850-323-1601

STATE LICENSE NUMBER: CGC1521107 COMPETENCY CARD # NA

ADDRESS OF PROJECT: 120 7th St.

PURPOSE OF PERMIT: single family residence alterations & addition

WILL THE STRUCTURE BE LOCATED AT LEAST 30 FEET FROM ANY BODY OF WATER?
 YES NO

PROPERTY PARCEL ID # 01-095-08W-8330-0060-0050

LEGAL DESCRIPTION OF PROPERTY: Block 60 Lot 5

IF THE APPLICATION IS FOR A COMMERCIAL PROJECT PLEASE LIST THE NAME OF THE BUSINESS:

BONDING COMPANY: _____

ADDRESS: _____ CITY, STATE & ZIP: _____

ARCHITECT'S/ENGINEER'S NAME: _____

ADDRESS: _____ CITY, STATE & ZIP: _____

MORTGAGE LENDER'S NAME: _____

ADDRESS: _____ CITY, STATE & ZIP: _____

WATER SYSTEM PROVIDER: _____ SEWER SYSTEM PROVIDER: _____

PRIVATE WATER WELL: _____ SEPTIC TANK PERMIT NUMBER: _____

Application is hereby made to obtain a permit to do the work and installations as indicated. I certify that NO WORK or installation has commenced prior to the issuance of a permit and that all work will be performed to meet the standards of all laws regulating construction in this jurisdiction. I understand that a separate permit must be secured for electrical work, plumbing, signs, roofing, pools, furnaces, boilers, heaters, tanks, and air conditioners, etc. (applications may be emailed to cityofapalachicola@gmail.com or dropped off at City Hall mailbox)

PURPOSE OF BUILDING:

Single Family ___ Townhouse ___ Commercial ___ Industrial ___ Shed
 ___ Multi-Family ___ Swimming Pool ___ Roof ___ Sign ___ Pole Barn
 ___ Temp Pole ___ Demolition ___ Other _____
 ___ Addition, Alteration or Renovation to building. _____

Distance from property lines: Front 4.21 Rear 35.79 L. Side 21.18
 R. Side 2.82
 Cost of Construction \$ 200,000± Square Footage 1st FL 1730SF # 2nd FL 500SF ±
 EPI — Flood Zone AE10 Lowest Floor Elevation 0.67
 Area Heated/Cooled 22405F TOTAL # Of Stories 2 # Of Units 1
 Type of Roof METAL Type of Walls WOOD Type of Floor WOOD
 Extreme Dimensions of: Length 60' Height 26' Width 36'

WARNING TO OWNER: YOUR FAILURE TO RECORD A NOTICE OF COMMENCEMENT MAY RESULT IN YOU PAYING TWICE FOR IMPROVEMENTS TO YOUR PROPERTY. IF YOU INTEND TO OBTAIN FINANCING, CONSULT WITH YOUR LENDER OR AN ATTORNEY BEFORE RECORDING YOUR NOTICE OF COMMENCEMENT. For improvements to real property with a construction cost of \$2,500 or more, a certified copy of the Notice of Commencement is required to be submitted to this Department when application is made for a permit or the applicant may submit a copy of the Notice of Commencement along with an affidavit attesting to its recording. A certified copy of the Notice of Commencement must be provided to this Department before the second or any subsequent inspection can be performed. Filing of the documents that have been certified may be done by mail, facsimile or hand delivery.

NOTICE: EPCI: The EPCI/City of Apalachicola Building Department does not have the authority to enforce DEED RESTRICTIONS or COVENANTS on properties.

OWNER'S AFFIDAVIT: I hereby certify that the information contained in this application is true and correct to the best of my knowledge. And that all work will be done in compliance with all applicable laws regulating construction and zoning.

Handwritten Signature _____ 4/22/21
 Signature of Owner or Agent Date

 Signature of Contractor Date

 Notary as to Owner or Agent
 Date: _____

 Notary as to Contractor
 Date: _____

My Commission expires: _____

My Commission expires: _____

APPLICATION APPROVED BY: _____ BUILDING OFFICIAL.

(email to: cityofapalachicola@gmail.com or drop off in City drop box)
 (make checks payable to EPCI – 192 Coach Wagoner Blvd, Apalachicola, FL 32320)

FLOOD PLAIN MANAGEMENT
PERMIT APPLICATION REVIEW

DATE: 23 April 2021

PERMIT #: _____

NAME: J. Townsend & K. Jomonville
MAILING ADDRESS: 120 7th St CITY/STATE/ZIP: APOLACHOLA 32320
PHONE: 850 212 2797

STREET ADDRESS: 120 7th St
LEGAL DESCRIPTION: Block 60 Lot 5
PARCEL ID #: 01-094-08W-8330-0060-0050

DESCRIBE DEVELOPMENT: Elevate exist residence as req'd for flood elevation; addition and alteration of existing residence

