Jacksonville Historic Preservation Commission



October 23, 2024

City of Jacksonville

Ed Ball Building, 1st Floor - Room 1002 214 North Hogan Street - Jacksonville, Florida 32202



A NEW DAY.

Jacksonville Historic Preservation Commission Meeting

Wednesday, October 23, 2024 at 3:00 PM

Members:

Michael Montoya, Chair Ethan Gregory, Vice Chair William Hoff, Secretary Julia Epstein Maximilian Glober Becky Morgan

AGENDA

RULE 4.505 DISRUPTION OF MEETING No member of the audience shall applaud nor make any noise or remarks that are audible to the Committee that would indicate approval or disapproval of anything being discussed. Any disregard of this rule may result in removal by the Security.

REQUEST TO SPEAK: 1. Fill out a speaker card.

- 2. Sign in if you are going to speak.
- 3. Read the rules on the back of the card.
- 4. Place card in tray labeled "Speaker Cards".

BREAKS: Will be taken at 5 PM, 7 PM and every two hours thereafter until the close of the meeting.

NOTE: The next regular meeting will be held Wednesday, November 13, 2024.

COMMENTS FROM THE PUBLIC. Comments from the public shall be limited to no more than three minutes per person and no person shall be allowed to give or transfer his/her time to speak to another person.

ADDRESSING THE BOARD/COMMITTEE. At public hearings required by law or fixed by the Board/Committee, the presiding officer shall extend the floor to proponents and opponents of the subject matter of the public hearing, and those filing written requests or speakers cards shall be heard prior to other persons who appear at the hearing. Each person addressing the Board/Committee shall proceed to the place assigned for speaking, give his/her name in an audible tone of voice for the records, (if the person has not filled out a speaker's request card and returned it to the Board/Committee staff before addressing the Board/Committee, the person shall also give his/her address in an audible tone of voice for the records), and limit his/her comments to three (3) minutes, unless further time is granted by the Board/Committee. All remarks shall be addressed to the Board/Committee as a body and not to any member thereof. No person other than a Board/Committee Member or the person having the floor shall be permitted to enter into any discussion, either directly or through a member of the Board/Committee, without the permission of the presiding officer. All questions to the Board/Committee shall be directed through the presiding officer.

1

Speakers may appeal the decision of the Commission on an item they addressed. Appeals shall be made to the City Council within twenty-one (21) days of the date of the Final Order in the matter. To appeal, file a Notice of Appeal with the Legislative Services under §307.203, Ord. Code. Failure to file a Notice with the Legislative Services Division within the time prescribed waives the right to appeal the Order.

A. Call to Order/Verification of Quorum

- 1. Submittal of Speaker's Cards
- 2. Breaks at 5 PM, 7 PM and every two hours thereafter until the close of the meeting
- 3. Approval of Minutes from September 25, 2024

B. Deferred Items

- 1. COA-23-28339 (3664 Richmond Street)
- 2. COA-23-29186 (2799 Selma Street)
- **3. COA-24-31124** (3629 Richmond Street)
- **4. COA-24-31263** (1281 Ingleside Avenue)
- **5. COA-24-31275** (128 6th Street East)
- **6. REHAB-24-03** (157 8th Street, East)

C. Consent Agenda

1. COA-24-31107

Location: Springfield – 0 2nd Street East Applicant: Ognjen Vojnovic, Ogy Design, Inc Owner: Cintia Lang, JP & Me Builders, LLC

Request: New Construction

Staff Recommendation: Approve With Conditions

2. COA-24-30961

Location: Springfield – 1135 Walnut Street

Applicant: Paul Wiscovitch Owner: Growth, LLC Request: Alterations

Staff Recommendation: Approve With Conditions

3. COA-24-31005

Location: Riverside/Avondale – 2749 Downing Street

Applicant: Jillian Stoltzfus Owner: Jillian Stoltzfus

Request: Alterations – Window Replacement Staff Recommendation: Approve With Conditions

D. Previously Deferred Items to be Heard

1. COA-24-31092

Location: Riverside/Avondale - 3633 Richmond Street

Applicant: Daniel Greer, JBL Corporation, Inc.

Owner: Daniel Ricci

Request: Demolition / New Construction

Staff Recommendation: Approve With Conditions

E. Condemned Properties

F. Historic Designations

1. LM-24-06

Location: Eastside National Register – 740 Van Buren Street

Applicant: Melissa Wade, Power House Miracle Center Ministry, Inc. Owner: Melissa Wade, Power House Miracle Center Ministry, Inc.

Request: Historic Designation Staff Recommendation: Approve

2. LM-24-07

Location: 1220 16th Street East

Applicant: Roberto Rudy Alegre, Jack Sun Villas, LLC Owner: Roberto Rudy Alegre, Jack Sun Villas, LLC.

Request: Historic Designation Staff Recommendation: Approve

G. Certificates of Appropriateness

1. COA-24-31433

Location: St. Johns Quarter – 2131 St. Johns Avenue Applicant: Charles Sessa, The Tides Group, LLC Owner: Charles Sessa, The Tides Group, LLC Request: Alterations – Window Replacement

Staff Recommendation: Deny

2. COA-24-31169

Location: Riverside/Avondale – 2351 Riverside Avenue Applicant: Jon Barker, Terra Capital Holdings, Inc. Owner: Jon Barker, Terra Capital Holdings, Inc

Request: Alterations – Roof Staff Recommendation: Deny

- H. Certificate of Appropriateness / Work Initiated or Completed Without a COA
- I. Appeal of Administratively Approved COA's
- J. Minor Modifications to Previously Approved COA's
- K. Public Comments

L. New Business

- 1. National Register Nomination Clara White Mission (611-615 West Ashley St)
- **2.** 2025 COA Matrix

M. Information

- 1. Springfield UF Midcentury Survey Presentation
- 2. 2025 JHPC Dates and Deadlines
- 3. Pending Legislation
- **4.** Public Works Improvement Projects
- N. Old Business
- O. Design Issues
- P. Addendum
- Q. Adjournment

A. Call to Order



JACKSONVILLE HISTORIC PRESERVATION COMMISSION

1.

Submittal Of Speaker's Cards



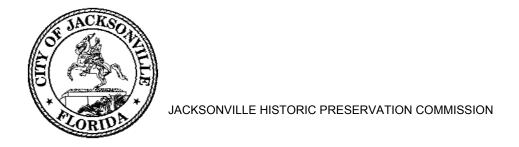
2.

Reminder of Meeting Break Times



3.

Approval of the Minutes



DEFERRED

Public Hearing on Applications



B. Deferred Items



JACKSONVILLE HISTORIC PRESERVATION COMMISSION

C. Consent Agenda



JACKSONVILLE HISTORIC PRESERVATION COMMISSION

COA-24-31107 0 2nd Street East

October 23, 2024

Report of the Jacksonville Planning and Development Department Certificate of Appropriateness Application COA-24-31107

Address: 0 2nd Street East, RE# 072597-0000

Location: North side of 2nd Street East, between Liberty Street North and Market Street

North

Owner: Cintia Lang

JP & Me Builders LLC

230 Hunters Lake Way, Unit 3102 Ponte Vedra, Florida 32081

Applicant: Ognjen Vojnovic

OGY Design Inc. 33 Katie Creek Court

Jacksonville, Florida 32095

Year Built: N/A

Designation: Springfield

Request: New Construction (Two-Story Single-Family Residence)

Summary Scope of Work:

1. New construction (two-story single-family residence)

2. Driveway installation (Administrative)

Recommendation: Approve with Conditions

Conditions:

New Construction

- 1. Materials, design, and height shall be substantially consistent with the elevation drawings dated October 17, 2024, or as otherwise approved by the Historic Preservation Section.
- 2. Location and orientation shall be as substantially shown on the site plan dated October 17, 2024.
- 3. Prior to permitting, the applicant shall demonstrate that the front setback will be within 25 percent of the average required front yard of abutting structures (RE# 072598-0000 & 072596-0000).
- 4. Columns shall have caps and bases.

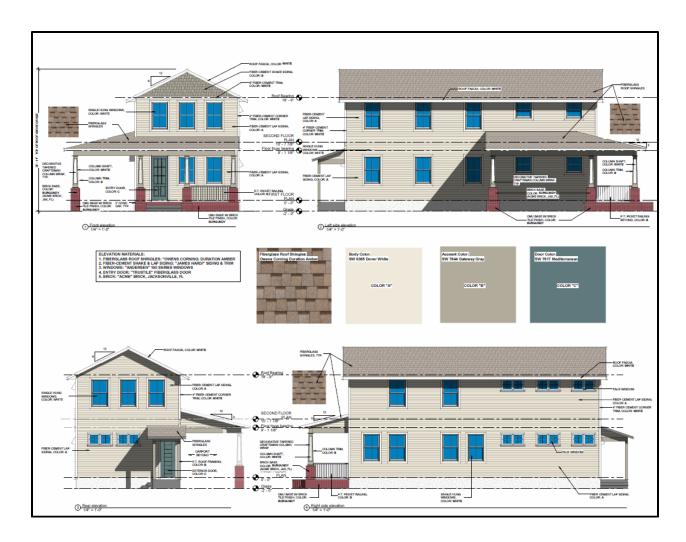
COA-24-31107 Page **1** of **10**

- 5. The fascia boards and soffits shall be composed of wood or a cementitious material (no vinyl or PVC).
- 6. The siding shall be installed with the smooth side facing outward.
- 7. The porch railing system shall be made of wood or wood composite, and the spindles shall be set in between an upper and lower railing with no exposed ends.
- 8. The front entry walkway shall be limited to the width of the front porch steps and shall be composed of brick-like pavers, poured concrete, or hexagonal brick pavers.
- 9. Pavers shall have a rectangular shape, not to exceed 6" x 10" with a modular relationship of 1:2 or 3:5, and the color shall be brick-like or granite (no white blends).
- 10. The front door shall have clear glass without any decorative etching or frosted glass.
- 11. The rear door shall be a quarter-light, half-light, three-fourth light, or a three-fourth light 4-grid design (the rear door shall not be a solid door without a light pattern).
- 12. All windows shall be installed in accordance with the latest version of the HPS Window Supplement.
- 13. Prior to the final inspection of any building permit, the owner or their agent shall submit to the Historic Preservation Section an affidavit and any supplementary evidence that verifies compliance with all conditions of the COA final order.

Driveway Installation (Administrative)

- 14. The driveway shall not be wider than 10 feet with a flare of 12 feet allowed at the curb.
- 15. The driveway can be poured concrete past the front wall of the main structure toward the rear of the lot.
- 16. Pavers shall have a rectangular shape, not to exceed 6" x 10" with a modular relationship of 1:2 or 3:5, and the color shall be brick-like or granite (no white blends).
- 17. Any existing sidewalk shall not be altered or disturbed in any way.
- 18. The driveway location shall be substantially consistent with the site plan dated October 17, 2024.

COA-24-31107 Page **2** of **10**



PROJECT DESCRIPTION

COA-24-31107 seeks to construct a two-story single-family home within the Springfield Historic District. The subject site is currently a vacant interior lot that is approximately one hundred-and-nine (109) feet long and forty (40) feet wide. The surrounding residential structures along this block are mostly one-story and two-story homes with full-width porches. As designed, the proposed two-story home will consist of a gabled roof, a brick tile finish on the foundation, a porte-cochere and covered full-width porch. Primary materials of the structure include fiberglass shingles for the roof, two-over-two windows, Hardie board lap siding, wood railing, and tapered columns with caps and bases.

STAFF SUMMARY AND ANALYSIS

Staff considered the applicable Design Guidelines for the Springfield Historic District and the Ordinance Code criteria found in Sections 307.106(k), 307.106(l), 307.106(m), 307.106(n), and 307.106(o). The following is Staff's analysis:

 Development of a two-story single-family home on a vacant lot amidst other one-story and two-story residential homes provides for compatible reuse of an infill lot in the

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Springfield Historic District and contributes to the residential streetscape. The design of the full-width front porch ensures a compatible relationship with other properties in the historic district; the frame vernacular style is consistent with the architectural styles of the neighborhood. Therefore, the proposed development is consistent with Sections 307.106(k)(1 and 2).

- The proposed work can be completed within a reasonable period of time, consistent with Section 307.106(k)(4).
- The overall height of the proposed structure from the finished floor is approximately twenty-five (25) feet, which is compatible with the heights of the adjacent structures. One-story and two-story single-family homes are the dominant residential development typology along this block. The scale and massing of the proposed structure are reasonably consistent with other surrounding two-story residences. The front and side setbacks as shown on the site plan are consistent with other nearby structures and have been conditioned to ensure compatibility. For these reasons, the development is consistent with Sections 307.106(m)(1, 3, and 6).
- The proposed elevations show two-over-two patterned windows with a header height window design characteristic in the Springfield Historic District. The majority of the windows are vertically oriented and of a traditional size. The proposed front door is a nine-light two-vertical panel door, which can be found on other structures within the District. Consistent with Section 307.106(m)(2), the proportions and relationships between the windows and doors are compatible with the architectural style of structures in the neighborhood.
- Consistent with Section 307.106(m)(4), the design of the gable roof form is compatible with the roof forms within the District, and similar roof forms are found surrounding the property as well.
- The proposed design of the new structure maintains the alignment of windows and sills, uniformed openings, and horizontal rhythms along the streetscape. As such, the proposed structure is compatible with the directional expression of surrounding structures and consistent with Section 307.106(m)(7).
- Consistent with Section 307.106(m)(8), the proposed design of the structure contains many architectural details that are in keeping with historic elements found throughout the Springfield Historic District. Such details include:
 - The Hardie board lap siding, a contemporary material used to replicate the finish and dimension of wood lap siding, which is common in Springfield;
 - CMU foundation with a brick tile finish;
 - Vertically-oriented windows spaced evenly throughout the structure; and
 - Tapered porch columns with caps and bases.
- The Historic District Design Guidelines for the Springfield Historic District references "New Construction" and lists Standards Two and Nine of the Secretary of the Interior's Standards for Rehabilitation. Standard Two refers to the relationship of new construction to adjacent buildings, landscape and streetscape features, and open spaces. The relationship of the proposed building to the surrounding context is described above. Standard Nine emphasizes that new construction shall not destroy historic materials and is differentiated from the old

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while being compatible in massing, size, scale, and architectural features in order to preserve the historical integrity of the property and its immediate surroundings. No historic fabric will be impacted since the new construction is infill of a vacant residential lot. Also, the proposed new construction is compatible with the surrounding residential structures. The proposed residence is differentiated from historic structures by the finish and materials used and is generally compatible with the massing and architectural features of adjacent properties.

For these reasons, it is the position of the Planning and Development Department that the proposed work under the stated conditions is consistent with:

- Section 307.106(k) General Standards: 1, 2, and 4
- Section 307.106(m) Guidelines on New Construction: 1, 2, 3, 4, 6, 7, 8
- Historic District Design Guidelines, Section on "New Construction"

CODE CRITERIA AND DESIGN GUIDELINES

General Criteria

- 307.106(k)(1) The effect of the proposed work on the landmark, landmark site or property within an historic district upon which such work is to be done;
- 307.106(k)(2) The relationship between such work and other structures on the landmark site or other property in the historic district;
- 307.106(k)(4) Whether the plans may be carried out by the applicant within a reasonable period of time.

New Construction

- 307.106(m)(1) *Height*. The height of any proposed alteration or construction shall be compatible with the style and character of the landmark and with surrounding structures in an historic district.
- 307.106(m)(2) *Proportions of windows and doors.* The proportions and relationships between doors and windows shall be compatible with the architectural style and character of the landmark and with surrounding structures in an historic district.
- 307.106(m)(3) Relationship of building masses, setbacks and spaces. The relationship of a structure within an historic district to the open space between it and adjoining structures shall be compatible.
- 307.106(m)(4) Roof shape. The design of the roof shall be compatible with the architectural style and character of the landmark and surrounding structures in an historic district.
- 307.106(m)(6) *Scale*. The scale of the structure after alteration, construction, or partial demolition shall be compatible with its architectural style and character and with surrounding structures in an historic district.

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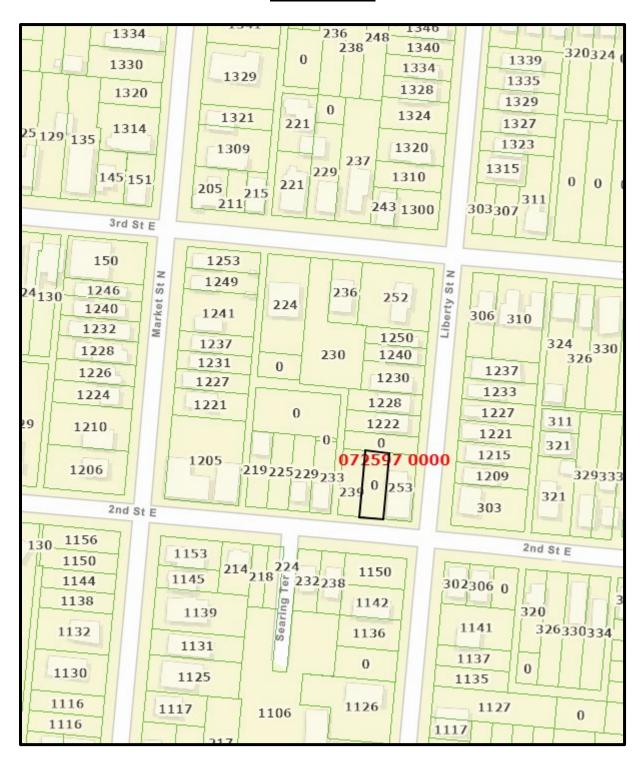
- 307.106(m)(7) Directional expression. Facades in historic districts shall blend with other structures with regard to directional expression. Structures in an historic district shall be compatible with the dominant horizontal or vertical expression of surrounding structures. The directional expression of a landmark after alteration, construction, or partial demolition shall be compatible with its original architectural style and character.
- 307.106(m)(8) Architectural details. Architectural details including materials and textures shall be treated so as to make a landmark compatible with its original architectural style and character and to preserve and enhance the architectural style or character of a landmark or historic district. The Commission will give recommendations as to appropriate colors for any landmark or historic district.

Historic District Design Guidelines, "New Construction"

- Secretary of the Interior's Standards for Rehabilitation (2): The historic character of a
 property shall be retained and preserved. The removal of historic materials or alteration
 of features and spaces that characterize a property shall be avoided.
- Secretary of the Interior's Standards for Rehabilitation (9): New additions, exterior
 alterations, or related new construction shall not destroy historic materials that
 characterize the property. The new work shall be differentiated from the old and shall be
 compatible with the massing, size, scale, and architectural features to protect the historic
 integrity of the property and its environment.

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LOCATION MAP



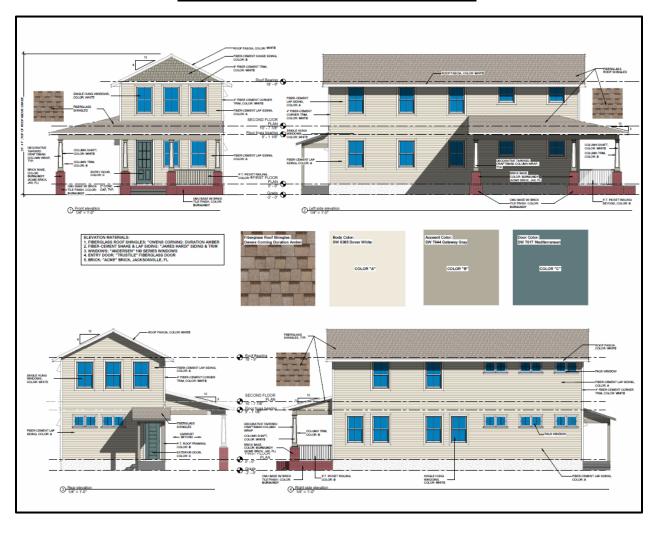
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PICTURE OF SUBJECT PROPERTY WITH POSTED SIGN



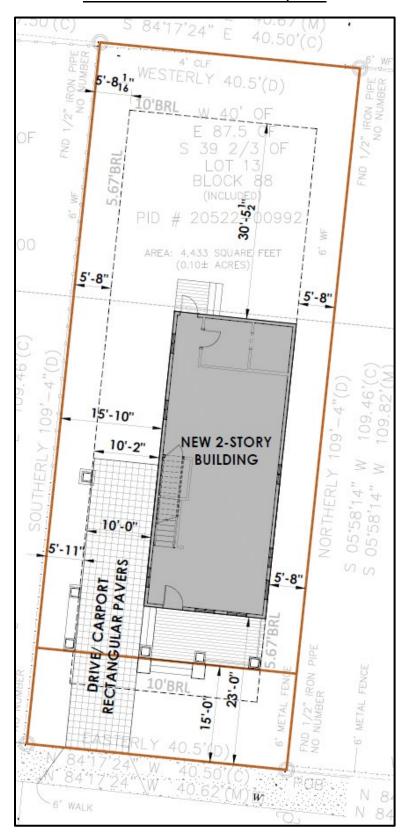
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ELEVATION PLANS DATED OCTOBER 17, 2024



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SITE PLAN DATED OCTOBER 17, 2024

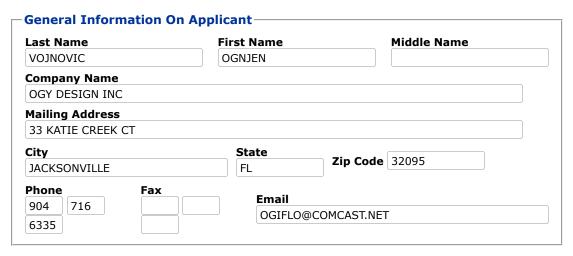


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Application For Certificate Of Appropriateness

Application Info Tracking # 31107 Application Status FOUND SUFFICIENT Date Started 07/24/2024 Date Submitted 08/22/2024

Planning and Development Department Info-COA# COA-24-31107 **Admin Review ~ Admin Recommendation** N/A **Admin Date Of Action** N/A Forwarded to JHPC **/ JHPC Meeting Date** 10/23/2024 Staff Recommendation N/A JHPC Recommendation N/A JHPC Date Of Action N/A **Admin Details** N/A **JHPC Details** N/A



General Information On Owner(s) Agent represents Owner Contractor Architect Consultant Other Middle Name **Last Name First Name** LANG CINTIA **Company/Trust Name** JP & ME BUILDERS LLC **Mailing Address** 230 HUNTERS LAKE WAY UNIT 3102, PV, FL 32081 State Zip Code City PONTE VEDRA FL 32081 Phone **Email** Fax CINTIALANG.RALTY@GMAIL.COM 9044804835

Description	Of Property ——		
Property Ap	opraiser's RE #(s)	(10 digit number with	a space #########)
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House #	Street Name, Type and Dire	ction	Zip Code
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Addition	☐ Driveway ☐ New Cons	struction Acces	sory Structures
Altovotio	n Relocation Window F	Control Other	
Aiteratio	Relocation — Window i	Replacement Other	
Fencing	☐ Demolition ☐ Reroof/M	linor Repairs	
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- Photos Of Homes Photos of homes within the block, labeled with address to build context.
- **Description Of Any Demo**
- **Adjacent Structures Setbacks**

Additional Documents Provided -

Application Certification -

For applications that can be approved administratively, there is no application fee.

For all applications that must go before the Historic Preservation Commission, a fee will be applied based on the type of work performed.

Application completeness review: All applications for Certificate of Appropriateness ("Application") will be reviewed for completeness by Planning and Development Department Staff. Any Application determined to be incomplete, will be returned to the applicant with

comments detailing the deficiencies. No further action on the Application will take place until the application deficiencies are addressed. Once the Application is determined to be complete, Planning and Development Department Staff will prepare an invoice for the cost of the Application.

Payment deadline: The Invoice must be paid by the payment deadline in order to have the Application heard on the next scheduled Jacksonville Historic Preservation Commission (JHPC) regular meeting. The payment deadline is outlined on the City of Jacksonville's Planning and Development Department Website. Only Complete Applications will be invoiced. It is for the benefit of the applicant to supply staff with a complete Application in advance of the payment deadline. Due to the complexity and volume of Applications received by the Planning and Development Department, there is no guarantee that COA Applications submitted on the day of the payment deadline will be heard at the next regular meeting of the JHPC.

I, hereby, certify that I am the owner or the authorized agent of the owner(s) of the property described herein, that all answers to the questions in this application and all information contained in the material attached to and made a part of this application, are accurate and true to the best of my knowledge and belief. I also attest by my signature that all required information for this application is completed and duly attached in the prescribed order. Furthermore, if the package is found to be lacking the above requirements, I understand that the application will be returned for correct information.

I UNDERSTAND THE ABOVE DISCLAIMER REGARDING APPLICATION REVIEW. AGREED TO AND SUBMITTED.

Property taxes are subject to change upon change of ownership.

- Past taxes are not a reliable projection of future taxes.
- The sale of property will prompt the removal of all exemptions, assessment caps and special classifications.

JP & ME BUILDERS LLC 230 HUNTERS LAKE WAY UNIT 3102

PONTE VEDRA, FL 32081-0184

Primary Site Address 0 E 2ND ST Jacksonville FL 32206Official Record Book/Page 21103-01287

Tile # 6412

0 E 2ND ST

Property Detail

Troperty Betain	
RE #	072597-0000
Tax District	USD1
Property Use	0000 Vacant Res < 20 Acres
# of Buildings	0
Legal Desc.	For full legal description see Land & Legal section below
Subdivision	01188 SRINGFELD S/D BLK 3,5,9 ,
Total Area	4532
Characteristics	Historic Designation

The sale of this property may result in higher property taxes. For more information go to $\underline{\text{Save}}$ Our Homes and our Property Tax Estimator . 'In Progress' property values, exemptions and other supporting information on this page are part of the working tax roll and are subject to change. Certified values listed in the Value Summary are those certified in October, but may include any official changes made after certification Learn how the Property Appraiser's Office values property.

Value Summary

value Sullillary		
Value Description	2023 Certified	2024 In Progress
Value Method	CAMA	CAMA
Total Building Value	\$0.00	\$0.00
Extra Feature Value	\$0.00	\$0.00
Land Value (Market)	\$62,238.00	\$62,238.00
<u>Land Value (Agric.)</u>	\$0.00	\$0.00
Just (Market) Value	\$62,238.00	\$62,238.00
Assessed Value	\$59,126.00	\$62,238.00
Cap Diff/Portability Amt	\$3,112.00 / \$0.00	\$0.00 / \$0.00
Exemptions	\$0.00	See below
Taxable Value	\$59,126.00	See below

Taxable Values and Exemptions — In Progress 🗀

If there are no exemptions applicable to a taxing authority, the Taxable Value is the same as the Assessed Value listed above in the Value Summary box.

County/Municipal Taxable Value No applicable exemptions

SJRWMD/FIND Taxable Value No applicable exemptions

School Taxable Value No applicable exemptions

Sales History

Book/Page	Sale Date	Sale Price	Deed Instrument Type Code	Qualified/Unqualified	Vacant/Improved
<u>21103-01287</u>	6/13/2024	\$69,000.00	WD - Warranty Deed	Qualified	Vacant
20522-00992	12/7/2022	\$100.00	QC - Quit Claim	Unqualified	Vacant
<u>15323-00946</u>	12/20/2001	\$100.00	MS - Miscellaneous	Unqualified	Vacant
<u>10393-00101</u>	1/11/2002	\$100.00	MS - Miscellaneous	Unqualified	Vacant
01554-00064	1/1/1899	\$100.00	MS - Miscellaneous	Unqualified	Improved
01264-00397	1/1/1899	\$100.00	MS - Miscellaneous	Unqualified	Improved

Extra Features



No data found for this section



anc	1
I NI	Code

-										
	LN	<u>Code</u>	Use Description	Zoning Assessment	Front	Depth	Category	Land Units	<u>Land Type</u>	Land Value
	1	0101	RES MD 8-19 UNITS PER AC	RMD-S	41.00	109.00	Common	41.00	Front Footage	\$62,238.00

I anal

LN	Legal Description
1	2-4 12-2S-26E .104
2	SPRINGFIELD
3	W 40.5 FT OF E 87.5FT OF S 39 2/3FT
4	LOT 13,W 40.5FT OF E 87.5FT LOT 14
5	BLK 88
6	O/R 21103-1287

Buildings 📁

No data found for this section

2024 Notice of Proposed Property Taxes Notice (TRIM Notice)

Taxing District	Assessed Value	Exemptions	Taxable Value	Last Year	Proposed	Rolled-back
Gen Govt Ex B & B	\$59,126.00	\$0.00	\$59,126.00	\$608.29	\$669.12	\$648.02
Urban Service Dist1	\$59,126.00	\$0.00	\$59,126.00	\$0.00	\$0.00	\$0.00

Current Year	\$62,238.00	\$59,126.00		\$0.00	\$59,126.00	
Description Last Year	Just Value \$53,751.00	\$53,751.00		\$0.00	\$53,751.00	aiue
B	2 11/1	12/1	Totals	\$965.15	\$1,076.01	\$1,055.55
OID SCI DISCI VOICU	ψ35,120.00	φ0.00	1	11	11	1
Urb Ser Dist1 Voted	\$59,126,00	\$0.00	\$59,126.00	\$0.00	\$0.00	\$0.00
School Board Voted	\$62,238.00	\$0.00	\$62,238.00	\$53.75	\$62.24	\$62.24
Water Mgmt Dist. SJRWMD	\$59,126.00	\$0.00	\$59,126.00	\$9.64	\$10.60	\$9.97
FL Inland Navigation Dist.	\$59,126.00	\$0.00	\$59,126.00	\$1.55	\$1.70	\$1.57
By Local Board	\$62,238.00	\$0.00	\$62,238.00	\$120.83	\$139.91	\$137.76
Public Schools: By State Law	\$62,238.00	\$0.00	\$62,238.00	\$171.09	\$192.44	\$195.99

2024 TRIM Property Record Card (PRC)

This PRC reflects property details and values at the time of the original mailing of the Notices of Proposed Property Taxes (TRIM Notices) in August.

Property Record Card (PRC)

The PRC accessed below reflects property details and values at the time of Tax Roll Certification in October of the year listed.

<u>2023</u>	
<u>2022</u>	
<u>2021</u>	
<u>2020</u>	
<u>2019</u>	
<u>2018</u>	
<u>2017</u>	
<u>2016</u>	
<u>2015</u>	
<u>2014</u>	

• To obtain a historic Property Record Card (PRC) from the Property Appraiser's Office, submit your request here:



More Information

ontact Us | Parcel Tax Record | GIS Map | Map this property on Google Maps | City Fees Record

10/16/24, 4:16 PM



Department of State / Division of Corporations / Search Records / Search by Entity Name /

Detail by Entity Name

Florida Limited Liability Company JP & ME BUILDERS, LLC

Filing Information

 Document Number
 L21000269975

 FEI/EIN Number
 87-1495657

 Date Filed
 06/10/2021

 Effective Date
 06/09/2021

State FL

Status ACTIVE

Principal Address

3634 Camellia Bay Dr S Jacksonville, FL 32223

Changed: 02/06/2023

Mailing Address

3634 Camellia Bay Dr S Jacksonville, FL 32223

Changed: 02/06/2023

Registered Agent Name & Address

FONSECA LANG, CINTIA 3634 Camellia Bay Dr S Jacksonville, FL 32223

Address Changed: 02/06/2023

<u>Authorized Person(s) Detail</u>

Name & Address

Title AMBR

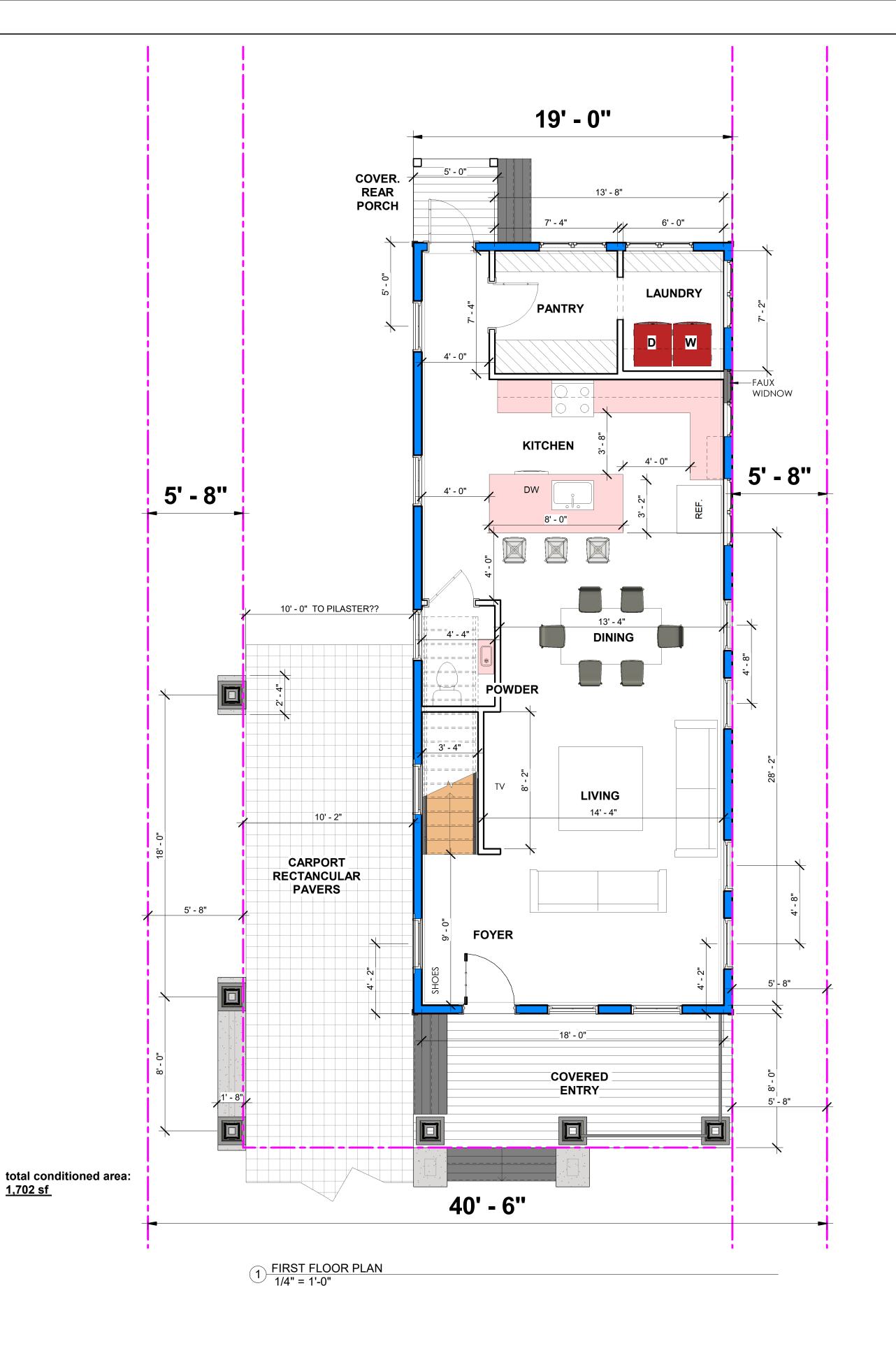
LANG, CINTIA FONSECA 3634 Camellia Bay Dr S Jacksonville, FL 32223

Annual Reports

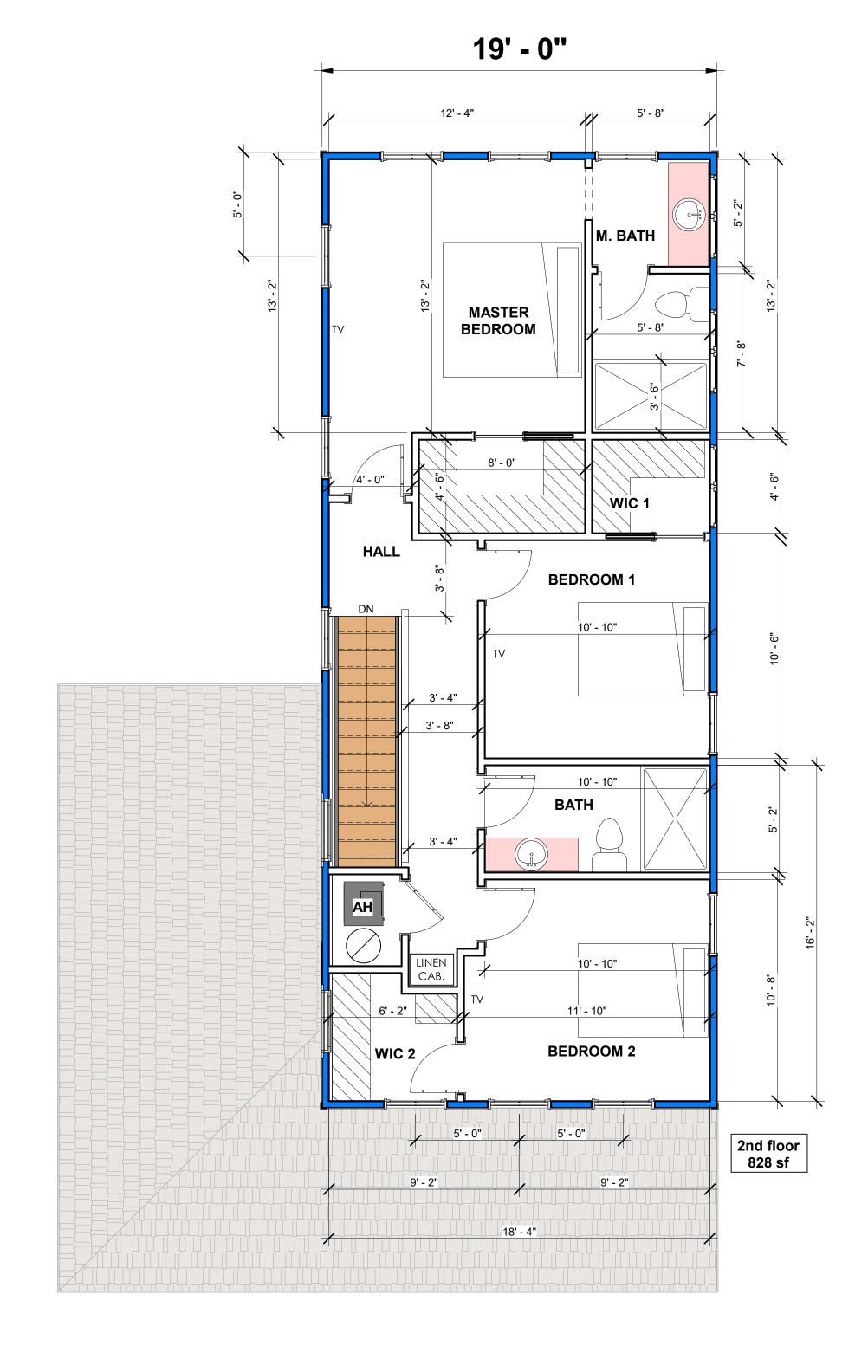
Report Year Filed Date

I, 4:16 PM			Detail by Entity i	Name	
2022 0	3/03/2022				
2023 0	2/06/2023				
2024 0	1/27/2024				
Document Images					
01/27/2024 ANNUAL RE	PORT	View image in PDF format			
02/06/2023 ANNUAL RE	PORT	View image in PDF format			
03/03/2022 ANNUAL RE	PORT	View image in PDF format			
06/10/2021 Florida Limite	ed Liability	View image in PDF format			

Florida Department of State, Division of Corporations



<u>1,702 sf</u>



2 SECOND FLOOR PLAN 1/4" = 1'-0"



33 Katie Creek Ct, St. Augustine, FL 32095

> ogiflo@comcast.net 904-716-6335

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No.	Description	Date
110.	Beschphen	Baro

CINTIA LANG **RESIDENCE**

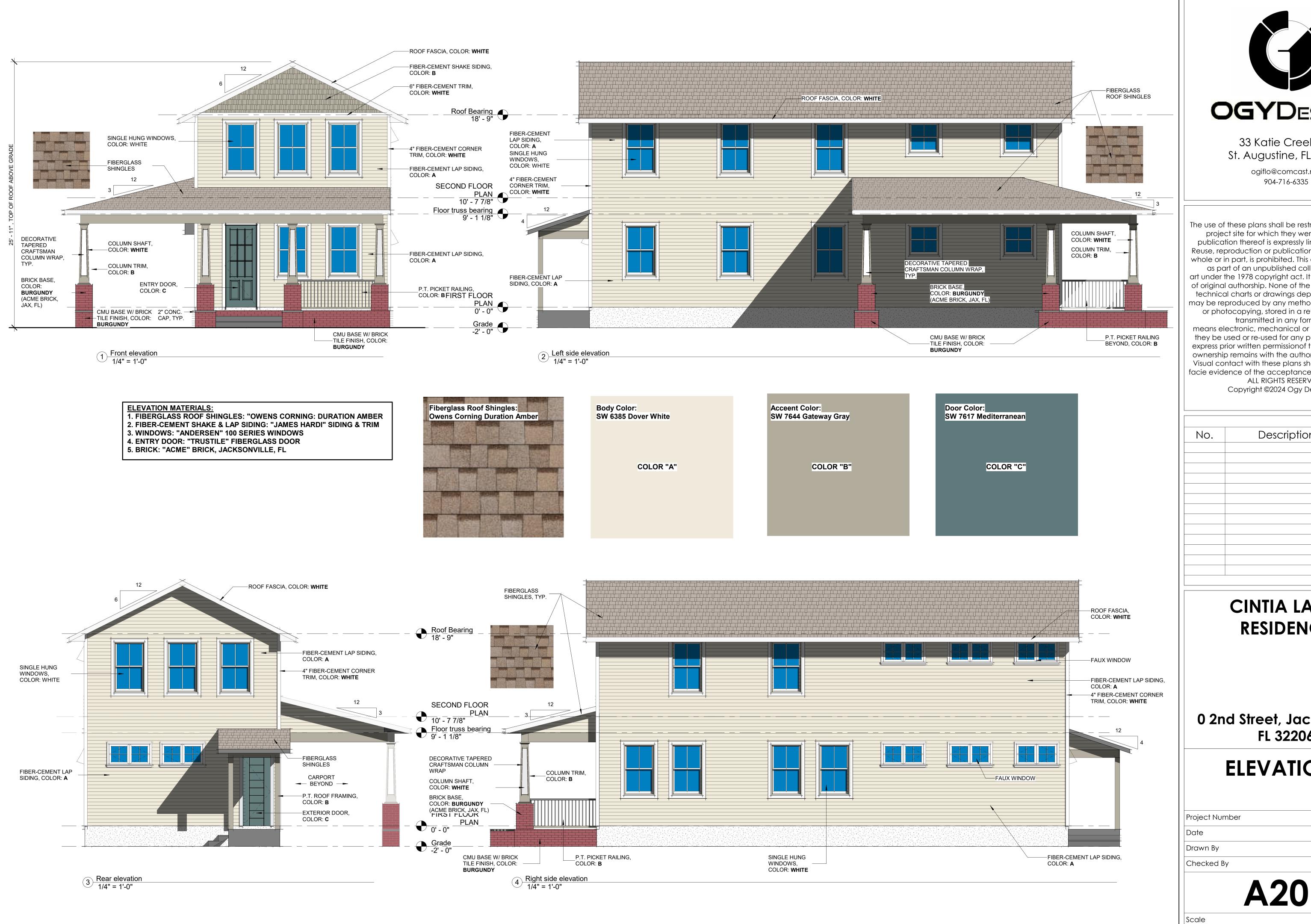
0 2nd Street, Jacksonville, FL 32206

FLOOR PLANS

Project Number	160424
Date	10/17/24
Drawn By	OV
Checked By	OV

A101

1/4" = 1'-0" Scale





33 Katie Creek Ct, St. Augustine, FL 32095

ogiflo@comcast.net

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No.	Description	Date

CINTIA LANG RESIDENCE

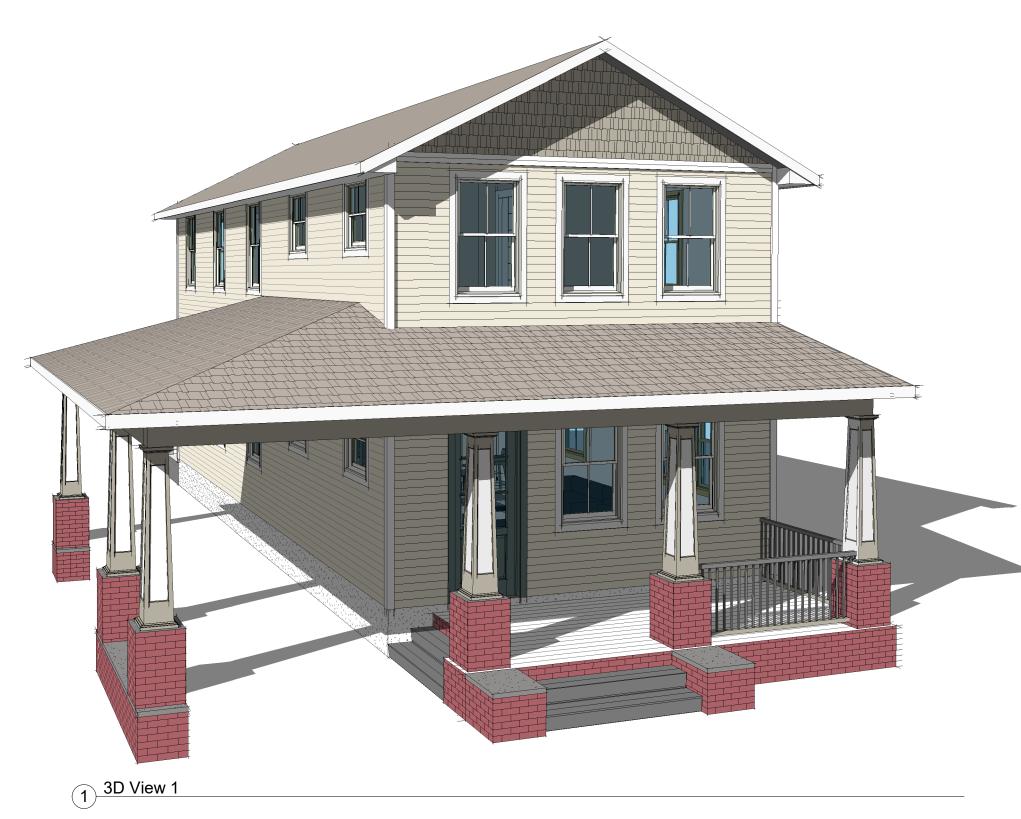
0 2nd Street, Jacksonville, FL 32206

ELEVATIONS

A 001		
Checked By	OV	
Drawn By	OV	
Date	10/17/24	
Project Number	160424	

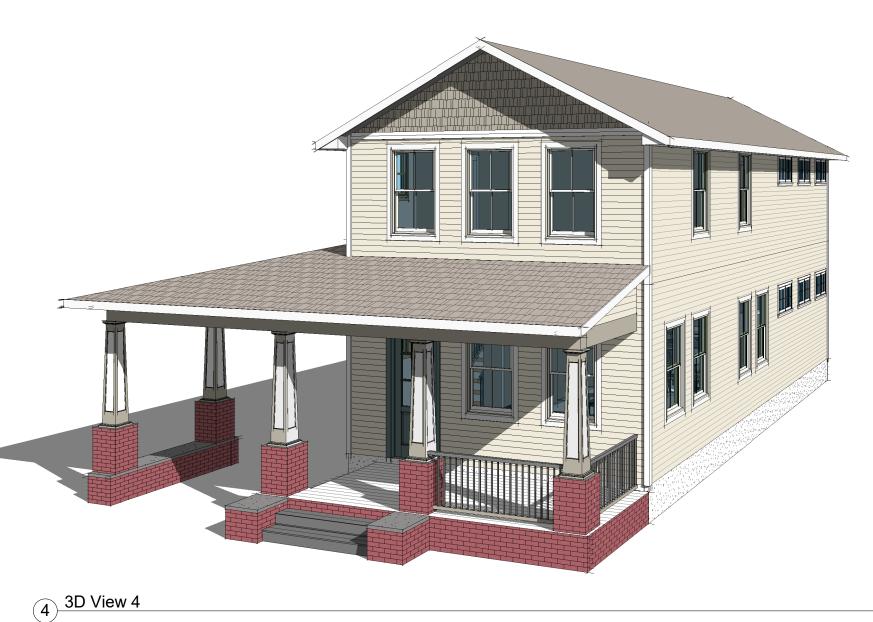
A201

1/4" = 1'-0"