RESIDENTIAL: COMMERCIAL: _____ NEW STRUCTURE: _____ SUBSTANTIAL IMPROVEMENT: _____

FLOOD ZONE INFORMATION:

12037C
PARCEL NO.: 0526 FIRM ZONE: AE DIST: 10 GRADE ELEVATION: 6.67

ELEVATION OF THE LOWEST HORIZONTAL SUPPORTING MEMBER OF STRUCTURE AND/OR TOP OF THE BOTTOM FLOOR: 9.65 (PER PLANS)

SQUARE FEET OF ENCLOSURE BELOW BFE: NONE (PER PLANS)

FLOOD ZONE DISCLOSURE NOTICE

I/We, J. Townsend & K. Jomonville, have been made aware by the City of Apalachicola Building Department that my/our property is currently located in a 100 year flood zone based on FEMA Maps dated June 17, 2002. I/We have also been made aware that due to the proposed changes to the FIRM Maps, which took effect in 2014; my/our property may be adversely affected by these changes and could result in higher Base Flood Elevation Requirements and/or higher insurance premiums.

STREET ADDRESS: 120 7th St. PARCEL ID #: Block 60 Lot 5
EFFECTIVE FLOOD ZONE: AE 10 PRELIMINARY FLOOD ZONE: _____

The attached information sheet on this parcel indicates both the effective and preliminary flood zones for this parcel.

[Signature]
Signature of owner or developer

4/22/21

Date

Material used for enclosure below BFE: solid wall/bulkhead wall PIER, flow through vents 350 (sq ft of vent opening), screen wire, tattles or louvers: _____

Type of foundation: CMU PIER w/ BRICK VENEER
Pile Support
Concrete block stem wall
Other

Application meets all requirements designated in the flood plain management ordinance _____
Date, _____

Inspections:

Foundation meets the requirement for the flood zone designation: _____

Under construction elevation certificate has been submitted and meets elevation standards for flood zone _____

Enclosures below the BFE are designed as required by the flood plain management ordinance: _____

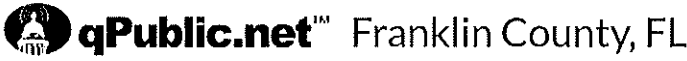
Final elevation certificate has been submitted and all aspects of the structure meet designated flood zone requirements: _____

All Mechanical and A/C equipment meet the required elevation for the designated BFE: _____

Final inspection on structure meets all requirements designated in the flood plain management ordinance: _____
Date, _____

Flood Plain Administrator

Date



Parcel Summary

Parcel ID 01-09S-08W-8330-0060-0050
 Location Address 1207TH ST
 32320
 Brief Tax Description* BL 60 LOT 5 OR 186/244 OR/156/32 186/244 186/396 OR/454/256 591/309 698/224 1158/125 1244/273
 *The Description above is not to be used on legal documents.
 Property Use Code SINGLE FAM (000100)
 Sec/Twp/Rng 1-9S-8W
 Tax District Apalachicola (District 3)
 Millage Rate 20.2323
 Acreage 0.000
 Homestead N

[View Map](#)

Owner Information

Primary Owner
 Jumonville Karen &
 Townsend Jay As Joint
 Tenants W/R/O/S
 1520 Golf Terrace Drive
 Tallahassee, FL 32301

Land Information

Code	Land Use	Number of Units	Unit Type	Frontage	Depth
000188	SFR CHAPMAN/APALACH	60.00	FF	0	0

Residential Buildings

Building 1
 Type CITY OF AP
 Total Area 1,873
 Heated Area 1,431
 Exterior Walls AVERAGE
 Roof Cover COMP SHNGL
 Interior Walls DRYWALL
 Frame Type WOOD FRAME
 Floor Cover PINE WOOD
 Heat AIR DUCTED
 Air Conditioning CENTRAL
 Bathrooms 2
 Bedrooms 0
 Stories 1
 Effective Year Built 2002

Extra Features

Code	Description	Number of Items	Length x Width x Height	Units	Unit Type	Effective Year Built
0170	FPLC BELOW AVERAGE	1	0 x 0 x 0	0	UT	0
0310	WD WALK	1	0 x 0 x 0	128	UT	0
0300	STEPS	1	0 x 0 x 0	108	UT	0
0970	PLASTIC FENCE	1	0 x 0 x 0	1,356	UT	2002

Sales

Multi Parcel	Sale Date	Sale Price	Instrument	Book	Page	Qualification	Vacant/Improved	Grantor	Grantee
N	06/07/2019	\$80,100	QC	1244	273	Unqualified (U)	Improved	JUMONVILLE KAREN	JUMONVILLE KAREN & JAY TOWNSEND
N	12/03/2015	\$100	QC	1158	125	Unqualified (U)	Improved	JUMONVILLE NEIL & KAREN	JUMONVILLE KAREN
N	05/17/2002	\$90,000	WD	698	224	Qualified (Q)	Improved	HENLEY	JUMONVILLE
N	02/20/1998	\$65,000	WD	591	309	Qualified (Q)	Improved	SUNDERBRUCH WILLIAM & CHARLOTTE	HENLEY MARTHA F
N	04/01/1982	\$8,075	WD	186	244	Qualified (Q)	Improved		