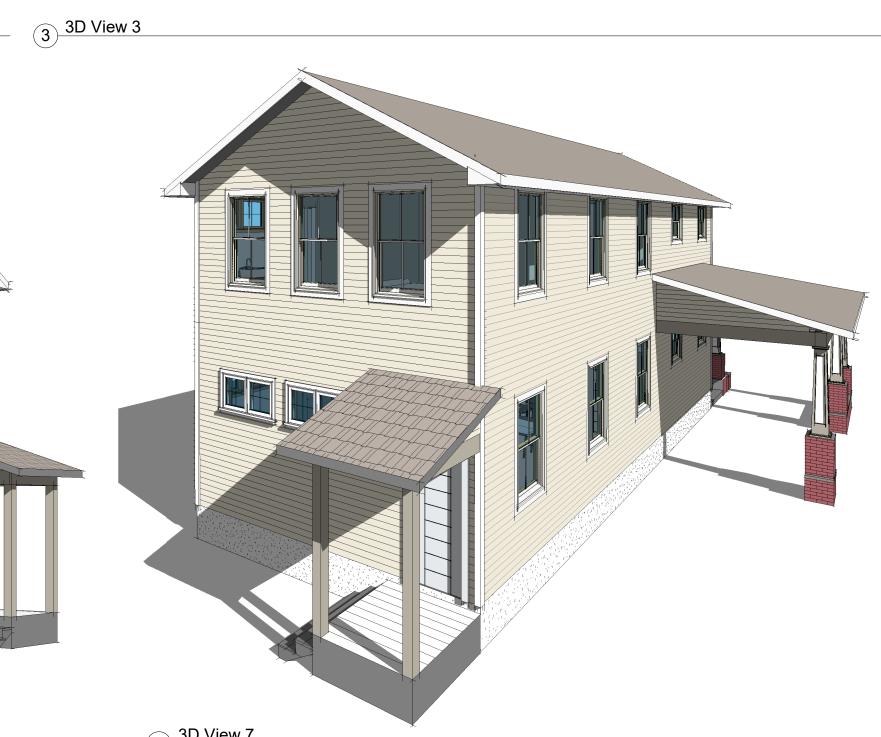


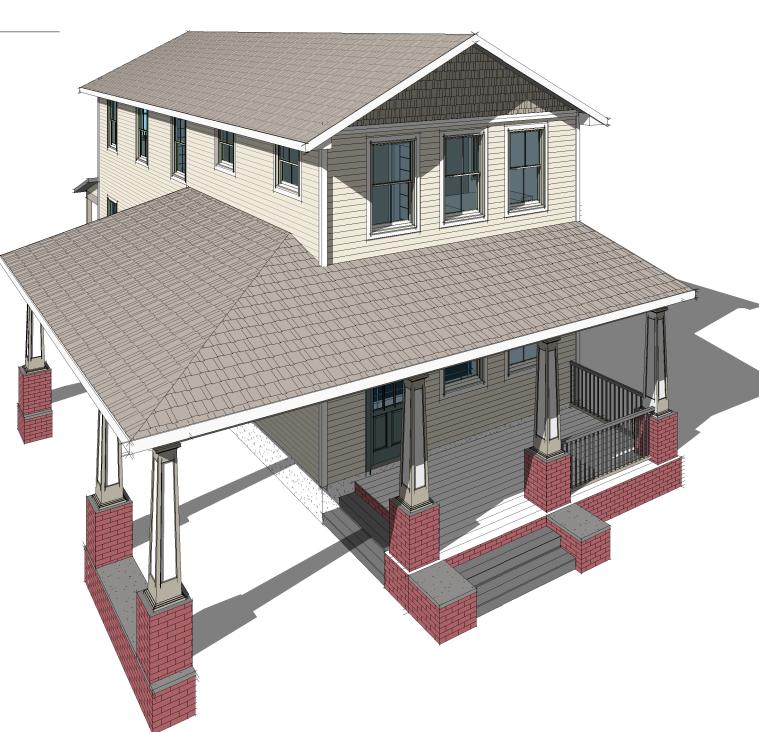


5 3D View 5









6 3D View 6

7 3D View 7

2 3D View 2



33 Katie Creek Ct, St. Augustine, FL 32095

> ogiflo@comcast.net 904-716-6335

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No.	Description	Date

CINTIA LANG RESIDENCE

0 2nd Street, Jacksonville, FL 32206

PERSPECTIVE VIEWS

Project Number 160424

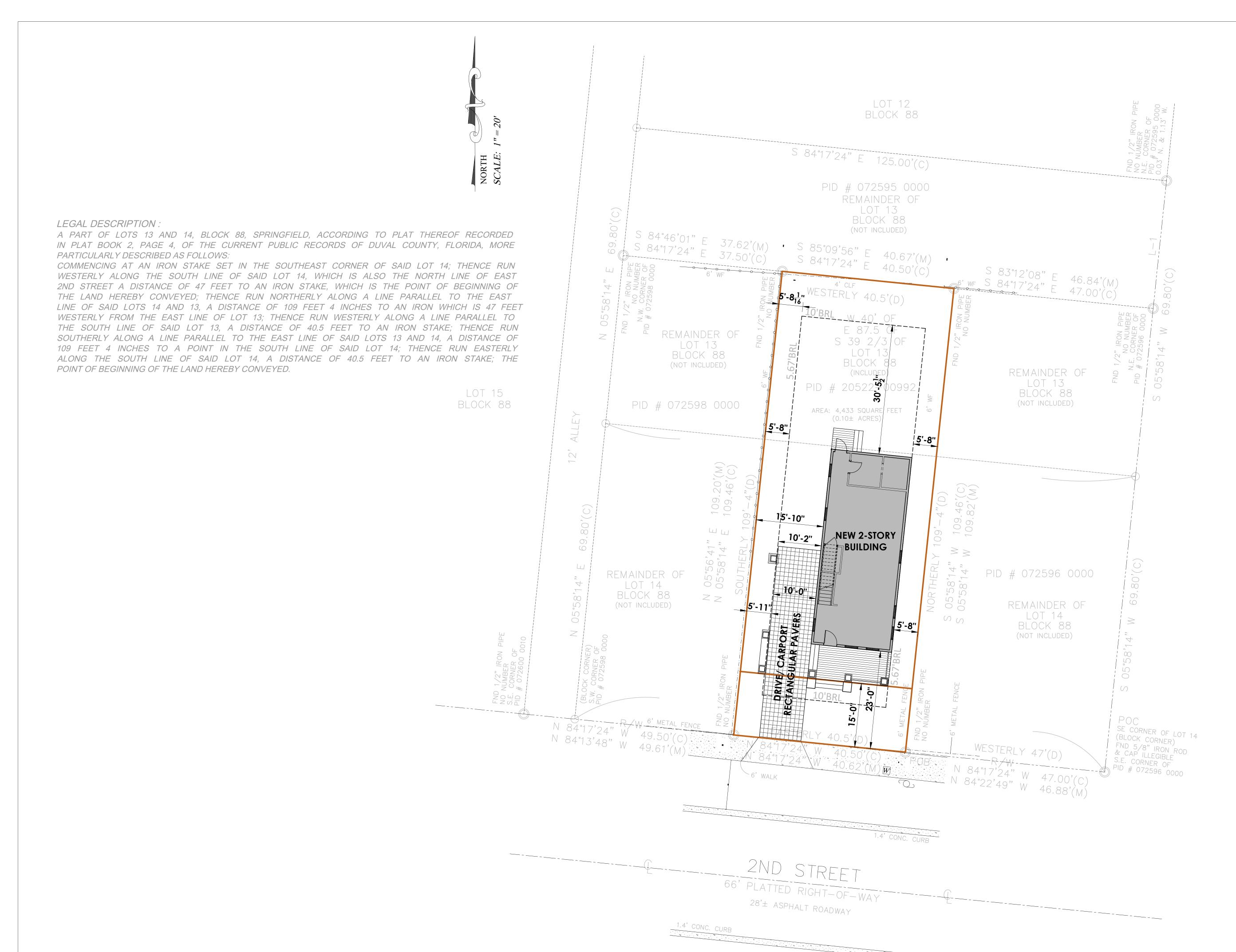
Date 10/17/24

Drawn By OV

Checked By OV

A202

Scale





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No.	Description	Date

CINTIA LANG RESIDENCE

0 2nd Street, Jacksonville E, FL 32206

SITE PLAN

Project Number	160424
Dat	10/17/24
Drawn By	OV
Checked By	OV

AS100

Scale

COA-24-30961 1135 Walnut Street

October 23, 2024

Report of the Jacksonville Planning and Development Department Certificate of Appropriateness Application COA-24-30961

<u>Address</u>: 1135 Walnut Street, RE# 072695-0050

<u>Location</u>: East side of Walnut Street, between East 1st Street and East 2nd Street

Owner: Sunny Singh

Growth LLC

1135 Walnut Street

Jacksonville, Florida 32206

Applicant: Pauly Wiscovitch

Built By Five Star LLC 524 3rd Street, Suite L

Jacksonville Beach, Florida 32250

<u>Year Built</u>: c. 1906 (Florida Master Site File)

<u>Designation</u>: Springfield, Contributing

Request: Alterations (After-the-Fact)

Summary Scope of Work:

1. Front porch alterations (After-the-Fact)

- 2. Siding and trim replacement (After-the-Fact)
- 3. Miscellaneous Repairs (*Administrative*)

Recommendation: Approve with Conditions

Conditions:

Front Porch Alterations

- 1. The design and location shall be substantially consistent with the submitted elevation and floor plans dated **August 28, 2023**, and shall be consistent with the submitted site plan dated **September 23, 2024**.
- 2. The railing system shall be made of wood or wood composite materials and the spindles shall be square, two (2) inches by two (2) inches in size, and centered between an upper and lower rail with no exposed ends (no vinyl or PVC).
- 3. The front balcony columns shall have caps and bases.
- 4. Any new fascia boards and soffits shall be composed of wood or a cementitious material (no vinyl or PVC).

COA-24-30961 Page **1** of **20**

- 5. Any replacement associated with porch repairs shall be performed with like materials.
- 6. The deck boards shall run from the house toward the street front, so the lines are perpendicular to the wall plane of the structure.
- 7. A horizontal trim board shall be used along the exposed edge of the flooring, so it is hidden from street view, unless using tongue and groove boards.
- 8. Wood materials shall be painted or stained.
- 9. The front porch steps and cheek walls shall be repoured concrete and match the design and dimensions of the existing.
- 10. Any replacement associated with porch repairs shall be performed with like materials.
- 11. Prior to the final inspection of any building permit, the owner or their agent shall submit to the Historic Preservation Section an affidavit and any supplementary evidence that verifies compliance with all conditions of the COA final order.

Siding and Trim Replacement

- 12. The existing wood lap siding shall remain on all sides of the structure.
- 13. The new lap siding located below the front first floor window, below the left side first floor window (northwest corner), and below the rear first floor window shall match the historic siding in design, reveal, dimension, and exposure.
- 14. The new siding shall be feathered into the remaining siding to reduce the visibility of the repairs (no straight vertical seams).
- 15. Cementitious siding or water—resistant PVC trim for boards near or touching the ground can be used.
- 16. The siding shall be installed with the smooth side facing outward.

Miscellaneous Repairs (Administrative)

- 17. Exterior window trim repairs including traditional sill, sideboards, and header with crown molding shall be retained or replicated in wood or cementitious materials (no vinyl) and shall be limited to the left side first floor window (northwest corner) and the window to the left of it, and the right side first floor windows (3 windows on the south side).
- 18. The new foundation screening shall be framed wood lattice.

COA-24-30961 Page **2** of **20**



PROJECT DESCRIPTION

COA-24-30961 seeks after-the-fact front porch alterations and siding replacement on a two-story contributing structure within the Springfield Historic District. Located on an interior lot, the subject property consists of a two-story Frame Vernacular style single-family home characterized by its shingled gable roof, shake shingle in the roof gable ends, wood lap siding, and 1-over-1 windows. The after-the-fact work includes installing square wood column posts on the front porch balcony, installing wood railing with spindles on the front porch and balcony, installing wood decking on the front porch and balcony, removing the porch deck horizontal trim board, installing plywood ceiling on the front porch, and removing asbestos siding and trim. When the applicant removed the non-historic asbestos siding and trim, the historic wood lap siding was intact underneath. The applicant proposes to also remove the historic wood lap siding and install new cementitious siding with a five (5) to six (6) inch reveal.

Pursuant to the authority granted to Staff via the 2024 COA Matrix, the following work can be approved administratively:

- After-the-fact and proposed window trim replacement deemed beyond reasonable repair with a cementitious or wood material that matches the historic design;
- Fascia and soffit repairs;
- Installing framed wood lattice foundation screening;
- Constructing a rear balcony, stairs, and porch that are made of wood or composite materials and the deck first floor elevation (FFE) is up to four (4) feet above grade;
- Repouring concrete front porch steps and cheek walls matching the existing design and dimensions.

As such, this report will focus on the after-the-fact work and siding replacement.

COA-24-30961 Page **3** of **20**

STAFF SUMMARY AND ANALYSIS

Staff considered the applicable Design Guidelines for the Springfield Historic District and the Ordinance Code criteria found in Sections 307.106(k), 307.106(l), and 307.106(m). The following is Staff's analysis:

- According to the Jacksonville 1913-1951 Sanborn Map, the subject property originally contained a two-story flat (also known as a duplex) with a two-story open front porch and balcony. The Florida Master Site File (FMSF) recorded in 1985 shows the front balcony was enclosed, the front porch columns were square and made of concrete block, the roof gable ends contained shake shingle, and the siding was asbestos with a wide reveal. The structure was altered at some point (prior to the property owner's after-the-fact work) and the front balcony was reopened and had square wood posts and wood railing.
- Staff conducted a site visit on October 4, 2024, and noted the historic wood siding on the front and rear elevations are in great condition; only a few minor siding and trim board repairs are needed below the rear first floor window, and there is one (1) lap siding board missing below the front first floor window along the deck. Additionally, the wood siding on the left side and right side elevations that were exposed after the applicant removed the non-historic asbestos siding is also in great condition. The only repairs needed on these side elevations are a few deteriorated lap siding boards below a left side first-floor window (northwest corner), and trim boards on both the left and right sides. No other signs of rot, water intrusion, or deterioration were found.
- The design of the proposed columns, railing with spindles, decking and trim, ceiling, and siding and trim porch, as conditioned, is compatible with the existing front porch and balcony, and historic wood siding. The open front porch and balcony element that was originally on the structure as well as the historic wood lap siding will remain intact with minor changes. As such, the proposed work is consistent with the Design Guidelines and Section 307.106(k)(1-3).
- Section 307.106(m)(8) states, "Architectural details including materials and textures shall be treated as to...enhance the architectural style or character of a landmark or historic district." The proposed front porch and balcony wood columns, wood ceiling, wood railing with spindles, and wood decking, as conditioned, will match the existing structure in materials, height, and shape. The design of the porch and balcony, as conditioned, is uniform with the primary structure, which is consistent with Section 307.106(m)(1, 4, and 8) and the Design Guidelines.
- Consistent with the Historic District Design Guidelines section on "Additions," the proposed scope of work, as conditioned, does not require any changes to significant historic fabric. If removed in the future, the removal of the porch and balcony would not cause any damage to or detract from the historic primary structure. As such, the proposed scope of work, as conditioned, is consistent with Section 307.106(k)(1-3).
- The Historic Preservation Guidelines for the Springfield Historic District references "Porches," which also includes front balconies, and "Exterior Fabric Wood". Moreover, the Design Guidelines for the District reference Standards Two (2), Six (6), and Nine (9) of the Secretary of the Interior's Standards for Rehabilitation:

COA-24-30961 Page **4** of **20**

- The section on porches recognizes that full-façade width entrance porches are an important design element of historic residences in the Historic District. Serving as a transitional space between the exterior and the interior and defining and protecting the primary entryway into the residence, front porches are the principal location for ornamentations and detailing such as piers, columns, rails and spindles, as well as brackets and other jig-sawn woodwork. The size, style, sense of openness, and detailing are all important attributes of porches and should be preserved or properly restored based on physical or documentary evidence.
- Standard Two (2) is referred to in both sections on "Porches" and "Exterior Fabric

 Wood". This standard refers to the historic character of a property being retained and preserved amid the removal of historic materials or features. The applicant's scope of work, as conditioned, would bring the home closer to its original state and restore its architectural character—thereby achieving compatibility with the massing, size, scale and architectural features of adjacent properties, consistent with Sections 307.106(k)(1 & 3) and 307.106(l)(2).
- Standard Six (6) is referred to in both sections on "Porches" and "Exterior Fabric Wood". This standard refers to how new features shall match the old in design, color, texture, and other visual qualities, and where possible, materials. The column design and wood porch and balcony materials, as conditioned, are more compatible with the house and the Springfield Historic District. Additionally, keeping the existing historic wood lap siding intact with only a few minor repairs, as conditioned, allows a historically accurate design element and material to remain on the home. As such, the proposed work, as conditioned, is consistent with Section 307.106(I)(6).
- Standard Nine (9) is referred to in both sections on "Porches" and "Exterior Fabric Wood". This standard emphasizes that exterior alterations shall not destroy historic materials, is differentiated from the old while being compatible in massing, size, scale, and architectural features in order to preserve the historical integrity of the property and its immediate surroundings. The new porch and balcony design and wood materials including columns, railing with spindles, decking, ceiling, and trim, as conditioned, will restore the front porch and balcony element on the structure, and the design will differentiate the work from the old. Regarding the siding and trim, minor siding and trim repairs, as conditioned, will not destroy the historic siding and trim, and the repairs will be seamlessly feathered into the remaining siding which protects the integrity of the home and the surrounding structures.
- By removing the historic wood siding on all sides of the structure, a significant portion of
 the character of the structure would be removed and replaced with a historically
 inappropriate reveal. If the applicant were to make minor repairs to the existing siding
 and trim, this would be an opportunity to bring the property in compliance with the
 Historic Preservation Guidelines for the Springfield Historic District. Therefore, Staff has
 conditioned minor siding and trim repairs, which is consistent with Section 307.106(I)(2).

COA-24-30961 Page **5** of **20**

For these reasons, it is the position of the Planning and Development Department that the proposed work under the stated conditions is consistent with:

- Section 307.106(k) General Standards: 1, 2, and 3
- Section 307.106(I) Guidelines on "Alterations": 2 and 6
- Section 307.106(m) Guidelines on "New Construction": 1, 4, and 8
- Historic District Design Guidelines, Sections on "Roofs and Roof Surfaces," "Additions," and "Porches"

CODE CRITERIA AND DESIGN GUIDELINES

General Criteria

- 307.106(k)(1) The effect of the proposed work on the landmark, landmark site or property within an historic district upon which such work is to be done;
- 307.106(k)(2) The relationship between such work and other structures on the landmark site or other property in the historic district;
- 307.106(k)(3) The extent to which the historic, architectural, or archaeological significance, architectural style, design, arrangement, texture and materials of the landmark or the property will be affected;

Alterations

- 307.106(I)(2) The distinguishing original qualities or character of a building, structure, or site shall not be destroyed. The removal or alteration of any historic material or distinctive architectural features shall be avoided when possible.
- 307.106(I)(6) Deteriorated architectural features shall be repaired rather than
 replaced, wherever possible. In the event replacement is necessary, the new material
 shall match the material being replaced in composition, design, color, texture, and other
 visual qualities. However, technologically advanced materials shall be considered and
 used as replacement alternatives. Repair or replacement of missing architectural
 features shall be based on accurate duplications of features, substantiated by historical,
 physical, or pictorial evidence rather than on conjectural designs or the availability of
 different architectural elements from other buildings or structures.

Historic District Design Guidelines, "Roofs and Roof Surfaces," "Additions," and "Porches"

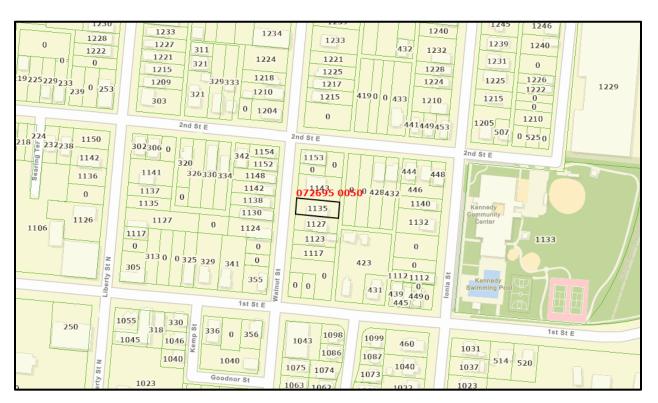
- Secretary of the Interior's Standards for Rehabilitation (2):
 The historic character of a property shall be retained and preserved. The removal of historic materials or alteration of features and spaces that characterize a property shall be avoided.
- Secretary of the Interior's Standards for Rehabilitation (6):
 Deteriorated historic features shall be repaired rather than replaced. Where the severity of deterioration requires replacement of a distinctive feature, the new feature shall

COA-24-30961 Page **6** of **20**

match the old in design, color, texture, and other visual qualities and, where possible, materials. Replacement of missing features shall be substantiated by documentary, physical, or pictorial evidence.

- Secretary of the Interior's Standards for Rehabilitation (9):
 New additions, exterior alterations, or related new construction shall not destroy historic materials that characterize the property. The new work shall be differentiated from the old and shall be compatible with the massing, size, scale, and architectural features to protect the historic integrity of the property and its environment.
- Secretary of the Interior's Standards for Rehabilitation (10):
 New additions and adjacent or related new construction shall be undertaken in such a manner that if removed in the future, the essential form and integrity of the historic property and its environment would be unimpaired.

LOCATION MAP



COA-24-30961 Page **7** of **20**

PICTURE OF SUBJECT PROPERTY WITH POSTED SIGN



Page **8** of **20** COA-24-30961

SITE VISIT PICTURES OF SUBJECT PROPERTY ON OCTOBER 4, 2024





Lap Siding Located Under Left First-Floor Window (Northwest Corner)



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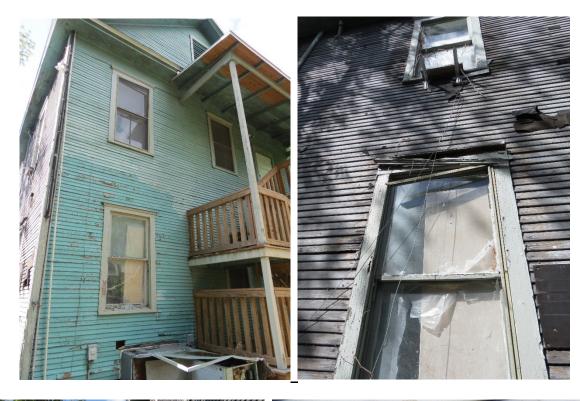








Page **10** of **20** 45 COA-24-30961





Page **11** of **20** COA-24-30961





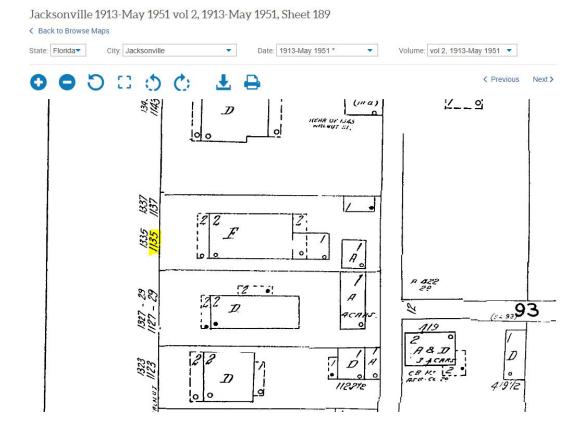




Page **12** of **20** 47 COA-24-30961



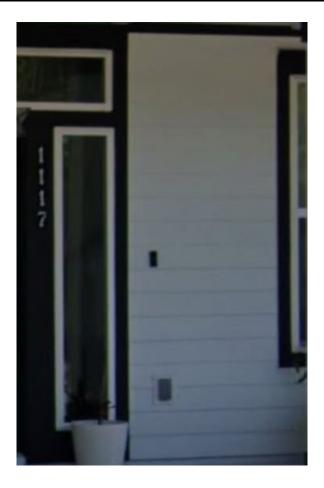
JACKSONVILLE 1913-1951 SANBORN MAP



(Sanborn Map Jacksonville 1913-May 1951 Volume 2, Sheet 189)

COA-24-30961 Page **13** of **20**

PROPOSED HARDI BOARD LAP SIDING WITH A 5 INCH TO 6 INCH REVEAL

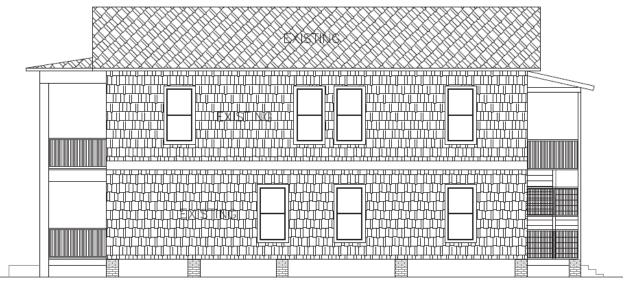


Page **14** of **20** COA-24-30961

ELEVATION PLANS DATED AUGUST 28, 2023



EXISTING FRONT ELEVATION SCALE: 1/4"= 1'-0"

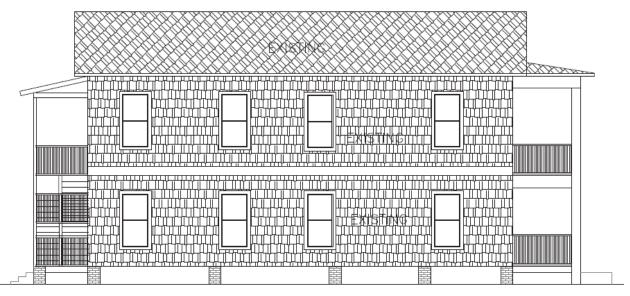


EXISTING LEFT ELEVATION SCALE: 1/4"= 1'-0"

COA-24-30961 Page **15** of **20**



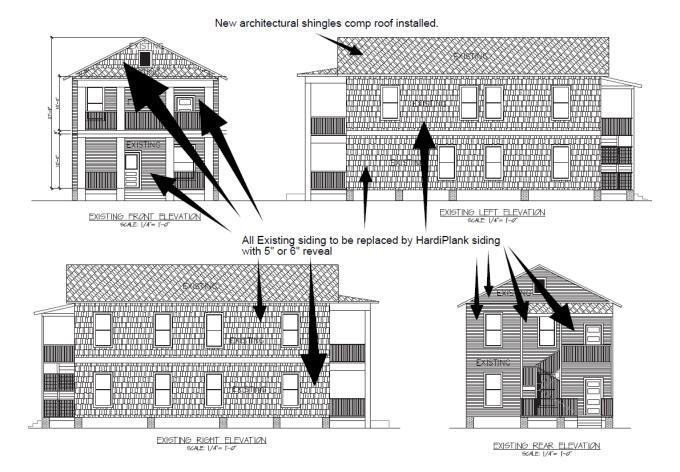
EXISTING REAR ELEVATION SCALE: 1/4"= 1'-0"



EXISTING RIGHT ELEVATION SCALE: 1/4"= 1'-0"

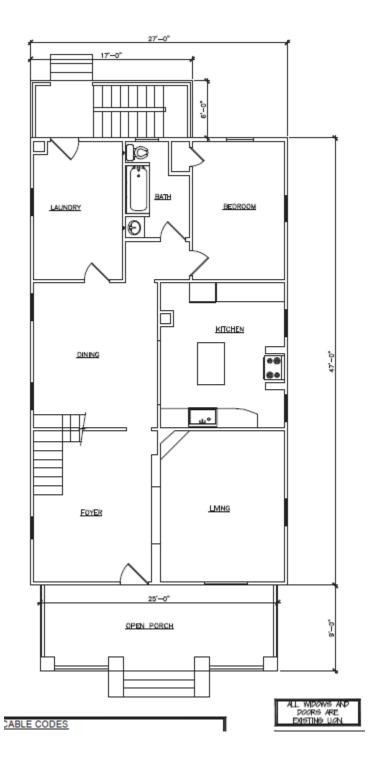
COA-24-30961 Page **16** of **20**

PROPOSED ELEVATION PLANS DATED AUGUST 28, 2023

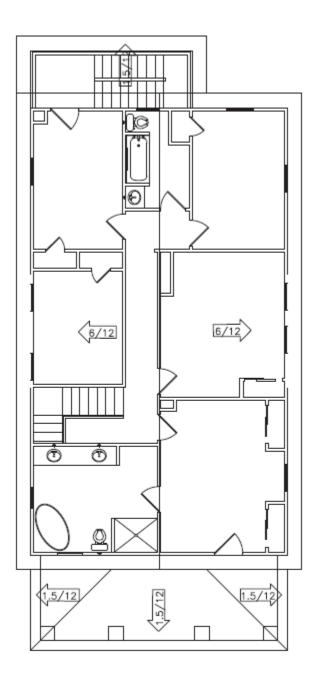


COA-24-30961 Page **17** of **20**

FLOOR PLANS DATED AUGUST 28, 2023



Page **18** of **20** 53 COA-24-30961



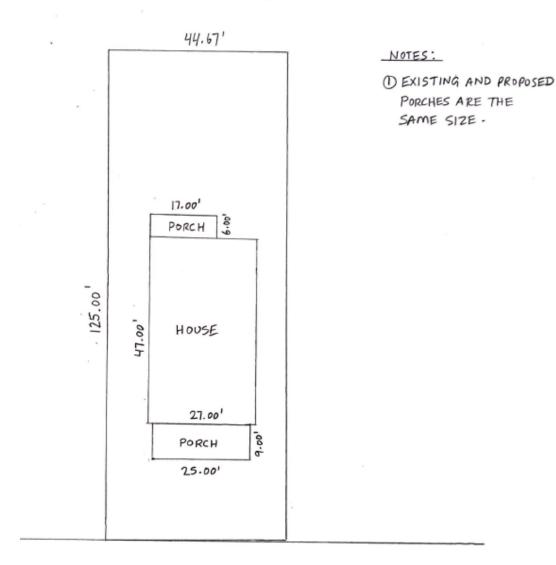
EXISTING ROOF PLAN SCALE: 1/4"= 1'-0"

Page **19** of **20** 54 COA-24-30961

SITE PLAN DATED SEPTEMBER 23, 2024

SITEPLAN - 1135 WALNUT ST.

SCALE = 1/2" = 10.00'



WALNUT STREET

FLORIDA MASTER SITE FILE Site inventory Form

SITE NO.

SITE NAME: 1135-7 Walnut St. ADDRESS OF SITE: 1135-7 Walnut St. SURVEY DATE: 09/30/85

INSTRUCTION FOR LOCATING: N/A

LOCATION:

Springfield 93 4
Subdivision Name Block No. Lot No.

COUNTY: Duval

DISTRICT NAME IF APPLICABLE:

OWNER OF SITE: NAME: Hillhouse, John M.

ADDRESS: 1135 Walnut St.

ADDRESS: Jacksonville, FL 32206

RECORDING DATE: / / TYPE OF OWNERSHIP: private

RECORDER: NAME & TITLE: Historic Property Associates/Consultant

ADDRESS: P.O. Box 1002

St. Augustine, FL 32085

CONDITION OF SITE: INTEGRITY OF SITE:

Check One Check one or more

ORIGINAL USE duplex EXCELLENT × ALTERED PRESENT USE duplex
GOOD UNALTERED DATES +1906

GOOD

FAIR × ORIGINAL SITE CULTURE/PHASE American DETERIORATED RESTORED: / / PERIOD: 20th Century × FAIR

MOVED: / /

NR CLASSIFICATION CATEGORY: building DATE LISTED ON NR: / /

THREATS TO SITE: Check one or more

ZONING TRANSPORTATION

DEVELOPMENT FILL × DETERIORATION DREDGE

BORROWING

OTHER (See Remarks Below)

AREAS OF SIGNIFICANCE: Architecture

SIGNIFICANCE

See Continuation Sheet

RECORD NUMBER

1664

ARCHITECT: N/A

BUILDER: N/A

STYLE AND/OR PERIOD: frame vernacular

PLAN TYPE: rectangular

EXTERIOR FABRIC(S): asbestos: siding

STRUCTURAL SYSTEM(S): wood frame: balloon

PORCHES: W/1-story veranda, 3-bay, access N, 2nd bay; sq. conc. blk.cols.,wd.balus.,metal awnings;orig.2nd fl.porch encl. ORIENTATION: west

FOUNDATION: piers: brick; concrete block, porch

ROOF TYPE: gable

SECONDARY ROOF STRUCTURE(S): porch: flat

CHIMNEY LOCATION: S(2): offset, interior: lateral slope

WINDOW TYPE: DHS, 1/1, wood

CHIMNEY: brick: corbelled

ROOF SURFACING: composition shingles: butt

ORNAMENT EXTERIOR: wood

NO. OF CHIMNEYS 2

NO. OF STORIES 2

NO. OF DORMERS: O

OUTBUILDINGS: 0

SURROUNDINGS:

SITE SIZE (approx. acreage) LT1

TOWNSHIP RANGE SECTION 25

26 37

UTM ZONE UTM EASTING UTM NORTHII

PHOTOGRAPHIC RECORDS NUMBERS:

CONTINUATION SHEET:

1135-37 Walnut St. is a two-story frame vernacular residential building. It embodies the historic and architectural qualities of the Springfield neighborhood through its period of construction, its design, its historical associations and its integrity.

Constructed 1906, it was originally owned by Thomas C. Imeson.





Application For Certificate Of Appropriateness

Tracking # 30961 Application Status FOUND SUFFICIENT
Date Started 06/21/2024 Date Submitted 06/21/2024

Planning and Development Department Info COA# COA-24-30961 **Admin Review / Admin Recommendation FORWARD Admin Date Of Action** 8/30/2024 Forwarded to JHPC **/ JHPC Meeting Date** 10/23/2024 **Staff Recommendation** N/A **JHPC Recommendation** N/A **JHPC Date Of Action** N/A **Admin Details** N/A **JHPC Details** N/A

General Information On Applicant Last Name First Name **Middle Name** WISCOVITCH **PAULY Company Name BUILT BY FIVE STAR Mailing Address** 524 3RD ST SUITE L State City **Zip Code** 32250 **JACKSONVILLEBEACH** FL Phone **Fax** Email 904 775 1000 904 BUILTBYFIVESTAR@GMAIL.COM

General Information On Owner(s) Agent represents Owner Contractor Architect Consultant Other **Last Name** First Name **Middle Name SUNNY** SINGH **Company/Trust Name GROWTH LLC Mailing Address** 1135 WALNUT ST City State Zip Code **JACKSONVILLE** FL 32206 Phone Fax **Email** SUNNY@OMNIAHOMES.COM 2066042600

Property Appraiser's RE #(s) (10 digit number with a space ##########)

Map

RE#

072695 0050

pringfield H	ation Historic District	
ouse #	Street Name, Type and Direction	Zip Code
135	WALNUT ST	32206
	Demolition Reroof/Minor Repairs	
s specific,	oposed work below. Note affected features and char brief, and legible as possible.	
•	reroof; replacing gray 3-tab shingles with black arch	itectural shingles).
oposed W	'ork NG, PAINT, SIDING, 2 FRONT DECKS, 1 REAR DECK.	
EW FLOORI	NO, FAINT, SIDING, 2 FRONT DECRS, I REAR DECR.	

	Description
/	COJ PERMIT
V	SIDING PIC 1
/	SIDING PIC 2
~	SIDING PIC 3
/	SIDING PIC 4
V	SIDING PIC 5
V	SIDING PIC 6
V	SIDING PIC 7
V	SIDING PIC 8
V	PROPOSED HARDI LAP SIDING WITH A 5-6IN REVEAL
V	SITE PLAN DATED 09.23.2024
/	PLANS DATED 08.28.2023
✓	ENGINEERING SPECS 08.28.2023
V	PROPOSED ELEVATION PLANS FOR SIDING

Application Certification -

For applications that can be approved administratively, there is no application fee.

For all applications that must go before the Historic Preservation Commission, a fee will be applied based on the type of work performed.

Application completeness review: All applications for Certificate of Appropriateness ("Application") will be reviewed for completeness by Planning and Development Department Staff. Any Application determined to be incomplete, will be returned to the applicant with comments detailing the deficiencies. No further action on the Application will take place until the application deficiencies are addressed. Once the Application is determined to be complete, Planning and Development Department Staff will prepare an invoice for the cost of the Application.

Payment deadline: The Invoice must be paid by the payment deadline in order to have the Application heard on the next scheduled Jacksonville Historic Preservation Commission (JHPC) regular meeting. The payment deadline is outlined on the City of Jacksonville's Planning and Development Department Website. Only Complete Applications will be invoiced. It is for the benefit of the applicant to supply staff with a complete Application in advance of the payment deadline. Due to the complexity and volume of Applications received by the Planning and Development Department, there is no guarantee that COA Applications submitted on the day of the payment deadline will be heard at the next regular meeting of the JHPC.

I, hereby, certify that I am the owner or the authorized agent of the owner(s) of the property described herein, that all answers to the questions in this application and all information contained in the material attached to and made a part of this application, are accurate and true to the best of my knowledge and belief. I also attest by my signature that all required information for this application is completed and duly attached in the prescribed order. Furthermore, if the package is found to be lacking the above requirements, I understand that the application will be returned for correct information.

I UNDERSTAND THE ABOVE DISCLAIMER REGARDING APPLICATION REVIEW. AGREED TO AND SUBMITTED.



City of Jacksonville, Florida

Planning and Development Department

Community Planning Division 214 North Hogan Street, Suite 300 Jacksonville, FL 32202 (904) 255-7800 www.coj.net

NOTICE OF PUBLIC HEARING SIGN POSTING AFFIDAVIT FOR APPLICATION FORWARDED TO THE JACKSONVILLE HISTORIC PRESERVATION COMMISSION

Date:	10/17/2024	COA#:	30961 1135	
Address	1135 Walnut St	Owner:	Growth LLC	
	Jacksonville, FL 32206			

As required by Sec. 307.106.(f) of the City of Jacksonville Ordinance Code: The applicant for a certificate of appropriateness shall post signs at intervals of not more than 200 feet along all street sides of land upon which the request for a certificate of appropriateness is made. Signage should be posted at least 14 days prior to the scheduled public hearing. Where the land does not have frontage on a public street, the signs shall be erected on the nearest street right-of-way with an attached notation indicating generally the direction and distance to the land upon which the application for a certificate of appropriateness has been filed, or at such other locations and at such intervals, as determined by the Planning and Development Department, as will ensure that the signs will be seen by as many persons as possible. The signs shall be maintained by the applicant until a final determination has been made by the Commission on the application for a certificate of appropriateness. If the signs are not posted within the time requirements, the public hearing notice will be deemed inadequate and no action shall be taken until proper posting is accomplished. The signs shall be removed by the applicant within ten days after final action.

I hereby attest that the attached pictures show the NOTICE OF PUBLIC HEARING SIGNS

provided to me for application	30961	were posted on the property/site located at:
	72695 0050	
Real Estate Number(s)		
113	35 Walnut St	
Street Address Jac	ksonville, FL 32	2206
City, State Zip Code		
Printed Name	y Singh for Grov	wth LLC
Signature	-Sic	
17th Oc Dated this day of	tober	, 20



Department of State / Division of Corporations / Search Records / Search by Entity Name /

Detail by Entity Name

Foreign Limited Liability Company FLORIDA GROWTH LLC

Cross Reference Name

GROWTH LLC

Filing Information

 Document Number
 M22000009046

 FEI/EIN Number
 86-1973140

 Date Filed
 06/07/2022

State WA Status ACTIVE

Principal Address

104 PALISADES PLACE PACIFIC, WA 98047

Mailing Address

104 PALISADES PLACE PACIFIC, WA 98047

Registered Agent Name & Address

Brown, Brandon 220 Riverside Ave

Unit 622

JACKSONVILLE, FL 32202

Name Changed: 03/19/2024

Address Changed: 03/19/2024 <u>Authorized Person(s) Detail</u>

Name & Address

Title M

SINGH, JASKARAN 104 PALISADES PLACE PACIFIC, WA 98047

Annual Reports

Report Year Filed Date

2023	03/02/2023	
2024	03/19/2024	

Document Images

03/19/2024 ANNUAL REPORT	View image in PDF format
03/02/2023 ANNUAL REPORT	View image in PDF format
06/07/2022 Foreign Limited	View image in PDF format

Florida Department of State, Division of Corporations

Doc # 2022133465, OR BK 20285 Page 835, Number Pages: 2, Recorded 05/17/2022 01:26 PM, JODY PHILLIPS CLERK CIRCUIT COURT DUVAL COUNTY RECORDING \$18.50 DEED DOC ST \$1680.00

Prepared by and Return to: Jordan Jones MTI Title Insurance Agency, Inc. 1914 Southside Boulevard, Suite 2 Jacksonville, FL 32216

-Incidental to the issuance of title insurance

Property Appraiser's Parcel ID #072695-0050 File- MFL-2254379 Consideration Amount \$240,000.00

WARRANTY DEED

This Indenture, Made this May 13, 2022, between <u>Zemina Shariff, a married person</u>, whose post office address is: 6814 Sperone Street, Orlando, FL 32819, hereinafter called the "Grantor"*, and, <u>Growth LLC</u>, whose post office address is: 104 Palisades Place, Pacific, WA 98047, hereinafter called the "Grantee":

Witnesseth: That said Grantor, for and in consideration of the sum of Ten (\$10.00) Dollars and other valuable consideration, to said Grantor in hand paid by said Grantee, the receipt whereof is hereby acknowledged, has granted, bargained and sold to the said Grantee, and Grantee's heirs and assigns forever, the following described land, situate, lying, and being in Duval County, FL, and being further described as follows:

The North 44 feet & 8 inches of Lot 4, Block 93, of SPRINGFIELD, according to the Plat thereof, as recorded in Plat Book 2, Page 4, of the Public Records of Duval County, Florida.

Property Address: 1135 Walnut Street, Jacksonville, FL 32206

Said property is not the homestead of the grantor under the laws and constitution of the State of Florida in that neither grantor nor any member of the household of grantor resides thereon.

and said Grantor does hereby fully warrant the title to said land, and will defend the same against the lawful claims of all persons whomsoever.

*"Grantor" and "grantee" are used for singular or plural, as context requires.

Subject to easements, restrictions, and covenants of record, and real property taxes for the current year which are prorated.

	s hereunto set the Grantor's hand and seal the day and year first above
written.	Lemuio Shuu XX
Mi	Next Hal
Witness #1 Signature	Witness #2 Signature
Witness #1 Print Name	Witness #2 Print Name
William I I I I I I I I I I I I I I I I I I I	Withest Ha I like I value
State of Florida; County of Poile	
	ged before me by means of (_X_) physical presence or () hariff, an unmarried person who is/are personally known by me or ration.
NotaryPublic	My Commission Expires:





Department of State / Division of Corporations / Search Records / Search by Entity Name /

Detail by Entity Name

Florida Limited Liability Company BUILT BY FIVE STAR LLC

Filing Information

 Document Number
 L23000394897

 FEI/EIN Number
 93-3056112

 Date Filed
 08/22/2023

 Effective Date
 08/15/2023

State FL

Status ACTIVE

Principal Address

524 3RD ST SOUTH

SUITE L

JACKSONVILLE BEACH, FL 32250

Mailing Address

524 3RD ST SOUTH

SUITE L

JACKSONVILLE BEACH, FL 32250

Registered Agent Name & Address

OLANDESI, FRANKIE 524 3RD ST SOUTH

SUITE L

JACKSONVILLE BEACH, FL 32250

Authorized Person(s) Detail

Name & Address

Title MGR

OLANDESI, FRANKIE 524 3RD ST SOUTH JACKSONVILLE BEACH, FL 32250

Annual Reports

Report Year Filed Date 2024 03/18/2024

Document Images

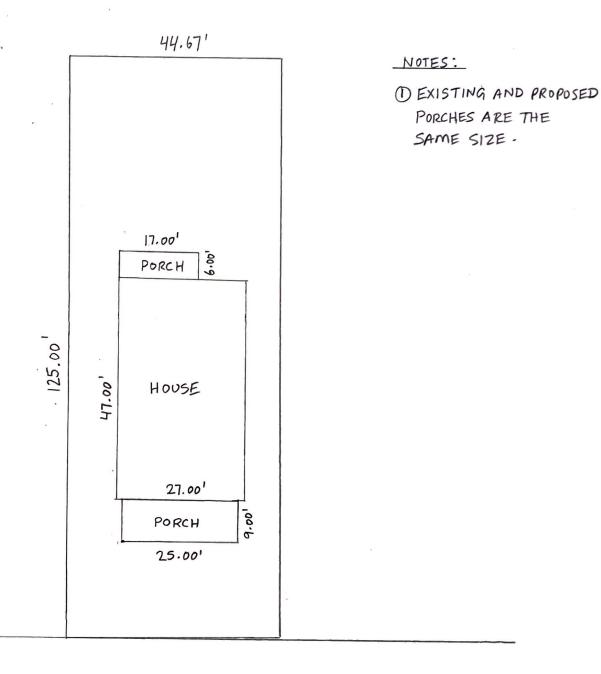
03/18/2024 ANNUAL REPORT	View image in PDF format
08/22/2023 Florida Limited Liabil	View image in PDF format

Florida Department of State, Division of Corporations



SITEPLAN - 1135 WALNUT ST.

SCALE = 1/2" = 10.00'



WALNUT STREET

AS-BUILT HOME 1135 WALNUT STREET JACKSONVILLE, FLORIDA 32206

GENERAL NOTES

- 1. It is the intent of the Designer that all be in accordance with all requirements of the building authorties having jurisdiction over this type of construction and occupancy.
- 2. The Contractor shall verify all conditions and dimensions at the job site prior to commencing work. The Contractor shall report all discrepancies between the drawings and existing conditions to the Designer prior to commencing work.
- 3. The Contractor shall supply, locate, and build into the work all inserts, anchors, angles, plates, openings, sleeves, hangers, bracing, slab depressions, and and pitches as may be required to attach and accomodate other work.
- 4. All details and sections shown on the drawings are intended to be typical and shall be construed to apply to any similar situation elsewhere in the work, except where a different detail is shown. (Any details provided by the Engineer and/or Contractor to supercede those provided by the Designer).
- 5. Roof ventilation to be provided per FBC sections R806.

DESIGN SPECIFICATIONS

Design Code: The 2023 Florida Building Code (FBC) — Residential Occupancy: Residential Group R—3 (One and Two Family Dwellings) Construction: Type V, Unprotected Note: Any design Specifications provided by the Engineer and/or Contractor supercede those provided by the Designer.

AUTOMATIC FIRE DETECTION

1. Smoke Detectors/Carbin Monoxide detectors to be located per FBC section R314 & R315.

EGRESS OPENING COMPLIANCE

See Floor Plan for egress window and door locations "this sheet".
 All window and door openings labled "egress" to comply with FBC section R310 & R311.

ALL APPLICABLE BUILDING CODES APPLY

(Including but not limited to):

FBC-R302.5.1: This door min. 3/8" thick solid wood, or min. 1 Honeycomb core steel, or 20 minute fire-rated. Requires doors connecting a garage to the house have some type of closure.

FBC—R302.5.2: Ducts in garage shall be min. 26ga. sheet metal, or Owens corning min. 1" thick Endura gold duct board.

FBC-R302.1: Structures set back 5' or less from the property line may be required to have fire rated overhangs and no projections closer than two feet from the property line.

Please review complete code.

FBC-R302.6: Garge wall shall be separated from residence and it's attic with min. 1/2" gyp. bd. applied to garage side. Garagees beneath habitable rooms shall be seperated from rooms above with min. 5/8" type "X" gyp. bd. where the seperation is a floor—ceiling assembly, any structure supporting the assembly shall be protected with min. 1/2"

FBC-R1601.4.7: Min. 4" clerance required around all sides ormech. equipment and componets, including ducts.

FBC-R, M1307.2: Ground-mounted mech. units shall be anchored in accordance with this section.

FBC-R303: Revises glazing requirements around wet surfaces.

FBC—R402.4.1.2: Florida Building Code — Energy Conservation requires blower door testing to confirm air leakage not greater than 5 air changes per hour. Testing must be done by an approved third party and a report is to be provided to the building official.

FBC—R303.4: Requires a whole house ventilation system meeting M1507.3 requirments when the air infiltration rate is less than 5 air changes per hour. (Which is what R402.4.1.2 above requires, thus all houses must have a whole house ventilation system).

FBC-R312: Changes requirements for guards and window fall protection.

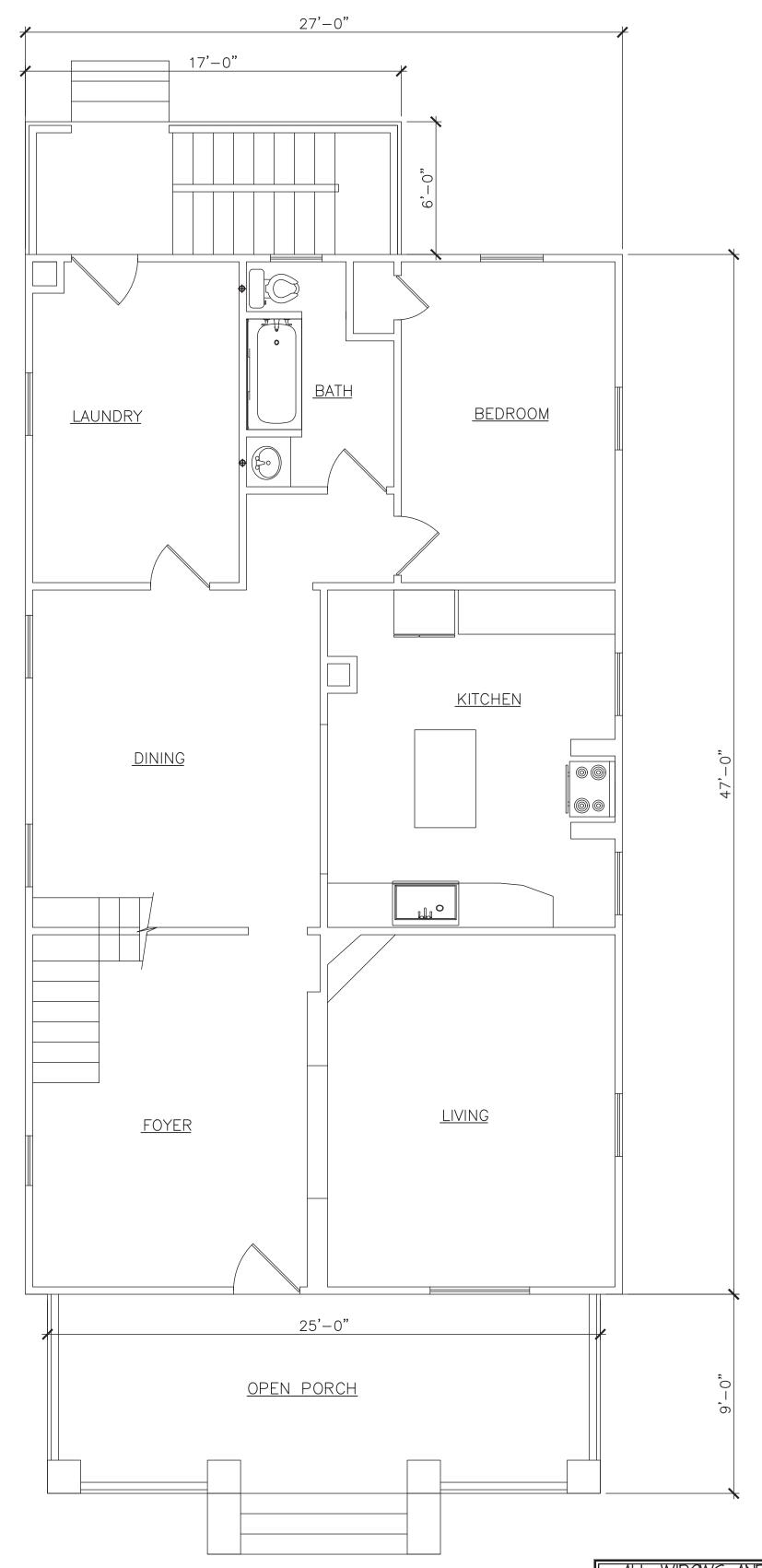
FBC-R806: Changes attic ventilation requirements.

FBC—R905: Changes installation and type of roofing underlayment (similar to present re—roofing requirements).

FBC-R703.6.3: Where stucco is applied to lathe over wood frame construction, a bond — breaker is required between the water — resistive barrier and the stucco per one of the following methods" 2 layers of approved water— resistive barrier material, or 1 layer of approved water—resistive barrier over an approved plastic house wrap, or other approved method in accordance with the manufactures installation instructions.

FBC—703.6.5: While previous codes have referenced that the exterior plaster shall comply with ASTM C926 and ASTM C1063, this section specifically states minimum curing time between coats.

FBC—M1506: Has added minimum clearance distances between air exhaust (bathroom, kitchen, etc.) and building openings.



APPLICABLE CODES

NATIONAL ELECTRIC CODE - 2017 EDITION

Buildings that do not contain more than two dwelling units

OCCUPANCY - RESIDENTIAL GROUP R-3

2023 FLORIDA BUILDING CODE (FBC) - BUILDING 8TH EDITION

2023 FLORIDA BUILDING CODE (FBC) - ACCESSIBILITY 8TH EDITION

2023 FLORIDA BUILDING CODE (FBC) - PLUMBING 8TH EDITION

2023 FLORIDA BUILDING CODE (FBC) - FUEL GAS 8TH EDITION

2023 FLORIDA BUILDING CODE (FBC) - MECHANICAL 8TH EDITION

2023 FLORIDA BUILDING CODE (FBC) - EXISTING BUILDING 8TH EDITION

FLORIDA FIRE PREVENTION CODE - 7TH EDITION BASED ON NFPA 101 7.10.1.3 - 2018

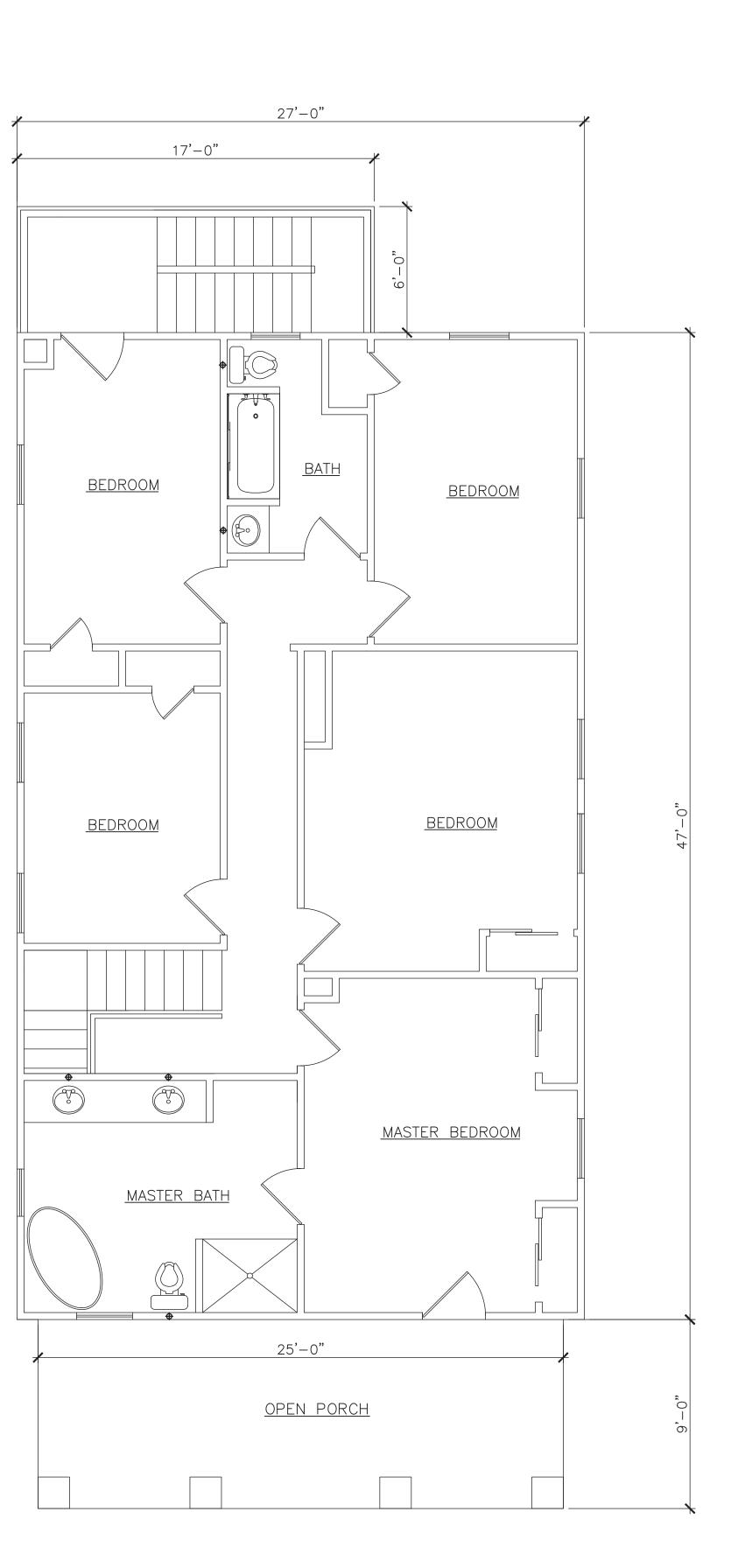
ALL WIDOWS AND DOORS ARE EXISTING U.ON.

SQUARE FOOTAGE	TABULATION
Base Area Second Story Open Porch	1269 1269 654
TOTAL	3192



ARCHITECTURAL
A1- GENERAL NOTES, EXISTING FLOOR PLANS.
A2- EXISTING ROOF PLAN, LOCATION MAP AND WALL SECTION
A3- EXISTING ELEVATIONS
A3- ARCHITECTURAL DETAILS
STRUCTURAL
S1 - COVER SHEET AND GENERAL NOTES
S2 - FLOOR STRUCTURAL PLAN AND STRUCTURAL DETAILS

SHEET INDEX



TING FLOOR PLANS.

AS NOTED

DESIGNED BY

DVL

JOB NO.

SHEET No.

 \triangleleft

OME

BUIL'

AS

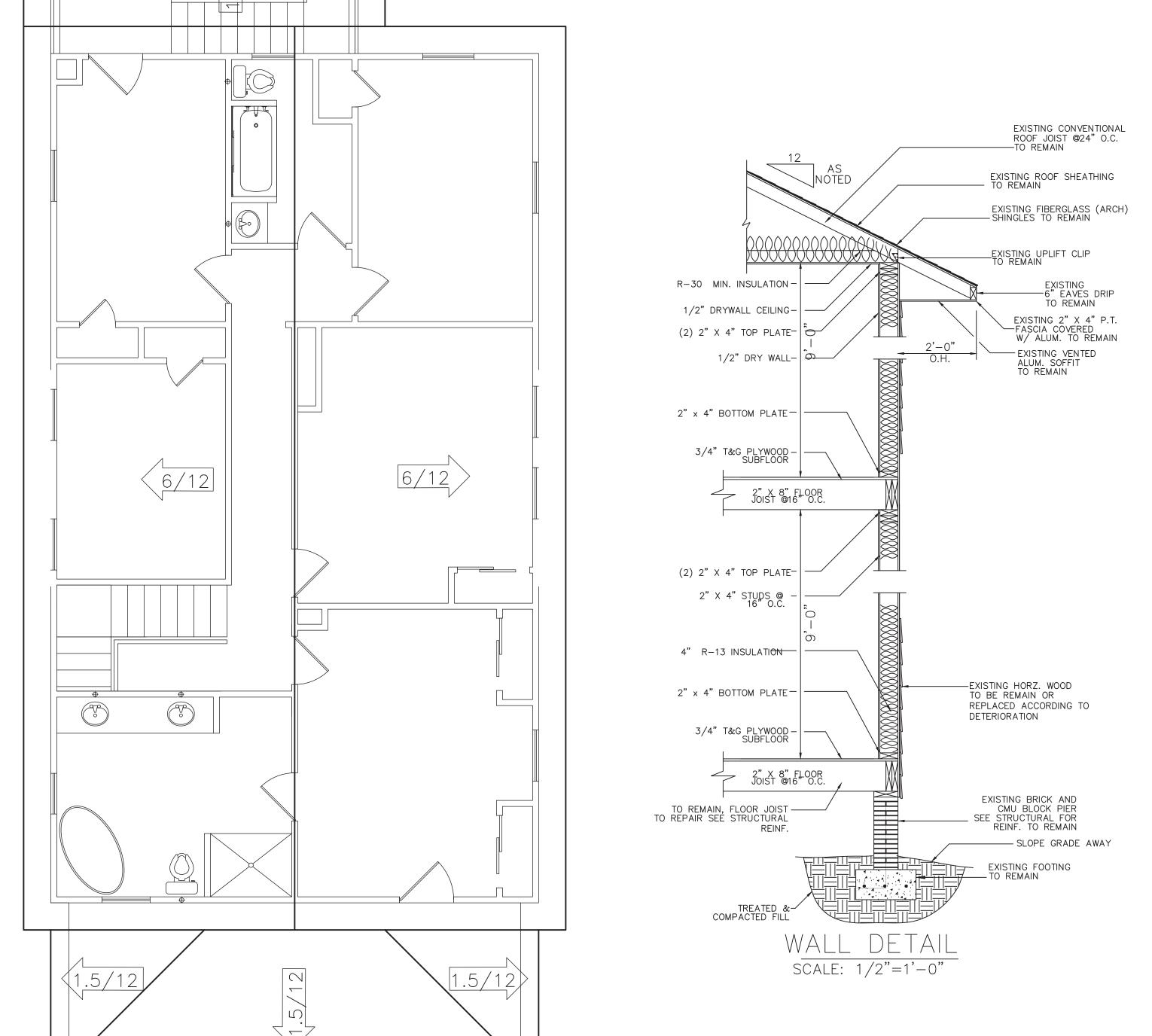
AOB

MH-20230349

DATE 08/28/2023 scale AS NOTED

DESIGNED BY

JOB NO.
OMH-2023035







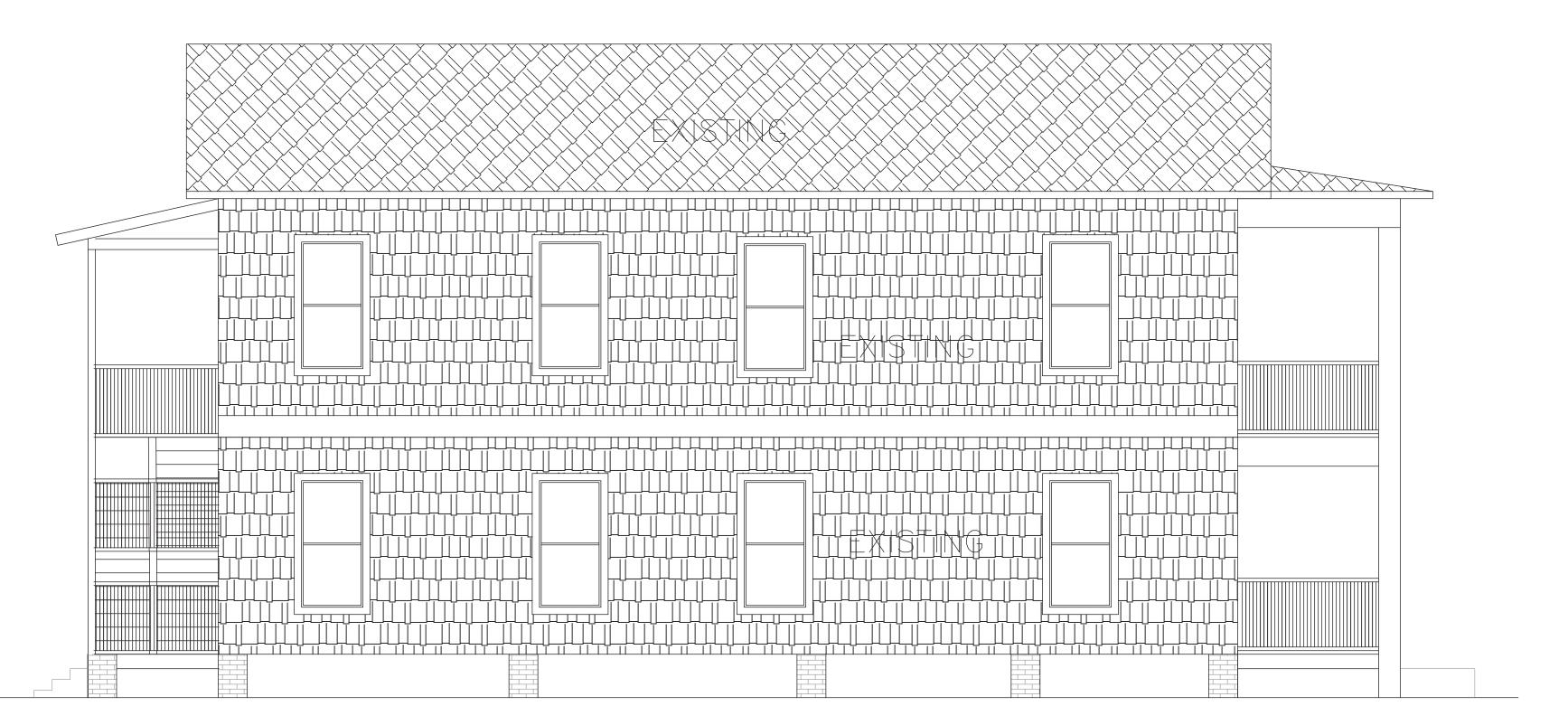
EXISTING ROOF PLAN SCALE: 1/4"= 1'-0"

EXISTING FRONT ELEVATION

SCALE: 1/4"= 1'-0"

EXISTING LEFT ELEVATION

SCALE: 1/4"= 1'-0"



EXISTING RIGHT ELEVATION SCALE: 1/4"= 1'-0"



EXISTING REAR ELEVATION SCALE: 1/4"= 1'-0"



AOB DATE

DESIGNED BY DVL

OMH-2023035 SHEET No.

AS NOTED

08/28/2023

₹ =

HOM

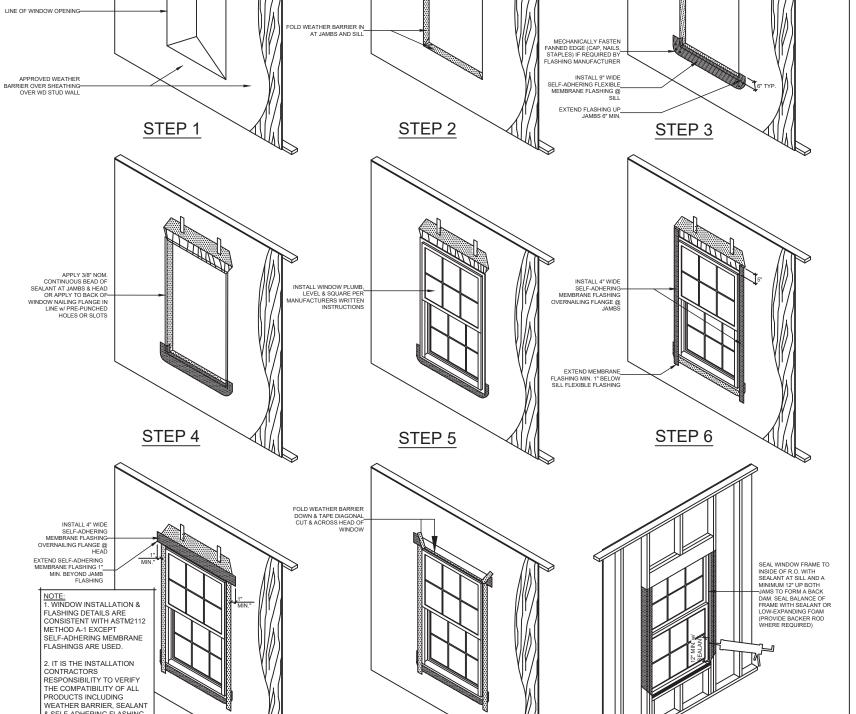












INTERIOR VIEW

SET THRESHOLD IN BED OF SEALANT

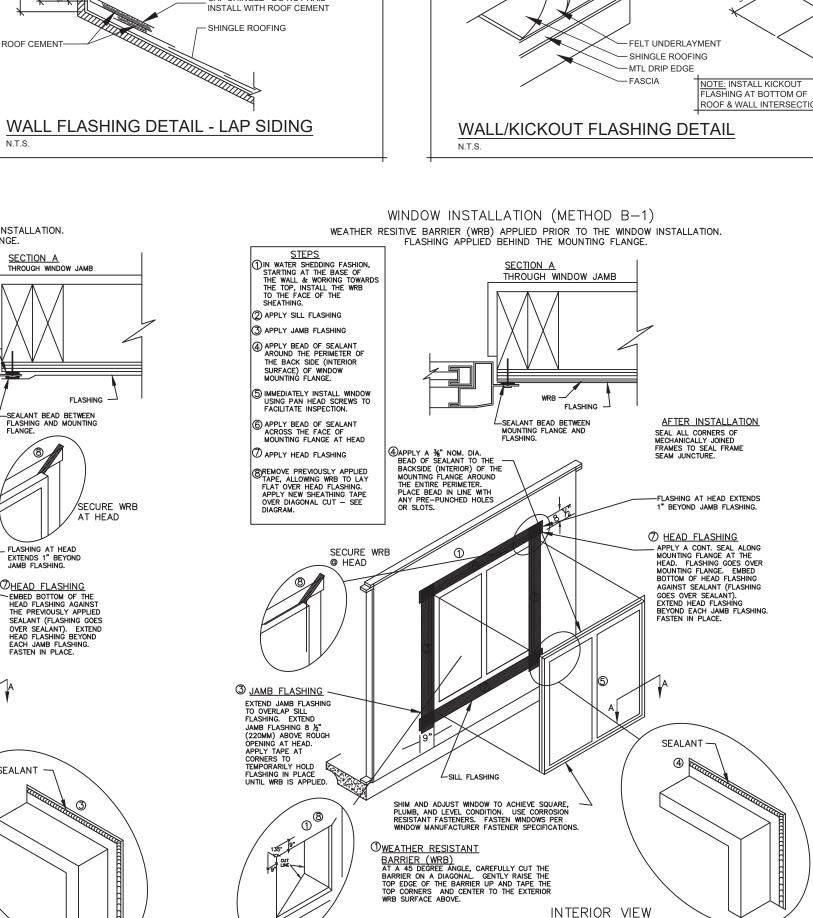
NOTE: AT UNPROTECTED DOORS, BOTTOM 1/4th OF JAMBS SHALL BE COMPOSITE, P.T. OR OTHER DECAY RESISTANT MATERIAL

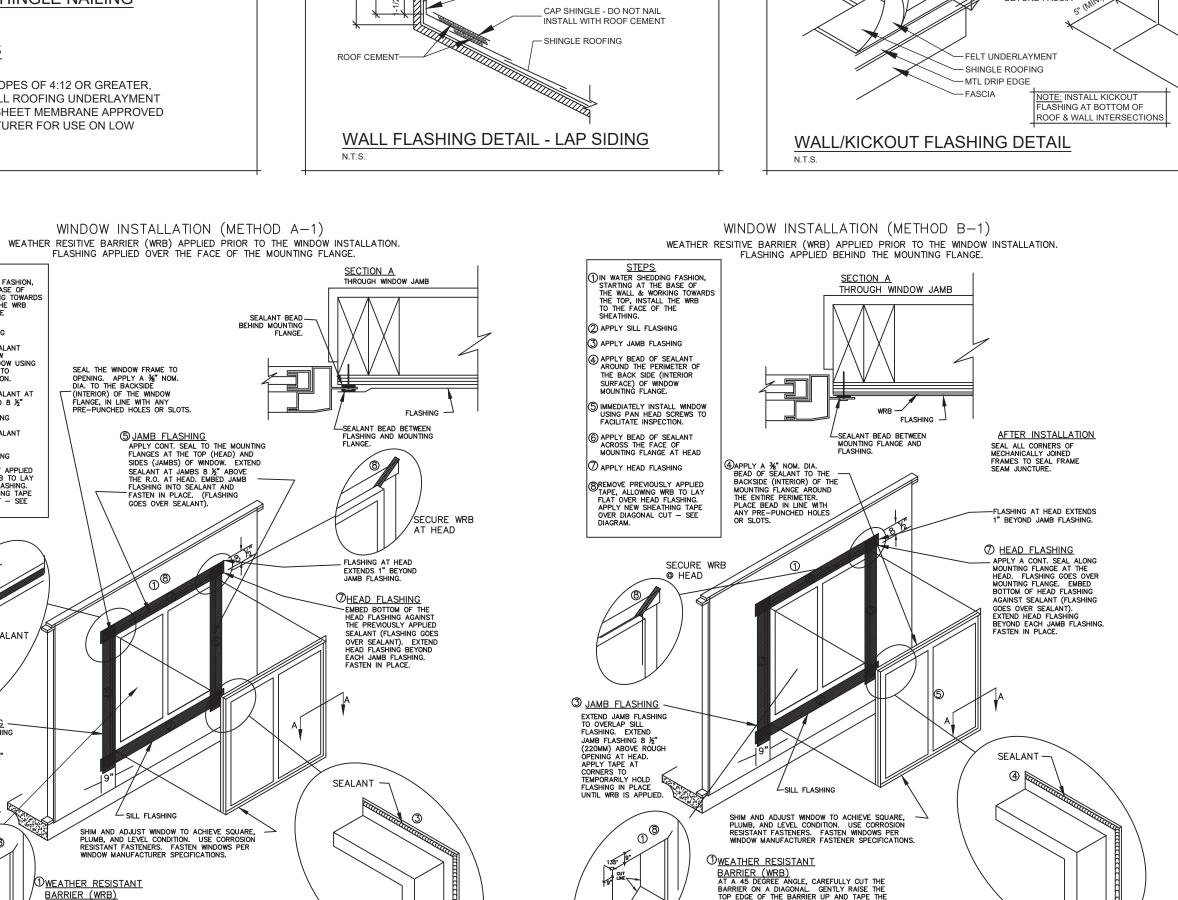
STEP 2

STEP 5

SEE DOOR DETAILS FOR____ FINISH/TRIM DETAILS

STEP 3





___INSTALL SHINGLES OVER FLANGE @ HEAD

1. INSTALL IN STRICT ACCORDANCE WITH MANUFACTURERS WRITTEN INSTRUCTIONS

FLASHING OVER FLANGE AT HEAD ONLY

STUCCO/CV FINISH

ASSEMBLY W/ 15# FELT
OVER APPROVED WEATHER

LAP FELT AND WEATHER

EXTEND 15# ROOFING FELT

5x5 METAL FLASHING OVER ROOFING FELT (NAIL TO

CAP SHINGLE - DO NOT NAIL - INSTALL WITH ROOF CEMENT

ROOF DECK NOT WALL

SHINGLE ROOFING

— WALL SHEATHING

BARRIER

SYN WD SIDING OVER

APPROVED WEATHER

LAP WEATHER BARRIER OVER METAL FLASHING AND SECURE WITH STARTER STRIP

EXTEND 15# ROOFING FELT

5x5 METAL FLASHING OVER

ROOFING FELT (NAIL TO ROOF DECK NOT WALL SHEATHING)

UP WALL 7" MIN.

- BARRIER OVER VINYL STUCCO STOP/WEEP

VENT STACK FLASHING DETAIL

WALL FLASHING DETAIL - STUCCO

ROOFING OVER 15# FEL

OVER 7/16" OSB OVER

PRE-ENG WD TRUSSES

OPT. PROVIDE LEAD VENT_

FLASHING W/ INTEGRAL FLANGE—— SET IN PLASTIC ROOF CEMENT

INSTALL FLANGE OVER SHINGLE @ BASE

ROOF CEMENT-

UNDERLAYMENT

STARTER COURSE

FIRST COURSE

SHINGLE NAILING

PLACE SHINGLES 3/8"

11-1/2" to 12-1/2"

SEAL THE WINDOW FRAME TO OPENING. APPLY A ¾ NOM. DIA. TO THE BACKSIDE (INTERIOR) OF THE WINDOW FLANGE, IN LINE WITH ANY PRE-PUNCHED HOLES OR SLOTS.

∠ SILL FLASHING

BARRIER (WRB)
AT A 45 DEGREE ANGLE, CAREFULLY CUT THE
BARRIER ON A DIAGONAL. GENTLY RAISE THE
TOP EDGE OF THE BARRIER UP AND TAPE THE
TOP CORNERS AND CENTER TO THE EXTERIOR
WRB SURFACE ABOVE.

1 WEATHER RESISTANT

SHIM AND ADJUST WINDOW TO ACHIEVE SQUARE, PLUMB, AND LEVEL CONDITION. USE CORROSION RESISTANT FASTENERS. FASTEN WINDOWS PER WINDOW MANUFACTURER SPECIFICATIONS.

S JAMB FLASHING
APPLY CONT. SEAL TO THE MOUNTING
FLANGES AT THE TOP (HEAD) AND
SIDES (JAMBS) OF WINDOW. EXTEND
SEALANT AT JAMBS 8 ½" ABOVE
THE R.O. AT HEAD. EMBED JAMB
FLASHING INTO SEALANT AND
FASTEN IN PLACE. (FLASHING
GOES OVER SEALANT).

1" to 1-1/2"

SEALANT BEAD — BEHIND MOUNTING FLANGE.

INTERIOR VIEW TOP LEFT CORNER OF WINDOW

OVER EAVE & RAKE EDGES TO PROVIDE DRIP

PLACE SHINGLES 3/8"

EDGES TO PROVIDE DRIP

ALONG RAKES, CEMENT SHINGLES TO UNDERLAYMENT & EACH OTHER IN A 4" WIDTH-

> TRIM TABS FROM ALL STARTER COURSE-

PLACE SHINGLES CLOSE

ALONG RAKES, CEMENT SHINGLES TO UNDERLAYMENT

MTL EAVE DRIP

& EACH OTHER IN A 4" WIDTH— OF ASPHALT PLASTIC ROOF

TOGETHER BUT DO NOT-

11-1/2" to 12-1/2"

1" to 1-1/2"

ROOFING DETAILS

SLOPE ROOFING PROJECTS

NOTE: DETAILS ARE FOR SLOPES OF 4:12 OR GREATER,

BY THE SHINGLE MANUFACTURER FOR USE ON LOW

STEPS

(1) IN WATER SHEDDING FASHION, STARTING AT THE BASE OF THE WALL & WORKING TOWARD THE TOP, INSTALL THE WRB TO THE FACE OF THE SHEATHING.

3 APPLY BEAD OF SEALANT AT BACK OF WINDOW FLANGE & SET WINDOW USING PAN HEAD SCREWS TO FACILITATE INSPECTION.

APPLY BEAD OF SEALANT AT SIDE JAMBS. EXTEND 8 1/2"

(5) APPLY JAMB FLASHING

APPLY BEAD OF SEALANT AT HEAD

APPLY HEAD FLASHING

JAMB FLASHING
EXTEND JAMB FLASHING
TO OVERLAP SILL
FLASHING. EXTEND
JAMB FLASHING 8 ½"
ABOVE ROUGH
OPENING AT HEAD.
TUCK TOP OF
JAMB FLASHING
UNDER THE FLAP
OF WRB AT THE
HEAD. SEE DIAGRAM.

(8) REMOVE PREVIOUSLY APPLIED TAPE, ALLOWING WRB TO LAY FLAT OVER HEAD FLASHING. APPLY NEW SHEATHING TAPE OVER DIAGONAL CUT — SEE DIAGRAM.

_SEALANT

② APPLY SILL FLASHING

FOR SLOPES BELOW 4:12, ALL ROOFING UNDERLAYMENT SHALL BE SELF ADHERING SHEET MEMBRANE APPROVED

SHINGLES

MTL EAVE DRIP TRIM 6"-7" FROM END

OF FIRST SHINGLE

FOR SIZE & LOCATION PREFORMED FLEXIBLE BOOT

BOOT WITH INTEGRAL FLANGE

VALLEY SHINGLE INSTALLATION:
INSTALL SHINGLES USING WEAVE METHOD

24" WIDE METAL VALLEY

VALLEY FLASHING DETAIL

FIBERGLASS SHINGLE ROOFING OVER INSTALL SHINGLES OVER OFF-RIDGE VENT FLANGE AT

OFF-RIDGE VENT FLASHING DETAIL

FLANGE

TOP LEFT CORNER OF WINDOW

LAP BARRIER OVER NAILING

— VINYL DRIP/WEEP SCREED

- 5"x5" METAL FLASHING KICK-OUT

DETAIL)

- FLASHING (SEE

EXTEND KICK-OUT 2"

GALVANIZED METAL OFF-RIDGE VENT WITH BAFFLE. SET IN

INSTALL OFF-RIDGE

VENT FLANGE OVER -SHINGLES AT BASE

7/16" OSB OVER PRE-ENG WD — TRUSSES

PLASTIC ROOF CEMENT OR SEALANT

1. EXTEND (1) FULL END SHINGLE MIN. 12" PAST CENTER LINE OF VALLEY. SEE MANUF WRITTEN
INSTRUCTION FOR ADDITIONAL INSTALLATION

2. DO NOT NAIL 6" MIN. FROM VALLEY CENTER LINE

ROOFING OVER 15# FELT PRE-ENG WD TRUSSES

INSTALL IN STRICT ACCORDANCE WITH

MANUFACTURERS WRITTEN INSTRUCTIONS 2. APPLY ROOFING CEMENT OR SELF-ADHERING FLASHING OVER FLANGE AT HEAD ONLY

WATER TIGHT

CUT WEATHER BARRIER @---45°ANGLE

CONSTRUCTION.

3. INSTALL ALL MATERIALS PER MANUFACTURERS WRITTEN SPECIFICATIONS.

WARNING: SEALANT/FLASHINGS MAY REACT ADVERSELY IF NOT COMPATIBLE.

APPROVED WEATHER BARRIER OVER WD— SHEATHING

LINE OF DOOR OPENING -

INSTALL 4" WIDE SELF-ADHERING MEMBRANE FLASHING OVERLAPPING DOOR FRAME 1/4"

STEP 7

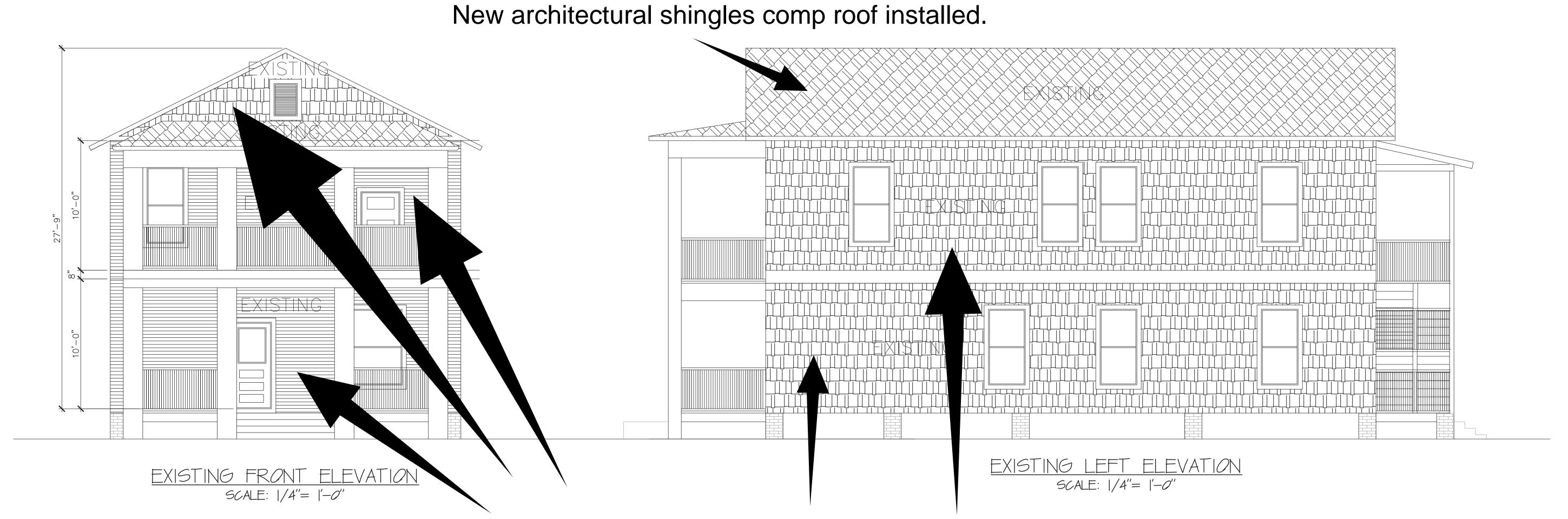
WINDOW FLASHING INSTALLATION DETAILS

STEP 1

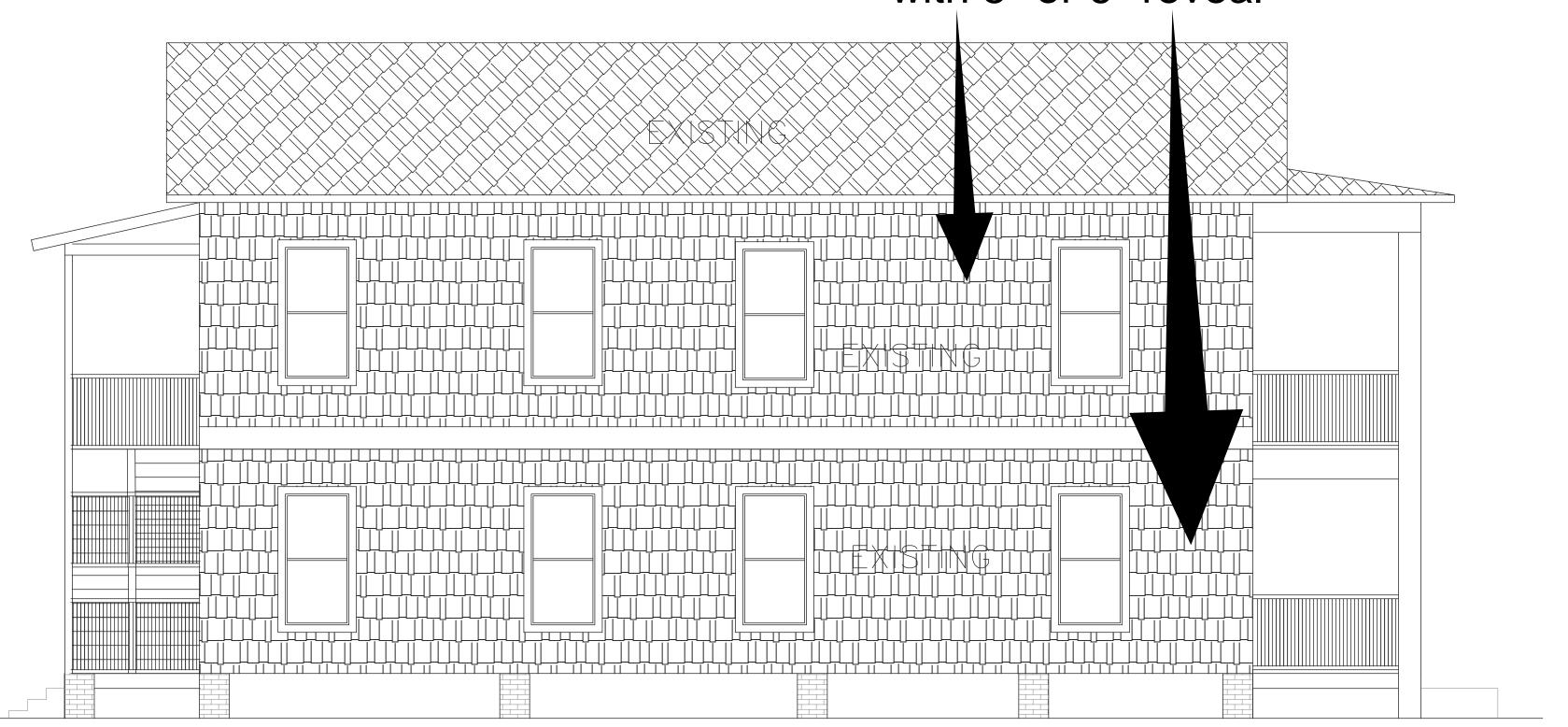
STEP 4

DOOR FLASHING INSTALLATION DETAILS

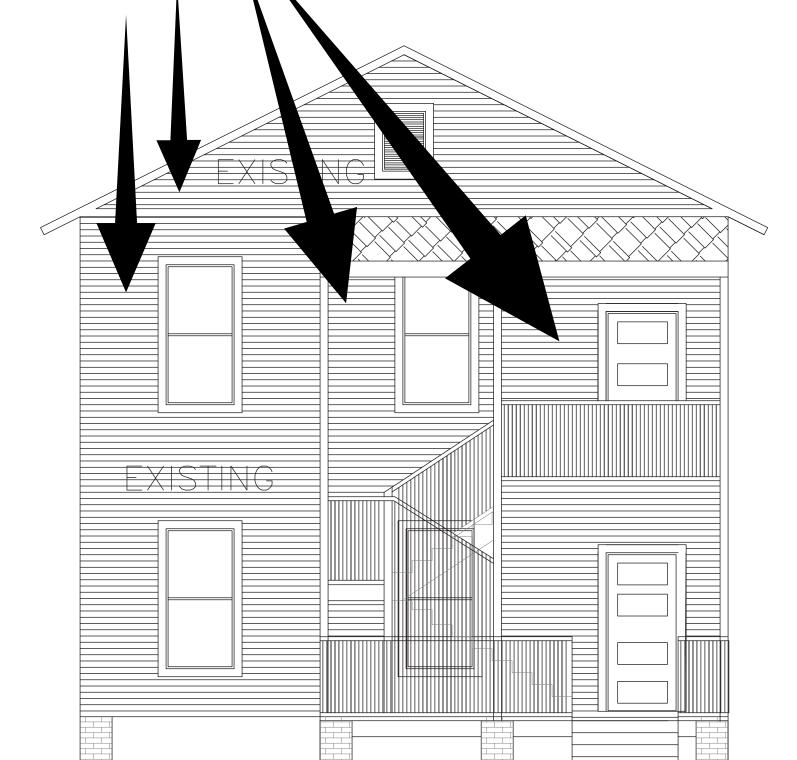
DESIGNED BY JOB NO.
OMH-2023035



All Existing siding to be replaced by HardiPlank siding with 5" or 6" reveal



EXISTING RIGHT ELEVATION SCALE: 1/4"= 1'-0"



EXISTING REAR ELEVATION SCALE: 1/4"= 1'-0"

COA-24-31005 2749 Downing Street

October 23, 2024

Report of the Jacksonville Planning and Development Department Certificate of Appropriateness Application COA-24-31005

<u>Address</u>: 2749 Downing Street, RE# 064323-0090

<u>Location</u>: Northwest side of Downing Street, between Forbes Street and Selma Street

Owner: Jillian Stoltzfus

2749 Downing Street Jacksonville, Florida 32205

Applicant: Same as Owner

Year Built: c. 1928 (Florida Master Site File)

<u>Designation</u>: Riverside Avondale, Contributing

Request: Alteration – Window Replacement

<u>Summary Scope of Work:</u>

1. Wholesale replacement of thirty-two (32) windows

Recommendation: Approve with Conditions

Conditions:

- 1. The light pattern of the windows shall be 1-over-1.
- 2. Any exterior trim work, including traditional sill, sideboards, and header with crown molding, shall be retained or replicated in wood or cementitious materials, but not vinyl.
- The windows shall fit the original openings both horizontally and vertically and be recessed within the opening (not flush with the wall or have permanent nailing fins).
- 4. Any sash-style window groupings shall have traditional 4-6 inch flat mullions between window units.
- 5. All new windows shall be wood or wood blend.
- 6. All windows shall be installed in accordance with the latest version of the HPS Window Supplement.
- 7. Prior to the final inspection of any building permit, the owner or their agent shall submit to the Historic Preservation Section an affidavit and any supplementary evidence that verifies compliance with all conditions of the COA final order.