Valuation

	2020 Certified	2019 Certified	2018 Certified	2017 Certified	2016 Certified
Building Value	\$92,302	\$93,119	\$81,450	\$81,450	\$83,317
Extra Features Value	\$7,282	\$7,282	\$7,282	\$7,282	\$7,282
Land Value	\$38,100	\$38,100	\$38,100	\$42,000	\$31,500
Land Agricultural Value	\$0	\$0	\$0	\$0	\$0
Agricultural (Market) Value	\$0	\$0	\$0	\$0	\$0
Just (Market) Value	\$137,684	\$138,501	\$126,832	\$130,732	\$122,099
Assessed Value	\$137,684	\$138,501	\$126,832	\$130,732	\$122,099
Exempt Value	\$0	\$0	\$0	\$0	\$0
Taxable Value	\$137,684	\$138,501	\$126,832	\$130,732	\$122,099
Maximum Save Our Homes Portability	\$0	\$0	\$0	\$0	\$0

"Just (Market) Value" description - This is the value established by the Property Appraiser for ad valorem purposes. This value does not represent anticipated selling price.

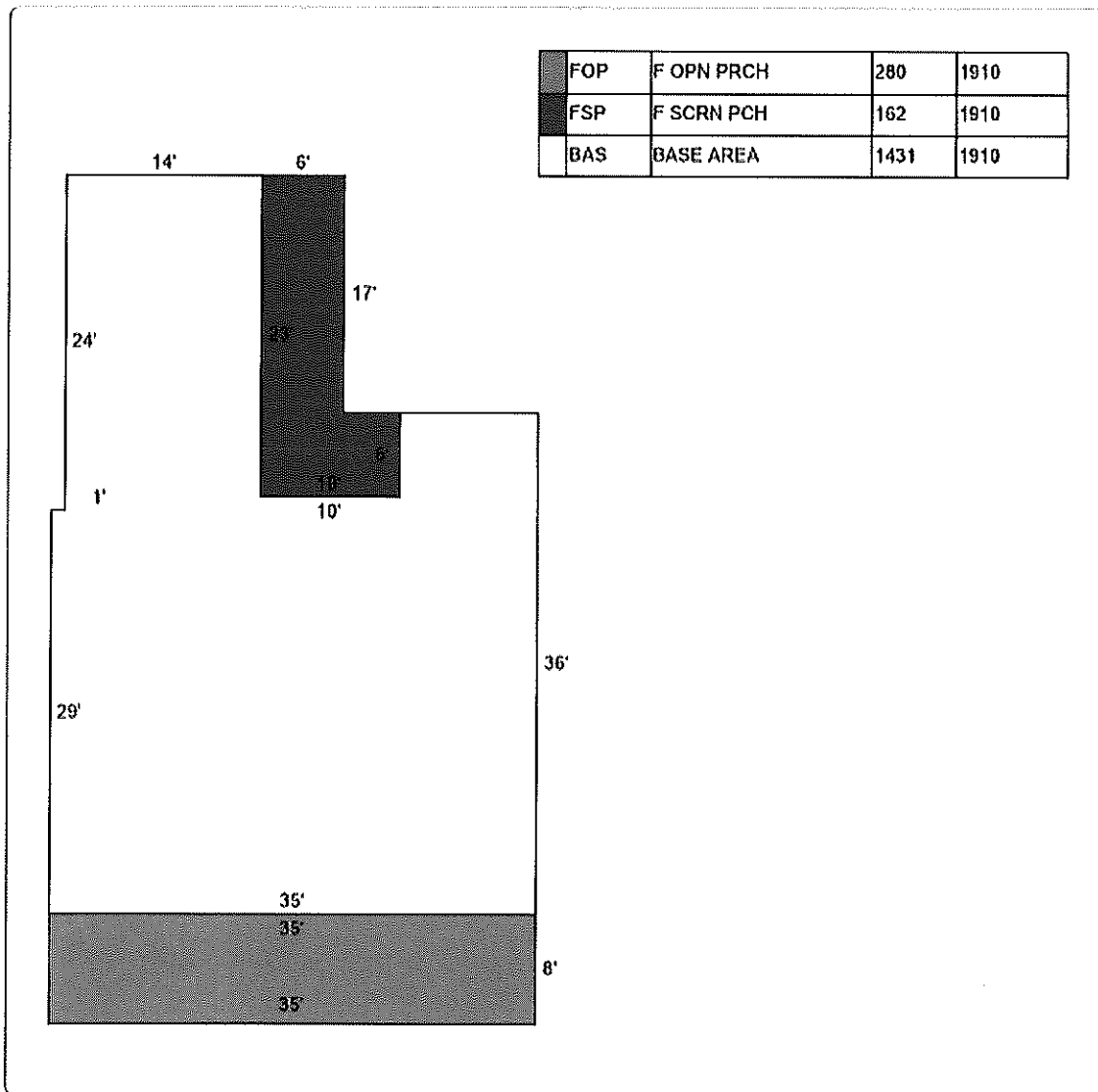
TRIM Notice 2020

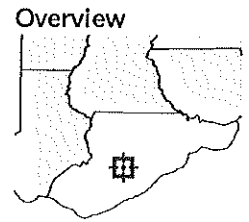
2020 TRIM Notice (PDF)