COA-24-31005 Page **1** of **7**



PROJECT DESCRIPTION

COA-24-31005 is for wholesale window replacement on a contributing structure within the Riverside Avondale Historic District. Located on an interior lot, the residential structure is a Frame Vernacular style home that can be characterized by its shingled gable and hip roof, wood shingle and weatherboard exterior, and 1-over-1 and 2-over-2 windows. The existing windows on the home are wood and vinyl sash with 1-over-1 and 2-over-2 light patterns. As proposed, the property owner is seeking to replace thirty-two (32) windows due to termite activity. Staff is recommending approval with conditions for the replacement of all the windows on the structure.

STAFF SUMMARY AND ANALYSIS

Staff considered the applicable Design Guidelines for the Riverside Avondale Historic District and the Ordinance Code criteria found in Sections 307.106(k) and 307.106(l). The following is Staff's analysis:

Staff conducted a site visit on September 3, 2024, and noted that there are a total of thirty-two (32) windows on the structure. Some windows do not completely close, have gaps in window frames and sashes, and there is a sealed hole in a glass pane. However, Staff did not note any significant damage or rot. After consultation with Staff, the applicant provided Staff with five (5) pictures showing termite wings and additional gaps in window frames and sashes. Additionally, they provided a Wood-Destroying Organisms Inspection Report, which identified wood decay fungus on the interior sidelight window trim, exterior trim and sills of a few windows. Other items identified in this report were drywood termites in the attic and crawl space and Powderpost beetle in the crawl space.

COA-24-31005 Page **2** of **7**

The applicant provided an August 24, 2024 Subterranean Termite Baiting Report with only visual inspection comments, which lists gaps and windows frames are the cause of active drywood termites entering.

- Based on the records found by Staff, the structure was originally located at 2745 Lydia
 Street before it was relocated in 1991 to the existing location at 2749 Downing Street.
 The structure currently has a total of thirty-two (32) wood windows with 1-over-1 and 2 over-2 designs. There are no records showing that any of the windows have been
 replaced. The Florida Master Site File recorded in 1991 shows that the structure was
 built in 1928 and had 1-over-1 wood windows at the time of recording.
- As conditioned, the replacement windows will match the documented 1-over-1 wood windows in design and visual qualities. The replacement windows will mimic the features of the documented windows and will be constructed of wood or wood-blend material, consistent with the Design Guidelines for the Riverside Avondale Historic District.
- The Riverside Avondale Design Guidelines Section on Windows states that replacement windows, "should match the original sash, pane size, configuration, glazing, muntin detail and profile." The proposed replacement windows are conditioned to match the design according to documentation noted in the Florida Master Site File and Staff records, which recorded the structure with 1-over-1 wood windows.
- New windows will provide longevity to the remaining historic fabric of the structure. While the existing wood windows are being replaced, the relationship between this property and others in the area will remain unchanged, as the design of the windows will match what is documented. Additionally, the structure will still be used for its originally intended purpose. For these reasons, the alteration is consistent with Sections 307.106(k)(1, 2 and 3) and 307.106(l)(1 and 6).

For these reasons, it is the position of the Planning and Development Department that the proposed work under the stated conditions is consistent with:

- 1. Section 307.106(k) General Standards: 1, 2, 3
- 2. Section 307.106(I) Guidelines on "Alterations": 1 and 6
- 3. Historic District Design Guidelines, Section on "Windows, Awnings, and Shutters"

CODE CRITERIA AND DESIGN GUIDELINES

General Criteria

- 307.106(k)(1) The effect of the proposed work on the landmark, landmark site or property within an historic district upon which such work is to be done;
- 307.106(k)(2) The relationship between such work and other structures on the landmark site or other property in the historic district;

COA-24-31005 Page **3** of **7**

 307.106(k)(3) - The extent to which the historic, architectural, or archaeological significance, architectural style, design, arrangement, texture and materials of the landmark or the property will be affected;

Alterations

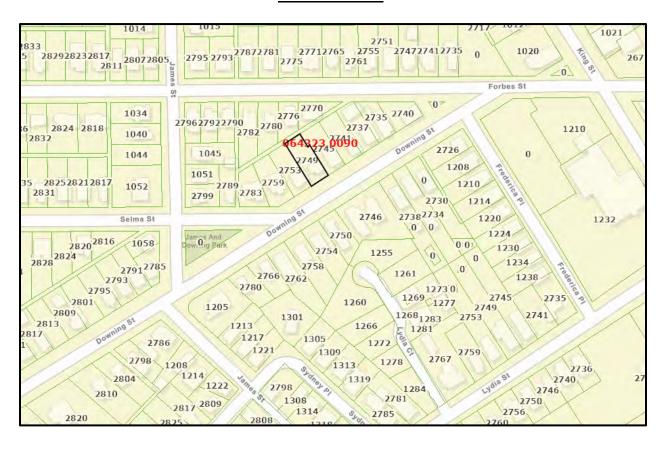
- 307.106(I)(1) Every reasonable effort shall be made to use a property for its originally intended purpose, or to provide a compatible use for a property that requires minimal alteration of the building structure, or site.
- 307.106(I)(6) Deteriorated architectural features shall be repaired rather than replaced, wherever possible. In the event replacement is necessary, the new material shall match the material being replaced in composition, design, color, texture, and other visual qualities. However, technologically advanced materials shall be considered and used as replacement alternatives. Repair or replacement of missing architectural features shall be based on accurate duplications of features, substantiated by historical, physical, or pictorial evidence rather than on conjectural designs or the availability of different architectural elements from other buildings or structures.

Historic District Design Guidelines, "Windows, Awnings, and Shutters"

- Standard 6: Deteriorated historic features shall be repaired rather than replaced. Where
 the severity of deterioration requires replacement of a distinctive feature, the new
 feature shall match the old in design, color, texture and other visual qualities and, where
 possible, materials.
- Windows, Recommend #2: "Improve the thermal performance of existing windows and doors through adding or replacing weather-stripping and adding storm windows which are compatible with the character of the building and which do not damage window frames."
- Windows, Recommend #3: "Replace missing or irreparable windows on significant elevations with new windows that match the original in material, size, general muntin and mullion proportion and configuration, and reflective qualities of the glass."
- Windows, Avoid #6: "Replacing windows that contribute to the character of a building with those that are incompatible in size, configuration, and reflective qualities or which alter the setback relationship between window and wall."

COA-24-31005 Page **4** of **7**

LOCATION MAP



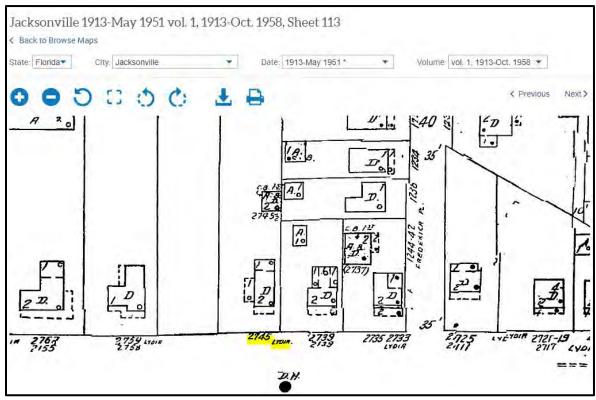
COA-24-31005 Page **5** of **7**

PICTURE OF SUBJECT PROPERTY WITH POSTED SIGN



Page **6** of **7** COA-24-31005

SANBORN MAP OF SUBJECT STRUCTURE BEFORE RELOCATION TO 2749 DOWNING STREET



(Sanborn Map, Jacksonville 1913-May 1951 Volume 1, Sheet 113)

AERIAL VIEW OF SUBJECT STRUCTURE PRESENTLY LOCATED AT 2749 DOWNING STREET



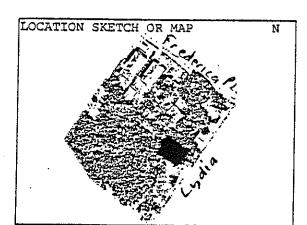
(EagleView, 2024)

COA-24-31005 Page **7** of **7**

2749 Downing Street
FLORIDA MASTER SITE FILE

	Site Inventory F	orm		•	
Mor	edfor		Site No	- DU1891	
Site Name $\frac{274}{}$	5 Judia Ch				
Address of Site	2745 Lydia St.			Date <u>8402</u>	
Instruction for	locating			Iacksonvi	lle, Fl
					
Location 6468	5-0000	N/A		N/A	
	Subdivision name	block no.	lo	t no.	
County Duval					
District name i	f applicable	 			
Owner of Site:	Name Rochester.Or	am M Ir			
Address 273	6 Ivdia St.				
Jac	ksonville. F1 3230	5			
TAbe of Ownersur	LP private	Record	ing Date	N/A	
kecorder: Name	& Title Phillip A	. Werndli.			
Address <u>River</u>	side Avondale Preserva	ation			
Condition of Sit	<u>Riverside Ave, Jacksor</u> te: Integrity of	wille, Fl 3			
Check One	Check One or	Site:	Original Use	private 1	<u>ces</u> idence
☐ Excellent	Ritered	MOFE			
्रि Good	Unaltered		Present Use_ Dates	<u>private</u>	<u>es</u> idence
□ Fair	€ Original U		Cultural/Pha	+1928	~
☐ Deteriorated	☐ Restored/D	ate	Period 20th	Century	L L
	☐ Moved/Late				data-1400b
Threats to Site:	n Category Ruilding		Date lis	ted on NR	
timedade co offer!	One or More			_	
	one of hore				
☐ Zoning		☐Transpor	tation		
☐ Development☐ Deterioration		Fill			
☐ Borrowing		□Dredge			
Other (See Re	marks Relow)				
Areas of Signific	cance: Architecture				
					
Significance:					.
					
This ho	use appears to be	an old ver	nacular fr	ame house	
which was alt	ered to a two stor	y structur	e. The h	istorical	.
information i	s inconclusive at	this time.			
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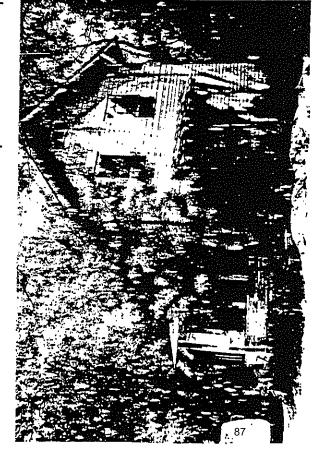
Architect N/A
Builder N/A
Style and/or Period Frame vernacular
Plan Type Rectangular
Exterior Fabric(s) Woodeslaphoond with company
Julian Dystem(S) Wood, Frame
Porches CW/1-story porch screened access interior
offener of our Chi
Foundation Piers brick
Roof Type cable
Secondary Roof Structure(s) Hip on parch#shed hood
wor surfacing composition shingles
willdow Type nuc 1/1 wood
Ornament Exterior wood
Chimney beick
Chimney Location entral ridge
No. of Chimneys 1
No. of Dormers N/ Outbuildings N/
Surroundings []rhan: residential
Map Reference (incl. scale & date) USGS Jacksonville 7.5 MIN 1970
Latitude and Longitude:
O ' " O ! H
Site Size (Approx. Acreage of Property) IT 1



Township	Range	Section
2 S	26 E	22

UTM Coordinates:

Zone

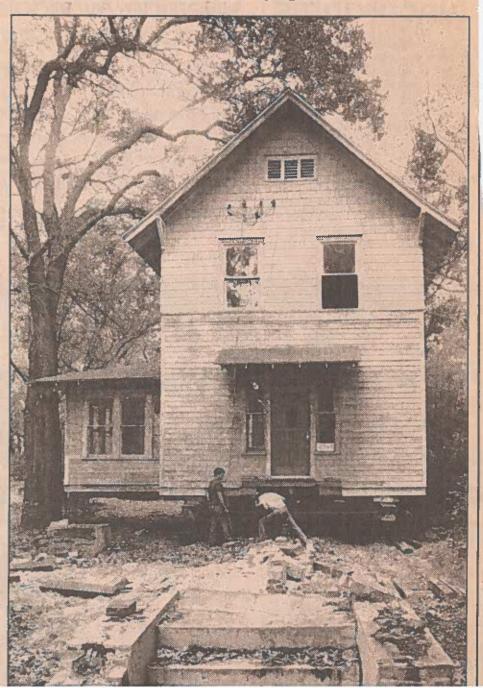


Photographic Records Number RAPRAP05140203
Please attach Photographic Print

House moves a block

Workers from
LaRue House
Movers and Sons
Inc. move a house
from its foundation
of 71 years, at
2745 Lydia St., to
its new location, on
Downing Street,
about a block
away. This is the
second move for
the house. Its
owner, Joseph
Cronk, said it was
moved to Lydia
Street in 1920 after
serving as a
logging house at a
previous, unknown
location.

STREET STREET, SECOND STREET



Application For Certificate Of Appropriateness

-Application Info-

Tracking #31005Application StatusFOUND SUFFICIENTDate Started07/01/2024Date Submitted07/01/2024

Planning and Development Department Info-COA-24-31005 **Admin Review Admin Recommendation FORWARD Admin Date Of Action** 8/30/2024 Forwarded to JHPC **JHPC Meeting Date** 10/23/2024 **Staff Recommendation** N/A JHPC Recommendation N/A **JHPC Date Of Action** N/A **Admin Details** N/A **JHPC Details** N/A

General Information On Applicant-Last Name First Name **Middle Name STOLTZFUS** JILLIAN **Company Name Mailing Address** 2749 DOWNING STREET City State **Zip Code** 32205 **JACKSONVILLE** FL Phone Fax **Email** 850 464 0593 904 JJSTOLTZFUS22@GMAIL.COM

General Information On Owner(s)-Agent represents Owner Contractor Architect Consultant Other **Last Name** First Name **Middle Name STOLTZFUS JILLIAN Company/Trust Name Mailing Address** 2749 DOWNING STREET State Zip Code City **JACKSONVILLE** FL 32205 Email Phone Fax 8504640593 JJSTOLTZFUS22@GMAIL.COM Agent represents Owner Contractor Architect Consultant Other **Middle Name Last Name First Name STOLTZFUS** JUSTIN

Mailing Add	racc		
2749 DOWN			
City		State	Zip Code
JACKSONVIL	LE	FL	32205
hone	Fax	Email	
9042352839		JJSTOLTZFUS22	@GMAIL COM
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Мар		RE#	
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eneral Loca		:- .	
liverside/Avo	ondale Historic Distr	TICT	
louse #	Street Name T	me and Direction	7in Codo
louse # 2749	DOWNING ST	pe and Direction	Zip Code 32205
-7-7	DOWNING ST		32203
pe Of Imp		New Construction	Accessory Structures
Addition Alteration Fencing escribe prossessific, becample: reposed Web 3 OF 32 WINDEN OR ARE	Driveway n Relocation Demolition posed work below prief, and legible a eroof; replacing goork IDOWS WILL BE REFERENCE FUNCTIONAL. THE	Window Replacem Reroof/Minor Repair. W. Note affected features possible. Tray 3-tab shingles with the placed by Renewal By WINDOW REPLACEMEN	ent Other hirs Tres and changes in design or materials. Be th black architectural shingles). ANDERSEN. CURRENT WINDOWS DO NOT TS WILL BE MADE FROM FIBREX AND WILL
Fencing rescribe pross specific, the specific proposed With the specific p	Driveway n Relocation Demolition Demolition possed work below prief, and legible a peroof; replacing g ork NDOWS WILL BE REN FUNCTIONAL. THE HE HISTORIC STANN Drimation Dation? Check the b	Window Replacem Reroof/Minor Repair. W. Note affected features possible. Tray 3-tab shingles with the placed by Renewal By WINDOW REPLACEMEN DARDS NATURE OF THE	ent Other hirs Tres and changes in design or materials. Be th black architectural shingles). ANDERSEN. CURRENT WINDOWS DO NOT TS WILL BE MADE FROM FIBREX AND WILL HOUSE. NO WINDOWS SIZES WILL CHANGE
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Addition Alteration Fencing escribe prosses specific, becample: reposed West of 32 WIN PEN OR ARE DHERE TO Tend ddition Information in the second	Driveway n Relocation Demolition Demoli	Window Replacem Reroof/Minor Repairs W. Note affected features as possible. ray 3-tab shingles with the shingles with t	ent Other airs ares and changes in design or materials. Be th black architectural shingles). ANDERSEN. CURRENT WINDOWS DO NOT TS WILL BE MADE FROM FIBREX AND WILL HOUSE. NO WINDOWS SIZES WILL CHANGE or Complete Application uding numbered photos of all ng window condition. If you need, uctions link to the left.

-Additional Documents Provided -

	Description
\checkmark	PICTURES OF WINDOWS
\checkmark	PICTURES OF WINDOWS
/	PICTURES OF WINDOWS
4	PICTURES OF WINDOWS
/	PICTURES OF WINDOWS
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✓	ADDITIONAL WINDOW PIC
/	ADDITIONAL WINDOW PIC
/	ADDITIONAL WINDOW PIC
√	ADDITIONAL WINDOW PIC
/	WDO REPORT
✓	TERMITE INSPECTION
/	WINDOW RESTORATION PROFESSIONAL OPINION
~	INTERIOR WINDOW PIC #1-4
✓	INTERIOR WINDOWS #5-10
/	INTERIOR WINDOWS #11-14
✓	INTERIOR WINDOWS #15-17
/	INTERIOR WINDOWS #18-25
✓	INTERIOR WINDOWS #26-29
✓	INTERIORS WINDOWS #30-32
✓	ADDITIONAL HOME INFORMATION

- Application Certification =

For applications that can be approved administratively, there is no application fee.

For all applications that must go before the Historic Preservation Commission, a fee will be applied based on the type of work performed.

Application completeness review: All applications for Certificate of Appropriateness ("Application") will be reviewed for completeness by Planning and Development Department Staff. Any Application determined to be incomplete, will be returned to the applicant with comments detailing the deficiencies. No further action on the Application will take place until the application deficiencies are addressed. Once the Application is determined to be complete, Planning and Development Department Staff will prepare an invoice for the cost of the Application.

Payment deadline: The Invoice must be paid by the payment deadline in order to have the Application heard on the next scheduled Jacksonville Historic Preservation Commission

(JHPC) regular meeting. The payment deadline is outlined on the City of Jacksonville's Planning and Development Department Website. Only Complete Applications will be invoiced. It is for the benefit of the applicant to supply staff with a complete Application in advance of the payment deadline. Due to the complexity and volume of Applications received by the Planning and Development Department, there is no guarantee that COA Applications submitted on the day of the payment deadline will be heard at the next regular meeting of the JHPC.

I, hereby, certify that I am the owner or the authorized agent of the owner(s) of the property described herein, that all answers to the questions in this application and all information contained in the material attached to and made a part of this application, are accurate and true to the best of my knowledge and belief. I also attest by my signature that all required information for this application is completed and duly attached in the prescribed order. Furthermore, if the package is found to be lacking the above requirements, I understand that the application will be returned for correct information.

I UNDERSTAND THE ABOVE DISCLAIMER REGARDING APPLICATION REVIEW. AGREED TO AND SUBMITTED.

TO SOUTH A SECONDARY OF THE SECONDARY OF

City of Jacksonville, Florida

Planning and Development Department

Jillian - Justin Stoltzfus

Community Planning Division 214 North Hogan Street, Suite 300 Jacksonville, FL 32202 (904) 255-7800 www.coj.net

ONE CITY. ONE JACKSONVILLE.

Address:

NOTICE OF PUBLIC HEARING SIGN POSTING AFFIDAVIT FOR APPLICATION FORWARDED TO THE JACKSONVILLE HISTORIC PRESERVATION COMMISSION

Owner:

As required by Sec. 307.106.(f) of the City of Jacksonville Ordinance Code: The applicant for a certificate of appropriateness shall post signs at intervals of not more than 200 feet along all street sides of land upon which the request for a certificate of appropriateness is made. Signage should be posted at least 14 days prior to the scheduled public hearing. Where the land does not have frontage on a public street, the signs shall be erected on the nearest street right-of-way with an attached notation indicating generally the direction and distance to the land upon which the application for a certificate of appropriateness has been filed, or at such other locations and at such intervals, as determined by the Planning and Development Department, as will ensure that the signs will be seen by as many persons as possible. The signs shall be maintained by the applicant until a final determination has been made by the Commission

on the application for a certificate of appropriateness. If the signs are not posted within the time requirements, the public hearing notice will be deemed inadequate and no action shall be taken until proper posting is accomplished. The signs shall be removed by the applicant within ten days after final action.
I hereby attest that the attached pictures show the NOTICE OF PUBLIC HEARING SIGNS
provided to me for application 31505 (COP) were posted on the property/site located at:
1064323-609D
Real Estate Number(s)
2749 Downing St.
Street Address Jacksonville FL 32205
City, State Zip Code
Printed Name Jillian Stoltzfus
Signature Silling Stoffs
Dated this 9 day of September 2024.



Florida Department of Agriculture and Consumer Services Division of Agricultural Environmental Services

WOOD-DESTROYING ORGANISMS INSPECTION REPORT

Rule 5E-14.142, F.A.C. Telephone Number (850) 617-7996

SECTION 1 – GENERAL INFORMATION

Inspection Company:	
Russell Pest Solutions	Business License Number: JB258299
Inspection Company Name 14286-19 Beach Blvd. Suite 166	Phone Number: 904-868-7378
Company Address Jacksonville Beach, FL 32250 Company City, State and Zip Code	Date of Inspection: 08/25/2021
Inspector's Name and Identification Card Number: Derek Schneider	JE206099
Address of Property Inspected: 2749 Downing St, Jacksonville, FL 32205	ID Card No.
Structure(s) on Property Inspected: House Only Inspected	
Inspection and Report requested by: Jillian Waller	jjstoltzfus22@gmail.com
Report Sent to Requestor and to: Dale Stoudt	dale.stoudt@gmail.com
SECTION 2 – INSPECTION FINDINGS – CONSUMERS SHO	
THIS REPORT IS MADE ON THE BASIS OF WHAT WAS VISIBLE AND READILY ACC CONSTITUTE A GUARANTEE OF THE ABSENCE OF WOOD-DESTROYING ORGANI: THIS REPORT SPECIFICALLY STATES HEREIN THE EXTENT OF SUCH GUARANTE This report does not cover areas such as, but not limited to, those that are enclosed or inaccessible, ar articles, insulation or any portion of the structure in which inspection would necessitate removing or details, insulation or any portion of the structure in which inspection would necessitate removing or details individuals licensed to inspected for any fungi other than wood-decaying fungi, and no opinion on health Individuals licensed to perform pest control are not required, authorized or licensed to inspect or report health or indoor air qualify issues related to any fungi. Persons concerned about these issues should contained to render such opinions. A wood-destroying organism (WDO) means an arthropolin a structure, namely, termites, powder post beetles, old house borers, and wood-of in a structure, namely, termites, powder post beetles, old house borers, and wood-of in a structure, namely, termites, powder post beetles, old house borers, and wood-of in a structure, namely, termites, powder post beetles, old house borers, and wood-of in a structure, namely, termites, powder post beetles, old house borers, and wood-of in a structure, namely, termites, powder post beetles, old house borers, and wood-of in a structure, namely, termites, powder post beetles, old house borers, and wood-of in a structure, namely, termites, powder post beetles, old house borers, and wood-of in a structure, namely, termites, powder post beetles, old house borers, and wood-of in a structure, namely, termites, powder post beetles, old house borers, and wood-of in a structure, namely, termites, powder post beetles, old house borers, and wood-of in a structure, namely, termites, powder post beetles, old house borers, and wood-of in a structure, namely, termites, powder post beetles, old house borers, and wood-of in a structure, namel	SMS (WDOs) OR DAMAGE OR OTHER EVIDENCE UNLESS E. reas concealed by wall-coverings, floor coverings, furniture, equipment, store facing any part of the structure. In related effects or indoor air quality is provided or rendered by this report. If or any fungi other than wood-destroying fungi, nor to report or comment on consult with a certified industrial hygienist or other person trained and od or plant life which damages and can reinfest seasoned wood decaying fungi. The damage, including possible hidden damage present. OULD BE MADE TO DETERMINE THE STRUCTURAL dings were observed:
2. EVIDENCE of WDO(s) (dead wood-destroying insects or insect parts, from Wood decay fungus: Exterior, interior, crawl space Drywood termite: Attic Powderpost beelte: Crawl space	use additional page, if needed) ass, shelter tubes, exit holes, or other evidence):
Please see attached photos and descriptions on additional pages. (Common Name, Description and Location – Describe evidence)	e use additional page, if needed)
☑ 3. DAMAGE caused by WDO(s) was observed and noted as follows: Wood decay fungus: Exterior, interior, crawl space	
Subterranean termite: Attic, crawl space Drywood termite: Attic	
Powderpost beelte: Crawl space	
Please see attached photos and descriptions on additional pages.	
(Common Name, Description and Location of all visible damage - CONTINUED ON PAGE	
EDACS 13645 Pay 10/15	94

inaccessible. NO INFORMATION on the status of wood-destroying organisms or damage from wood-destroying organisms in these areas is provided in this report. In addition to those areas described in consumer information on Page 1, Section 2; the following specific areas were not visible and/or accessible for inspection. The descriptions and reasons for inaccessibility are stated below: **SPECIFIC AREAS:** Portions of ☑ Attic REASON: Due to low clearance and insulation. ☐ Interior SPECIFIC AREAS: _ REASON: SPECIFIC AREAS: Portions of _______ ☑ Exterior REASON: Due to height. **SPECIFIC AREAS**: Portions of ☑ Crawlspace REASON: Due to duct work, pipes, & wires. ☐ Other: SPECIFIC AREAS: _____ REASON: SECTION 4 – NOTICE OF INSPECTION AND TREATMENT INFORMATION **EVIDENCE** of previous treatment observed: Yes No If Yes, the structure exhibits evidence of previous treatment. List what was observed:

(State what visible evidence was observed to suggest possible previous treatment – use additional page, if needed) Sentricon stations in soil & drill holes in block in crawl space. NOTE: The inspecting company can give no assurances with regard to work done by other companies. The company that performed the treatment should be contacted for information on treatment history and any warranty or service agreement which may be in place. A Notice of Inspection has been affixed to the structure at: Breaker panel This Company has treated the structure(s) at the time of inspection ☐ Yes ☑ No If Yes: Common name of organism treated: (Common name of organism) Name of Pesticide Used: _____ Terms and Conditions of Treatment: _____ Method of treatment: ☐ Whole structure ☐ Spot treatment: _____ Specify Treatment Notice Location: SECTION 5 – COMMENTS AND FINANCIAL DISCLOSURE Comments: See attached photos. Some photos may be generalized; evidence/damage is not strictly limited to photos and placement of stickers. Neither the company (licensee) nor the inspector has any financial interest in the property inspected or is associated in any way in the transaction or with any party to the transaction other than for inspection purposes. ______{Date:} <u>0</u>8/25/2021 Address of Property Inspected: 2749 Downing St, Jacksonville, FL 32205 Inspection Date: 08/25/2021

SECTION 3 - OBSTRUCTIONS AND INACCESSIBLE AREAS: The following areas of the structure(s) inspected were obstructed or



SUBTERRANEAN TERMITE BAITING REPORT

"Protecting Health, Food and Property"

Massey Services is committed to the health and safety of our Customers and Team Members. All materials selected for use on your property are registered by the United States Environmental Protection Agency and have satisfied our quality assurance evaluations. To further promote safety, please comply with all instructions and recommendations.

Account# 9045204 Justin Stoltzfus 2749 Downing St Jacksonville, FL 32205-7601 Baiting Request
Invoice Number # 63129927
Amount Due 0

Massey Services - Orange Park
Service Center License # JB3057
2440 Lucy Branch Ave Ste 1, Orange Park FL 32073
Phone: 904-272-1300
WeCare@masseyservices.com

Termite Technician Comments and Services Provided

visual inspection revealed active Drywood termites coming from outside due to gaps in windows and frames. Recommended to customer to replace windows due to repeated drywood infestation/problems.

Important Note: Modifying or altering your structure (i.e. adding spray foam insulation) may affect any retreat or repair guarantee. Contact your MASSEY Service Center for instructions and guidance prior to any modifications or alterations.

Conditions Conducive to Termite Infestations

The following areas were identified as being conducive to termite infestations. In order to reduce the risk of future termite problems, these conditions should be corrected immediately. The existence of some conditions may affect your guarantee coverage. See notes for explanation and recommendations.

<u>Materials</u>	EPA#	Active %	<u>Quantity</u>	Target Pests		<u>Location</u>	Application Method
Termite Technician	Lice	ense #	Date	Time In	Time Out	Custom	er Signature
•							

Payment Coupon

Travis Petty

Payment Options
Online at MasseyServices.com
Download the MyMassey App
By Phone at 1-888-2MASSEY (262-7739)

Check #_____

WHEN PAYING BY MAIL Please submit to: Massey Services, Inc. P.O. Box 547668 Orlando, FL 32854-7668

Go Green!

08/24/2024

09:54 AM

10:38 AM

Enroll today for AutoPay and Paperless Billing Online at MasseyServices.com

Account# 9045204

JE103084

Justin Stoltzfus 2749 Downing St Jacksonville, FL 32205-7601

Expect More...and Get It!

Invoice # 63129927 Baiting Request

Today's Service Prepaid Amt Discount Amt

Not Available

Tax Amount Today's Service Total Due 0 0

Balances Prior to Today's Service

Current 30 Days 60 Days 90 Days Total 0 0 \$110.00 0 \$110.00

Payment Received Today

<u>0</u> 96

Photo Attachment



Wood decay fungus: Exterior

1) Damage to portions of rafter tail upper siding & windows trim front right corner of Florida room.



Wood decay fungus: Exterior
2) Damage to portions of windows trim & sill front left of electrical meter.



Wood decay fungus: Exterior
3) Damage to portions of lower trim front left of electrical meter.



Wood decay fungus: Exterior
4) Damage to portions of trim lower corner left of front entry.



Wood decay fungus: Exterior 5) Damage to portions of windows trim right of front door.



Wood decay fungus: Exterior
6) Damage to portions of front porches lower & upper deck rail.

Photo Attachment



Wood decay fungus: Exterior 7) Damage to portions of lower trim right side near gas meter.



Wood decay fungus: Exterior 8) Damage to portions of trim rear of home behind ac unit.



Wood decay fungus: Exterior 9) Damage to portions of trim corner back right of back deck.



Wood decay fungus: Exterior 10) Damage to portions of upper & lower windows trim & sill middle window between back doors.



Wood decay fungus: Exterior 11) Damage to portions of siding, doors trim, & door rear of Florida room.



Wood decay fungus: Exterior 12) Damage to portions of rear French doors core & door jam.

Photo Attachment



Wood decay fungus: Interior 13) Damage to portions of windows trim window right of front door.



Wood decay fungus: Interior 14) Damage to portions of floor at toilet first floor rear right bathroom.



Wood decay fungus: Interior 15) (continued from previous photo).



Drywood termite: Attic 16) Evidence of frass & damage to portions of roof deck boards rear left side.



Drywood termite: Attic 17) Evidence of frass & damage to portions of roof deck boards rear right side.



Subterranean termite: Attic
18) Damage to portions of rafter right side towards rear.



SUBTERRANEAN TERMITE BAITING REPORT

"Protecting Health, Food and Property"

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Account# 9045204 Justin Stoltzfus 2749 Downing St Jacksonville, FL 32205-7601 **Baiting Request** Invoice Number # 63129927 Amount Due

0

Massey Services - Orange Park Service Center License # JB3057 2440 Lucy Branch Ave Ste 1, Orange Park FL 32073 Phone: 904-272-1300 WeCare@masseyservices.com

Termite Technician Comments and Services Provided

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The following areas were identified as being conducive to termite infestations. In order to reduce the risk of future termite problems, these conditions should be corrected immediately. The existence of some conditions may affect your guarantee coverage. See notes for explanation and recommendations.

<u>Materials</u>	<u>EPA #</u>	Active %	<u>Quantity</u>	Target Pests		<u>Location</u>	Application Method
Termite Technician	Li	cense #	Date	Time In	Time Out	Custom	er Signature
Travis Petty	J	E103084	08/24/2024	09:54 AM	10:38 AM	Not	Available

Payment Coupon

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Check #___

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Account#

9045204

Justin Stoltzfus 2749 Downing St Jacksonville, FL 32205-7601

Expect More...and Get It!

Invoice # 63129927 **Baiting Request**

Today's Service Prepaid Amt Discount Amt

Tax Amount Today's Service Total Due 0 0

Balances Prior to Today's Service

30 Days 60 Days 90 Days Current Total \$110.00 \cap \cap \$110.00

Payment Received Today

100

Dandeneau Contracting, Inc. 984 Red Fox Way Macclenny, Fl. 32063 904-716-1822

To city of Jacksonville Historic preservation office.

This is my evaluation of the windows for Mrs. Stoltzfus at 2749 Downing St., Jacksonville, Fl.

At first glance most look in decent shape. Close inspection there are numerous issues.

Three windows are replacement vinyl windows that have completely failed and are not repairable.

4 windows have had the lower sashes replaced with sashes that were too small for the openings and were then caulked in place to fill in the gaps.

On 2 windows, the lower sashes were rebuild using 2x4's, besides looking terrible they do not function.

Upstairs, back of the house there are 3 windows that have very bad rot damage and would need to be completely rebuilt.

There are maybe 5 windows on the entire house that could be rebuilt/restored. All the rest have some sort of issue.

Lastly there are 2 over 2 and 1 over 1 windows all around the house in no particular pattern, like they replaced rotten sashes with whatever they could find.

It is apparent to me that these windows have not been properly maintained. As much as I love to restore historic windows it is My opinion most of the windows are not worth saving and a replacement window with the correct historical look would lead to a better and more uniformed look.

Please feel free to reach out to me with any questions you my have.

Michael Ballinger

Dandeneau Contracting, Inc. Historic Restoration and Millworks 904-7161822

Required Documents

Completed window survey form list to include <u>ALL</u> windows on the structure (often requires multiple pages)

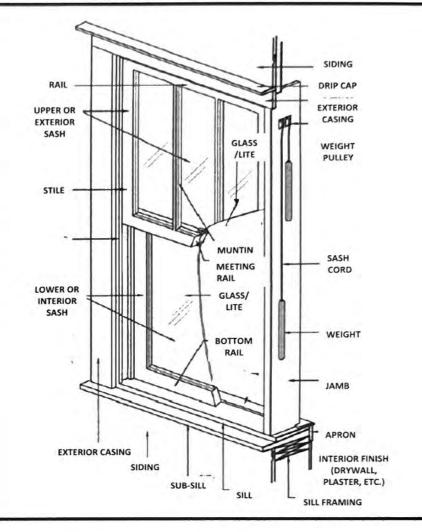
Photographs or drawings of each side of the structure with all windows numbered to correspond with the "Window #" in the survey form list

Close-up detailed numbered photos showing all damage identified in the window survey form list

Proposed replacement window product material (wood, vinyl, clad, etc.) and exterior grid pattern (3/1, 4/4, 6/6, 1/1, etc)

* Please note that if one of the required documents is not submitted with the application, it will cause a delay in the review/process time.

	Project Information	Definitions
32	Total number of window openings	Historic Windows: Windows that have been on the structure for 50 or
13	Number of windows that will be replaced	more years. • Non-Historic Windows:
32	Number of historic/original windows	Replacement windows that have been on the structure for less than 50 years
0	Number of non-historic windows	Original: Windows that were installed when the structure was
.5 in	Exterior window sill depth in inches (Window Recession)	originally constructed.Sill Depth: How deep into the wall plane a window is recessed



Authorization

hereby certify that I have read and understand the information contained in the Window Survey Form and the HPS Window Supplement, that I am the owner authorized agent for the owner with authority to complete this Form, and that all of the information contained in this application, including the attachments true and correct to the best of my knowledge.