TRIM Notice 2019

2019 TRIM Notice (PDF)

Sketches





- Legend
-  Parcels
 -  Roads
 -  City Labels

Parcel ID	01-09S-08W-8330-0060-0050	Alternate ID	08W09S01833000600050	Owner Address	JUMONVILLE KAREN & TOWNSEND JAY AS JOINT TENANTS W/R/O/S 1520 GOLF TERRACE DRIVE TALLAHASSEE, FL 32301
Sec/Twp/Rng	1-9S-8W	Class	SINGLEFAM		
Property Address	120 7TH ST	Acreage	n/a		
District	3				
Brief Tax Description	BL 60 LOT 5 OR 186/244 (Note: Not to be used on legal documents)				

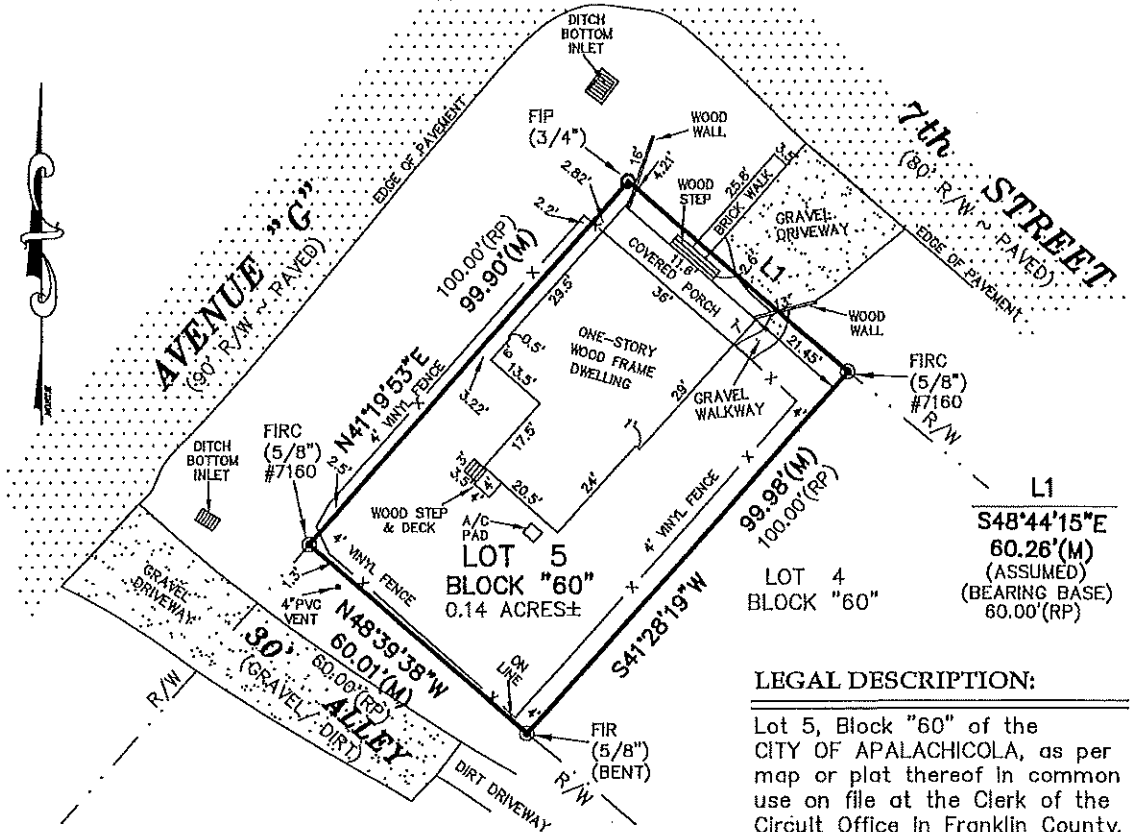
Date created: 5/3/2021
 Last Data Uploaded: 5/3/2021 7:39:29 AM

PLAT OF BOUNDARY SURVEY CERTIFIED TO:
KAREN M. JUMONVILLE

GRAPHIC SCALE



(IN FEET)
1 inch = 30 ft.



L1
S48°44'15"E
60.26'(M)
(ASSUMED)
(BEARING BASE)
60.00'(RP)

LEGAL DESCRIPTION:

Lot 5, Block "60" of the CITY OF APALACHICOLA, as per map or plat thereof in common use on file at the Clerk of the Circuit Office in Franklin County, Florida.