-		
-	MIN	Or
•	wn	C1

Print name: Jillian Stoltzfus (Waller

Signature:

States (weren)

Applicant or Agent (if different than owner)

Print name: _____

Signature: 102

COJ Window Survey Form – Page # 2 out of 7

Window #			Exist	e)		Proposed (Example)							
	Material:	:	Dimensions:	Pattern:	Condition	1:	Damage	2:	Scope of Work	Materi	ial:	Dimensions:	Pattern:
0	Wood		30 x 62	4/4	Bad	7	Termites		Replace Window	Wood		30 x 62	4/4
Additional Info:	Based on	the	attached photo	s and termite	report, this v	vin	dow is ext	ren	nely rotted and cann	ot be re	pairer	d.	
Window #				Existing							opos	776	
4	Material:	:	Dimensions:	Pattern:	Condition	a:	Damage	2:	Scope of Work	Materi	ial:	Dimensions:	Pattern:
2	Wood	9	28 X 64	1/1			None	_	Replace Windov -	Other	•	28 X 64	1/1
dditional Info:	Renewal b	Renewal by Andersen custom making with material Fibrex. Window will not open or functional											
Window #	Existing								Proposed				
2	Material:	:	Dimensions:	Pattern:	Condition	Λ: ⁷	Damage	à:	Scope of Work	Materi	ial:	Dimensions:	Pattern:
2	Wood	0	29 X 64	1/1	Bad	0	Broken	O	Replace Windov	Other	~	29 X 64	1/1
dditional Info:	Based on	atta	ched photos wir	ndow has cra	ck that is cov	/err	ed by pack	king	g tape. Renewal by A	Anderser	n cus	tom making witl	n material
Window #				Existing							opos		
	Material:	1:	Dimensions:	Pattern:	Condition	n:	Damage	a:	Scope of Work	Materi	ial:	Dimensions:	Pattern:
3	Wood [•	29 X 64	1/1	Bad		Broken		Replace Windov -	Other	₹	29 X 64	1/1
Additional Info:	Based on	atta	ched photos wir	ndow has cra	ck that is cov	ere	ed by pack	ing	tap. Renewal by An	ndersen	custo	m making with	material F
Window #				Existing					Proposed				
	Material:	1:	Dimensions:	Pattern:	Condition	n:	Damage	a:	Scope of Work	Materi	ial:	Dimensions:	Pattern:
4	Wood		29 X 64	1/1	Bad	9	None		Replace Window	Other	v	29 X 64	1/1
Additional Info:	Renewal h	эу А	ndersen custom	n making with	material Fibr	rex	Window	will	I not open or function	nal			
Window #				Existing					Proposed				
	Material:	f:	Dimensions:	Pattern:	Condition	n:	Damage	a:	Scope of Work	Mater		Dimensions:	Pattern:
5	Wood	•	30 X 64	1/1	N/A		None		Replace Windo√	Other	•	30 X 64	1/1
dditional Info:	Condition	Bac	Renewal by A	ndersen cust	om making v	vith	material F	Fibr	rex. Window will not	open or	funct	tional	

COJ Window Survey Form – Page # 3 out of 7

		Existing		Proposed						
Material:	Dimensions:	Pattern:	Condition:	Damage:	Scope of Work	Material:	Dimensions:	Pattern:		
Wood 🕝	30 X 64	1/1	Bad 🔻	None	Replace Windov	Other 🕝	30 X 64	1/1		
Renewal by A	Indersen custom	making with	material Fibrey	. Window wil	I not open or function	nal				
		Existing				Propos	ed			
Material:	Dimensions:	Pattern:	Condition:	Damage:	Scope of Work	Material:	Dimensions:	Pattern:		
Wood 🕝	30 X 64	1/1	N/A	None	Replace Windov -	Other -	30 X 64	1/1		
Condition - Bad. Renewal by Andersen custom making with material Fibrex. Window will not open or functional										
	Existing					Proposed				
Material:	Dimensions:	Pattern:	Condition:	Damage:	Scope of Work	Material:	Dimensions:	Pattern:		
Wood 🔽	30 X 64	1/1	Bad -	None	Replace Windov -	Other -	30 X 64	1/1		
Renewal by /	Andersen custon	n making with	material Fibre	x. Window wi	Il not open or function	nal				
		Existing					sed	1		
Material: Dimensions:		Pattern:	Condition:	Damage:	Scope of Work	Material:	Dimensions:	Pattern		
Wood ▼		1/1					29 X 64	1/1		
	Andersen custon	n making with	material Fibre	x. Window wi	Il not open or function	nal				
		Existing					sed			
Material:	Dimensions:	Pattern:	Condition:	Damage:	Scope of Work	Material:	Dimensions:	Patterr		
Wood 🔽	29 X 64	1/1					29 X 64	1/1		
Renewal by	Andersen custon	n making with	n material Fibre	x. Window wi	Il not open or functio	inal				
		Existing			Proposed					
Material:	Dimensions:	Pattern:	Condition:	Damage:		Material:	Dimensions:	Patter		
	28 X 61	1/1	Bad	√ None	Replace Windov	, Other _▼	28 X 81	1/1		
	Material: Wood Material:	Material: Dimensions: Wood January 30 X 64 Material: Dimensions: Wood January 30 X 64 Condition - Bad. Renewal by A Material: Dimensions: Wood January 30 X 64 Renewal by Andersen custom Material: Dimensions: Wood January 29 X 64 Renewal by Andersen custom Material: Dimensions: Wood January 29 X 64 Renewal by Andersen custom Material: Dimensions: Wood January 29 X 64 Renewal by Andersen custom	Material: Dimensions: Pattern: Nood	Material: Dimensions: Pattern: Condition: Nood	Material: Dimensions: Pattern: Condition: Damage: Nood 30 x 64 1/1 Bad None Renewal by Andersen custom making with material Fibrex. Window will Existing Material: Dimensions: Pattern: Condition: Damage: Nood 30 x 64 1/1 N/A None Condition - Bad. Renewal by Andersen custom making with material Fibrex Existing Material: Dimensions: Pattern: Condition: Damage: None Renewal by Andersen custom making with material Fibrex. Window will Existing Material: Dimensions: Pattern: Condition: Damage: Wood 30 x 64 1/1 Bad None Renewal by Andersen custom making with material Fibrex. Window will Existing Material: Dimensions: Pattern: Condition: Damage: None Renewal by Andersen custom making with material Fibrex. Window will Existing Material: Dimensions: Pattern: Condition: Damage: None Renewal by Andersen custom making with material Fibrex. Window will Existing Material: Dimensions: Pattern: Condition: Damage: None Renewal by Andersen custom making with material Fibrex. Window will Existing Material: Dimensions: Pattern: Condition: Damage: None Renewal by Andersen custom making with material Fibrex. Window will Existing Material: Dimensions: Pattern: Condition: Damage: Damage: Damage: Damage: None	Material: Dimensions: Pattern: Condition: Damage: Scope of Work Nood	Material: Dimensions: Pattern: Condition: Damage: Scope of Work Moderial: Nood 30 x 64 1/1 Bad None Replace Window Other Propose Material: Dimensions: Pattern: Condition: Damage: Scope of Work Material: Nood 30 x 64 1/1 N/A None Replace Window Other Propose Material: Dimensions: Pattern: Condition: Damage: Scope of Work Material: Nood 30 x 64 1/1 N/A None Replace Window Other Propose Material: Dimensions: Pattern: Condition: Damage: Scope of Work Material: Dimensions: Pattern: Condition: Damage: Scope of Work Material: Nood 30 x 64 1/1 Bad None Replace Window Other Renewal by Andersen custom making with material Fibrex. Window will not open or functional Existing Propose Material: Dimensions: Pattern: Condition: Damage: Scope of Work Material: Nood 20 x 64 1/1 Bad None Replace Window Other Propose Material: Dimensions: Pattern: Condition: Damage: Scope of Work Material: Wood 20 x 64 1/1 Bad None Replace Window Other Propose Material: Dimensions: Pattern: Condition: Damage: Scope of Work Material: Propose Material: Dimensions: Pattern: Condition: Damage: Scope of Work Material: Propose Material: Dimensions: Pattern: Condition: Damage: Scope of Work Material: Propose Material: Dimensions: Pattern: Condition: Damage: Scope of Work Material: Propose Material: Dimensions: Pattern: Condition: Damage: Scope of Work Material: Propose Material: Dimensions: Pattern: Condition: Damage: Scope of Work Material: Propose Material: Dimensions: Pattern: Condition: Damage: Scope of Work Material: Propose Material: Dimensions: Pattern: Condition: Damage: Scope of Work Material: Propose Material: Dimensions: Pattern: Condition: Damage: Scope of Work Material: Propose Material: Dimensions: Pattern: Condition: Damage: Scope of Work Material: Propose Material: Dimensions: Pattern: Condition: Damage: Scope of Work Material: Propose Material: Dimensions: Pattern: Condition: Damage: Scope of Work Material: Propose Material: Dimensions: Pattern: Condition: Damage: Scope of Work Material: Propose Material: Dimensions: Pattern: Condition:	Material: Dimensions: Pattern: Condition: Damage: Scope of Work Material: Dimensions: Mood		

COJ Window Survey Form – Page # 4 out of 7

Window #			Existing		Proposed							
12	Material:	Dimensions:	Pattern:	Condition:	Damage:	Scope of Work	Material:	Dimensions:	Pattern:			
12	Wood 🔽	28 X 61	1/1	Bad 🔻	None	Replace Windov	Other -	28 X 61	1/1			
dditional Info:	Renewal by A	undersen custom	n making with	material Fibrex	. Window wil	Il not open or function	nal					
Window #			Existing				Propos	ed				
13	Material:	Dimensions:	Pattern:	Condition:	Damage:	Scope of Work	Material:	Dimensions:	Pattern:			
10	Wood -	28 X 55	1/1	N/A	None	Replace Windov -	Other -	28 X 55	1/1			
dditional Info:	Condition - Ba	Condition - Bad. Renewal by Andersen custom making with material Fibrex. Window will not open or functional										
Window #			Existing				Proposed					
14	Material:	Dimensions:	Pattern:	Condition:	Damage:	Scope of Work	Material:	Dimensions:	Pattern:			
17	Wood -	28 X 65	2/1	Bad 🔻	None	N/A	N/A					
dditional Info:												
Window #			Existing				Proposed					
15	Material:	Dimensions:	Pattern:	Condition:	Damage:	Scope of Work	Material:	Dimensions:	Pattern:			
10	Wood -	28 X 65	2 X 1	Bad 🔻	None	N/A	N/A					
Additional Info:												
Window #			Existing			Proposed						
16	Material:	Dimensions:	Pattern:	Condition:	Damage:	Scope of Work	Material:	Dimensions:	Pattern:			
10	Wood ▼	28 X 62	2/1	Bad 🔻	None	N/A	N/A					
Additional Info:												
Window #	4	1	Existing			Proposed						
partition to from a	Material:	Dimensions:	Pattern:	Condition:	Damage:	Scope of Work	Material:	Dimensions:	Pattern:			
17	Wood ▼	28 X 61	1/1	N/A	None	N/A	N/A					
dditional Info:	Condition - Ba	ad										

COJ Window Survey Form – Page # 5 out of 7

Window #			Existing		Proposed						
310	Material:	Dimensions:	Pattern:	Condition:	Damage:	Scope of Work	Material:	Dimensions:	Pattern:		
3 18	Wood 🗖	31 X 53	1/1	Bad	None	N/A	N/A				
dditional Info:											
Window #			Existing			Proposed					
19	Material:	Dimensions:	Pattern:	Condition	: Damage:	Scope of Work	Material:	Dimensions:	Pattern		
19	Wood 🔽	31 X 53	1/1	N/A	None	N/A	N/A				
dditional Info: (Condition - Ba	ad									
Window #			Existing			Proposed					
20	Material:	Dimensions:	Pattern:	Condition	: Damage:	Scope of Work	Material:	Dimensions:	Pattern		
	Wood 🔽	31 X 53	1/1	Bad [None	N/A	N/A				
additional Info:											
Window #			Existing				Proposed				
21	Material:	Dimensions:	Pattern:	Condition	: Damage:	Scope of Work	Material:	Dimensions:	Pattern		
21	Wood ▼	31 X 53	1/1	Bad	▼ None	N/A	N/A				
Additional Info:											
Window #			Existing			Proposed					
22	Material:	Dimensions:	Pattern:	Condition	: Damage:	Scope of Work	Material:	Dimensions:	Pattern		
	Wood -	31 X 53	1/1	Bad	√ None	N/A	N/A				
Additional Info:											
Window #			Existing			Proposed					
	Material:	Dimensions:	Pattern:	Condition	: Damage:	Scope of Work	Material:	Dimensions:	Patterr		
23			1/1	N/A	None	N/A	N/A				

COJ Window Survey Form – Page # _____ out of _____

Window#			Existing					Propos	sed			
24	Material:	Dimensions:	Pattern:	Conditio	n:	Damage:	Scope of Work	Material:	Dimensions:	Pattern:		
24	Wood -	28 X 61	2/1	Bad	-	None	N/A	N/A				
dditional Info:												
Window #			Existing					Propos	sed			
25	Material:	Dimensions:	Pattern:	Conditio	on:	Damage:	Scope of Work	Material:	Dimensions:	Pattern:		
2	Wood -	28 X 61	2/1	N/A		None	N/A	N/A				
dditional Info:	Condition - Ba	ad										
Window #			Existing				Proposed					
26	Material:	Dimensions:	Pattern:	Conditio	on:	Damage:	Scope of Work	Material:	Dimensions:	Pattern:		
20	Wood ▼	28 X 61	2/1	Bad	-	None	N/A	N/A				
dditional Info:												
Window #			Existing				Proposed					
27	Material:	Dimensions:	Pattern:	Conditio	on:	Damage:	Scope of Work	Material:	Dimensions:	Pattern:		
21	Wood -	28 X 61	2/1	Bad	-	None	N/A	N/A				
Additional Info:												
Window #			Existing				Proposed					
28	Material:	Dimensions:	Pattern:	Conditio	on:	Damage:	Scope of Work	Material:	Dimensions:	Pattern		
20	Wood 🔻	28 X 61	2/1	Bad	-	None	N/A	N/A				
Additional Info:												
Window#			Existing				Proposed					
20	Material:	Dimensions:	Pattern:	Conditio	on:	Damage:	Scope of Work	Material:	Dimensions:	Pattern		
29	Wood 🔽	33 X 61	1/1	N/A		None	N/A	N/A				
dditional Info:	Condition - Ba	ad							107			

COJ Window Survey Form – Page # _ _ _ out of _ _ _ _

Window#				Existing Proposed								
30	Materia	al:	Dimensions:	Pattern:	Condit	ion:	Damage:	Scope of Work	Material:	Dimensions:	Pattern:	
30	Wood	-	33 X61	1/1	Bad	-	None	N/A	N/A			
dditional Info:												
Window #	Existing							Proposed				
31	Material:		Dimensions:	Pattern:	Condition:		Damage:	Scope of Work	Material:	Dimensions:	Pattern	
	Wood	•	28 X 50	2/1	N/A		None	N/A	N/A			
dditional Info:	Condition	1 - B	ad									
Window #	Existing							Proposed				
32	Materia	al:	Dimensions:	Pattern:	Condit	ion:	Damage:	Scope of Work	Material:	Dimensions:	Pattern:	
	Wood	•	28 X 65	2/1	Bad	-	None	N/A	N/A			
dditional Info:					_							
Window #	Existing							Proposed				
-	Material:		Dimensions:	Pattern:	Condition:		Damage:	Scope of Work	Material:	Dimensions:	Pattern:	
	N/A				N/A		None	N/A	N/A			
dditional Info:												
Window #	Existing							Proposed				
	Material:		Dimensions:	Pattern:	Condition:		Damage:	Scope of Work	Material:	Dimensions:	Pattern:	
	N/A				N/A		None	N/A	N/A			
dditional Info:							•					
Window #	Existing							Proposed				
1	Materia	al:	Dimensions:	Pattern:	Condit	ion:	n: Damage: Scope of Work Material: Dimension	Dimensions:	Pattern:			
	N/A				N/A		None	N/A	N/A			
dditional Info:	-						•			108		



Itemized Order Receipt

DBA: RENEWAL BY ANDERSEN OF FLORIDA

Legal Name: JLM Windows, LLC CGC1527613

997 West Kennedy Blvd. Suite A1 | Orlando, FL 32810

Phone: 904-267-1270 | Fax: 407-386-8262 | Customerservice@rbafla.com

Justin & Jillian Stoltzfus 2749 Downing St Jacksonville , FL 32205 H. (904)235-2830 C: (850)464-0593

ID#:	ROOM:	SIZE:	DETAILS:	PRICE:
101	Living	28 W	Window: Acclaim™ Double-Hung (DG) 1:1 Flat Sill, Base	
		64 H	Frame, Modern Checkrail, Exterior White, Interior White,	
			Performance Calculator: Winde Wind Speed 124 Zone 4 PG	
			Rating: 40 DP Rating: + 40 / - 40 Glass: All Sash: High	
			Performance SmartSun Glass, No Pattern, Hardware: White,	
			Screen: Fiberglass, Full Screen, Grille Style: No Grille, Misc:	
			None	
102	Dining	29 W	Window: Acclaím™ Double-Hung (DG) 1:1 Flat Sill, Base	
		64 H	Frame, Modern Checkrail, Exterior White, Interior White,	
			Performance Calculator: Winde Wind Speed 124 Zone 4 PG	
			Rating: 40 DP Rating: + 40 / - 40 Glass: All Sash: High	
			Performance SmartSun Glass, No Pattern, Hardware: White,	
			Screen: Fiberglass, Full Screen, Grille Style: No Grille, Misc:	
			None	
103	Dining	29 W	Window: Acclaím™ Double-Hung (DG) 1:1 Flat Sill, Base	
		64 H	Frame, Modern Checkrail, Exterior White, Interior White,	
			Performance Calculator: Winde Wind Speed 124 Zone 4 PG	
			Rating: 40 DP Rating: + 40 / - 40 Glass: All Sash: High	
			Performance SmartSun Glass, No Pattern, Hardware: White,	
			Screen: Fiberglass, Full Screen, Grille Style: No Grille, Misc:	
			None	
104	Dining	29 W	Window: Acclaim™ Double-Hung (DG) 1:1 Flat Sill, Base	
		64 H	Frame, Modern Checkrail, Exterior White, Interior White,	
			Performance Calculator: Winde Wind Speed 124 Zone 4 PG	
			Rating: 40 DP Rating: + 40 / = 40 Glass: All Sash: High	
			Performance SmartSun Glass, No Pattern, Hardware: White, 9	

Screen: Fiberglass, Full Screen, Grille Style: No Grille, Misc:





EXTERIOR (



INTERIOR

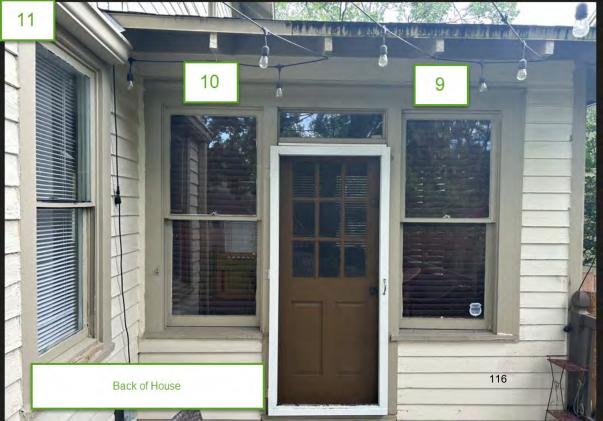




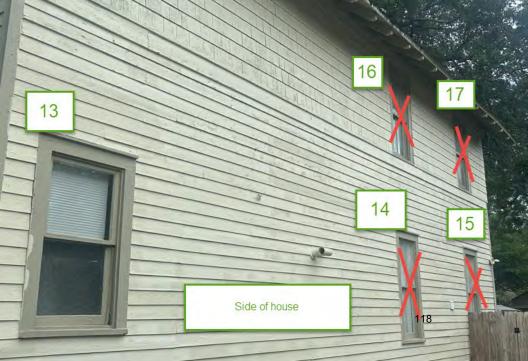










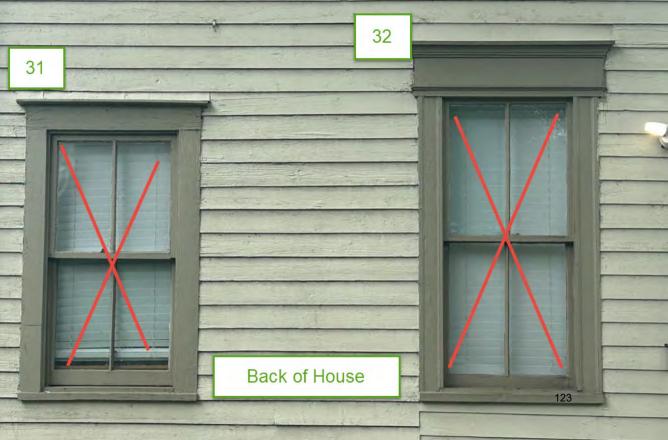






















D.

Previously Deferred Items to be Heard



JACKSONVILLE HISTORIC PRESERVATION COMMISSION

COA-24-31092 3633 Richmond Street

October 23, 2024

Revised Report of the Jacksonville Planning and Development Department Certificate of Appropriateness Application COA-24-31092

Addresses: 3633 Richmond Street; RE# 091672-0000

<u>Location</u>: North side of Richmond Street, between Van Wert Avenue and Ingleside Avenue

Owner: Daniel Ricci

3633 Richmond Street Jacksonville, Florida 32205

Applicant: Daniel Greer

JBL Corporation, Inc. 1949 Jersey Street

Jacksonville, Florida 32210

Year Built: Primary Structure c. 1936 (COA-20-23937)

Accessory Structure *c.* 1936 (COA-20-23937)

Designation: Riverside Avondale; Contributing

Request: Demolition – Accessory Structure

New Construction – Addition

Summary Scope of Work:

1. Demolition of a contributing accessory structure

- 2. Construction of a two-story addition on the primary structure
- 3. Construction of a porch addition on the primary structure
- 4. Remove and replace poured concrete driveway
- 5. Installation of a patio (Administrative)

Recommendation: Approve with Conditions

Conditions:

Demolition of a contributing accessory structure

 The demolition shall be limited to the area highlighted on the site plan dated July 25, 2024, or as otherwise approved by the Historic Preservation Section.

COA-24-31092 Page 1 of 14

New construction of a two-story addition and porch addition

- 2. The design, location, and materials used for the new construction shall be developed in accordance with the site plan and elevation drawings dated **July 25, 2024**, or as otherwise approved by the Historic Preservation Section.
- 3. The roofing on the addition shall match the metal roofing on the primary structure.
- 4. Prior to the final inspection of any building permit, the owner or their agent shall submit to the Historic Preservation Section an affidavit and any supplementary evidence that verifies compliance with all conditions of the COA final order.
- 5. All windows shall be installed in accordance with the latest version of the HPS Window Supplement.

Remove and replace poured concrete driveway

- 7. The new driveway shall not exceed 10 feet in width before the front plane of the main structure.
- 8. Poured concrete shall only be used past the front plane of the main structure towards the rear of the lot.
- 9. Pavers shall have a rectangular shape, not to exceed 6" x 10" with a modular relationship of 1:2 or 3:5, and the color shall be brick-like or granite (no white blends).
- 10. Concrete ribbons shall be between 2 and 3 feet in width.

Miscellaneous Hardscaping Improvements

11. All other hardscaping improvements not previously addressed under these conditions shall be designed and developed in accordance with the site plan dated **July 25, 2024**, or as otherwise approved by the Historic Preservation Section.



COA-24-31092 Page 2 of 14

PROJECT DESCRIPTION

COA-24-31092 seeks to demolish a contributing accessory structure, construct a two-story, addition on the side and rear of the contributing primary structure, expand the first-floor front porch on the primary structure, and replace the existing poured concrete driveway with poured concrete, but in a different configuration. Situated on the west side of Richmond Street between Van Wert Avenue and Ingleside Avenue, this interior lot is located in the Riverside Avondale Historic District. The primary structure on the property exemplifies the Tudor Revival style, which is characterized by its painted brick exterior, six-over-six windows, and cross-gable roof form, metal shingle roof, and partial width front porch with square columns. Based on the submitted elevation drawings, the proposed addition is characterized by its shingled gable roof form, painted brick veneer, six-over-six windows, and a solid paneled garage door. Staff notes the proposed demolition of the accessory structure was previously approved by the Historic Preservation Commission via COA-20-23937.

Pursuant to the authority granted to Staff via the 2024 COA Matrix, the installation of new patio can be approved administratively, subject to the conditions listed in the recommendation section of this report. The analysis in this report primarily focuses on the demolition, additions, and driveway replacement.

STAFF SUMMARY AND ANALYSIS

Staff considered the applicable Design Guidelines for the Historic District and the Ordinance Code criteria found in Sections 307.106(k), 307.106(l), 307.106(m), 307.106(n), and 307.106(o). The following is Staff's analysis:

- According to permitting records, the contributing primary structure was built in c. 1936.
 The contributing accessory structure was not mentioned on the house permit notes or in subsequent permits, but it does show up on the 1951 Sanborn Maps and appears to have matching brick, siding and roofing. If constructed during the same time as the primary structure, the accessory structure most likely was built as an open carport, before being later converted into a garage. Therefore, Staff believes the accessory structure may have been an original but altered feature, Section 307.106(n)(1).
- Consistent with Sections 307.106(k)(1-3) and 307.106(n)(2 and 9), the proposed demolition of the contributing accessory structure will not have a significant impact on the primary structure or surrounding properties due to the structure lacking many of the significant architectural details found on portions of the subject property and nearby structures. For example, the garage doors have a nondescript panel design. While the garage shares common materials with those found on the house, it lacks the more significant architectural details.
- Consistent with Section 307.106(n)(3), it is the opinion of Staff that the subject structure does not have design elements (i.e., building height, massing, and production materials) that would make reproduction difficult or impossible.
- In an effort to address Section 307.106(n)(6), the applicant provided an opinion from an architect (see attached). The letter found that structure is buried into the slope of the

COA-24-31092 Page 3 of 14

- property and has now-removed large oak trees that compromise its foundation and have led to water infiltration and deterioration (see photos).
- The proposed demolition can be completed within a reasonable period of time, consistent with Section 307.106(k)(4).
- As designed, the height and roof form of the proposed additions will be compatible with the existing height and roof form of the primary structure. As such, the proposed work is consistent with Sections 307.106(k)(1) and 307.106(m)(1 and 4).
- Section 307.106(m)(2) states, "The proportions and relationships between doors and windows shall be compatible with the architectural style and character of the landmark and with surrounding structures in a historic district." As designed, the proposed garage door and window openings will match the existing doors and windows in height and design. Staff finds the design of the openings are uniform with the primary structure, which is consistent with Section 307.106(m)(2 and 8) and the Design Guidelines.
- Consistent with the Historic District Design Guidelines, the section on Additions, the
 proposed scope of work does not require any changes to significant historic fabric. If
 removed in the future, the removal of the addition would not cause any damage to or
 detract from the historic primary structure. As such, the proposed scope of work is
 consistent with Sections 307.106(k)(1 and 2).
- According to archival records, it appears the subject property historically had a concrete ribbon driveway; however, at some point in time, the ribbon driveway was infilled with solid poured concrete and a concrete border was added. Poured concrete driveways have been determined to be non-traditional and non-historic within the Historic Districts. As such, removing and replacing a poured concrete driveway outside of its existing configuration is inconsistent with the 2024 COA Matrix and the Historic District Design Guidelines, Section on "Settings". Therefore, Staff has conditioned that removal of the non-historic poured concrete driveway be replaced with a historically appropriate material such as concrete ribbons, gravel, or brick-like pavers.

For these reasons, it is the position of the Planning and Development Department that the proposed work under the stated conditions is consistent with:

- 1. Chapter 307.106(k) General Standards: 1-4
- 2. Section 307.106(n) Guidelines on Demolition: 1-3, 6 and 9
- 3. Chapter 307.106(m) Guidelines on "New Construction": 1, 2, 4 and 8
- 4. Historic District Design Guidelines, Section on "Demolition," "Additions" and "Setting"

For these reasons, it is the position of the Planning and Development Department that the proposed work under the stated conditions is consistent with:

CODE CRITERIA AND DESIGN GUIDELINES

General Criteria

• 307.106(k)(1) - The effect of the proposed work on the landmark, landmark site or property within an historic district upon which such work is to be done;

COA-24-31092 Page 4 of 14

- 307.106(k)(2) The relationship between such work and other structures on the landmark site or other property in the historic district;
- 307.106(k)(3) The extent to which the historic, architectural, or archaeological significance, architectural style, design, arrangement, texture and materials of the landmark or the property will be affected;
- 307.106(k)(4) Whether the plans may be carried out by the applicant within a reasonable period of time.

New Construction

- 307.106(m)(1) Height. The height of any proposed alteration or construction shall be compatible with the style and character of the landmark and with surrounding structures in an historic district.
- 307.106(m)(2) *Proportions of windows and doors.* The proportions and relationships between doors and windows shall be compatible with the architectural style and character of the landmark and with surrounding structures in an historic district.
- 307.106(m)(4) Roof shape. The design of the roof shall be compatible with the architectural style and character of the landmark and surrounding structures in an historic district.
- 307.106(m)(8) Architectural details. Architectural details including materials and textures shall be treated so as to make a landmark compatible with its original architectural style and character and to preserve and enhance the architectural style or character of a landmark or historic district. The Commission will give recommendations as to appropriate colors for any landmark or historic district.

Demolition

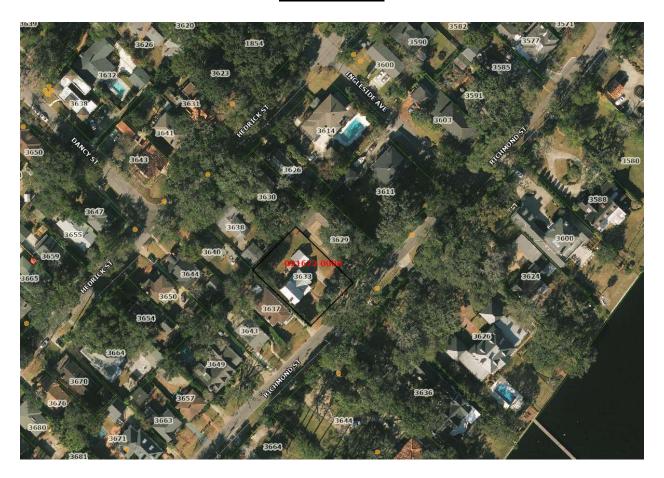
- 307.106(n)(1) The historic or architectural significance of the building or structure;
- 307.106(n)(2) The importance of the building or structure to the ambience of the historic district;
- 307.106(n)(3) The difficulty or the impossibility of reproducing such a building or structure because of its design, texture, material, detail or unique location;
- 307.106(n)(6) The difficulty or the impossibility of saving the building or structure from collapse;
- 307.106(n)(9) Whether the property no longer contributes to an historic district or no longer has significance as an historic, architectural or archaeological landmark; and

COA-24-31092 Page 5 of 14

Design Guidelines, "Demolition" "New Construction" and "Additions"

- Secretary of the Interior's Standards for Rehabilitation (2):
 The historic character of a property shall be retained and preserved. The removal of historic materials or alteration of features and spaces that characterize a property shall be avoided.
- Secretary of the Interior's Standards for Rehabilitation (9):
 New additions, exterior alterations, or related new construction shall not destroy historic materials that characterize the property. The new work shall be differentiated from the old and shall be compatible with the massing, size, scale, and architectural features to protect the historic integrity of the property and its environment.

LOCATION MAP



COA-24-31092 Page 6 of 14

POSTED SIGN PHOTOGRAPH



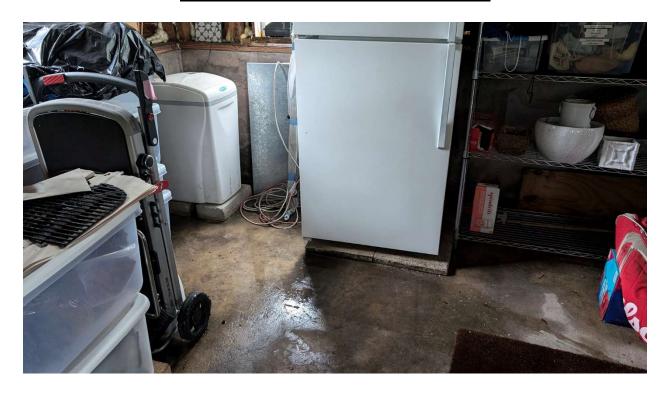
Page 7 of 14 137 COA-24-31092

EXTERIOR VIEW OF THE ACCESORY STRUCTURE



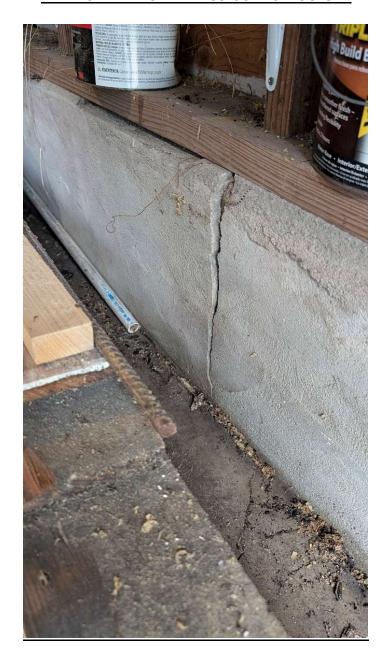


INTERIOR VIEW OF THE ACCESORY STRUCTURE



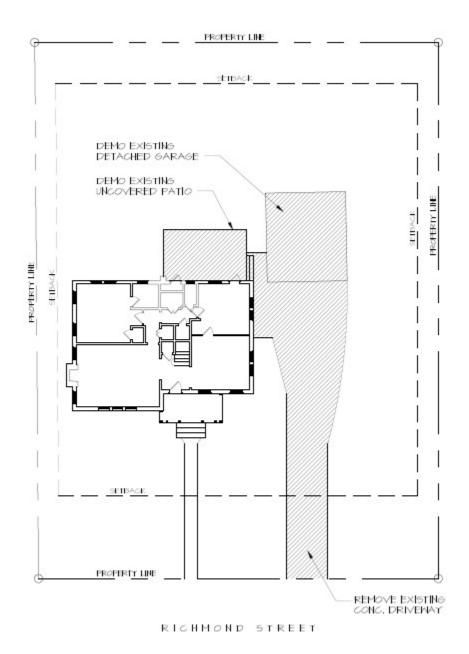
Page 9 of 14 139 COA-24-31092

INTERIOR VIEW OF THE ACCESORY STRUCTURE



Page 10 of 14 140 COA-24-31092

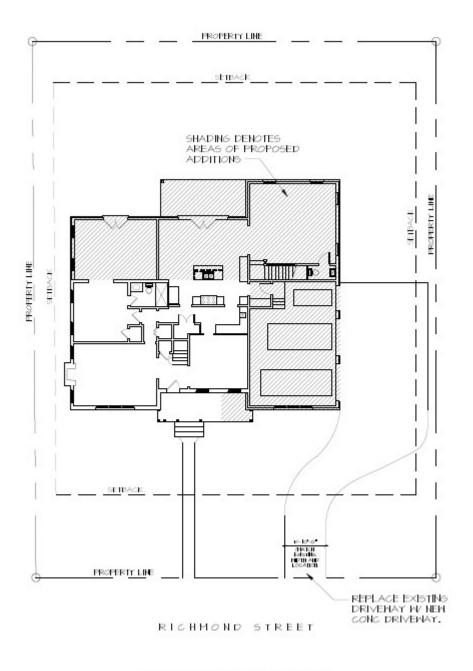
EXISTING SITE PLAN DATED JULY 25, 2024



EXISTING SITE PLAN

COA-24-31092 Page 11 of 14

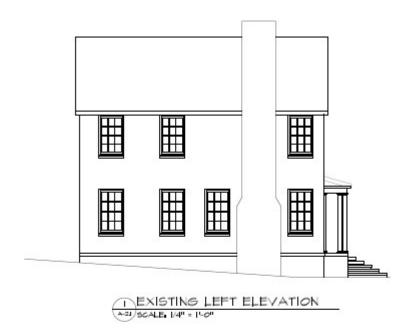
PROPOSED SITE PLAN DATED JULY 25, 2024



2 PROPOSED SITE PLAN BHO SCALE, 1/8" = 1'-0"

COA-24-31092 Page 12 of 14

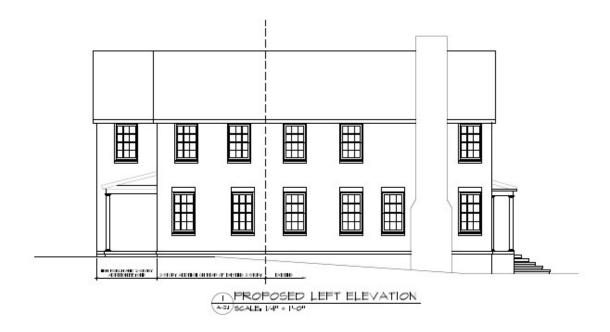
EXISTING ELEVATIONS DATED JULY 25, 2024

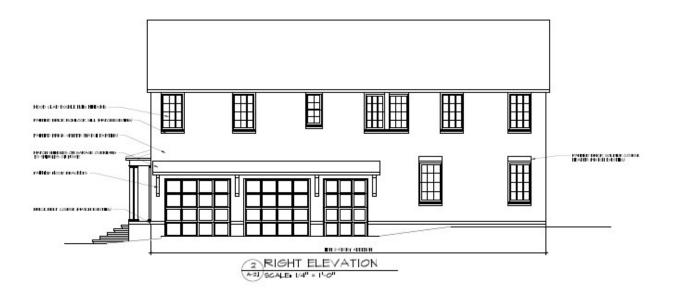




COA-24-31092 Page 13 of 14

PROPOSED ELEVATIONS DATED JULY 25, 2024





COA-24-31092 Page 14 of 14

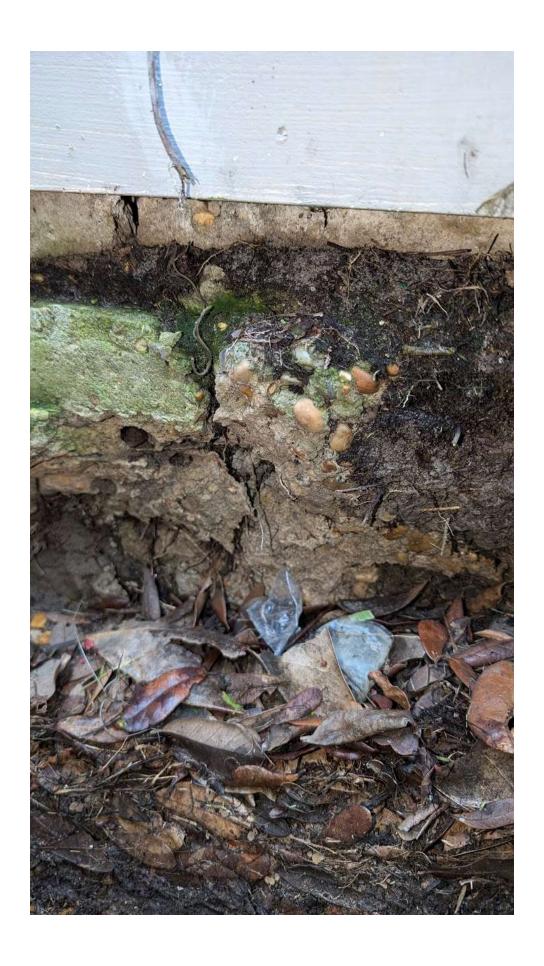
ADDITIONAL EVIDENCE PROVIDED BY APPLICANT (10/23/24)

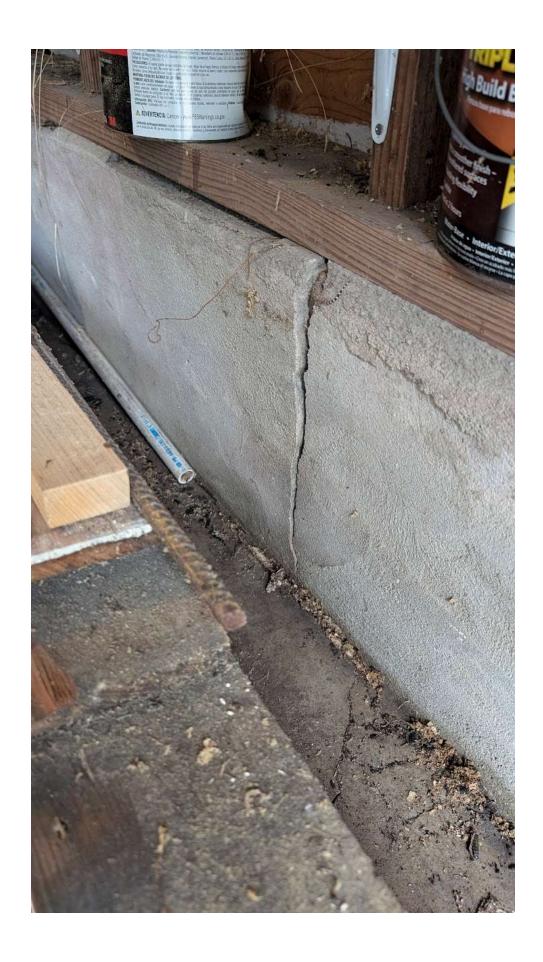


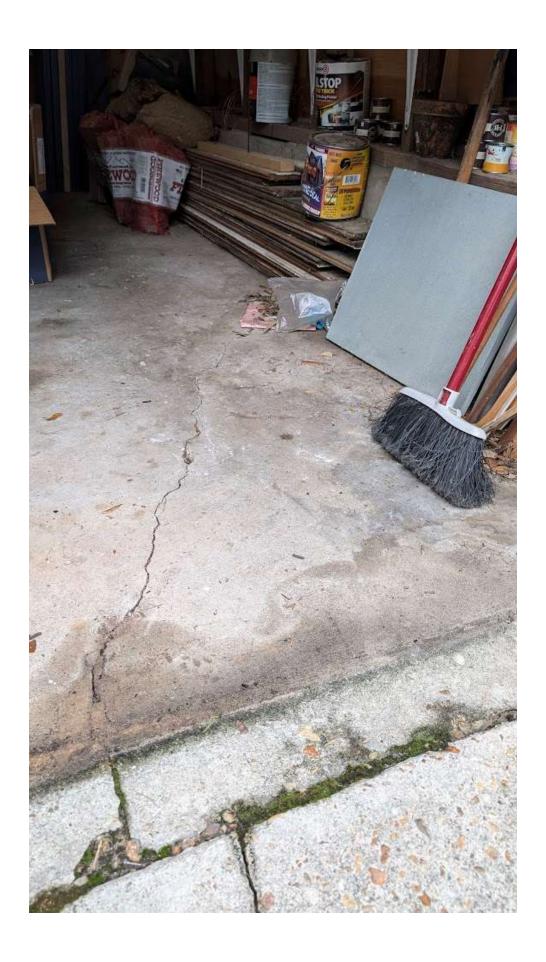
















1819 Hendricks Ave., Suite 2 Jacksonville, FL 32207

(904) 387-2821 www.stanselcasearch.com

July 16, 2020

Lisa Sheppard, AICP, LEED AP
Planner III
Community Planning Division / Historic preservation Section
City of Jacksonville / Planning and Development Department
214 North Hogan St. Suite 300
Jacksonville, Fl. 32202

Re: Daughtrey Residence 33633 Richmond Street COA #20-23937

Dear Lisa.

The existing 2 car garage may have built as part of the original main residence, However, it seems to have been modified at some point in time. The original structure appears that it may have just been a carport. The corners are painted brick & the center has a 7" wide post that separates the two current 8 ft. wide garage doors. The side jambs have been reduced by a painted wood post to accommodate the overhead doors. The current configuration is not practical with narrow doors & a 7" wide center post that does not allow for one to comfortably pull into the garage, let alone open the car doors. See photos attached. As such the owner is forced to park in the driveway. The inside dimensions of the garage are 18 feet wide x 20.5 feet deep which is inadequate to house 2 cars. In addition, the garage is buried into the slope of the existing lot and it's waterproofing& deterioration is suspect. Two very large trees adjacent to the north walls had grown into the foundation. Both have subsequently been removed. In summary, the current size is inadequate for current use & size of vehicles, the original structure has been modified to provide said doors & large trees, since removed have grown into the foundation. As such the owner would like to demolish the existing structure & rebuild a new adequately sized garage in its place.

Sincerely yours,

David B. Case, AIA, ICAA PARTNER

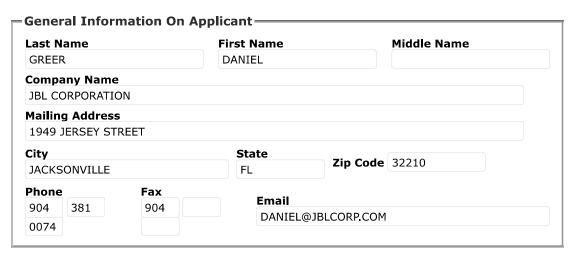
and (see

M: (904) 607-0725 david@stanselcasearch.com

Application For Certificate Of Appropriateness

- Application Info				
Tracking #	31092	Application Status	FILED COMPLETE	
Date Started	07/19/2024	Date Submitted	07/25/2024	

Planning and Development Department Info COA-24-31092 **Admin Review Admin Recommendation** N/A **Admin Date Of Action** N/A Forwarded to JHPC **JHPC Meeting Date** N/A **Staff Recommendation** N/A **JHPC Recommendation** N/A **JHPC Date Of Action** N/A **Admin Details** N/A **JHPC Details** N/A



General Information On Owner(s)= Agent represents Owner Contractor Architect Consultant Other **Last Name** First Name **Middle Name** RICCI DANIEL Company/Trust Name **Mailing Address** RICHMOND STREET State Zip Code City **JACKSONVILLE** FL 32205 **Phone** Email **Fax** 9173019835 DTRICCI@AOL.COM

Property Appraiser's RE #(s) (10 digit number with a space #########)

Map RE#

5:14 PM	Application	n For Certificate Of Appropriateness Prin
	091672 0000	
ocation Of		
General Locat Riverside/Avor	cion Indale Historic District	
Uaura #	Street Name Type and Divertion	7in Codo
House # 3633	Street Name, Type and Direction RICHMOND ST	Zip Code 32205
ype Of Impro	ovement —	
Addition	☑ Driveway ☐ New Construction	Accessory Structures
Alteration		
Fencing	Demolition Reroof/Minor Repairs	5
roposed Wolling A 2-STORY AI HE HOUSE, THE LEFT SIND ROOF TOWER THE REAR OF THE EXISTING	DDITION THAT WILL INCLUDED A SIDE ENTR HIS ADDITION WILL MATCH THE EXISTING 2: OUSE IN SIZE AND MATERIALS USED A 2- IDE OF THE HOUSE. THIS WILL EXTEND THE VARDS THE REAR OF THE PROPERTY A 1-S OF THE HOUSE THAT WILL NOT VISIBLE FROM NON-ORIGINAL GARAGE. (PREVIOUSLY APPENDED THE HOUSE.)	Y GARAGE ON THE RIGHT SIDE OF -STORY STRUCTURE ON THE LEFT STORY ADDITION ON THE REAR EXISTING 2-STORY STRUCTURE TORY ADDITION IN THE MIDDLE M THE STREET DEMOLITION OF
	tion? Check the box if it is.	
	een working with a planner choose one from	om the list WELLS, ARIMUS
Addition - Re	equired Attachments For Complete Appli	cation —
	- Existing/proposed site plan with addition in rawings needed. Directional arrows needed.)	dentified. (To scale bar scaled
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	d Elevations - Proposed front, sides and rea	r elevations. (To scale bar scaled
Overall F	Photos Of Site	
	Photos Of Site of Addition Area	

□ Demolition - Required Attachments For Complete Application =

Written Statement - Applicant's written statement of reasoning.

Letter From Engineer - Letter from licensed registered engineer/contractor.

THE OFFICIAL SITE OF THE FLORIDA DEPARTMENT OF BUSINESS & PROFESSIONAL REGULATION



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Find Exam Information

Unlicensed Activity Search

AB&T Delinquent Invoice & Activity List Search

LICENSEE DETAILS

5:09:33 PM 10/17/2024

Licensee Information

Name: CASE, DAVID B (Primary Name)

Main Address: 1819 HENDRICKS AVE

SUITE 2

JACKSONVILLE Florida 32207

County: **DUVAL**

License Information

License Type: Architect
Rank: Architect
License Number: AR0009061
Status: Current,Active
Licensure Date: 01/19/1982
Expires: 02/28/2025

Special Qualification Effective Qualifications

Alternate Names

View Related License Information View License Complaint

2601 Blair Stone Road, Tallahassee FL 32399 :: Email: Customer Contact Center :: Customer Contact Center: 850.487.1395

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Statement Of Economic Viability - Statement of economic viability of rehabilitation
to code.
Photos Of Structure - Photos of structure interior and exterior.

Driveway - Required Attachments For Complete Application
Treeway Required Attachments for complete Application
Site Plan - Site plan/survey showing placement of new driveway.
Proposed Materials For Driveway
Photos Of Property - Photos of property with affected area/photo of existing curb-
cut.

-Reroof/Minor Repairs-

For reroofs and minor repairs there are no required documents. However, once a planner is assigned and reviews the request, they may need additional documents or pictures to process your request.

- Additional	Documents Provided=		T
			1
			1
			- 1

Application Certification =

For applications that can be approved administratively, there is no application fee.

For all applications that must go before the Historic Preservation Commission, a fee will be applied based on the type of work performed.

Application completeness review: All applications for Certificate of Appropriateness ("Application") will be reviewed for completeness by Planning and Development Department Staff. Any Application determined to be incomplete, will be returned to the applicant with comments detailing the deficiencies. No further action on the Application will take place until the application deficiencies are addressed. Once the Application is determined to be complete, Planning and Development Department Staff will prepare an invoice for the cost of the Application.

Payment deadline: The Invoice must be paid by the payment deadline in order to have the Application heard on the next scheduled Jacksonville Historic Preservation Commission (JHPC) regular meeting. The payment deadline is outlined on the City of Jacksonville's Planning and Development Department Website. Only Complete Applications will be invoiced. It is for the benefit of the applicant to supply staff with a complete Application in advance of the payment deadline. Due to the complexity and volume of Applications received by the Planning and Development Department, there is no guarantee that COA Applications submitted on the day of the payment deadline will be heard at the next regular meeting of the JHPC.

I, hereby, certify that I am the owner or the authorized agent of the owner(s) of the property described herein, that all answers to the questions in this application and all information contained in the material attached to and made a part of this application, are accurate and true to the best of my knowledge and belief. I also attest by my signature that all required information for this application is completed and duly attached in the prescribed order. Furthermore, if the package is found to be lacking the above requirements, I understand that the application will be returned for correct information.

I UNDERSTAND THE ABOVE DISCLAIMER REGARDING APPLICATION REVIEW. AGREED TO AND SUBMITTED.

CITY ONE LACKSONVIII LE

City of Jacksonville, Florida

Planning and Development Department

Community Planning Division 214 North Hogan Street, Suite 300 Jacksonville, FL 32202 (904) 255-7800 www.coj.net

ONE CITY. ONE JACKSONVILLE.