NOTES:

1. SURVEY SOURCE: Record plat and a field survey performed by the undersigned surveyor.
2. BEARING REFERENCE: Southwesterly right of way boundary of 7th Street having an assumed bearing of South 48 degrees 44 minutes 15 seconds East.
3. NO IMPROVEMENTS have been located in this survey other than shown hereon.
4. There are NO VISIBLE ENCROACHMENTS other than those shown hereon.
5. This survey is dependent upon EXISTING MONUMENTATION.
6. Not valid without the signature and the original raised seal of a Florida licensed surveyor and mapper.
7. ELEVATIONS depicted hereon were established using NAVD 1988 datum.
8. FLOOD ZONES and SETBACKS depicted hereon are not to be used for construction permitting purposes. All FLOOD ZONES and SETBACKS should be verified by the appropriate County Departments.

LEGEND

M	MEASURED
RP	RECORD PLAT
FIRC	FOUND IRON ROD AND CAP
SIRC	SET IRON ROD & CAP #7160-5/B"
FIR	FOUND IRON ROD
FIP	FOUND IRON PIPE
R/W	RIGHT-OF-WAY
~	NOT TO SCALE
△	POINT NOT SET OR FOUND
⊗	POWER POLE

FLOOD ZONE INFORMATION:

Subject property is located in Zone "AE (EL 10)" as per Flood Insurance Rate Map Community Panel No: 120089 0526F index date: February 5, 2014, Franklin County, Florida.

I hereby certify that this was performed under my responsible direction and supervision and the plat and description are true and accurate to the best of my knowledge and belief. The survey meets or exceeds the standards for practice for land surveying as established by the Florida Board of Professional Surveyors and Mappers (F.A.C. 17, 051, 032).

The undersigned surveyor has not been provided a current title opinion or abstract of matters affecting title or boundary to the subject property. It is possible there are deeds of records, unrecorded deeds, easements or other instruments which could affect the boundaries.

[Signature]
KAREN M. JUMONVILLE
Surveyor and Mapper
Florida Certificate No. 4261

TR & A	<i>Thurman Roddenberry & Associates, Inc.</i>		
	PROFESSIONAL SURVEYORS AND MAPPERS P.O. BOX 100 • 125 SHELDON STREET • SOPCHOPPY, FLORIDA 32358 PHONE NUMBER: 850-962-2531 FAX NUMBER: 850-962-2103 E.B. # 7160		
DATE: 11/15/20	DRAWN BY: BB	N.B. 639 PG. 28	COUNTY: FRANKLIN
FILE: 99048.DWG	DATE OF LAST FIELD WORK: 11/16/20	CHECKED BY:	JOB NUMBER: 98-048

JUMONVILLE-TOWNSEND RESIDENCE
 120 Frederick S. Humphries Street
 ALTERATIONS AND ADDITIONS - APPALACHICOLA FLORIDA

SITE PLAN - Lot 5 Block 60
 Parcel ID - 01-095-08W-8330-0060-0050
 Flood Zone - AE10
 Zoning District - R-1

Lot Area 6000 sf --- 60 ft x 100 ft

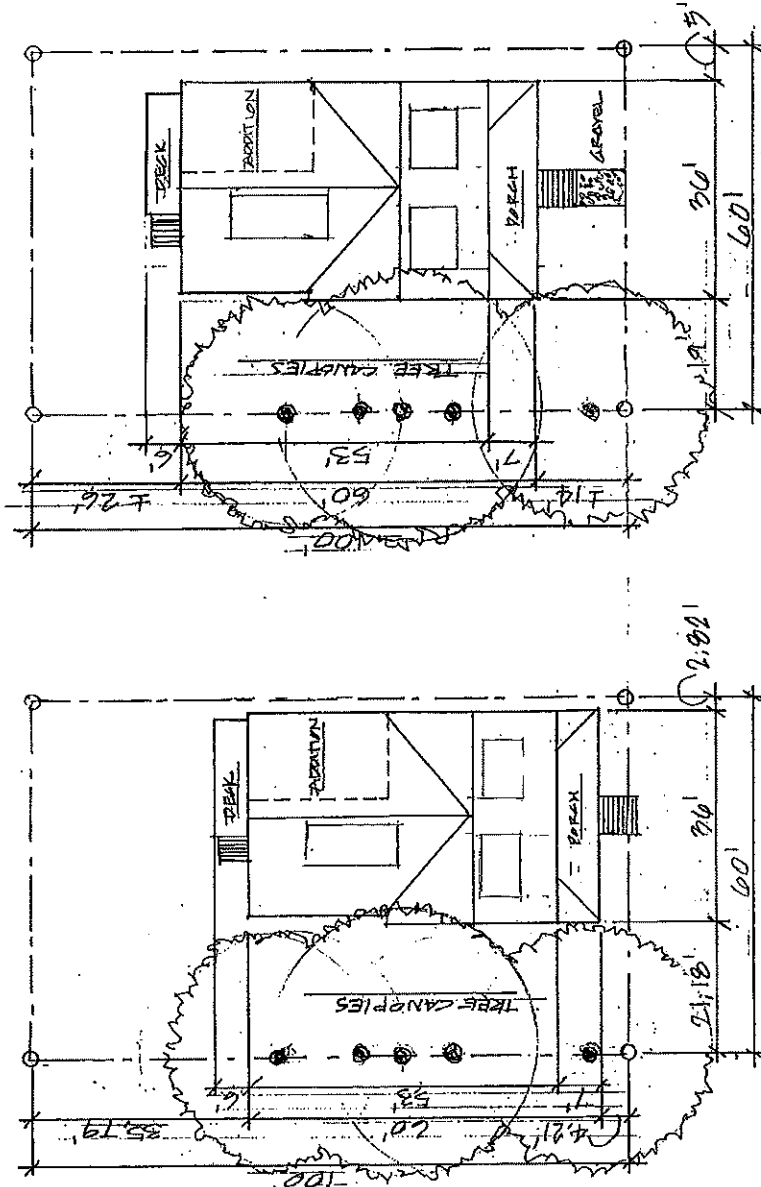
- Front Porch 252 sf
- New Steps 40 sf
- Primary Structure 1884 sf
- Rear Deck and Steps 140 sf
- HVAC 10 sf

Total Coverage 2326 sf --- Allowable 2400
 (Note: Gravel front walk with filter paper will be permeable)

Owner:
 Jumonville-Townsend Residence
 Alterations and Additions
 120 7th Street, Apalachicola, FL
 850-212-0797

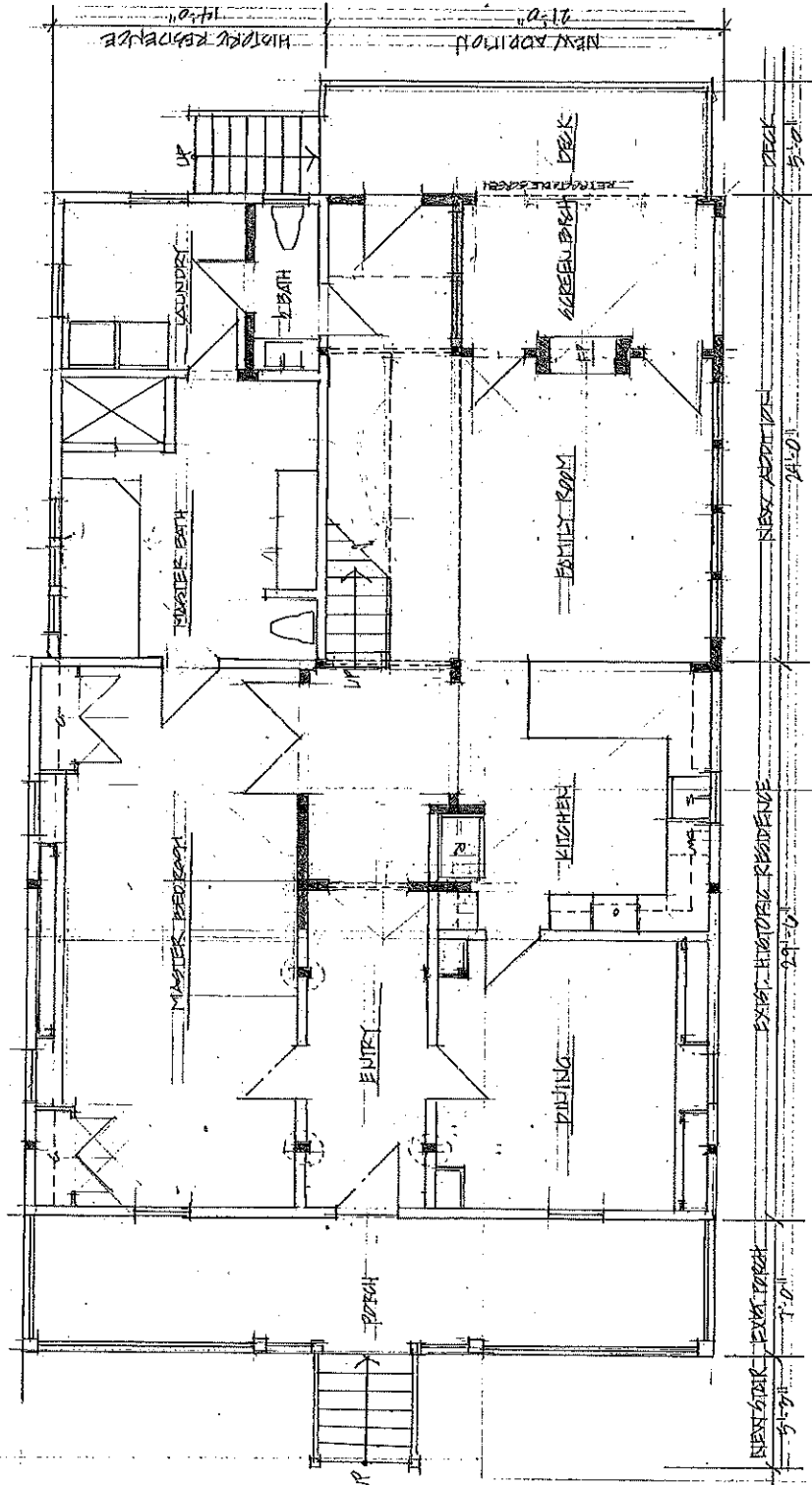
Architect:
 Richard Dagenhart, Architect
 Florida AR-93314
 174.5 7th Street, Apalachicola, FL
 404-277-1837