NOTICE OF PUBLIC HEARING SIGN POSTING AFFIDAVIT FOR APPLICATION FORWARDED TO THE	HE
JACKSONVILLE HISTORIC PRESERVATION COMMISSION	

Date: 8/6/2024	COA - 24-31092
Address: 3633 RICHMOND ST JACKSON VILLE FL	Owner: DAN RICCI
320205	

As required by Sec. 307.106.(f) of the City of Jacksonville Ordinance Code: The applicant for a certificate of appropriateness shall post signs at intervals of not more than 200 feet along all street sides of land upon which the request for a certificate of appropriateness is made. Signage should be posted at least 14 days prior to the scheduled public hearing. Where the land does not have frontage on a public street, the signs shall be erected on the nearest street right-of-way with an attached notation indicating generally the direction and distance to the land upon which the application for a certificate of appropriateness has been filed, or at such other locations and at such intervals, as determined by the Planning and Development Department, as will ensure that the signs will be seen by as many persons as possible. The signs shall be maintained by the applicant until a final determination has been made by the Commission on the application for a certificate of appropriateness. If the signs are not posted within the time requirements, the public hearing notice will be deemed inadequate and no action shall be taken until proper posting is accomplished. The signs shall be removed by the applicant within ten days after final action.

I hereby attest that the attached pictures show the NOTICE OF PUBLIC HEARING SIGNS

provided to me for application COA 24 3) 092 were posted on the property/site located at:
091672-0000
Real Estate Number(s)
3633 RICHMOND STREET
Street Address JACKSONVILLE, FL 32205
City, State Zip Code
Printed Name
Signature Janel View
Dated this GH day of AUGUST 20 24

Property taxes are subject to change upon change of ownership.

- Past taxes are not a reliable projection of future taxes.
- The sale of property will prompt the removal of all exemptions, assessment caps and special classifications.

RICCI DANIEL 3637 RICHMOND ST JACKSONVILLE, FL 32205-9457 **RICCI KATY**

Primary Site Address 3633 RICHMOND ST Jacksonville FL 32205Official Record Book/Page 21091-01605

6428

3633 RICHMOND ST

Property Detail	
RE #	091672-0000
Tax District	USD1
Property Use	0100 Single Family
# of Buildings	1
Legal Desc.	For full legal description see Land & Legal section below
<u>Subdivision</u>	01582 RVERSDE HEIGHTS R/P WATER
Total Area	12870
Characteristics	Historic Designation

The sale of this property may result in higher property taxes. For more information go to <u>Save</u> Our Homes and our Property Tax Estimator . 'In Progress' property values, exemptions and other supporting information on this page are part of the working tax roll and are subject to change. Certified values listed in the Value Summary are those certified in October, but may include any official changes made after certification Learn how the Property Appraiser's Office values property.

Value Summary

Value Description	2023 Certified	2024 In Progress
Value Method	CAMA	CAMA
Total Building Value	\$484,679.00	\$461,657.00
Extra Feature Value	\$1,794.00	\$1,760.00
Land Value (Market)	\$332,710.00	\$380,240.00
<u>Land Value (Agric.)</u>	\$0.00	\$0.00
Just (Market) Value	\$819,183.00	\$843,657.00
Assessed Value	\$645,196.00	\$664,551.00
Cap Diff/Portability Amt	\$173,987.00 / \$0.00	\$179,106.00 / \$0.00
<u>Exemptions</u>	\$50,000.00	See below
Taxable Value	\$595,196.00	See below

Cohool Tayable Value

Taxable Values and Exemptions — In Progress

If there are no exemptions applicable to a taxing authority, the Taxable Value is the same as the Assessed Value listed above in the Value Summary box.

County/Municipal Taxable Value	
Assessed Value	\$664,551.00
Homestead (HX)	- \$25,000.00
Homestead Banding 196.031(1)(b) (HB)	- \$25,000.00

SJRWMD/FIND Taxable Value	
Assessed Value	\$664,551.00
Homestead (HX)	- \$25,000.00
Homestead Banding 196.031(1)(b) (HB)	- \$25,000.00
-	

Taxable Value	\$639,551.00
Homestead (HX)	- \$25,000.00
Assessed Value	\$664,551.00
School laxable value	

Taxable Value

\$614,551.00

Taxable Value \$614,551.00

Sales History

Daics History -	vales instal							
Book/Page	Sale Date	Sale Price	Deed Instrument Type Code	Qualified/Unqualified	Vacant/Improved			
<u>21091-01605</u>	6/14/2024	\$1,125,000.00	WD - Warranty Deed	Qualified	Improved			
<u>18002-02047</u>	5/30/2017	\$612,000.00	WD - Warranty Deed	Qualified	Improved			
<u>16435-01170</u>	6/27/2013	\$630,000.00	WD - Warranty Deed	Qualified	Improved			
<u>14857-00996</u>	4/14/2009	\$592,300.00	WD - Warranty Deed	Qualified	Improved			
<u>09702-02339</u>	8/3/2000	\$330,000.00	MS - Miscellaneous	Qualified	Improved			
<u>07514-00762</u>	2/3/1993	\$100.00	WD - Warranty Deed	Unqualified	Improved			

Extra Features

LN	Feature Code	Feature Description	Bldg.	Length	Width	Total Units	Value
1	FPMR7	Fireplace Masonry	1	0	0	1.00	\$1,760.00

Land & Legal 🛄

Lai	unu								
LN	<u>Code</u>	Use Description	Zoning Assessment	Front	Depth	Category	Land Units	<u>Land Type</u>	Land Value
1	0100	RES LD 3-7 UNITS PER AC	RLD-60	97.00	130.00	Common	97.00	Front Footage	\$380,240.00

Legal

LN	Legal Description				
1	6-20 57-2S-26E				
2	R/P WATER LOTS 1 TO 6 RIVERSIDE				
3	HEIGHTS				
4	LOT H				

Buildings Building 1

Building 1 Site Address

Property Appraiser - Property Details

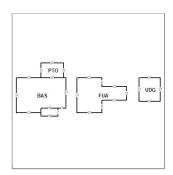
3633 RICHMOND ST Unit Jacksonville FL 32205-

Building Type	0108 - SFR CLASS 2
Year Built	1937
Building Value	\$461,657.00

Туре	Gross Area	Heated Area	Effective Area
Patio	260	0	13
Base Area	1276	1276	1276
Finished Open Porch	105	0	32
Finished upper story 1	946	946	899
Unfin Det Garage	399	0	200
Total	2986	2222	2420

Element	Code	Detail
Exterior Wall	20	20 Face Brick
Roof Struct	3	3 Gable or Hip
Roofing Cover	12	12 Modular Metal
Interior Wall	3	3 Plastered
Int Flooring	12	12 Hardwood
Heating Fuel	4	4 Electric
Heating Type	4	4 Forced-Ducted
Air Cond	3	3 Central

Element	Code	Detail
Stories	2.000	
Bedrooms	3.000	
Baths	2.500	
Rooms / Units	1.000	



2024 Notice of Proposed Property Taxes Notice (TRIM Notice

Taxing District	Assessed Value	Exemptions	Taxable Value	Last Year	Proposed	Rolled-back
County	\$664,551.00	\$50,000.00	\$614,551.00	\$6,735.77	\$6,954.81	\$6,735.48
Urban Service Dist1	\$664,551.00	\$50,000.00	\$614,551.00	\$0.00	\$0.00	\$0.00
Public Schools: By State Law	\$664,551.00	\$25,000.00	\$639,551.00	\$1,974.08	\$1,977.49	\$2,013.95
By Local Board	\$664,551.00	\$25,000.00	\$639,551.00	\$1,394.20	\$1,437.71	\$1,415.58
FL Inland Navigation Dist.	\$664,551.00	\$50,000.00	\$614,551.00	\$17.14	\$17.70	\$16.35
Water Mgmt Dist. SJRWMD	\$664,551.00	\$50,000.00	\$614,551.00	\$106.72	\$110.19	\$103.61
School Board Voted	\$664,551.00	\$25,000.00	\$639,551.00	\$620.20	\$639.55	\$639.55
Urb Ser Dist1 Voted	\$664,551.00	\$50,000.00	\$614,551.00	\$0.00	\$0.00	\$0.00
			Totals	\$10,848.11	\$11,137.45	\$10,924.52
Barrier California	9 .137.1 .	A	[F		T11- 14	

Description	Just Value	Assessed Value	Exemptions	Taxable Value
Last Year	\$819,183.00	\$645,196.00	\$50,000.00	\$595,196.00
Current Year	\$843,657.00	\$664,551.00	\$50,000.00	\$614,551.00

2024 TRIM Property Record Card (PRC)

This PRC reflects property details and values at the time of the original mailing of the Notices of Proposed Property Taxes (TRIM Notices) in August.

Property Record Card (PRC)

The PRC accessed below reflects property details and values at the time of Tax Roll Certification in October of the year listed.

2023 2022 2021 2020

<u>2019</u> <u>2018</u>

<u>2017</u>
<u>2016</u>
<u>2015</u>

• To obtain a historic Property Record Card (PRC) from the Property Appraiser's Office, submit your request here:

More Information

<u>2014</u>

ontact Us | Parcel Tax Record | GIS Map | Map this property on Google Maps | City Fees Record



July 23, 2024

Re: Demolition of the Existing Garage at 3633 Richmond Street

Dear JHPC

On behalf of our client at the above address, we are requesting to demolish the existing 2-car garage and driveway in order to make room for the proposed addition to the main house. Upon researching the history of this garage, and discussions with Arimus Wells, it was determined that the garage is not an original contributing structure and was previously approved for demolition as part of COA-20-23937 that was submitted by a separate party. Due to this, we feel that demolition of the 2-car garage is appropriate.

Sincerely

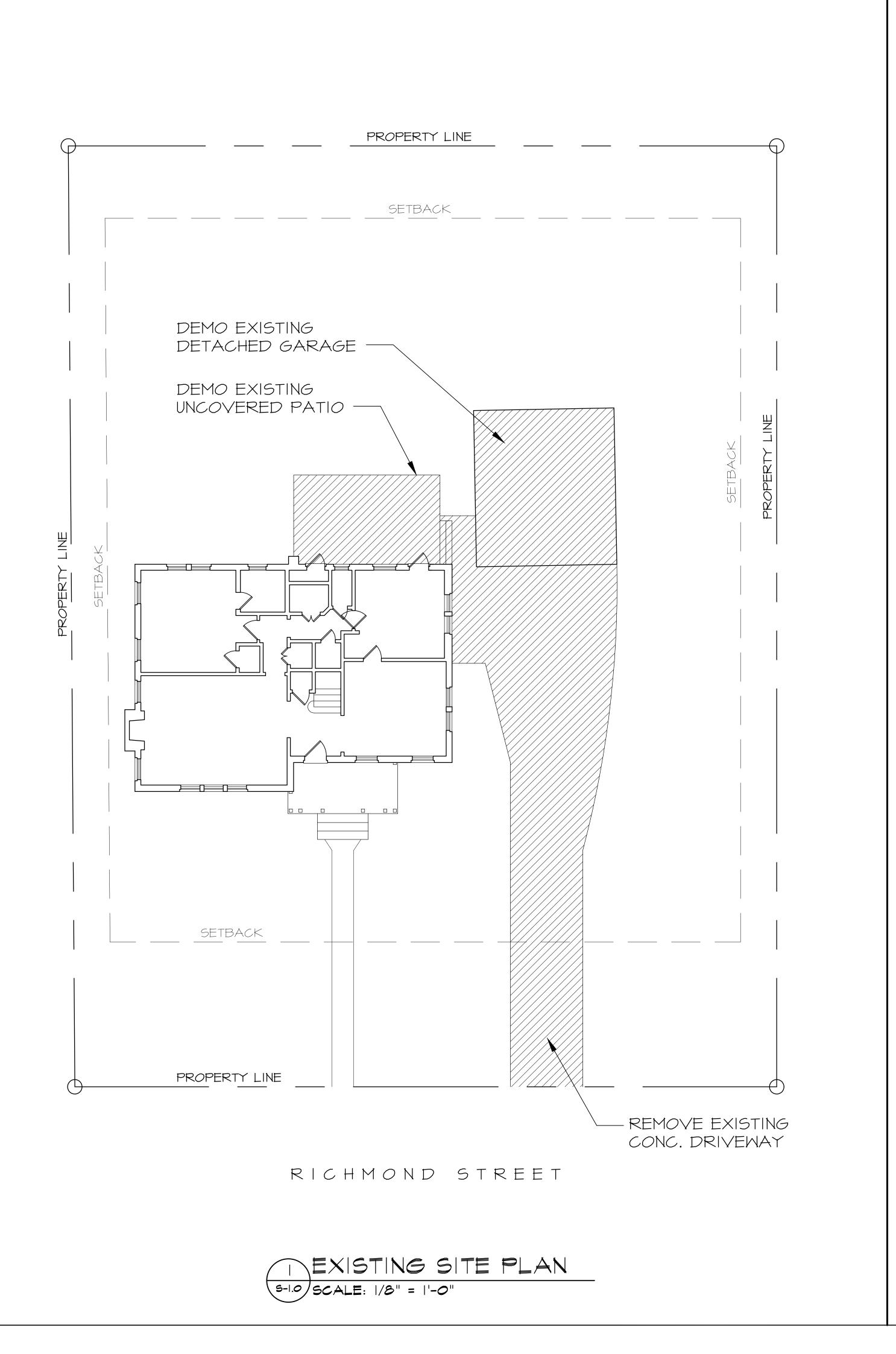
Daniel Greer JBL Corporation

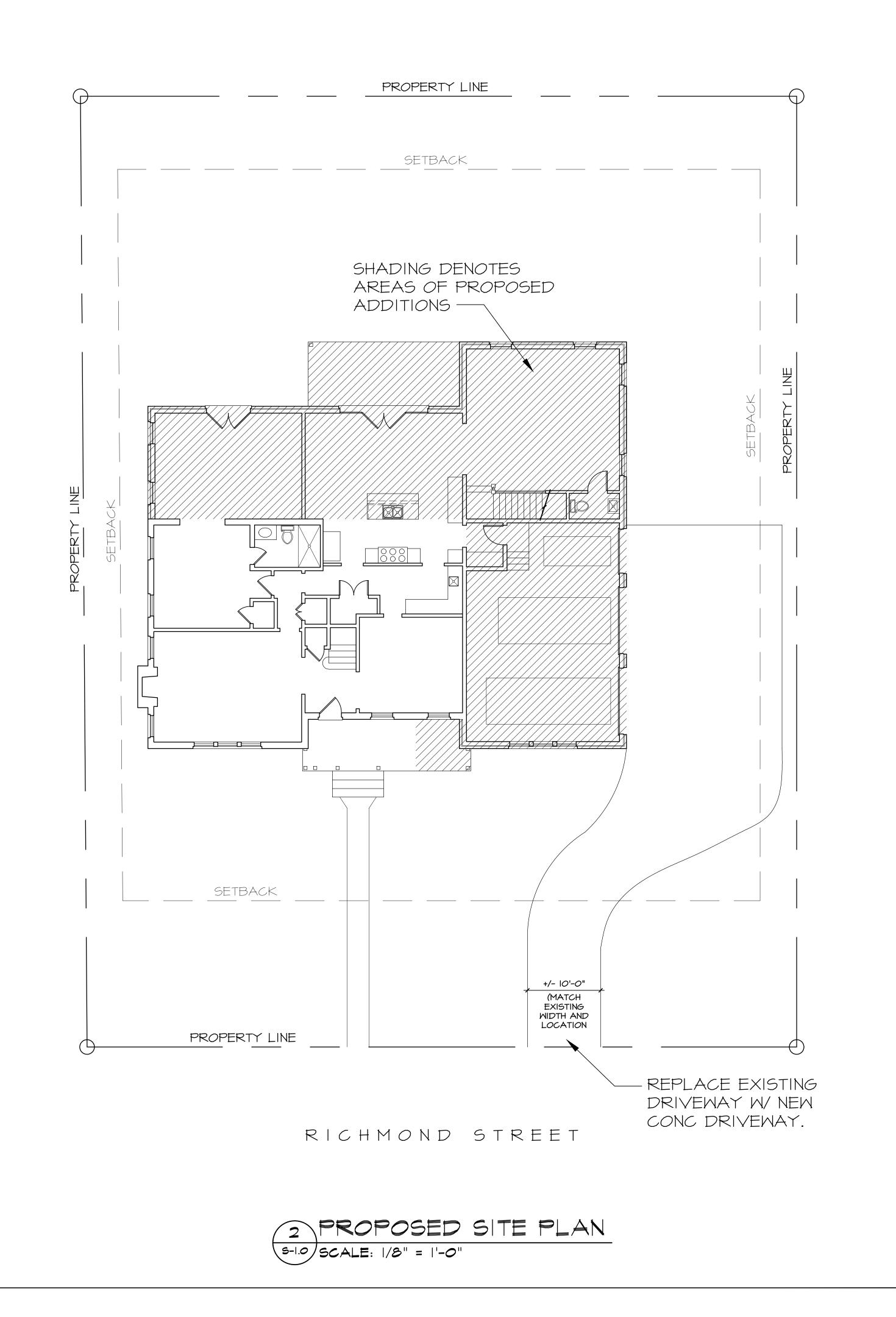


Jul	y	25,	20)24	ŀ
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Re: Materials for driveway

The proposed new driveway will be concrete.





Construction • Interior Design
1949 Jersey Street, Jacksonville FL 32210

Ricci Residence

Project Name
Ricci
REVISIONS

No. Date Revision

Drawn By: DHG
Check By: _____
Approved By: _____
Date: 7-25-2024

Sheet Name

Site Plans

Sheet Number

S-1.0



EXISTING LEFT ELEVATION

A-2.1 SCALE: 1/4" = 1'-0"



181 Corporation, Inc.
Construction • Interior Design

Remodel for the
Ricci Residence
3633 Richmond Street
Jacksonville, FL 32205
Duval County

Project Name Ricci

REVISIONS

No. Date Revision

Drawn By: DHG
Check By:
Approved By:
Date: 7-25-2024

ate: 7-25-2024

Sheet Name

Existing
Exterior
Elevations

Sheet Number

E-2.1

EXPRESSLY RESERVES THE COPYRIGHT AND OTHER PROPERTY RIGHTS WITHIN THESE DRAWINGS. THESE PLANS, DESIGNS AND DRAWINGS ARE NOT TO BE REPRODUCED, COPANY MANNER WITHOUT EXPRESSED WRITTEN CONSENT OF JBL CORPORATION, INC. THESE PLANS SHALL NOT BE DISTRIBUTED TO ANY PARTY WITHOUT SAID WRITTEN CONSENT

63



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WATER DRICE CAMPE AND COMMENT AND C

Remodel for the
Ricci Residence
3633 Richmond Street
Jacksonville, FL 32205
Duval County

Construction · Interior Design

B

Project Name Ricci

REVISIONS

No. Date Revision

Drawn By: DHG

Check By:
Approved By:
Date: 7-25-2024

Sheet Name

Proposed
Exterior
Elevations

Sheet Number

A-2.1

64







BEFORE THE HISTORIC PRESERVATION COMMISSION OF THE CITY OF JACKSONVILLE

CERTIFICATE OF APPROPRIATENESS APPLICATION NO.: COA-20-23937

IN RE: The Certificate of Appropriateness Application of

Virginia Daughtry 3633 Richmond Street Jacksonville, Florida 32205

ORDER ON COA-20-23937: APPROVED with CONDITIONS

This matter came to be heard upon the Certificate of Appropriateness (COA) Application filed by David Case (Agent) with Stansel and Case Architects, LLC on behalf of Virginia Daughtrey, the owner of certain real property located 3633 Richmond Street, R.E. No. 091672-0000, seeking approval for demolition of existing garage and driveway and construction of a new two-story garage and driveway.

Having duly considered the evidence presented at the public hearing and meeting on **July 22, 2020**, including the Report of the Planning and Development Department and all attachments thereto (Staff Report), a portion of which is attached hereto as **EXHIBIT A**, and on file in its entirety in the Planning and Development Department, the Historic Preservation Commission hereby

FINDS AND DETERMINES:

- 1. That the applicant has complied with all application requirements set forth in Section 307.106 of the City of Jacksonville Ordinance Code; and
- 2. That the record contains sufficient substantial competent evidence to demonstrate that application **COA-20-23937** meets, to the extent applicable and as modified by any conditions contained herein, the standards and criteria set forth in Section 307.106 of the City of Jacksonville Ordinance Code; and
- 3. That the findings and recommendations in the Staff Report for application COA-20-23937, to the extent consistent with this Order, are hereby adopted and incorporated herein; and
- 4. That the land which is the subject of application **COA-20-23937** is owned by **Virginia Daughtrey.**

NOW THEREFORE, it is **ORDERED** by the Historic Preservation Commission:

Application COA-20-23937 is hereby APPROVED, subject to the following CONDITIONS:

- A. Regarding the request for **demolition of existing garage and driveway and construction of a new two-story garage addition and driveway**, the following conditions shall apply:
 - 1. All windows shall be recessed within the wall plane.
 - 2. All light patterns shall have raised exterior profiled muntins.
 - 3. The fascia boards and soffits shall be composed of wood or a cementitious material (no vinyl).
 - 4. The roofing shall be metal shingles with a galvanized finish to match the existing.
 - 5. The below window panel and elongated shutters shall be amended to a balconette or knee bracketed planter.
 - 6. The driveway shall be limited to 10 feet in width until past the front plane of the house and shall be either concrete ribbons with brick infill/boarder or a solid brick paver driveway with consistent rectangular form and traditional coloration.
 - 7. The driveway apron shall be maintained, replaced with brick pavers or replaced with concrete with a maximum 12 feet flare at the street.
 - 8. Minor changes to architectural details such as light patterns, column design and masonry materials can be administratively reviewed and approved by the Historic Preservation Section of the Planning and Development Department.
 - 9. Final plans and product information shall be submitted to and approved by the Historic Preservation Section of the Planning and Development Department at least one week prior to permitting.
- B. These are SUGGESTIONS for the residence:
 - 1. Try to reuse or replicate the decorative roof ridge detail.
 - 2. A more simplified design with a shed dormer could also work.
- C. Failure to exercise the COA hereby granted by performance of the action herein approved within one (1) year of the effective date of this Order shall render this COA invalid and all rights arising hereunder shall terminate.

Executed on this 5th day of August, 2020.

FORM APPROVED

Kealey A. West

Office of General Counsel

Kealey & Wat

Copies to:

Owner: Virginia Daughtrey

3633 Richmond Street Jacksonville, FL 32205

Applicant: David Case (Agent)

c/o Stansel and Case Architects 1819 Hendricks Avenue. Suite 2

Jacksonville, FL 32207

DISCLAIMER. The certificate of appropriateness granted herein shall not be construed as an exemption from any other applicable local, state, or federal laws, regulations, requirements, permits or approvals. All other applicable local, state or federal permits or approvals shall be obtained before commencement of the development or use and issuance of this certificate of appropriateness is based upon acknowledgement, representation and confirmation made by the applicant(s), owner(s), developer(s) and/or any authorized agent(s) or designee(s) that the subject business, development and/or use will be operated in strict compliance with all laws. Issuance of this certificate of appropriateness does not approve, promote or condone any practice or act that is prohibited or restricted by any federal, state or local laws.

Chairman

Historic Preservation Commission

TIMEFRAMES AND NOTICE OF RIGHT TO APPEAL. Chapter 307.106(S) of the Jacksonville Ordinance Code states, "Any certificate of appropriateness which has been approved pursuant to the provisions of this section shall expire 12 months from the date of issuance if the work authorized is not commenced within this period. Further, such certificate shall expire if the work authorized is not completed within five years of the date of issuance, unless otherwise extended by the Commission."

Persons listed in Section 307.202, Ord. Code, may appeal this decision to the City Council within twenty-one (21) days of the date of this Order by filing a Notice of Appeal with the Legislative Services Division of the Council as required by section 307.203, Ord. Code. Failure to file a Notice with the Legislative Services Division within the time prescribed waives the right to appeal this Order. Therefore, this Order does not become final until the expiration of the twenty-one (21) day appeal period provided in Chapter 307, Jacksonville Ordinance Code. Any work commenced during this appeal period is done at the risk of the applicant.

July 22, 2020

THE REPORT OF THE PLANNING AND DEVELOPMENT DEPARTMENT **CERTIFICATE OF APPROPRIATENESS APPLICATION COA-20-23937**

3633 Richmond Street 1936 Address: Year Built:

North side of Richmond Designation: Riverside Avondale Location:

Street between Ingleside

and Little Van Wert **Contributing** Status:

Avenue

Applicant: **David Case for**

Owner: Virginia Daughtrey **Stansel and Case Architects**

> **3633 Richmond Street** 1819 Hendricks Avenue, Ste 2

Jacksonville, FL 32205 Jacksonville, FL 32207

REQUEST / RECOMMENDATION

Demolition of existing garage and driveway Requests:

Construction of a new two-story garage addition and driveway

Recommendation:

Approve with conditions

Condition:

- 1. All windows shall be recessed within the wall plane.
- 2. All light patterns shall have raised exterior profiled muntins.
- 3. The fascia boards and soffits shall be composed of wood or a cementitious material (no vinyl).
- 4. The roofing shall be metal shingles with a galvanized finish to match the existing.
- 5. The below window panel and elongated shutters shall be amended to a balconette or knee bracketed planter.
- 6. The driveway shall be limited to 10 feet in width until past the front plane of the house and shall be either concrete ribbons with brick infill/boarder or a solid brick paver driveway with consistent rectangular form and traditional coloration.
- 7. The driveway apron shall be maintained, replaced with brick pavers or replaced with concrete with a maximum 12 feet flare at
- 8. Minor changes to the design and architectural details (i.e. light patterns, column design, and masonry materials) can be administratively reviewed by the Historic Preservation Section of the Planning and Development Department.
- 9. Final plans in accordance with the Final Order, and product information shall be submitted to and approved by the Historic Preservation Section of the Planning and Development Department at least one week prior to permitting.

Suggestion:

- 1. Try to reuse or replicate the decorative roof ridge detail.
- 2. A more simplified design with a shed dormer could also work.

It is the position of the Planning and Development Department that the proposed work under the stated conditions would be consistent with all or in part with:

- 1. The Historic Preservation Design Regulations for the Riverside Avondale Historic District's section on "New Construction" and "Setting
- 2. The Secretary of the Interior's Standards for Rehabilitation numbers 2 and 9
- 3. Chapter 307.106(k) General Standards: 1-4
- 4. Chapter 307.106(m) Guidelines on New Construction: 1-9

GENERAL INFORMATION

Chapter 307.106(k), City of Jacksonville Ordinance Code states that in considering applications for a Certificate of Appropriateness for alterations, new construction, demolition, or relocation, the Commission shall be guided by four general standards. Chapter 307.106(l), City of Jacksonville Ordinance Code states that in considering applications for Certificates of Appropriateness for alterations, the Jacksonville Historic Preservation Commission shall consider eight additional standards that reflect the same concerns as the Secretary of the Interior Standards for Rehabilitation. Chapter 307.106(m), City of Jacksonville Ordinance Code states that in considering applications for Certificates of Appropriateness for new construction, the Commission shall consider nine additional standards. In an effort to streamline the staff findings and recommendation, these additional standards are addressed under #2 and #3.

GUIDELINES, STANDARDS AND FINDINGS

1. The effect of the proposed work on the landmark, landmark site or property within a historic district upon which such work is to be done;

DESCRIPTION OF WORK

This Certificate of Appropriateness (COA) application is for the demolition of the existing two-car garage, the construction of a new two-story two-car garage addition that is attached at the same corner as the existing and the replacement of the existing concrete driveway with a new solid concrete brick-lined driveway. The applicant provided a letter regarding the evolution of the garage, its condition and practical deficiencies. The submittal also included a new toposurvey of the existing site and a full set of proposed plans. The new garage addition would be placed on roughly the same front plane as the existing and is designed with elements that echo the main house but at a smaller height and footprint. Unlike the existing garage which is very close but not attached to the main residence, the new design will have the same detached appearance because of the roofline and placement, but will actually be attached at the corner, making the garage and space above more easily accessible.

DOCUMENTED AND CURRENT CONDITIONS

According to the Florida Master Site File, this two-story residence has a Tudor Revival influence. It is characterized by its cross gable form, painted brick exterior with wide board siding in the gable ends, metal shingle roof with a decorative ridge detail, partial width front

porch with square columns and 6/6 colonial grid style double hung sash style wood windows. There is evidence of a large planter that was once on the first floor of the front facade. Based on the Florida Master Site File photograph, the porch has been reworked from a single bay, screened design with no railing to its existing three bay configuration with corner column grouping and a simple wood square spindle railing.

The garage was not mentioned on the original house permit notes or in subsequent permits, but shows up on the 1951 Sanborn and appears to have matching brick, siding and roofing so it is hypothesized to be an original feature. According to the architect however, the physical evidence which includes brick corners with horizontal siding infill indicates that it may have been converted from an open carport design. The 18-foot wide footprint and narrow two-car bay configuration is "inadequate for current use and size of vehicles." The structure is buried into the slope of the property and has had large oak trees compromise its foundation. The garage doors have a nondescript panel design. While the garage shares common materials with those found on the house, it lacks the more significant architectural details. This lack of architectural significance, it's potential altered design, and its insufficient spacing are the basis for the request and the recommendation to approve the replacement of this secondary feature that is not mentioned or even photo documented in the Florida Master Site File.

The property is located across from the riverfront side of Richmond Street and sits higher from the street due to the change in topography moving away from the river. It is situated mid-block with a non-contributing residence to the west (3637 Richmond Street), which the owner intends to incorporate into the property, and a two-story residence to the east (3629 Richmond Street) that is set back to the far rear of the property. There is a low curb at the street with an existing cut for an approximately 25-foot apron flare, which is much larger than what is found in a typical block in the district, but not unusual for the immediate vicinity. There is a low retaining wall at the front property line but no sidewalk.

2. The relationship between such work and other structures on the landmark site or other property in the historic district.

EFFECT OF WORK ON HISTORIC DISTRICT

The *Design Regulations* recognize that additions may be needed for practical reasons and state that they should be designed to have minimal effect on the historic features, be placed on the rear or least conspicuous side, and be subordinate to the historic building. The following criteria further evaluate the compatibility of the proposed addition.

Chapter 307.106(m) 1.Height

The height of any proposed alteration or construction shall be compatible with the style and character of the landmark and with surrounding structures in a historic district.

• The proposed addition would be within a few feet of the lower side-facing gable of the house. The front facing gable detail borrowed from the residence rises slightly above the main horizontal gable ridge, but this is in keeping with the original detail of the house.

Chapter 307.106(m) 2. Proportions of windows and doors

The proportions and relationships between doors and windows shall be compatible with the architectural style and character of the landmark and with surrounding structures in a historic district.

• Based on the provided architectural plans, the proposed design maintains a traditional placement and proportion of windows to wall space in keeping with the historic residence.

Chapter 307.106(m) 3. Relationship of building masses, setbacks and spaces

The relationship of a structure within a historic district to the open space between it and adjoining structures shall be compatible.

- At 2166.94 gross square feet from 399 square feet, the massing is larger than the existing one-story feature and many accessory buildings, but is not out of line when compared to some of the estate lot garages across the street.
- The front setback would be consistent with the existing, thereby maintaining the secondary placement on the lot, fully facing the street but behind the building mass of the main residence. The enlarged footprint reduces the side setback from 22 feet to a little over seven feet, but that is not out of line with other side setbacks in the area.
- The atypical large front setback of the adjacent house at 3629 Richmond Street means that like the existing, the proposed garage will be forward of this residential neighbor, but the side setbacks of the two properties should offset any impact.
- The configuration of the lot would remain largely the same, but the driveway design widens
 more at the side of the house to provide a backup space to avoid the need to back down the
 driveway.

Chapter 307.106(m) 4.Roof Shape

The design of the roof shall be compatible with the architectural style and character of the landmark and surrounding structures in a historic district.

• The roof form mimics the residence with a cross gable design with a main side gable form that is broken up by a smaller two-story section with a front facing gable. The design incorporates a shed dormer and a unique curved flare roof in front of the second car bay; an architectural detail used to form the front porch of the residence.

Chapter 307.106(m) 5.Landscaping

Landscaping shall be compatible with the architectural character and appearance of the landmark and of surrounding structures and landscapes in a historic district.

• No landscape plan was provided with this application, but the COA request and site plan show new hardscaping. The *Design Regulations* allow for concrete ribbons or gravel and the Commission has accepted brick pavers as a third option, but solid concrete has been limited to areas behind the front plane of the residence and private drives on estate lots. Wider driveway requests that put more emphasis on the automobile and parking on the front of

properties have been limited to a 10-foot wide approach, which is a recommended condition of this report.

• Likewise, larger concrete aprons are generally avoided, so the recommendation is to just maintain the existing, replace it with brick or reduce to a 12-foot flare.

Chapter 307.106(m) 6.<u>Scale</u>

The scale of the structure after alteration, construction, or partial demolition shall be compatible with its architectural style and character and with surrounding structures in a historic district.

• The resulting lot coverage for the parcel would still be under the allowable 50% under the Riverside Avondale Zoning Overlay.

Chapter 307.106(m) 7.Directional Expression

Facades in historic districts shall blend with other structures with regard to directional expression. Structures in a historic district shall be compatible with the dominant horizontal or vertical expression of surrounding structures. The directional expression of a landmark after alteration, construction, or partial demolition shall be compatible with its original architectural style and character.

• The proposed design maintains the existing directional expression of the structure.

Chapter 307.106(m) 8. Architectural Details

Architectural details including materials and textures shall be treated so as to make a landmark compatible with its original architectural style and character and to preserve and enhance the architectural style or character of a landmark or historic district.

• The proposed design uses materials and design elements that are found on the historic residence or replicate the historic with accepted modern alternatives. These include painted brick with arched solider courses, metal shingle roof, Hardie Lap siding with a 7.5 inch exposure, 6/6 clad wood windows, carriage style appearance garage doors and a decorative gable vent. Conditions have been added to clarify materials at the eave and the finish of the roofing.

Chapter 307.106(m) 9.Impact on Archaeological Sites

New construction shall be undertaken in such a manner as to preserve the integrity of archaeological sites and landmark sites.

- According to the Duval County Florida Archaeological Plan- Phase II Probability Model, the subject property has a low probability for the presence of archaeological resources.
- 3. The extent to which the historic, architectural, or archaeological significance, architectural style, design, arrangement, texture and materials of the landmark or the property would be affected.

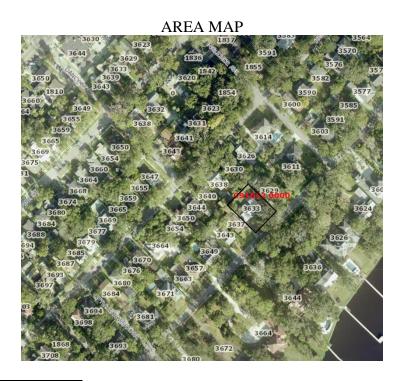
EFFECT OF WORK ON STRUCTURE OR SITE

Given the limited impact on historic construction and the compatible design, the project was determined to meet Standards 2^1 , 9^2 and 10^3 .

4. Whether the plans may be carried out by the applicant within a reasonable period of time

TIME FRAMES

Chapter 307.106 (S) of the Jacksonville Ordinance Code states, "Any certificate of appropriateness which has been approved pursuant to the provisions of this Section shall expire 12 months from the date of issuance if the work authorized is not commenced within this period. Further, such certificate shall expire if the work authorized is not completed within five years of the date of issuance, unless otherwise extended by the Commission." It is the opinion of the Planning and Development Department that the proposed work can be completed within the aforementioned time frame.



¹ Standard 2: The historic character of a property shall be retained and preserved. The removal of historic materials or alteration of features and spaces that characterize a property shall be avoided.

² Standard 9: New additions, exterior alterations or related new construction shall not destroy historic materials that characterize the property. The new work shall be differentiated from the old and shall be compatible with the massing, size, scale and architectural features to protect the historic integrity of the property and its environment.

³ **Standard 10:** New additions and adjacent or related new construction shall be undertaken in such a manner that if removed in the future, the essential form and integrity of the historic property and its environment would be unimpaired.

THREE DIMENSIONAL AERIAL VIEW OF THE SITE



SUBJECT STRUCTURE



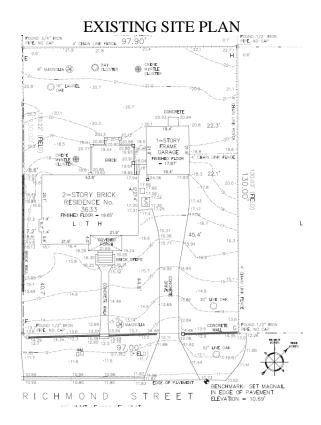
PHOTOS OF EXISTING GARAGE SHOWING CURRENT CONDITIONS RELATED TO PLACEMENT, MATERIALS AND SIGN CONDITIONS





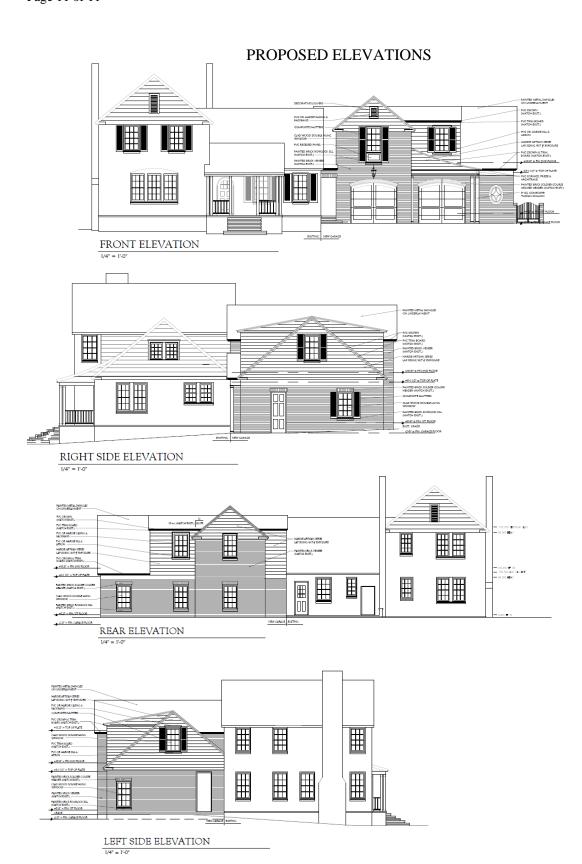






PROPOSED SITE PLAN





E. Condemned Properties



JACKSONVILLE HISTORIC PRESERVATION COMMISSION

F.

Historic Designations



JACKSONVILLE HISTORIC PRESERVATION COMMISSION

LM-24-06 740 Van Buren Street

DEFERRED No Report

LM-24-07 1220 16th Street East

City of Jacksonville Landmark Designation Report

Duval County Public School # 8 (J. Allen Axson Elementary School) at 1220 East 16th Street

LM-24-07 October 23, 2024



Application Prepared By:

Roberto Rudy Alegre Jack Sun Villas, LLC 1228 Evergreen Avenue Jacksonville, Florida, 32206

Property Owner:

Roberto Rudy Alegre Jack Sun Villas, LLC 1228 Evergreen Avenue Jacksonville, Florida, 32206

TABLE OF CONTENTS

- I. Planning and Development Department Findings, Conclusions and Recommendations.
- **II.** Designation Application for the property at 1220 East 16th Street, J. Allen Axson Elementary School, #8.
- III. Legal Description and Map.
- **IV.** Proof of Publication of Public Notice.
- V. List of Property Owners Located within Three Hundred and Fifty (350) Feet of the Proposed Landmark.

I. Planning and Development Department – Findings,Conclusions, and Recommendation

REPORT OF THE PLANNING AND DEVELOPMENT DEPARTMENT APPLICATION FOR DESIGNATION AS A CITY OF JACKSONVILLE LANDMARK

LM-24-07

GENERAL LOCATION:

Duval County Public School # 8 J. Allen Axson Elementary School 1220 East 16th Street Jacksonville, Florida 32206

Prepared in accordance with the JACKSONVILLE ORDINANCE CODE, SECTION 307.104, the Jacksonville Planning and Development Department hereby forwards to the Jacksonville Historic Preservation Commission, its "Findings, Conclusions and Recommendations" on the Landmark Designation, <u>LM-24-07</u>, sponsored by agent for the property owner.

FINDINGS AND CONCLUSIONS

- (A) Consistent with the JACKSONVILLE ORDINANCE CODE, SECTION 307.104(d), the Planning and Development Department determined that the application for designation of the property at 1220 East 16th Street as a Landmark was complete.
- (B) As required, the Planning and Development Department had signs posted in front of the property being considered for designation, as well as sent notices by U.S. Mail to each owner of real property within three hundred and fifty (350) feet of the proposed landmark. Notice of the public hearing on the designation of the property at 1220 East 16th Street as a Landmark was published in the *Financial News and Daily Report*. Proof of publication is attached to this report.
 - (C) Once designated, any activity affecting the exterior of the building and site of the proposed landmark at 1220 East 16th Street will require a Certificate of Appropriateness (COA). All proposed work will be reviewed for consistency with the *Secretary of the Interior's Standards for Rehabilitation and Guidelines for Rehabilitating Historic Buildings*. The review of most routine work scopes including repairs, maintenance, alterations of previously altered features, small additions and size-limited new construction that would not impact significant historic elements or would not be readily street visible can be processed by the Historic Preservation Section (HPS) of the Jacksonville Planning and Development Department, but certain activities like alterations, additions, new construction, relocation and demolition that would be visible from the public right-of way, as well as any work the HPS determines to be potentially in conflict with the *Secretary of the Interior Standards*, will require review by the Jacksonville Historic Preservation Commission.

The purpose of the historic designation of this site is to provide protection to J. Allen Axson Elementary School at 1220 East 16th Street, not to discourage or prohibit the future development of the site. The review of work through the COA process is to preserve the historic character, architectural features, and materials of this significant structure, as well as, to ensure any future development of the site is compatible with and sensitive to this primary historic resource.

(D) In preparing the application, the Planning and Development Department has found the application to meet **three of the seven** criteria. The criteria include the following.

A. Its value as a significant reminder of the cultural, historical, architectural, or archaeological heritage of the City, state or nation.

J. Allen Axson Elementary School is a product of the rapid residential growth of Jacksonville following the 1901 fire and represents a significant institution in the East Springfield/Phoenix neighborhood. After the Great Fire of May 3, 1901, suburban growth began to accelerate following the extension of the streetcar lines along with the opening of new businesses and industries. With the expansion of the Main Street line, the Jacksonville Street Railway Company opened Phoenix Park, originally spelled Phenix Park, along the St. Johns River just north of Long Branch Creek. Opened in September of 1901 and known as a "trolley Park", the purpose of the park was to encourage weekend use of streetcars. The name for the park was coined by Mrs. F.O. Brown, wife of the President of the streetcar company, to commemorate Jacksonville's rise from the Great Fire of 1901. The park was reached by streetcar along North Main Street, east on Eighth Street and north on Fisher Avenue, now Phoenix Avenue, across Long Branch Creek to the river front site. Phoenix Park was expanded over the years to include an amusement park, dance pavilion, grandstand, and baseball diamond. In 1903, Connie Mack's Philadelphia Athletics had their spring training at Phoenix Park. The popular Florida Ostrich Farm, which was in Fairfield, moved to Phoenix Park and expanded its animal collection to become the Florida Ostrich and Alligator Farm. After the Florida Ostrich and Alligator Farm moved to South Jacksonville and later to St. Augustine, Phoenix Park began to decline as a recreational destination and was sold to an oil company for industrial storage.¹

By the late 1890s and early 1900s, the industrial character of the area particularly along Talleyrand Avenue was being established. In 1912, the City of Jacksonville, after acquiring control of the electric light franchise in 1911, constructed a new \$635,000 municipal power plant along the St. Johns River off Talleyrand Avenue north of East Eighth Street. The

¹ T. Frederick Davis, *History of Jacksonville, Florida and Vicinity, 1513 to 1924*. (St. Augustine, Florida: The Record Company, 1925), P. 229.

James B. Crooks, *Jacksonville After The Fire*, 1901 – 1919: A New South City. (Gainesville, Florida: University Presses of Florida, 1991), p. 105.

The Florida Times Union, "Jacksonville was too Distracting to be Rube's Spring Training Site", March 13, 1994, B-5

River City News, Florida Times Union, "Ostriches in their Own Fairyland", January 5, 2000, 2-W. Robert W. Mann, Street Cars of Florida's First Coast. (Charleston, South Carolina: History Press, 2014), pp. 49 & 202.

original 1894 electric plant at Waterworks Park was converted into a substation.² With most of the docks along Downtown Jacksonville being in private ownership, which jeopardized continued federal support for port improvements, the Board of Trade was able to petition the State Legislature to pass an enabling act for a bond issue to construct municipally owned docks and terminals. In January of 1913, a \$1,500,000 bond issue was approved by the voters that established a Port Commission.³ The Port Commission acquired 144 acres along Talleyrand Avenue near the present intersection with East Eighth Street. Starting in 1914, a mile of swampy river front property was filled to prepare for the construction of two 260' wide piers that extended 1000 feet into the river. A City owned and operated terminal railroad connected the new docks with the existing lines located east of Springfield. Completed in 1916, the municipal docks proved to be successful, and were being expanded by the 1920's.⁴

During this period several large industrial uses developed in the area. Two of the largest were the Wilson & Toomer Fertilizer Company and the Armour Company Packing House. Located on a thirty-one-acre site just north of Deer Creek at 1611 Tallyrand Avenue, the Wilson & Toomer Fertilizer Company was founded in 1893 and became one of the largest fertilizer companies in the country. In the 1950s, the company was owned by Plymouth Cordage Company and in 1970 became part of the Kerr, McGee Chemical Company which progressively phased out all operations. The buildings were demolished in 1989 leaving a Superfund Site due to toxic uses.⁵

The Chicago based Armour & Company Packing House came to Jacksonville in 1912 and established a plant just north of the intersection of East 8th Street and Tallyrand Avenue. In 1916, the company opened the Interstate Stockyard to hold animals coming in by ship. Each day the company butchered 500 cows, 1,500 hogs and pigs, and 300 sheep, as well as produced over 15,000 pounds of sausage. The company closed the Jacksonville facility with the buildings being demolished. Today, the Southeast Toyota Distributor's port facility is located on the former site of the Armour packing house.⁶

With the success of the Springfield Subdivision to the west, the establishment of major employers, and extension of streetcar lines north of East Eighth Street, the area, called East Springfield or Phoenix, began to grow as a residential neighborhood. Even before the extension of the streetcar line in 1901, numerous subdivisions had been platted in the area north of East 8th Street and east of the railroad tracks. These pre-1901 subdivisions of East Springfield included Richardson's Subdivision, Corwin's Addition to Campbell's Addition, and Campbelton – Pacetti's Addition.⁷ However, subdivision growth in East Springfield

² Davis, 324.