SITE PLAN



SITE: EXISTING RESIDENCE
 1/11 = 20'

SITE: PROPOSED RESIDENCE
 1/11 = 20'

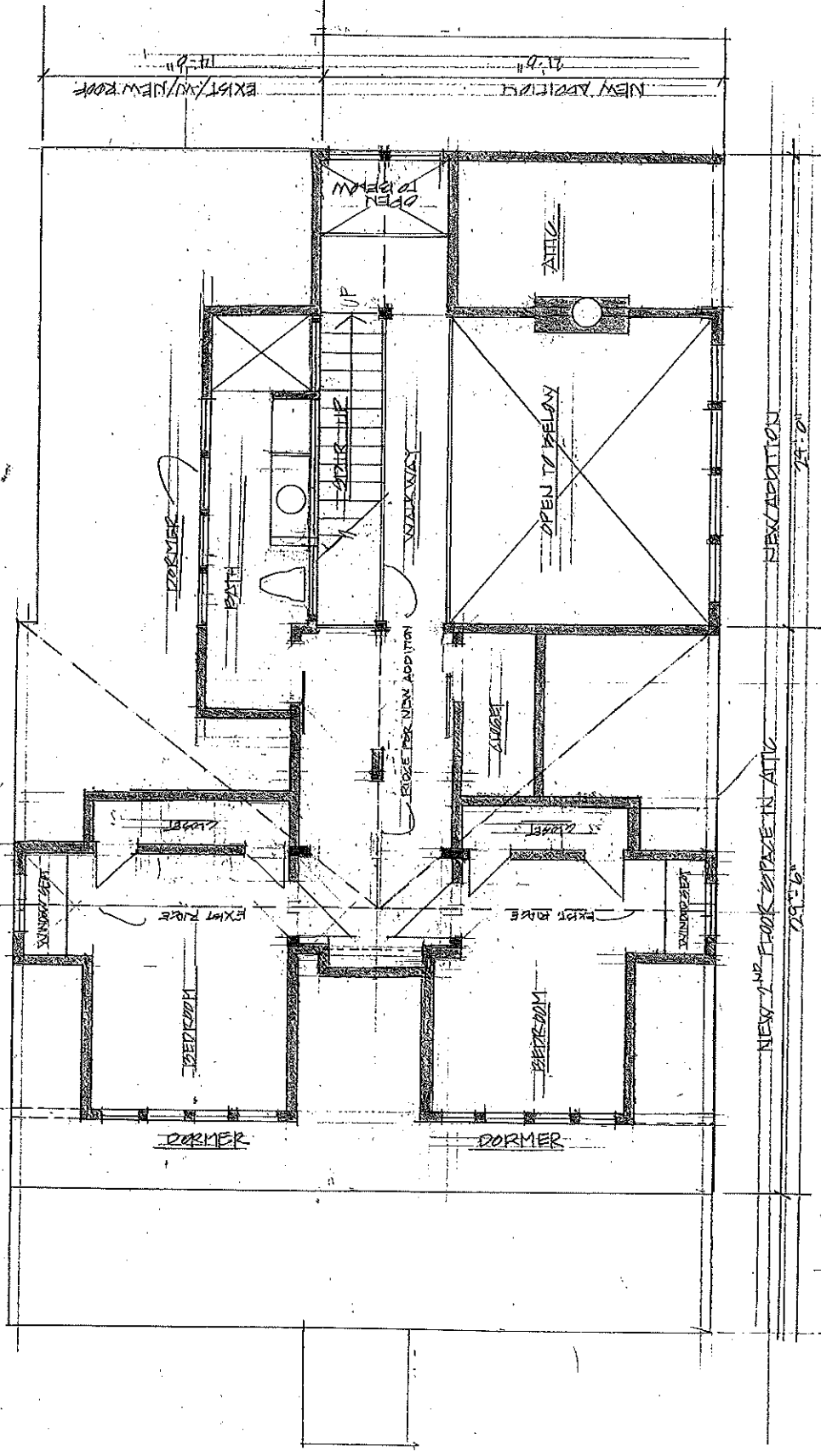


Owner:
 Ironville-Townsend Residence
 Alterations and Additions
 120 W. Street, Appalachicola, FL
 850-312-0757

Architect:
 Ragonhart, Architect
 Florida A-9-53224
 174 S. W. Street, Appalachicola, FL
 404-277-1827

FIRST FLOOR PLAN - HISTORIC RESIDENCE AND ADDITION

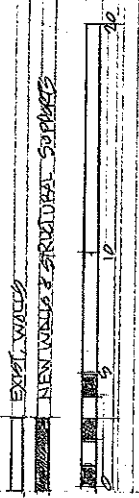
EXISTING WALLS & NEW BRICK STRUCTURE
 NEW WALLS & STRUCTURAL JOINTS
 SCALE: 1/8" = 1'-0"



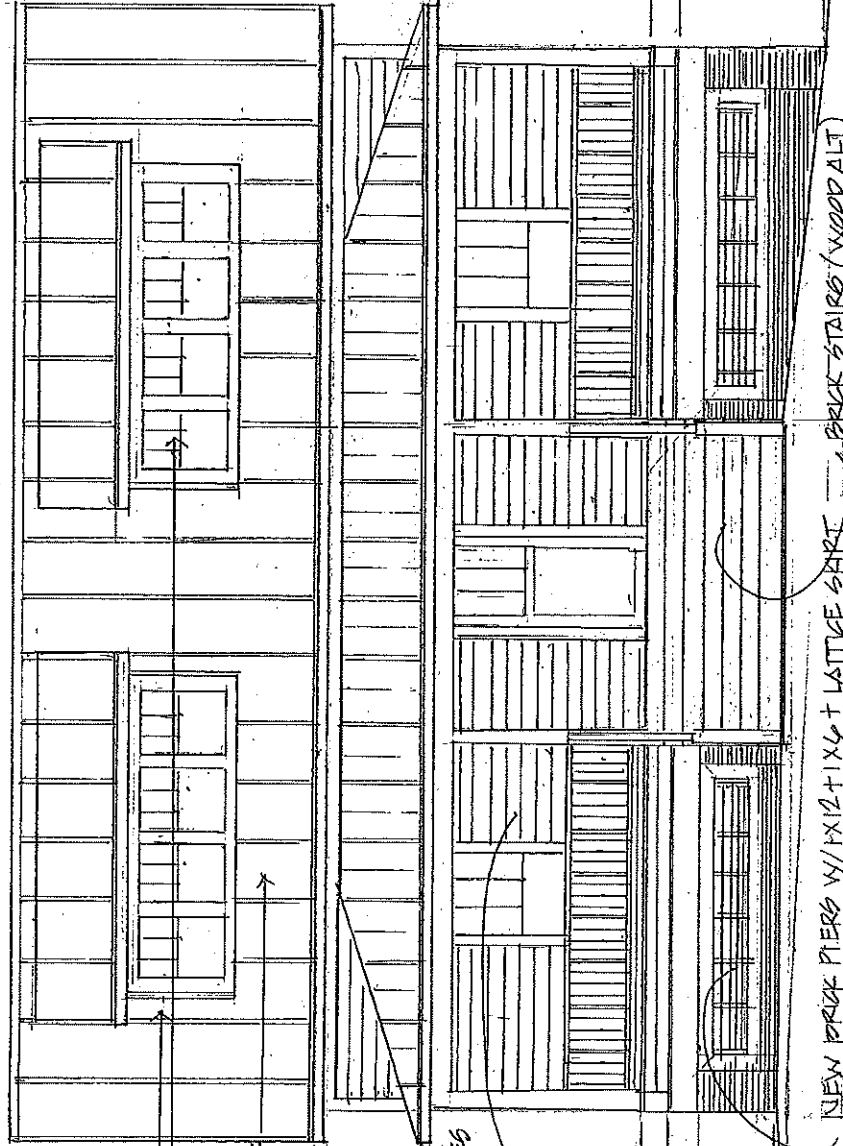
Owner:
 Jurnonville-Townsend Residence
 Alterations and Additions
 120 7th Street, Apalachicola, FL
 850-212-0797

Architect:
 Richard Dagenhart, Architect
 Florida AR-93314
 174 S. 7th Street, Apalachicola, FL
 404-277-1837

ATTIC FLOOR PLAN - ATTIC CONVERSION AND ADDITION



EXIST HT



NEW DORMERS @ 2ND FLOOR BEDRM

NEW GALVALUM ROOF

ALL HISTORIC FINISHES TO REMAIN OR REPLACE TO MATCH

FINISH FLOOR
BASE FLOOR ELEV.

FINISH FLOOR
BASE FLOOR ELEV.

Owner:
Jumonville-Townsend Residence
Alterations and Additions
120 7th Street, Apalachicola, FL
850-212-0797

Architect
Richard Dagenhart, Architect
Florida AR-93314
174.5 7th Street, Apalachicola, FL
404-277-1837

7TH STREET ELEVATION - FRONT