³ Ibid, p.290.

⁴ Crooks, pp. 66-67.

George E. Buker, Jacksonville, *Riverport* – Seaport. (Columbia: University of South Carolina Press, 1992), pp. 153-154.

⁵ Ennis Davis, Glen Myra: The Neighborhood Industry Built, *Https://www.thejacksonmag.com*. Published April 12, 2018.

⁶ Ibid.

⁷ Duval County Courthouse, Platbooks; Corwin's Addition, 1-17 (1893); Campbelton-Pacetti's Addition, 1-43 (1897); East Lewisville; & Richardson's Subdivision, 2-55 (1887).

exploded after the opening of Phoenix Park and the associated streetcar line in 1901. Some of the subdivisions developed between 1901 and 1910 included Clarkson's Addition to East Springfield (1902), Fisher's Addition (1902), Hartridge's Addition to East Springfield (1902), Dyal-Upchurch Subdivision (1904), Cumming's Subdivision (1906), Knight & Shipman Subdivision (1907), Central Springfield Subdivision (1908), Snell's Subdivision (1908), Talleyrand Heights (1908), and Sutherland Place (1910).

East Springfield/Phoenix and Long Branch were served by two elementary schools, both currently closed. J. Allen Axson Elementary School, 1220 East 16th Street, originally served whites with Long Branch Elementary School, 3723 Franklin Street, opening for black students. Originally called Graded Springfield School # 8, J. Allen Axson was built in three parts. The original building was built in 1910 from a design by Roy Benjamin with construction by O.P. Woodcock. The original part of the school has the same basic design and floor plans as two other schools, Lackawanna Elementary School and Fairfield Public School both built in 1910. J. Allen Axson Elementary School was one of five schools constructed between 1910 and 1911. Funded as part of a bond issue, an eight-classroom addition was added in 1915, also designed by Roy Benjamin. The school was expanded again in 1926 by contractor, O.P. Woodcock using designs by Roy Benjamin. The school was renamed in 1956 after J. Allen Axson (1894 – 1970), principal from 1938 – 1952. 9

J. Allen Axson Elementary School also reflects the continued change in school design that started in the 19th century with an emphasis on fresh air, light, space, and sanitation. Continuing to be used well into the 20th century, schools following this philosophy became larger and more substantial in construction. Common was the use of large windows, high ceilings, broad hallways, standard classroom size, individual student seating and sufficient recreational space with playgrounds and athletic fields. Added later were special use rooms such as science labs, home economics, art rooms, along with auditoriums, lunchrooms and libraries. Usually constructed under the auspices of local school boards, the buildings reflected popular architectural trends such as Colonial Revival, Neo-Classical, Prairie, Mediterranean Revival, Late Gothic Revival, Art Deco, as well as many not reflecting any particular style. Many times, the schools are enhanced with the use of cast stone and terra cotta decorative elements that usually accentuated doors and windows. In addition, they were usually designed and built by local or regional architects and contractors sometimes under the supervision of nationally recognized school designers such as architect, William B. Ittner.¹⁰

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⁸ Duval County Courthouse, Platbooks: Clarkson's Addition to East Springfield 2-8, 1902; Fisher's Addition 3-23, 1902; Hartridge's Addition to East Springfield, 2-87, 1902; Dyal-Upchurch's Subdivision 2-36, 1904; Cumming's Subdivision, 2-54, 1906; Knight & Shipman's Subdivision, 2-84, 1907; Central Springfield Subdivision, 3-17, 1908; Snell's Subdivision, 4-95, 1908; Talleyrand Heights, 3-5; 1908; and Sutherland Place, 4-10, 1910.

⁹ Proposed National Register of Historic Places application for J. Allen Axson Elementary School. # 8, February 1999.

E-Mail: J. Tyler Loehnert, Director-Real Estate, Duval County Public Schools to Joel McEachin, Jacksonville Planning and Development Department, September 21, 2016.

Wayne W. Wood, *Jacksonville's Architectural Heritage*, *Landmarks for the Future*, *Bicentennial Edition*. Jacksonville, Florida: (Jacksonville Historical Society, 2022), p. 214.

¹⁰ Diane Maddex, Editor, Built *in the U.S.A.*, *American Buildings From Airports to Zoos*. (Washington, D.C.: (The Preservation Press, National Trust for Historic Preservation, 1985), pp. 150 − 153.

B Its location is the site of a significant local, state or national event.

It is the determination of the Jacksonville Planning and Development Department that the subject property at 1220 East 16th Street, the J. Allen Axson Elementary School, does not meet this landmark criterion.

C It is identified with a person or persons who significantly contributed to the development of the City, state or nation.

It is the determination of the Jacksonville Planning and Development Department that the subject property at 1220 East 16th Street, J. Allen Axson Elementary School, does not meet this landmark criterion.

D It is identified as the work of a master builder, designer, or architect whose individual work has influenced the development of the City, state or nation.

Both the original building and additions for J. Allen Axson Elementary School at 1220 East 16th Street were designed by noted Jacksonville architect, Roy A. Benjamin (1888 - 1963). The school represents the earliest documented project in Benjmain's long career. Moving from Ocala to Jacksonville in 1902, Roy A. Benjamin is credited with the design of many notable buildings, particularly theaters, in Jacksonville and throughout the southeast. In Jacksonville, Benjamin was the architect for the Imperial Theatre (demolished), the Palace Theatre (demolished), the San Marco Theatre, the Arcade Theater (demolished), the Riverside Theatre, as well as serving as associate architect for the Florida Theatre. Responsible for the design of over 200 theaters throughout the South, Benjamin served for over twenty years as the chief architectural consultant for the Paramount-Publix theatre chain, which included the Florida State Theatres as a subsidiary. In addition, he served as a member of the National Board of the American Institute of Architects as a theatre specialist.

Being one of Jacksonville's most prolific and talented architects, Benjamin designed many other significant buildings in Jacksonville. These landmarks include the Otis Elevator Building, Fire Station # 14, Leon Cheek Residence, San Juline Apartments, Memorial Park in association with the Olmsted Brothers, Park Lane Apartments, Fenimore Apartments, Hartimore Apartments, Lauderdale Apartments, Avondale Apartments, Scottish Rite Masonic Temple, the Jacksonville Jewish Center, and the Elephant House at the Jacksonville Zoo (demolished). Several of these buildings and Memorial Park were designed in association with other architects, particularly Mellen C. Greeley who was Benjamin's partner from 1919 to 1924. When he retired after World War II, Benjamin sold his practice to William D. Kemp, Franklin S. Bunch, and William K. Jackson. The firm continues today as KBJ Architects, Inc. 11

The Florida Times Union, 1/29/1963.

¹¹ Wood, p. 8.

One of Jacksonville's most prolific builders during the first half of the twentieth century, Owen Preston Woodcock constructed all the buildings and residences that were part of the original San Jose Estates Development, including the San Jose Country Club, the San Jose Hotel (Bolles School), and the San Jose Estates Administration building (San Jose Episcopal Church). In the construction business since 1897, the O.P. Woodcock Company built numerous landmark structures in Jacksonville including the Professional Building, 126 West Adams Street (1914); 1907 addition to the Seminole Club, 400 North Hogan Street; Buckman and Ulmer Building, 29-33 West Monroe Street (1925, demolished); the Masonic Temple, 410 Broad Street (1912-16); the commercial building at 643 Edison Avenue (1924); John Gorrie Junior High School, 2525 College Street (1923-24); the Lane Drug Company Building, 2665 Park Street (1942); Willow Branch Library, 2875 Park Street (1929-30); the commercial building at 3556-3560 St. Johns Avenue (1927); Kirby-Smith Junior High School, 2034 Hubbard Street (1923-24); 1926 addition to the Ford Motor Company Assembly Plant, Wambolt Street at the St. Johns River, (1924, demolished); Elizabeth Swain Memorial Methodist Church, 1620 Naldo Avenue (1925); 1917-1918 addition to Lackawanna School, #10, 3108 Lenox Avenue; and the concrete section of the original Gator Bowl. After his death in April of 1953, the O.P. Woodcock Company continued to be operated by a relative, Ira Kroger.

E Its value as a building is recognized for the quality of its architecture, and it retains sufficient elements showing its architectural significance.

It is the determination of the Jacksonville Planning and Development Department that the subject property at 1220 East 16th Street, J. Allen Axson Elementary School, does not meet this landmark criterion.

F It has distinguishing characteristics of an architectural style valuable for the study of a period, method of construction, or use of indigenous materials.

It is the determination of the Jacksonville Planning and Development Department that the subject property at 1220 East 16th Street, J. Allen Axson Elementary School, does not meet this landmark criterion.

G. Its suitability for preservation or restoration.

In utilizing this criterion, it has been the practice of the Planning and Development Department to evaluate proposed landmarks based on evidence of significant exterior alterations that have negatively impacted character-defining features, as well as represent alterations difficult, costly, or impossible to reverse. Further, the degree and nature of any exterior deterioration, as well as the evidence of long term and potentially on-going neglect are also a factor in evaluating potential landmarks for their suitability for preservation or restoration. Quoting from the Landmark Application regarding J. Allen Axson Elementary School suitability for preservation or restoration:

The building is suitable for preservation and restoration. Efforts have already begun to the save the school building's integrity. Debris removal and clean up, security measures, and more have improved the building from further degradation. The current owner is an architect, urban designer, general contractor and developer. They have reestablished a connection to JEA electric power and water, and they conduct weekly maintenance of landscape, fences, and removal of graffiti.

The owners have already created concept plans for new uses on the structure and are working with engineers and other experts to ensure the building is not only renovated and adaptively reused, but also that significant architectural elements are preserved. The intent is to preserve the large, open hallways, the sizeable windows openings; to restore historic features like the ornamental concrete lintels that are beginning to fragment in areas; and, to remove added elements that deter from the historic architecture, such as the dropped ceiling that block portions of the windows and trim, and vinyl flooring that covers the original wood floors. They have a plan to restore all of the mail structures and historical elements damaged by intruders, repair of all of the windows and staircases, remove graffiti, restore or replace the entry doors, and to reset all electrical and plumbing throughout the structure. This significant building is worthy and suitable for restoration and important to the preservation of Jacksonville's history.

Based on the application, it is the opinion of the Planning and Development Department that J. Allen Axson Elementary School is suitable for preservation or restoration.

RECOMMENDATION

Since an agent of the property owner is the sponsor of the designation, at least two of the seven criteria must be met. In reviewing the application, the Planning and Development Department has found the application to meet **three of the seven** criteria. Based on the findings of this report, the Jacksonville Planning and Development Department recommends that the Jacksonville Historic Preservation Commission **APPROVE** the designation of 1220 East 16th Street, J. Allen Axson Elementary School (**LM-24-07**) as a City of Jacksonville Landmark.

. Designation Application		

LANDMARK APPLICATION



Duval County Public School #8 1220 East 16th Street Jacksonville, FL 32206

City of Jacksonville Landmark Application Form



REQUEST FOR LOCAL DESIGNATION OF LANDMARK OR LANDMARK SITE

City of Jacksonville Historic Preservation

Historic Name: Duval County Public School #8	Designation: (check all applicable)
Historic Name: Davai County : Control County	
Other Names: Northeast Springfield, J. Allen Axson	Residential Commercial Institutional Public
	Industrial Archaeologic
FMSF Number: FMSF 714	Cemetery Other:
2. LOCATION	
Street name & number: 1220 East 16th Street	
City or town: Jacksonville	Zip Code: <u>32206</u>
State: FL County: Duva	
Real estate number(s): 113567 0010	
real estate number(s):	
3. HISTORICAL INFORMATION	
Date of construction and additions:	
See Continuation Sheets, Appendix A	
Significant historical associations:	
See Continuation Sheets, Appendix A	
Original use:	
See Continuation Sheets, Appendix A	
Present use:	
See Continuation Sheets, Appendix A	
	·
Physical description (basic design, construction and conditions See Continuation Sheets, Appendix A	5):
See Continuation Sheets, Appendix A	

4. STATEMENT OF SIGNIFICANCE	
The following is a list of the cultural, historical, architects applicable local designation criteria outlined in section 3	ural, or archaeological significance with reference to all 07.104(f), of the Jacksonville Ordinance Code.
Mark "x" in any applicable boxes for the criteria to qualif how it is applicable. If more space is needed please use a landmark on each sheet.	fy for a landmark, using the space to the right to specify a continuation sheet and write the name of the potential
Its value as a significant reminder of the cultural, historical, architectural, or archaeological heritage of the city, state, or nation	See Continuation Sheets, Appendix A
Its location is the site of a significant local, state, or national event.	
It is identified with a person or persons who significantly contributed to the development of the city, state, or nation	
It is identified as the work of a master builder, designer, or architect, whose individual work has influenced the development of the city, state, or nation.	See Continuation Sheets, Appendix A
Its value as a building is recognized for the quality of its architecture, and it retains sufficient elements showing its architectural significance.	See Continuation Sheets, Appendix A
It has distinguishing characteristics of an architectural style valuable for the study of a period, method of construction, or use of indigenous materials	
Its suitability for preservation of restoration	See Continuation Sheets, Appendix A

5. REQUIRED ATTACHMENTS
A minimum of five (5) labeled (with location and description) photographs of the site Area map showing property location Any available historic and or existing drawings such as elevations, floor plans, diagrams, etc. Legal Description
6. SPONSORSHIP STATEMENT
I am aware of the proposal for designation of the subject property or properties listed above as a City of Jacksonville landmark or landmark site and am aware of the procedures for review of the proposal by the Jacksonville Historic Preservation Commission and the Jacksonville City Council. I understand that I will be notified of the date and place of any public meetings at which the proposal will be considered by the Jacksonville Historic Preservation Commission and the City Council. I am also aware that if designated, any construction activities affecting the subject properties including alterations, new construction, demolition and relocation, will require a consistency review through an application for a Certification of Appropriateness. If the proposed designation is denied, I am aware that I must wait one year to re-apply. Signature of property owner: Printed name: Roberto Rudy Alegre Phone number: (310 487-6114 Email: rudyalegre@gmail.com Address: Jack Sun Villas, LLC, 1228 Evergreen Ave City: Jacksonville Zip: 32206
Signature of applicant (if different from property owner): Date: (representatives need to provide a signed and notarized letter from the property owner(s) identifying them as their official agent.)
Printed name:Phone number: _()
Email:
Address: City: Zip:
Sponsorship other than the owner Consistent with Jacksonville Ordinance Code 307.104(a), the proposal for designation as a City of Jacksonville landmark or landmark site is being sponsored by:
Signature of sponsor: Title: Date:
Printed name: Phone number: () Email:



City of Jacksonville Planning & Development Department 214 N. Hogan Street, Suite 300 Jacksonville, Florida 32202

AFFIDAVIT OF PROPERTY OWNERSHIP AND DESIGNATION OF AGENT Corporation/Partnership/Trust/Other Entity

Owner Name Owner Name
Owner Name 1221 F 16 TH Street, Jacson VIII e. FL 3220 Address(es) for Subject Property
Real Estate Parcel Number(s) for Subject Property
Appointed or Authorized Agent(s)
Type of Request(s)/Application(s) Designation.
STATE OF COUNTY
hereinafter also referred to as "Affiant", who being by me first daily swell,
1. Affiant is the
2. Affiant affirms that he/she is authorized to execute this Affidavit on behalf of the aforesaid Entity.
3. That I, the undersigned, as an authorized representative of the Entity, have appointed, and do hereby appoint, the above-noted person(s)/entity as agent(s) to act on behalf of said Entity in connection with the above-referenced request(s)/application(s). Said agent(s) is/are authorized and empowered to act as agent to file application(s) for land use amendment(s), rezoning(s), and/or other development permits for the Subject Property and, in connection with such authorization, to file such applications, papers, documents, requests and other matters necessary to effectuate and pursue such requested change(s) and/or development permit(s)

PREVIOUS VERSIONS OF THIS FORM ARE OBSOLETE

and including appearances before all City boards, commissions or committees on behalf of the application(s). In authorizing the agent(s) named herein to represent the Entity, I attest that the application(s) is/are made in

Page 1 of 2

good faith.

City Form Revised: 4/11/2024

- 4. Affiant further acknowledges that any change in ownership of the Subject Property and/or the designated agent(s) that occur prior to the date of final public hearing or City Council action on the application(s) associated herewith shall require that a new Affidavit of Property Ownership and Designation of Agent be submitted to the City of Jacksonville Planning and Development Department to reflect any such changes.
- 5. I acknowledge and affirm that I am familiar with the nature of an oath and with the penalties provided by the laws of the State of Florida for falsely swearing to statements under oath. Under penalty of perjury, I hereby declare that I have examined this Affidavit and to the best of my knowledge and belief, it is true, correct and complete.

FURTHER AFFIANT SAYETH NAUGHT.

Signature of Affiant

Policy Agency

Printed/Typed Name of Affiant

* Affiant shall provide documentation illustrating that Affiant is an authorized representative of the entity-owner of the Subject Property. This may be shown through a corporate resolution, power of attorney, printout from Sunbiz.org, trust agreement, etc.

NOTARIAL CERTIFICATE

NOTARE COLUMN
Sworn to and subscribed before me by means of physical presence or online notarization, this 3 day of as OUN for out for who took an eath
known to me or ⋈ has produced identification and who took an oath.
Type of identification produced ————————————————————————————————————
[NOTARY SEAL] Notary Public State of Florida Notary Public Signature Notary Public Signature Notary Public Signature Notary Public Signature Printed/Typed Name Notary Public Exp. 6/6/2026 My commission expires:

<u>NOTE</u>: APPLICATIONS SUBMITTED WITH AN INCORRECTLY COMPLETED, INCOMPLETE, OR ALTERED AFFIDAVIT OF PROPERTY OWNERSHIP AND DESIGNATION OF AGENT FORM(S) WILL <u>NOT</u> BE PROCESSED.

PREVIOUS VERSIONS OF THIS FORM ARE OBSOLETE

OF THE ASSONVILLE ROSE

ONE CITY, ONE JACKSONVILLE.

City of Jacksonville, Florida

Planning and Development Department

Community Planning Division 214 North Hogan Street, Suite 300 Jacksonville, FL 32202 (904) 255-7800 www.coj.net

NOTICE OF PUBLIC HEARING SIGN POSTING AFFIDAVIT FOR APPLICATION FORWARDED TO THE JACKSONVILLE HISTORIC PRESERVATION COMMISSION

Date: 10 -14-24	COAH: LM - 24-06
Address: 1220 FAST 16 4hSt Jacksonille, FL 32206	Owner JACK Sun Villas
Jacksonille, M 32206	

As required by Sec. 307.106.(f) of the City of Jacksonville Ordinance Code: The applicant for a certificate of appropriateness shall post signs at intervals of not more than 200 feet along all street sides of land upon which the request for a certificate of appropriateness is made. Signage should be posted at least 14 days prior to the scheduled public hearing. Where the land does not have frontage on a public street, the signs shall be erected on the nearest street right-of-way with an attached notation indicating generally the direction and distance to the land upon which the application for a certificate of appropriateness has been filed, or at such other locations and at such intervals, as determined by the Planning and Development Department, as will ensure that the signs will be seen by as many persons as possible. The signs shall be maintained by the applicant until a final determination has been made by the Commission on the application for a certificate of appropriateness. If the signs are not posted within the time requirements, the public hearing notice will be deemed inadequate and no action shall be taken until proper posting is accomplished. The signs shall be removed by the applicant within ten days after final action.

I hereby attest that the attached pictures show the NOTICE OF PUBLIC HEARING SIGNS

provided to me for application were posted on the property/site located at:
1135670010 -> on 10/8/24
Real Estate Number(s)
1220 East 16th St
Street Address Sacksmille, Fr 32206
City, State Zip Code
Printed Name Carmen Godwin
Signature Caneun C
Dated this 14 day of October 2024.

JHPC Landmark Designation Application Duval County Public School #8 1220 East 16th Street, Jacksonville, FL 32206

Appendix A

Continuation Sheets for Section 3 & 4

Section 3: Historical Information

DATE OF CONSTRUCTION AND ADDITIONS

1910 – 63 x 36 original school house constructed. Roy Benjamin architect and O.P. Woodcock contractor.

c. 1915 – Addition of auditorium and a north-south block attached to the east side of the original section.

1926 – Addition of two additional rectangular blocks, set on an east-west axis, and attached to the north and south sides of the building, Roy Benjamin architect and O.P. Woodcock contractor.

SIGNIFICANT HISTORICAL ASSOCIATIONS

This structure holds historical significance under several of the criteria through various historical associations. It is a significant reminder of our city's cultural, historic, and institutional heritage as it was an important educational institution operated by Duval County Schools for ninety-five (95) years and continued to operate as a Head Start Center until 2013. Further, it is identified as the work of a master architect, Roy Benjamin, a versatile designer of Jacksonville theatres, and a master builder, O.P. Woodcock, one of Jacksonville's most prolific builders during the first half of the twentieth century. It retains sufficient elements of its architectural significance and is suitable for preservation.

ORIGINAL USE

1910 -2005 – Duval County Public School #8 (school names included Graded Springfield School, Northeast Springfield Public School, East Jacksonville School, J. Allen Axson Elementary School and J. Allen Axson Montessori School)

2005 - 2013 – Northeast Springfield Head Start Center 2013 – Present -- Vacant, Uninhabitable.

PRESENT USE

Vacant, Uninhabitable.

PHYSICAL DESCRIPTION (basic design, construction and conditions)

Summary

Duval County Public School #8 is located at 1220 East 16th Street in the East Springfield section of Jacksonville, Florida, also referred to as Phoenix. Constructed in three stages, 1910, 1915, and 1926, the building rises two stories and consists of a union of rectangular blocks that occupies the majority of one block. All parts of the building are finished in red brick. A pyramidal hip roof covers the original and northernmost section of the school. The other rectangular blocks or wings rise to a flat roof. The windows, which are symmetrically aligned on the two floors, are metal replacement. The architectural design of the building and its ornamentation are characteristic of educational buildings constructed in Jacksonville during the early part of the twentieth century. The original building and subsequent additions were designed by famed Jacksonville Architect, Roy Benjamin and constructed by O.P. Woodcock, Jacksonville's most prolific builder of the era.

Setting

The East Springfield section of Jacksonville (also known as Phoenix) is located west of the St. Johns River, north of the Historic Springfield neighborhood and Jacksonville's downtown central business district, and south of East 21st Street. The Duval County Public School #8 building and its adjacent playground occupy one block of urban property situated immediately west of the 20th Street Expressway and one mile west of the river. The school building itself is situated on the western half of the block. The eastern half is vacant except for older playground equipment. The East Springfield/Phoenix neighborhood includes residential and businesses, as well as River port facilities and storage areas that fill much of the area between the school and the river on the east side of the Expressway. A residential neighborhood surrounds the west and south sides of the school's location. The houses in this part of the city date from the early part of the twentieth century and are small to mid-size. The south entrance to the school faces a historic Baptist Church building across 16th Street. The existing site is approximately 2.2 acres or 104,638 square feet.

Description

Duval County Public School #8 consists of a series of generally rectangular blocks, reflecting its different stages of construction. The original portion of the building is that section which occupies its west central part. The original portion is only slightly rectangular and is oriented in a north-south alignment. The addition to the building completed c1915 includes an auditorium and a north-south block attached to the east side of the original section. Two additional rectangular blocks, set on an east-west axis, were attached to the north and south sides of the building in 1926. The original main entrance is situated centrally within the westernmost block of Franklin Street.

The building is throughout two stories in height and is an example of Masonry Vernacular architecture. The building with the additions has an irregular plan and a flat, built-up roof and a cross-hip extension. The exterior wall fabric is brick and the fenestration consists of double-hung sash windows with 1/1 lights. Other notable architectural features include masonry lintels and sills, a corbelled stringcourse, a center ridge chimney, and a continuous concrete block foundation.

A pyramidal roof and composition shingles cover the original 1910 section. A flat roof covers the remaining parts of the building. The structural system is composed of brick masonry utilizing a double width, load-bearing, brick-stem walls that rest upon reinforced continuous concrete footings. Floor joists, ceiling joists and roof framing on the oldest section are constructed of wood. The structural roof system on the additions consists of steel cross members and concrete, covered by an asphalt built- up surface. All parts of the building are finished in red brick, common bond with sixth course Flemish headers. The additions to the building made in c1915 and 1926 incorporated the same color and type of brick, though differentiation in the shading and texture of the brick surfaces throughout the interconnected parts of the building reveals the various stages of construction. Floor joists, ceiling joists and roof framing are all constructed of wood. Floor systems consist of diagonal tongue and groove planking.

The windows are aligned horizontally in two rows along the first and second stories of the building, though their pattern of repetition varies. In the oldest part of the building the windows on both stories are organized in identical single units with the exception of one group of four on the north and south elevations. On the later additions, the windows are larger in size and grouped in units of four each. The windows in the original section of the building are metal sash and undoubtedly replaced the original wood sash. The windows in the additions are fixed metal and likewise replaced original sash.

The building boasts several distinctive ornamental features. Brilliant concrete lintels and sills frame the windows on the oldest section of the building. Although the windows on the newer sections are decoratively sparse, those parts of the building feature a continuous cornice surround placed about three feet below the parapet. Doorways provide the most notable ornamentation, however. The primary doorways in the building have doors with a molded concrete classical surround that includes engaged pilasters and a flat, projecting cornice. A fanlight rests above the paired metal doors. The less elaborate entrances restrict ornamentation to the projecting cornice.

Original interior construction consisted of painted plaster applied to brick load bearing walls as well as plaster wood lathe at wood stud partitions and ceiling joists. Acoustical drop ceilings were added to the corridors and most rooms. Vinyl composition floor tile was applied over the original wood flooring throughout the building, which has been removed in areas.

The c1915 and 1926 additions to the building were made during its historic period and must therefore be considered a part of the historic fabric. Changes made to the building since the end of the Historic Period included the installation of HVAC units (much of which has been destroyed or removed due to vandalism) and installation of metal windows and doors.

Masonry Vernacular is defined as the common masonry construction techniques of lay or self-taught builders. Prior to the Civil War vernacular designs were local in nature, transmitted by word of mouth or by demonstration, and relying heavily upon native building materials. With the coming of the American Industrial Revolution mass manufacturers became the pervasive influence over vernacular house design. Popular magazines featuring standardized manufactured building components, house plans, and house decorating tips flooded consumer markets and helped to make building trends universal throughout the country. The railroad also aided the process by providing cheap and efficient transportation for manufactured building materials. Ultimately, the individual builder had access to a myriad of finished architectural products from which he could pick and choose to create a design of his own.

Masonry Vernacular is more commonly associated with commercial building types than with residential architecture where wood frame houses dominate. In Florida, most examples predating 1920 were brick, but a number of older examples feature the roughfaced cast concrete block popularized by Henry Hobson Richardson in his Romanesque buildings of the late nineteenth century. The Masonry Vernacular designs of the 1920s

were most often influenced by popular Spanish designs of the period. The main masonry building materials during the period were hollow tile and brick. During the 1930s Masonry Vernacular buildings, influenced by the International and Modernistic styles and the increased use of reinforced concrete construction techniques, took on an increasing variety of forms. Since World War II concrete block construction has been the leading masonry building material used in Florida.

Section 4: Statement of Significance

SUMMARY

Duval County Public School #8 holds significance in several areas of interest related to the Landmark criteria. First, the school building is a significant reminder of the cultural and historic heritage of our city. As an educational institution, it not only shows the growth of our city and need for expansion by the school board, but also the importance of quality architectural construction to represent our city schools. Next, the school building is identified as the work of a master architect and master builder who influenced the development of the city and state. The original building and the additions were all designed by Roy Benjamin, known as Jacksonville's theatre architect and a prominent architect in the first decade of the century. They were also constructed by O.P. Woodcock who built hundreds of residential, commercial and institutional buildings in Jacksonville. Another factor highlighting the school building's significance is that it is recognized for the quality of its architecture and it retains significant elements showing its architectural significance, such as the ornamental concrete lintels and sills that frame the windows, a continuous cornice surround under the parapet, and a molded concrete classical surround on the doorways that includes engaged pilasters and a flat, projecting cornice. Finally, while the building is in need of restoration, it is certainly suitable for preservation.

GENERAL HISTORIC CONTEXT

Phoenix/East Springfield is defined as East 8th Street to the south; East 21st Street to the north, Evergreen Avenue to the west and the St. Johns River to the east. This context places Phoenix/East Springfield north of Campbell's Addition to East Jacksonville; south of Panama Park and Long branch; east of Brentwood and west of the St. Johns River. Some of the larger subdivisions within Phoenix/East Springfield include Hartridge's Addition to East Springfield (Plat Book 2, Page 8) and Thompson's Addition to East Springfield (Plat Book 6, Page 48), both north of East 13th Street. Phoenix is related to a major portion of Phoenix Avenue running north from East 8th Street to East 21st Street.

Northeast Florida throughout the prehistoric and early historic period was a place where Native Americans, Spanish explorers, and British colonists traversed for it provided convenient places to cross the St. Johns River. Early settlement of what became Duval County was greatly influenced by the issuing of large land grants to encourage both settlement and economic development, a practice started by the British and continued by the Spanish during their second occupation of East Florida (1783 - 1821). Consistent with the Royal Order of 1790, grants were not transferred fee simple, but allowed the grantee the right to occupy and develop the property for ten years. After ten years if the grantee occupied and successfully developed the property, the Governor

could transfer it fee simple to the grantee. In 1813, Daniel K. Barton settled on 550 acres at "Smith" northeast of downtown. He did not obtain title of the property from the Spanish government. Instead, he was awarded title by the United States since he was able to prove that he was settled on the property until 1822. The neighborhood of Phoenix/East Springfield are located within Barton's Donation.

Isaiah D. Hart, who emigrated from the St. Marys River area, surveyed and laid out the town of Jacksonville in 1822. The city became a major shipping port during the century and eventually a center for the insurance industry. Rail and steamship service to northern markets transformed the city at the end of the nineteenth century into the gateway to the Florida peninsula. Jacksonville expanded at an astounding rate, with numerous subdivisions springing up at all points of the compass, radiating out from the downtown business center. Springfield to the north, Phoenix and East Springfield to the northeast and East Jacksonville, Oakland, and Fairfield to the southeast became major residential areas before the end of the nineteenth century.

The physical character of much of the areas north and northeast of Downtown Jacksonville was also shaped during the nineteenth century by railroad construction. In 1874, the Fernandina & Jacksonville Railroad was incorporated and started construction of a line in 1880 from Hart's Road (Yulee) in Nassau County to Jacksonville. At Hart's Road, the line connected with the Atlantic, Gulf, & West India Transit Company which operated a line between Fernandina Beach and Cedar Key on the Gulf Coast. Once over the Trout River, the railroad continued south to the east of Springfield before reaching the waterfront near the mouth of Hogans Creek. After being under different owners and going into receivership, the Fernandina & Jacksonville Railroad became part of the extensive Seaboard Airline Railroad in 1903. After crossing the Trout River, the Fernandina & Jacksonville Railroad had a passenger and freight stop in the Panama community, also called Panama Mills. In 1881, the company was allowed by the City of Jacksonville to extend their lines south to cross Bay Street on the eastside of McCoy's Creek. Although extended to mainly haul logs to Henry Clark's large sawmill located between Hogan's Creek and Water Street, the line provided daily passenger service from its station near Hogans Creek in Downtown Jacksonville. In 1899, the St. Johns Terminal Company was established under the ownership of Walter Ferguson of New York who was also a partner in the Atlantic, Valdosta & Western Railroad. Later becoming part of the Southern Railway Company, this line was allowed to operate along the waterfront between Catherine Street west to Bay Street in association with the Atlantic, Valdosta, & Western Railroad and later expanded to connect with the short line that served the new municipal docks along Talleyrand Avenue. Another line associated with the Phoenix/East Springfield and Long Branch communities was the Jacksonville and Southwest Railroad that opened in 1899 connecting Newberry in Alachua County with the Cummer Sawmill at Sand Fly Point at the mouth of Trout River and the St. Johns River.

Another significant institution to develop in the area during the 1880s was Evergreen Cemetery just to the north of the Phoenix/East Springfield area. With the Old City Cemetery in Oakland near Downtown not able to serve the growing community, the Jacksonville Cemetery Association was founded in 1880 for the purpose of establishing a new cemetery. Under the leadership of its president, James Jaquelin Daniel, the association purchased two hundred acres of high ground immediately north of Long Branch Creek between the fashionable Springfield neighborhood and the new subdivision to the north called Panama Park. With additional property donated by the Daniel family, Evergreen Cemetery began accommodating burials in 1881 that later included the relocation of the graves of some of Jacksonville's pioneer families such as that of Isaiah D. Hart, recognized as the founder of Jacksonville. In addition to containing a significant collection of monuments, crypts, and gravestones, Evergreen Cemetery, which currently has approximately 70,000 graves, is the final resting places for four U.S. Senators, four Governors, as well as other noted individuals in government, commerce, military, and community service.

In 1888, the Florida Soldier's Home Association was formed under the leadership of Major Albert J. Russell for the purpose of establishing such a home for indigent and disabled Confederate veterans. With state legislative and private support, the Florida Confederate Soldiers and Sailors Home opened in 1893 on a ten-acre parcel at 2336 Talleyrand Avenue as a refuge for aged and disabled Confederate Veterans. Using the existing nine room residence on the "Old Whitney Place", the veterans could set on the front porch and see ships traveling up and down the St. Johns River. During the 1920s and 30s, the number of veterans at the Confederate Home began to significantly decline with 36 deaths between 1922 and 1932. After the Home closed in 1936 the property was sold with the proceeds transferred to an endowment fund for scholarships at the University of Florida and the Florida State College for Women. Today the site of the old Florida Confederate Soldiers and Sailors Home is occupied by the Buckman Sewage Treatment Plant.

Twentieth Century:

In 1901, a devastating fire swept through downtown Jacksonville and its immediate surrounding residential neighborhoods, destroying over 2,000 buildings and leaving more than 8,000 people homeless. After the Great Fire of May 3, 1901, city leadership made great efforts to recruit architects and builders from all over the country to help rebuild the city. Further, suburban growth began to accelerate following the extension of the streetcar lines. With the expansion of the Main Street line, the Jacksonville Street Railway Company opened Phoenix Park, originally spelled Phenix Park, along the St. Johns River just north of Long Branch Creek. Opened in September of 1901 and known as a "trolley Park", the purpose of the park was to encourage weekend use of streetcars. The name for the park was coined by Mrs. F.O. Brown, wife of the

President of the streetcar company, to commemorate Jacksonville's rise from the Great Fire of 1901. The park was reached by streetcar along North Main Street, east on Eighth Street and north on Fisher Avenue, now Phoenix Avenue, cross Long Branch Creek to the river front site. Phoenix Park was expanded over the years to include an amusement park, dance pavilion, grandstand, and baseball diamond. In 1903, Connie Mack's Philadelphia Athletics had their spring training at Phoenix Park. The popular Florida Ostrich Farm, which was in Fairfield, moved to Phoenix Park and expanded its animal collection to become the Florida Ostrich and Alligator Farm. After the Florida Ostrich and Alligator Farm moved to South Jacksonville and later to St. Augustine, Phoenix Park began to decline as a recreational destination, and was sold to an oil company for industrial storage.

By the late 1890s and early 1900s, the industrial character of the area particularly along Talleyrand Avenue was being established. In 1912, the City of Jacksonville, after acquiring control of the electric light franchise in 1911, constructed a new \$635,000 municipal power plant along the St. Johns River off Talleyrand Avenue north of East Eighth Street. The original 1894 electric plant at Waterworks Park was converted into a substation. With most of the docks along Downtown Jacksonville being in private ownership, which jeopardized continued federal support for port improvements, the Board of Trade was able to petition the State Legislature to pass an enabling act for a bond issue to construct municipally owned docks and terminals.

In January of 1913, a \$1,500,000 bond issue was approved by the voters that established a Port Commission. The Port Commission acquired 144 acres along Talleyrand Avenue near the present intersection with East Eighth Street. Starting in 1914, a mile of swampy river front property was filled to prepare for the construction of two 260' wide piers that extended 1000 feet into the river. A City owned and operated terminal railroad connected the new docks with the existing lines located east of Springfield. Completed in 1916, the municipal docks proved to be successful, and were being expanded by the 1920's. The Chicago based Armour & Company Packing House came to Jacksonville in 1912 and established a plant just north of the intersection of East 8th Street and Tallyrand Avenue. In 1916, the company opened the Interstate Stockyard to hold animals coming in by ship. Daily, the company butchered 500 cows, 1,500 hogs and pigs, and 300 sheep, as well as over 15,000 pounds of sausage. The company closed the Jacksonville facility with the buildings being demolished. Today, the Southeast Toyota Distributor's port facility is located on the former site of Armour packing house.

With the success of the Springfield Subdivision to the west and extension of streetcar lines north of East Eighth Street, the area, called East Springfield or Phoenix, began to grow as a residential neighborhood. Even before the extension of the streetcar line in 1901, numerous subdivisions had been platted in the area north of East 8th Street and east of the railroad tracks. These pre-

1901 subdivisions of East Springfield included Richardson's Subdivision, Corwin's Addition to Campbell's Addition, and Campbelton – Pacetti's Addition. However, subdivision growth in East Springfield exploded after the opening of Phoenix Park and the associated streetcar line in 1901. Some of the subdivisions developed between 1901 and 1910 included Clarkson's Addition to East Springfield (1902), Fisher's Addition (1902), Hartridge's Addition to East Springfield (1902), Dyal-Upchurch Subdivision (1904), Cumming's Subdivision (1906), Knight & Shipman Subdivision (1907), Central Springfield Subdivision (1908), Snell's Subdivision (1908), Talleyrand Heights (1908), and Sutherland Place (1910).

Phoenix/East Springfield and Long Branch were served by two elementary schools, both currently closed. Duval County Public School #8 (Northeast Springfield School/J. Allen Axson Elementary School), located at 1220 East 16th Street, originally served white students with Long Branch Elementary School, 3723 Franklin Street, opening for black students. Originally called Northeast Springfield School, Duval County Public School #8 was built in three parts. The original building was built in 1910 from a design by Roy Benjamin with construction by O.P. Woodcock. The original part of the school has the same basic design and floor plans as two other schools, Lackawanna Elementary School and Fairfield Public School. both built in 1910. Funded as part of a bond issue, an eight-classroom addition was added c.1915, also designed by Roy Benjamin. The school was expanded again in 1926 by contractor, O.P. Woodcock using designs by Roy Benjamin. The school was later renamed after J. Allen Axson, principal from 1938 – 1952.

The original building for Long Branch Elementary School #106 at 3723 Franklin Street was constructed in 1917 from a design by Mark & Sheftall who also provided plans for a 1922 addition. In 1952, Charles Frederick Irish designed a masonry auditorium and cafeteria addition. The contrast between white and black schools before integration is exemplified in a 1945 study of Duval County schools. Long Branch School had no facilities for a health clinic, teachers' lounge, library, water fountains or adequate fire escapes. With the end of school desegregation in the 1960s, Long Branch Elementary School began a decline in enrollment resulting in its closure.

Other public facilities in Phoenix/East Springfield & Long Branch are a fire station and parks. Serving the area is Fire Station # 11 at 2732 Tallyrand Avenue. Designed by Mark & Sheftall, the fire station is constructed of concrete block with a smooth stucco finish. Located off Winthrop Street just east of Haines Street, the 3.5 acre Glen Myra Park resulted from four property purchases between June 1922 and 1982. In 1922, the Whitehouse Land and Lumber Company sold 12 lots to the city for \$5,800; the Nassau Realty Company sold four more lots for \$10.00 with the Blackstone Holding Company selling an additional 4 lots also for \$10.00. A small parcel was deeded to the city in 1982 by Mr. & Mrs. J. Steward. A community center was added to the park in the early 1990s. Further to the north is Kooker Park, now called Henry L. Brown-Kooker Park,

located south of East 20th Street to East 17th Street and from Haines Street east to Bennett Street. Property for the 5.7-acre park was acquired by the city for \$19,000 in 1922 from Samuel & Ida Kooker. By 1965, the park had a baseball field, shelter house, playground, Basketball court, shuffle boards and horseshoes, and expanded in 2004 to include a football/baseball field, restrooms, cooking grills and 22 parking spaces. In 1972, a Boys and Girls Club facility was opened in Kooker Park. The club was under the direction of Henry L. Brown, area director for the Boys & Girls Clubs. Also a popular recreational leader, the park was renamed in his honor to the Henry L. Brown-Kooker Park in 2003.

Dozens of churches were organized or moved to Phoenix/East Springfield during the first half of the twentieth century. However, only a sampling of churches is discussed below. Perhaps, the oldest in the area is Springhill Baptist Church along Buckman Street that was formed in 1871 by a black congregation. The Westminster Presbyterian Church at 1041 East 13th Street dates to 1912 with the Clarksville C.M.E. Church, 2950 Buckman Street formed the same year. The New Payne Memorial A.M.E. Church was founded in 1913 building a new sanctuary at 3224 Plateau Street in 1958. The Franklin Street Baptist Church at 2500 Franklin Street was founded in 1916 and sits directly across the street from Duval County Public School #8. It was preceded by the Grace Missionary Baptist Church at 1608 East 21st Street in 1914. Originally located at 1830 Phoenix Avenue, the Berea Baptist Church was formed in 1920 and had moved to a large complex at 5000 North Main Street by 1962. Organized in 1921, the Springfield Church of God at 1028 East 10th Street built their most recent sanctuary in 1937 from a design by Jacksonville architect, Abner C. Hopkins. The Glenn-Myra Methodist Church at 1655 East 9th Street organized in 1935, built its Colonial Revival style church in 1936 which was designed by Jacksonville architect, Russell Seymore.

War related industrial jobs caused a boom in residential construction in the area during the 1940s. In 1942, the St. Johns River Shipbuilding Company, which was formed as a cooperative effort between the U.S. Maritime Commission and the Merrill-Stevens yard, established a large shipbuilding facility along the river in East Jacksonville. The St. Johns River Shipbuilding Company was located on 140 acres and contained 38 separate buildings. The more than 10,000 workers at the shipyard constructed over one hundred Liberty ships and tankers in support of the war effort. The St. Johns River Shipbuilding Company was dissolved after the war, with the property being acquired by Merrill-Stevens, which sold it in 1960 to the Commodores Point Terminal Company.

In 1943, over seventy-five houses were constructed along just four streets in Phoenix and East Springfield including Brackland Street, Jones Street, Lambert Street and Fairfield Place. Between 1940 and 1947, nearly three hundred houses were constructed in East Jacksonville. These residences, built for white citizens, tended to be small one-story wood frame houses, some in the

Minimal Traditional style. They were also the product of housing companies using the same builder and architect. For example, nearly all the sixteen houses built in 1943 along Brackland Street were owned by New Homes, Inc., built by Orlando Home Company from designs by Jacksonville architect, Bernard Close. To accommodate the growth in population, John Love Elementary School was constructed in 1951 at 1531 Winthrop Street. Built by the Thomas H. Radford Construction Company, the school was designed by noted Jacksonville architect, Henry John Klutho, towards the end of professional career.

Significance of Duval County Public School #8

Plans for construction of Duval County Public School # 8 (also referred to as Graded Springfield School, East Springfield Public School, East Jacksonville School, J. Allen Axson Elementary School and J. Allen Axson Montessori School) were approved by the City of Jacksonville in 1910. Located in the Phoenix/East Springfield neighborhood of Jacksonville, less than one mile from the St. Johns River, the school was designed to serve a rapidly expanding part of the city. Springfield's growth was fed by an influx of residents seeking housing in a neighborhood removed from the downtown section, which had less than a decade before suffered a disastrous fire. The completed school facility, two stories in height and slightly rectangular in shape, occupied a small part of the west portion of Block 14 in Hartridge's Addition to East Springfield, its front entrance facing Franklin Street to the west.

Controversy enveloped Jacksonville's educational system at the time the school was built. The chairman of the Duval County Board of Education at the time was William M. Stockton, a member of a prominent Jacksonville family that was notably associated with the real estate development business. Stockton publicly blamed perceived difficulties in the school system on the lack of adequate facilities and cited a need to improve the educational infrastructure. One of his counterparts in the business community, the president of the Board of Trade, went a step further, calling the schools in the city "appalling." Dr. M. Souveille, a noted local educational figure, proposed a \$400,000 bond issue to construct new school buildings.

The school system in Jacksonville had apparently recovered only slowly after the great 1901. An inherent public opposition to bond issues retarded their replacement. In the meantime, the school population had been redistributed to surviving facilities on the periphery of the downtown area, including buildings located in Springfield, Riverside, and East Jacksonville, or Fairfield. Four buildings were erected in a two-year period from 1910 to 1911. Of them, Duval County Public School #8, was the first. It was one of eight school buildings in the county built partially or entirely of brick. Hardly was the school placed in use before it experienced further expansion. In 1915, buoyed by a successful bond issue, the School Board issued a new contract to expand the

facility. An eight-room addition was attached to the school, at a cost of \$50,000.

The post-World War I real estate boom caused even more intensive population growth in Jacksonville, resulting in renewed pressures upon the educational system. A study of the county's school system, undertaken about mid-decade, found much fault with the existing infrastructure at the school. The building, according to the report's authors, offered no "unity of architecture but rather a decidedly unharmonious development." They decried the lack of a lunch room, crowded corridors, and absence of a cloakroom or locker facilities. Furthermore, they called for purchase of additional property within the block to expand playground facilities. Still another expansion to the school building appeared in order. In 1926, the City issued another building permit for the addition.

No further physical expansion of the school building itself subsequently occurred. In 1966, a portable classroom was moved to the property. In 1969 interior repairs were made to walls, ceiling, and corridors. Sometime during the same decade, a new heating system was installed and, apparently about the same time, air conditioning added to the facility.

In 1991, J. Allen Axson Elementary School was the county's oldest operating educational facility. One building then in use, Lackawanna Elementary, had been constructed before J. Allen Axson, but it had not been placed in operation until 1911. The school was once again that year cited for deficiencies, one of five in the county described as "unsatisfactory in one or more major respects." The updates needed to the school were estimated to be as much as \$10 million, and the decision was made to abandon the neighborhood in favor of a new \$10.4 million, 23.7 acre suburban site.

American Schoolhouses

The characteristic form of American schoolhouses was established in the early part of the nineteenth century with the publication of a treatise on school architecture that stresses the importance of fresh air, light and space. It prescribed large windows, classrooms with separate desks for students, and open surroundings for recreation. Until the mid-twentieth century the prescription prevailed: a basic classroom size of 25 to 35 feet, expansive windows, high ceilings, and an open setting. Exteriors tended to mirror prevailing architectural tastes and trends.

The American tradition of local district control dictated selection of local architects to design urban schools or the use of city staff architects. From the 1880's on urban schools were often monumental in scale with fine detailing. The schools built in Jacksonville in the first two decades of the twentieth century reveal many similar characteristics: brick walls, hip roofs, large windows that originally held wood sash, elaborate entryways, and tasteful use of brickwork to achieve an

ornamental effect. In the 1920's the influence of Mediterranean designs became noticeable in Jacksonville, as throughout much of Florida. Yet, the additions to Duval County Public School #8 remained faithful to the original building.

Architect

Famed architect Roy A. Benjamin designed the original building and both additions to the school structure. He was born in 1888, moved with his family from Ocala to Jacksonville in 1902 and, at the age of nineteen, began a long and successful career as an architect. Not formally educated in an era when architects acquired their skills through apprenticeship, Benjamin became one of the city's most prolific and successful architects. He performed many commissions in other cities throughout the southeastern part of the country and was especially recognized as a designer of movie theaters. He designed over two hundred such facilities. One example in Jacksonville was the Arcade Theater at 32 West Adams Street, completed in 1912. Among other noteworthy designs of Benjamin's in Jacksonville are the Park Lane Apartments in Riverside (1926), the Lauderdale Apartments at 201 East Second Street (1912), and Fire Station #14 at 4242 Herschel Street. He drafted plans for many fine residences in the city as well, notably including the Leon Cheeks House at 2263 River Boulevard (1928). From 1919 to 1924 he was associated with Melvin Greeley. Upon retirement after World War II, Benjamin sold his firm to three young architects, who created KBJ Architects, Inc., one of the city's largest firms and now its oldest continuing practice.

Builder

Builder, Owen P. Woodcock was one of Jacksonville's most prolific builders during the first half of the twentieth century. Woodcock constructed all of the buildings and residences that were part of the original San Jose Estates Development, including the San Jose Country Club, the San Jose Hotel (Bolles School), and the San Jose Estates Administration building (San Jose Episcopal Church). In the construction business since 1897, the O.P. Woodcock Company built numerous landmark structures in Jacksonville including the Professional Building, 126 West Adams Street (1914); 1907 addition to the Seminole Club, 400 North Hogan Street; Buckman and Ulmer Building, 29-33 West Monroe Street (1925); the Masonic Temple, 410 Broad Street (1912-16); the commercial building at 643 Edison Avenue (1924); John Gorrie Junior High School, 2525 College Street (1923-24); the Lane Drug Company Building, 2665 Park Street (1942); Willow Branch Library, 2875 Park Street (1929-30); Springfield Middle School, 2034 Hubbard Street (1923-24); Elizabeth Swain Memorial Methodist Church, 1620 Naldo Avenue (1925); 1917-1918 addition to Lackawanna School, #10, 3108 Lenox Avenue; and the concrete section of the original Gator Bowl. After his death in April of 1953, the O.P. Woodcock Company continued to be operated by a relative, Ira Kroger.

SIGNIFICANCE OF PROPOSED LANDMARK PER SECTION 307.104(f), OF THE JACKSONVILLE ORDINANCE CODE

A. Its value as a significant reminder of the cultural, historical, architectural, or archaeological heritage of the city, state or nation.

Duval County Pubic School #8 has value as a significant reminder of the cultural and historical heritage of the City of Jacksonville.

The school's construction and additions exemplify the growth and expansion of the city and its educational institutions during the first quarter of the twentieth century. After the Great Fire of 1901, the city's growth created a need for northward development of neighborhoods, made possible in part by the expansion of the streetcar lines into downtown. The school's construction also exemplifies the importance the City of Jacksonville placed on architecture in its public buildings. These buildings were meant to be monuments to the City's dedication to education. They hired master architects and builders, and used quality materials in the construction of public buildings.

The school is also important at the state level in the category of Education. Increasing population and importance placed on education in the State of Florida led to larger elementary school enrollments in the 1920s. The number of students enrolled in secondary schools and institutions of higher learning also rose dramatically. All this expansion caused a building boom in public school districts throughout the State of Florida

County school building still in use when it closed in 2013 and characterizes in its design and physical composition the type of education facility employed in Jacksonville in the early twentieth century. The relatively quick expansion of the building in two additional stages in the first fifteen years of its life attest, generally, to the rapid growth of Jacksonville at the time of World War I and, specifically, to the expansion of the East Springfield neighborhood in which the facility is located. The building also represents the history of the Phoenix area as a working-class neighborhood, largely built out prior to the start of World War II.

B. Its location is the site of a significant local, state or national event.

Unknown

C. It is identified with a person or persons who significantly contributed to the development of the city, state or nation.

Unknown

D. It is identified as the work of a master builder, designer, or architect whose individual work has influenced the development of the city, state or nation.

Duval County Public School #8 is identified as the work of a master builder and a master architect, whose individual work has influenced the development of the city and state.

The original structure and both additions were designed by master architect, Roy A. Benjamin. Benjamin (1888-1963), one of Jacksonville's most prolific and talented architects, began his career about 1910. Between 1919 and 1924 he operated a partnership with Mellen Greeley, often regarded as the "Dean of Jacksonville Architects." Benjamin specialized in theater architecture, and is credited with producing nearly 200 movie theaters throughout the southeastern United States. Some of his Jacksonville theatres include the Arcade Theatre, the Palace Theatre, Florida Theatre, Imperial Theatre, Riverside Theatre, and the San Marco Theatre. He also designed many theaters throughout the state, including the Sarasota Opera House, the Arcade Theatre in Fort Myers, and the Lake Theatre in Lake Worth. He also designed theatres throughout the southeast, such as the Pal Theater in Valdosta, Georgia, the Miller and Imperial Theatres in Augusta, Georgia and the Saenger Theater in Biloxi, Mississippi.

Roy Benjamin also assisted on the design of Riverside's Memorial Park, alongside the Olmsted Brothers and designed the San Juline Apartments directly across from Memorial Park which were designed to work in concert with the park design. Adjacent the park, he also designed the Park Lane Apartments, one of the first high-rises in the State of Florida. Other major apartment buildings designed by Benjamin in Jacksonville include the Fenimore Apartments, the Hartimore Apartments, the Lauderdale Apartments, and the Avondale Apartments. Benjamin also designed several of the city's institutional buildings, including the Elks Club Building, the Otis Elevator Building, Fire Station #4, the Scottish Rite Masonic Temple and the Elephant House at the Jacksonville Zoo (demolished). He

also designed the personal home of Leon Cheek at 2263 River Blvd, which is one of the most notable riverfront mansions in Jacksonville's historic Riverside Avondale neighborhood.

The original school building and both additions were constructed by master builder, O.P. Woodcock, who constructed hundreds of major buildings in Jacksonville's urban core. Owen Preston Woodcock constructed all of the buildings and residences that were part of the original San Jose Estates Development, including the San Jose Country Club, the San Jose Hotel (Bolles School), and the San Jose Estates Administration building (San Jose Episcopal Church). In the construction business since 1897, the O.P. Woodcock Company built numerous landmark structures in Jacksonville including the Professional Building, 126 West Adams Street (1914); 1907 addition to the Seminole Club, 400 North Hogan Street; Buckman and Ulmer Building, 29-33 West Monroe Street (1925); the Masonic Temple, 410 Broad Street (1912-16); the commercial building at 643 Edison Avenue (1924); John Gorrie Junior High School, 2525 College Street (1923-24); the Lane Drug Company Building, 2665 Park Street (1942); Willow Branch Library, 2875 Park Street (1929-30); the commercial building at 3556-3560 St. Johns Avenue (1927); Springfield Middle School, 2034 Hubbard Street (1923-24); 1926 addition to the Ford Motor Company Assembly Plant, Wambolt Street at the St. Johns River, 1924; Elizabeth Swain Memorial Methodist Church, 1620 Naldo Avenue (1925); 1917-1918 addition to Lackawanna School, #10, 3108 Lenox Avenue; and the concrete section of the original Gator Bowl. After his death in April of 1953, the O.P. Woodcock Company continued to be operated by a relative, Ira Kroger

E. Its value as a building is recognized for the quality of its architecture, and it retains sufficient elements showing its architectural significance.

Duval County Public School #8 is recognized for the quality of its architecture and retains sufficient elements showing its architectural significance.

Architect Roy A. Benjamin designed this school building as a monument to the City of Jacksonville's dedication to education. All parts of the building are finished in red brick, common bond with sixth course Flemish headers. The additions to the building made in c1915 and 1926 incorporated the same color and type of brick. Ornamental concrete lintels and sills frame the windows on the oldest section of the building with other parts of the building featuring a continuous cornice surround placed about three feet below the parapet. Doorways provide the most notable ornamentation with the primary doorways in the building having doors with a molded concrete classical surround that includes

engaged pilasters and a flat, projecting cornice. A fanlight rests above the paired metal doors.

The building flow relies on multiple entrances all around the structure and six main staircases that are connected to the ends of each corridor. There are also multiple double doors facing inward, towards the North and South open spaces and leading to covered galleries, as well as those leading to the large open space towards the Southwest side of the site. The large double doors towards the North side also lead to symmetrical large covered galleries and the interior courtyards with landscape, entrance ramps and outdoor stairs. The existing building has large setbacks all around, having raised planters with continuous landscape, which brings excellent visuals from all public areas.

The building is designed with extremely tall window openings throughout, designed to provide a great deal of natural light into the building. Large window transoms above the classroom doorways extend that natural light into the hallways. The corridors are exceptionally wide with tall ceilings that create a sense of openness and stateliness. The Auditorium has a very tall structure with large spans. On the Northwest part of the building is the original cafeteria with large spans and several windows to the North side viewing the train line and to the South side open to the interior courtyards.

F. It has distinguishing characteristics of an architectural style valuable for the study of a period, method of construction, or use of indigenous materials.

Unknown

G. Its suitability for preservation or restoration.

The building is suitable for preservation and restoration. Efforts have already begun to the save the school building's historic integrity. Debris removal and clean up, security measures, and more have improved the building from further degradation. The current owner is an architect, urban designer, general contractor and developer. They have reestablished a connection to JEA electric power and water and they conduct weekly maintenance of landscape, fences, and removal of graffiti.

The owners have already created concept plans for new uses on the structure and are working with engineers and other experts to ensure the building is not only

renovated and adaptively reused, but also that significant architectural elements are preserved. The intent is to preserve the large, open hallways, the sizeable window openings; to restore historic features like the ornamental concrete lintels that are beginning to fragment in areas; and, to remove added elements that deter from the historic architecture, such as the dropped ceilings that block portions of the windows and trim, and vinyl flooring that covers the original wood floors. They have a plan to restore all of the mail structures and historical elements damaged by intruders, repair of all of the windows and staircases, remove graffiti, restore and or replace the entry doors, and to reset all electrical and plumbing throughout the structure. This significant building is worthy and suitable for restoration and the important to the preservation of Jacksonville's history.

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JHPC Landmark Designation Application Duval County Public School #8 1220 East 16th Street, Jacksonville, FL 32206

Appendix B
Photographs, Maps, Drawings and Legal Description



Front of Building – West Entrance



West Entrance Close up



Northwest Corner



Southwest Corner



Southwest Corner Closeup



East side (rear) of Building



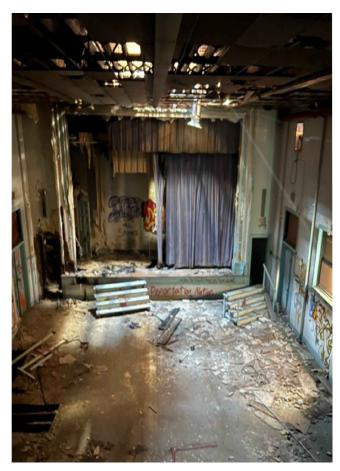
Exterior of building facing southeast



Exterior of building facing southwest



Brick detail of building with children's names carved in brick



Interior Auditorium



Interior Stairway of original building

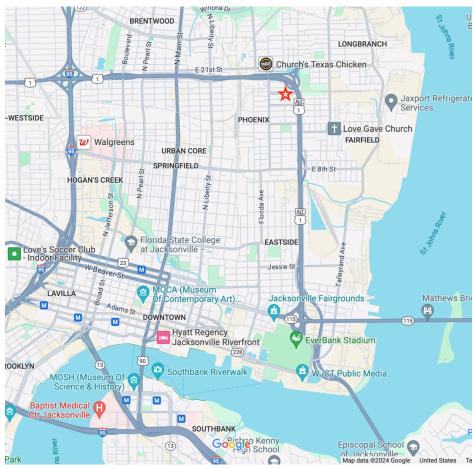


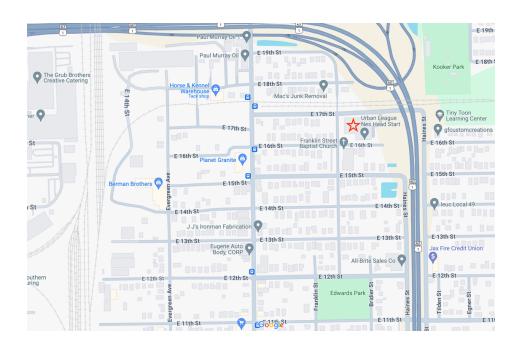
Interior Hallway



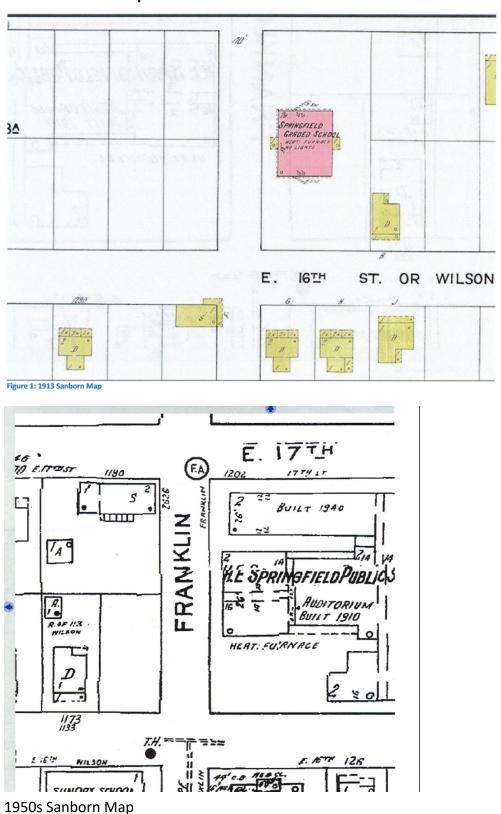
Exterior Breezeway

Area Maps showing property location



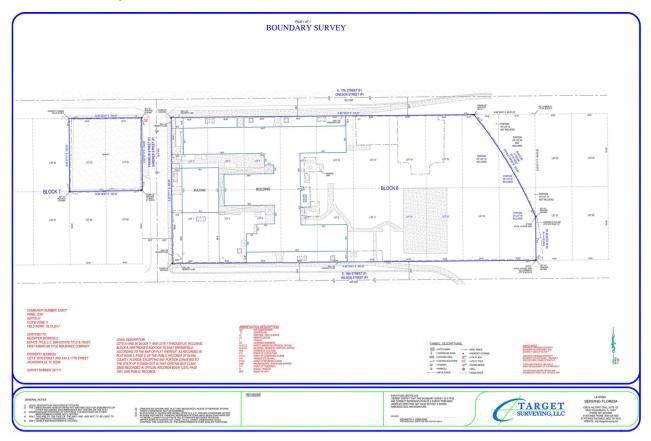


Sanborn Maps



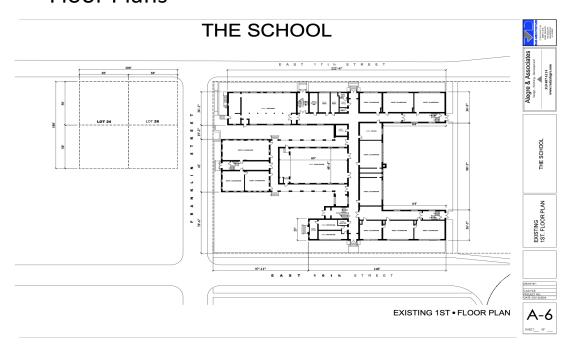
234

Survey

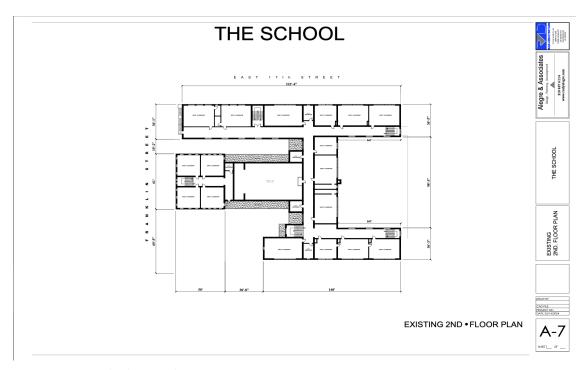


Boundary Survey

Floor Plans



Existing 1st Floor Plan



Existing 2nd Floor Plan

Legal Description

Lots 1 through 20, inclusive, Block 8, Hartridge's Addition to East Springfield, according to plat thereof as recorded in Plat Book 2, page 8 of the current public records of Duval County, Florida; EXCEPTING any portion conveyed to the State of Florida Department of Transportation in that certain Quit Claim Deed recorded in Official Records Book 12310, page 1081, of said public records.

Real Estate Parcel Number 113567-0010

III.	Legal Description and Location Map

LEGAL DESCRIPTION

2-8 06-2S-27E 2.173 HARTRIDGES ADDITION TO EAST SPRINGFIELD LOTS 1 TO 20(EX PT R/W RECD O/R 12310-1081) BLK 8

RE # 113567-0010



V.	Proof of Public Notice		



STATE OF FLORIDA

SS

COUNTY OF DUVAL.

Before the undersigned authority personally appeared Rhonda Fisher, who on oath says that she is the Publisher's Representative of the JACKSONVILLE DAILY RECORD, a weekly newspaper published at Jacksonville, in Duval County, Florida; that the attached copy of advertisement, being a Notice of Public Hearing on Application to Designate a City of Jacksonville Historic Landmark

in the matter of <u>LM-24-07 Duval County Public</u> School #8 (J. Allen Axson Elementary School) at 1220 East 16th Street

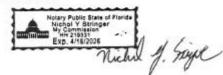
in the Court, was published in said newspaper by print in the issues of 10/3/24.

Affiant further says that the JACKSONVILLE DAILY RECORD complies with all legal requirements for publication in Chapter 50, Florida Statutes.

*This notice was published on both jaxdailyrecord.com and floridapublicnotices.com.

Rhonda Fisher

Sworn to and subscribed before me this 3rd day of October, 2024 by Rhonda Fisher who is personally known to me.



Seal

Notary Public, State of Florida

PROOF OF PUBLICATION DUVAL COUNTY

NOTICE OF
PUBLIC HEARING ON
APPLICATION TO
DESIGNATE DUVAL COUNTY
PUBLIC SCHOOL = 8
(J. ALLEN AXSON
ELEMENTARY SCHOOL) AT
1220 EAST 16TH STREET
LM-24-07
AS A CITY OF

LANDMARK

NOTICE IS HEREBY GIVEN
that on October 23, 2024 at 3:00
P.M., the Jacksonville Historic
Preservation Commission of the
City of Jacksonville will hold a
public bearing for the consideration of the Duval County Public School \$ 8 (J. Allen Asson
Elementary School) at 1220 East
16th Street as a City of Jacksonville Historic Landmark, pursuant
to Jacksonville Ordinance Code
307,304. The public bearing will
be on the 1st floor (Room 1002)
of the Ed Ball Building, 214 North
Hogan Street, Jacksonville, Florida.

Ethibit A Legal Description 2-8 06-2S-27E 2.173 HARTRIDGES ADDITION TO EAST SPRINGFIELD LOTS 1 TO 20 (EX PT R/W RECD O/R 12310-1081) BLK 8 RE # 113567-0010

This application (IM-24-07) is being sponsored by Jack Sun Villas, LLC. A copy of the application may be examined in the Offices of the Planning and Development Department, 3rd Floor, Ed Ball Buikling, 214 North Hogan Street, Jacksonville, Florida, (904) 255-7800. All interested parties are notified to be present and will be heard at the Public Hearing.

DATED this 2nd day of October, 2024.

Michael Montova

Chairman
Jacksonville Historic
Preservation Commission
City of Jacksonville
Oct. 3 00 (24-06463D)

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V. List of Property Owners Located within 350 Feet of the Proposed Landmark

RE LNAME		LNAME2	MAIL_ADDR1	MAIL_ADDR2	MAIL_ADDR3 MAIL_CITY	MAIL_STATE	: MAIL_ZIP
113611 0000 1169 E 18TH STRE	ET LLC		P O BOX 350802		JACKSONVILLE	FL	32235
113585 0000 1184 EAST 18TH S	T LLC		1645 UTICA AVE		BROOKLYN	NY	11234
113615 0000 AO PROPCO 1 LLC			32 MERCER ST 4TH FL		NEW YORK	NY	10013
113580 0000 BAPTISTE JOHN ER	RITTA IRA		C/O HORIZON TRUST COMPANY	6301 INDIAN SCHOOL RD NE SUITE 200	ALBUQUERQUE	NM	87110
113558 0000 BARRANES GAI			9741 NW 18TH MNR		PLANTATION	FL	33322
113529 0000 BELUE EMMA KAT	E		1151 15TH ST E		JACKSONVILLE	FL	32206
113557 0000 BHKN III LLC			13361 ATLANTIC BLVD		JACKSONVILLE	FL	32225
113563 0000 BHKN III LLC			13361 ATLANTIC BLVD		JACKSONVILLE	FL	32225
113561 0000 BOSSARD MARIO	R		1164 17TH ST E		JACKSONVILLE	FL	32206
113587 0000 BROOKS AUDREY	M		2721 FRANKLIN ST		JACKSONVILLE	FL	32206-3232
113543 0000 BRUNKE ELIZABET	H ET AL		150 11TH ST E		JACKSONVILLE	FL	32206
113583 0000 BURCH DEBORAH	S		2537 RANDY RD		JACKSONVILLE	FL	32216
113613 0000 BURCH KENITH			1618 GERALDINE DR		JACKSONVILLE	FL	32205
113539 0000 BURKS JESSIE III E	ΓAL		11464 DAYTONA CT		JACKSONVILLE	FL	32218
113566 0000 CANECOMMUNIT	Y LLC		1130 VAN BUREN ST		JACKSONVILLE	FL	32206
132028 0000 CITY OF JACKSON	/ILLE		C/O CITY REAL ESTATE DIV	214 N HOGAN ST 10TH FL	JACKSONVILLE	FL	32202
132026 0000 DRAY RONALD C			1424 E 16TH ST		JACKSONVILLE	FL	32206
113531 0000 EASY BUY PROPER	TIES LLC		P O BOX 450841		SUNRISE	FL	33345
113581 0000 FETZER CHARLES I			5110 SANTA CRUZ LN		JACKSONVILLE	FL	32210
113530 0000 FIRSTROW PROPE			1029 LYELL AVE UNIT 179		ROCHESTER	NY	14606
113564 0000 FLUET NAPOLEON			1173 E 16TH ST		JACKSONVILLE	FL	32206-3210
113537 0000 FRANKLIN ST BAP			2521 FRANKLIN ST		JACKSONVILLE	FL	32206-3228
113536 0000 FRANKLIN STREET			2521 FRANKLIN ST		JACKSONVILLE	FL	32206-3228
113560 0000 HINES BERTHA L			1158 E 17TH ST		JACKSONVILLE	FL	32206-3215
	E COMMUNITY DEV CORP	SUZANNE PICKETT	1105 PHELPS ST		JACKSONVILLE	FL	32206
113541 0000 JACK 1ST EVERGR		002 WITE 1 TOKET !	1228 EVERGREEN AVE		JACKSONVILLE	FL	32206
113566 0500 JACK SUN VILLAS			1228 EVERGREEN AVE		JACKSONVILLE	FL	32206
113562 0000 JACKSON JOHN			4 VANDERFORD RD E		ORANGE PARK	FL	32073-5944
	LTURAL DEVLP CORP	SUZANNE PICKETT	648 UNION ST E		JACKSONVILLE	FL	32206
113535 0000 JACKSONVILLE HC		302 WIVE FICKETT	1300 BROAD ST		JACKSONVILLE	FL	32202-3996
113572 0000 JACKSONVILLE PO			2831 TALLEYRAND AVE		JACKSONVILLE	FL	32206-3417
113493 0000 JAMES DIONNE C	KT / KOTTIONITT		1168 E 15TH ST		JACKSONVILLE	FL	32206-3207
113535 0100 JERIDO SHANTELL			1179 E 15TH ST		JACKSONVILLE	FL	32206 3207
113504 0000 JESSICA COUCH RI	EVOCABLE TRUST		342 CANYON FALLS DR		FOLSOM	CA	95630
113542 0000 JKV WORKFORCE			1013 CENTRE RD STE 403 B		WILMINGTON	DE	19805
132037 0000 JONES GUSSIE ET			1425 E 16TH ST		JACKSONVILLE	FL	32206
113498 0000 JORDAN MELISSA			1202 E 15TH ST		JACKSONVILLE	FL	32206
113584 0000 KENITH BURCH W			2324 PHOENIX AVE		JACKSONVILLE	FL	32206
132027 0000 LEE WILLIE THOM.			7950 CONCORD BLVD W		JACKSONVILLE	FL	32208-2719
113556 0000 M&R SUPPLY LLC	A3 II		3859 SE 7TH PL		CAPE CORAL	FL	33904
113499 0000 MCNALLY RACHEL			1210 E 15TH ST		JACKSONVILLE	FL	32206
113533 0000 MOTHER OF PEAR			4016 S 3RD ST UNIT 1063		JACKSONVILLE BEACH		32250
113582 0000 OPPORTUNITY ZO			908 W FRANCIS ST		ASPEN	CO	81611
113538 0000 RCF 2 AQUISITION			C/O SELENE FINANCE LLC	9990 RICHMOND AVE STE 400	HOUSTON	TX	77042-4546
113528 0000 RCF 2 AQOISTION	111031		1625 79TH ST CAUSEWAY APT 504D	9990 RICHIVIOND AVE 31E 400		FL	33141
113558 0010 RODRIGUEZ ALFR	EDO.		1148 E 17TH ST		JACKSONVILLE	FL	32206
132009 0000 RODRIGUEZ JAIM			1425 E 15TH ST		JACKSONVILLE	FL	32206
113501 0005 SEVEN LS PROPER			58 E 58 ST		BROOKLYN	NY	11203
113534 0000 SINCLAIR SONNY I			1171 15TH ST E		JACKSONVILLE	FL	32206
113592 0000 SLG INVESTMENT			6550 ST AUGUSTINE RD #104		JACKSONVILLE	FL	32217
113559 0000 SPARKS JAMES ET			1161 E 16TH ST		JACKSONVILLE LAKE CITY	FL	32206
	A DEPARTMENT OF TRANSPORTATION		1109 S MARION AVE	CLUTE OC	LAKE CITY	FL	32025-5874
132008 0000 STONE PROGRESS	LLC		10225 ULMERTON RD	SUITE 9C	LARGO	FL	33771
113506 0000 TYNER TRAVIS B			1236 E 15TH ST		JACKSONVILLE	FL	32206-3209

	URBAN CORE	BRYANT SHUMAKER	303 4TH ST W		JACKSONVILLE	FL	32206
132034 0000	VOGEL GREGORY		1411 CRIMSON CREEK DR		DURHAM	NC	27713-8219
	WE MAKE THE SHIRTS	DAWN CURLING	822 A PHILLIP RANDOLPH BV		JACKSONVILLE	FL	32206
113532 0000	WILLIAMS REGINIA D		1158 E 16TH ST		JACKSONVILLE	FL	32206-3211
113495 0000	WILSON PECK CALIFORNIA TRUST NO 2422		9823 TAPESTRY PARK CIR	UNIT 118	JACKSONVILLE	FL	32246

G.

Certificates of Appropriateness



IACKSONVILLE HISTORIC PRESERVATION COMMISSION

COA-24-31433 2131 St Johns Avenue

October 23, 2024

Report of the Jacksonville Planning and Development Department Certificate of Appropriateness Application COA-24-31433

<u>Address</u>: 2131 St Johns Avenue, RE# 090506-0000

Location: North side of St Johns Avenue, between Copeland Street and Goodwin Street

Owner: Charles Sessa

The Tides Group, LLC

1100 Kings Road, P.O. Box 43611 Jacksonville, Florida 32203

Applicant: Same as Owner

<u>Year Built</u>: c. 1928 (Florida Master Site File)

<u>Designation</u>: St Johns Quarter; Contributing

Request: Alteration - Window Replacement

Summary Scope of Work:

1. Replacement of eighteen (18) wood 1-over-1 windows with an Acclaim Fibrex 1-over-1 replacement product

Recommendation: Deny

PROJECT DESCRIPTION

COA-24-31433 is for the replacement of eighteen (18) windows on a contributing two-story structure within the Riverside Avondale Historic District. Located on an interior lot, the residential structure is a Masonry Vernacular style home that can be characterized by its red brick exterior, shingled hip and valley roof, concrete arch doorway, and 1-over-1 windows. As proposed, the applicant is seeking to replace eighteen (18) original wood windows with a 1-over-1 Acclaim Fibrex window product.

According to the applicant, the eighteen (18) subject windows have a few panes made of plexiglass, have broken and missing glass, and have rot. During the site visit at the property, the applicant stated that no repair attempts have been made. The subject windows did not appear to show signs of irreparability. Staff recommends cleaning the windows using non-abrasive cleaning methods, replacing the few plexiglass panes with new glass, replacing broken glass panes, removing vines that have grown inside glass pane gaps, repairing wood, putty, pulleys and

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painting—which can all be approved administratively. It is Staff's recommendation that this scope of work is denied as the windows are not beyond reasonable repair.



STAFF SUMMARY AND ANALYSIS

Staff considered the applicable Design Guidelines for the Riverside Avondale Historic District and the Ordinance Code criteria found in Sections 307.106(k) and 307.106(l). The following is Staff's analysis:

- Based on the records found by Staff, few alterations have occurred on the structure throughout the years. The structure currently has a total of thirty-four (34) wood 1-over-1 windows. Under previously approved COA-24-31152, the applicant was administratively approved for replacement of sixteen (16) irreparable wood windows and other alterations. The sixteen (16) windows that were previously approved for replacement are not included in subject application COA-24-31433.
- There are no records showing that any of the eighteen (18) windows have been replaced. The Florida Master Site File recorded in 1981 shows that the structure was built in 1928 and had wood 1-over-1 windows at the time of recording.
- The applicant is claiming that the eighteen (18) wood windows are irreparable due to a few panes made of plexiglass, a few broken and missing glass panes, and rot. However, Staff believes that the eighteen (18) windows are not beyond reasonable repair and recommends initiating window repair techniques to remedy the issues. Additionally, since there is no documentation of the eighteen (18) wood windows ever being replaced, it is Staff's opinion that these windows have gained historic significance. Replacing historic wood windows which are not beyond reasonable repair would remove and replace a large portion of the character of the structure. This is inconsistent with Section 307.106(I)(2), which states, "The distinguishing original qualities or

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character of a building, structure, or site shall not be destroyed. The removal or alteration of any historic material or distinctive architectural features shall be avoided when possible." and inconsistent with Section 307.106(I)(6) which states, "Deteriorated architectural features shall be repaired rather than replaced, wherever possible." It is also inconsistent with Section 307.106(I)(4), which states, "Changes which may have taken place in the course of time are evidence of the history and development of a building, structure, or site. These changes may have acquired significance in their own right, and this significance shall be recognized and respected."

- Staff does not have an objection towards the proposed replacement material; however, Section 307.106(I)(6) states, "Deteriorated architectural features shall be repaired rather than replaced whenever possible." The applicant has stated that no repair attempts have been made. Staff finds that the windows are in a repairable condition and are not in need of replacement. Replacement would be inconsistent with Section 307.106(I)(6) and the Design Guidelines.
- Historic wood windows are a significant part of the architectural character of a structure and its contribution to the district. The Design Guidelines section on Windows notes, "Windows in the districts are often important stylistic elements." They are a characterdefining feature and the loss of historic wood windows when their replacement is not necessary is inconsistent with Sections 307.106(k)(1 and 3) and 307.106(l)(4).
- Based on the site visit conducted on September 6, 2024, by Staff and the pictures submitted by the applicant, Staff determined the windows were in a repairable condition and would need minor repairs for cleaning, a few gaps, and a few glass pane replacements. Staff has come to the determination that after some reasonable repairs, the windows should be operational and fully functional.
- Denial of the application would result in a new COA application to repair the sixteen (16) historic wood windows, which can be considered administratively.

For these reasons, it is the position of the Planning and Development Department that the proposed work is inconsistent with:

- 1. Section 307.106(k) General Standards: 1 and 3
- 2. Section 307.106(I) Guidelines on "Alterations": 2, 4, and 6
- 3. Historic District Design Guidelines, Section on "Windows, Awning, and Shutters"

CODE CRITERIA AND DESIGN GUIDELINES

General Criteria

- 307.106(k)(1) The effect of the proposed work on the landmark, landmark site or property within an historic district upon which such work is to be done;
- 307.106(k)(3) The extent to which the historic, architectural, or archaeological significance, architectural style, design, arrangement, texture and materials of the landmark or the property will be affected;

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Alterations

- 307.106(I)(2) The distinguishing original qualities or character of a building, structure, or site shall not be destroyed. The removal or alteration of any historic material or distinctive architectural features shall be avoided when possible.
- 307.106(l)(4) Changes which may have taken place in the course of time are evidence of the history and development of a building, structure, or site. These changes may have acquired significance in their own right, and this significance shall be recognized and respected.
- 307.106(I)(6) Deteriorated architectural features shall be repaired rather than
 replaced, wherever possible. In the event replacement is necessary, the new material
 shall match the material being replaced in composition, design, color, texture, and other
 visual qualities. However, technologically advanced materials shall be considered and
 used as replacement alternatives. Repair or replacement of missing architectural
 features shall be based on accurate duplications of features, substantiated by historical,
 physical, or pictorial evidence rather than on conjectural designs or the availability of
 different architectural elements from other buildings or structures.

Historic District Design Guidelines, "Windows, Awnings, and Shutters"

- Standard 2: The historic character of a property shall be retained and preserved. The
 removal of historic materials or alteration of features and spaces that characterize a
 property shall be avoided.
- Standard 6: Deteriorated historic features shall be repaired rather than replaced. Where
 the severity of deterioration requires replacement of a distinctive feature, the new
 feature shall match the old in design, color, texture and other visual qualities and, where
 possible, materials.
- Windows, Recommendation #1: "Retain and repair window openings, frames, sash, glass, lintels, sills, pediments, architraves, hardware, awnings and shutters where they contribute to the architectural and historic character of the building."
- Windows, Recommendation #2: "Improve the thermal performance of existing windows and doors through adding or replacing weather-stripping and adding storm windows which are compatible with the character of the building and which do not damage window frames."
- Windows, Recommendation #3: "Replace missing or irreparable windows on significant elevations with new windows that match the original in material, size, general muntin and mullion proportion and configuration, and reflective qualities of the glass."

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- Windows, Avoid #3: "Removing window features that can be repaired where such features contribute to the historic and architectural character of a building."
- Windows, Avoid #6: "Replacing windows that contribute to the character of a building with those that are incompatible in size, configuration, and reflective qualities or which alter the setback relationship between window and wall."

LOCATION MAP



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PICTURE OF SUBJECT PROPERTY WITH POSTED SIGN



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SITE VISIT OF SUBJECT PROPERTY ON SEPTEMBER 6, 2024





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Windows #2 and #3





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Window #8



Window #9



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Window #10



Window #11



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Window #12



Window #13



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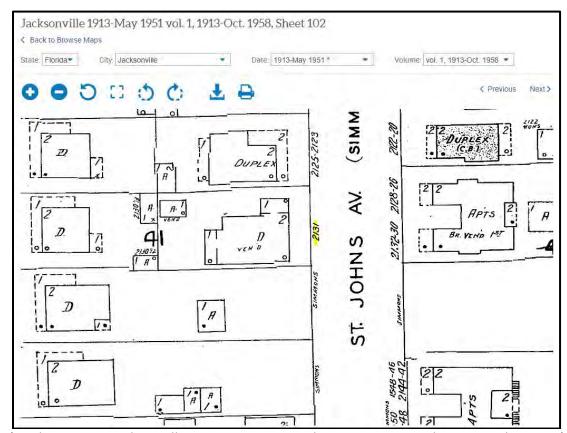


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SANBORN MAP OF SUBJECT PROPERTY



(Sanborn Map, Jacksonville 1913-May 1951 Volume 1, 1913-October 1958, Sheet 102)

Page 16 of 16 COA-24-31433

STATE OF FLORIDA
DEPARTMENT OF STATE
Division of Archives, History
and Records Management

FLORIDA MASTER SITE FILE

and Records Management	γ Site	Inventor	v Form	F	DAHRM	802 = =
DS-HSP-3AAA	Rev. 3-79	•		`.		1009 = =
		•	9	Site No.		1009 = =
Site Name 2131 St	. Johns Aver	าเเอ	830 = =	Survey		820 = =
Address of Site: 213	<u>1 St. Johns</u>	Ave., Ja	ах., Г	la. 32	Date 8101 204	905 = =
Instruction for locating	North side	of St.	Johns	Avenue	he tween	Coodein
<u>and Copeland</u>	<u>Street</u>		_			813 = =
Location: Rivers	ide - I	The of Sh		Water	lot 3	868 = =
	sion name	bloci	(по,		lot no.	
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Address.	Toolegon	rille F	lonida	32204		
Type of Ownership	Dret mog					902 = =
Recorder:	MEDINALD, ANN-	270 = = R	ecolaling	Date		832 = =
Name & Title:	B VER. CE A	S RYES CO.	REMANDER			
Address:	2624 V	- L. E. 'ser, re y. ''	r N			
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☐ Good 863 = = [X Unaltered	858 = =	Culture/I	ognining Phase 3	<u>erican</u>	840 = =
☐ <u>Fair</u> 883 = = 】	Original Site		Period &	Oth Co	ntury	845 = =
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	Restored () (Date:					
l	☐ <u>Moved (</u>) (Date:	X)858 ==				
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911 = =

ARCHITECT				872 = =
BUILDER			<u>-</u>	874 = =
STYLE AND/OR PERIOD Masonry Verr	nacular		· · · · · · · · · · · · · · · · · · ·	964 = =
PLAN TYPE Square		 		966 = =
EXTERIOR FABRIC(S) Brick: runni	.ng			854 = =
STRUCTURAL SYSTEM(S) Masonry: bri				856 = =
PORCHES N/stoop with hooded arch	on bracket	ខ		
				942 = =
FOUNDATION: Continuous: brick, br	ick, contir	เนอนธ		942 = =
ROOF TYPE: Hin				942 = =
SECONDARY ROOF STRUCTURE(S): Stoop	: hood			942 = =
CHIMNEY LOCATION: E/end, erterior				942 = =
WINDOW TYPE: DHS, 1/1, wood				942 = =
CHIMNEY: Brick				882 = =
ROOF SURFACING: File				882 = =
ORNAMENT EXTERIOR: Concrete				882 = =
NO. OF CHIMNEYS 1 952 = =	NO. OF STOP	NES	3	950 = =
NO. OF DORMERS				954 = =
Map Reference (incl. scale & date)				
			•	809 = =
Latitude and Longitude:				
· · · · · · · · · · · · · · · · · · ·		<i>"</i>		800 = =
Site Size (Approx. Acreage of Property): LT1	······································			833 = =
	1 +			٦
LOCATION SKETCH OR MAP N	Township	Range	Section	
	25	26Ŀ	56	1
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RIVERSIDE AUE	O TWI COOLUIT	iates;		
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	Zone Easting	Northing		
8 3 3 8 3 3				
मा वापन की वाका				
S				
3 Johns Ave				
Block 41				
Numbers				860 = =

Contact Print



City of Jacksonville, Florida

Planning and Development Department

Community Planning Division 214 North Hogan Street, Suite 300 Jacksonville, FL 32202 (904) 255-7800 www.coj.net

ONE CITY. ONE JACKSONVILLE.

Date:

Address:

	TING AFFIDAVIT FOR APPLICATION FORWARDED TO TORIC PRESERVATION COMMISSION
Date: 10/16/2024	COA#: 31433
2131 Saint Johns Ave	Owner: The Tides Group LLC
Jacksonville, FL 32204	

As required by Sec.	307.106.(f) of the City of Jacks	sonville Ordinance Code: The applicant for a certificate of
		re than 200 feet along all street sides of land upon which the
		nage should be posted at least 14 days prior to the scheduled
		n a public street, the signs shall be erected on the nearest street erally the direction and distance to the land upon which the
		en filed, or at such other locations and at such intervals, as
		ent, as will ensure that the signs will be seen by as many persons
		nt until a final determination has been made by the Commission
on the application for	r a certificate of appropriateness.	If the signs are not posted within the time requirements, the
		action shall be taken until proper posting is accomplished. The
signs shall be remove	d by the applicant within ten days a	itter fillal action.
		THE OF THE 15 AND THE STATE OF
I hereby attest that t	he attached pictures show the NOT	TICE OF PUBLIC HEARING SIGNS
provided to me for a	pplication 31433 w	ere posted on the property/site located at:
	190506-0000	
Real Estate Number(
21	31 Saint Johns	Avenue
Street Address	Jacksonville, FL	32204
City, State Zip Code		
D. J. a. J. Marrier	Charler	Sessa
Printed Name		
Signature	Ci	
	0.1100	21
Dated this 16 da	av of UCTODEC	20 24.

a certificate of upon which the



Department of State / Division of Corporations / Search Records / Search by Entity Name /

Detail by Entity Name

Foreign Limited Liability Company THE TIDES GROUP. LLC

Filing Information

Document Number M24000003068

FEI/EIN Number NONE

Date Filed 03/06/2024

State DE

Status ACTIVE

Principal Address

1100 KINGS RD., PO BOX 43611 JACKSONVILLE, FL 32203

Mailing Address

1100 KINGS RD., PO BOX 43611 JACKSONVILLE, FL 32203

Registered Agent Name & Address

ROMANELLO, DUANE 1919 BLANDING BLVD. JACKSONVILLE, FL 32210 Authorized Person(s) Detail

Name & Address

Title MGR

SESSA, CHARLES E, III 1100 KINGS RD., PO BOX 43611 JACKSONVILLE, FL 32203

Annual Reports

No Annual Reports Filed

Document Images

03/06/2024 -- Foreign Limited

View image in PDF format

Doc # 2024149175, OR BK 21119 Page 2228, Number Pages: 2, Recorded 07/11/2024 01:18 PM, JODY PHILLIPS CLERK CIRCUIT COURT DUVAL COUNTY RECORDING \$18.50 DEED DOC ST \$3325.00

Prepared by and return to: Duane C. Romanello, P.A. 1919 Blanding Boulevard Jacksonville, FL 32210 (904) 384-1441 File Number: 24-0959

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Warranty Deed

This Warranty Deed made this 9th day of July, 2024 between Thomas Hudson and Lyudmila Hudson, Husband and Wife whose post office address is P.O. Box 6027, Jacksonville, FL 32236-6027, grantor, and The Tides Group, LLC, a Florida Limited Liability Company, whose post office address is P.O. Box 43611, Jacksonville, FL 32203, grantee:

(Whenever used herein the terms "grantor" and "grantee" include all the parties to this instrument and the heirs, legal representatives, and assigns of individuals, and the successors and assigns of corporations, trusts and trustees)

Witnesseth, that said grantor, for and in consideration of the sum of TEN AND NO/100 DOLLARS (\$10.00) and other good and valuable considerations to said grantor in hand paid by said grantee, the receipt whereof is hereby acknowledged, has granted, bargained, and sold to the said grantee, and grantee's heirs and assigns forever, the following described land, situate, lying and being in **Duval County**, Florida to-wit:

The East 1/2 of the South 1/2 of Lot 3, SIMMONS SUBDIVISION OF BLOCK 41, RIVERSIDE, according to the map or plat thereof as recorded in Plat Book 2, Page 38, Public Records of Duval County, Florida.

Parcel Number: 090506-0000

Together with all the tenements, hereditaments and appurtenances thereto belonging or in anywise appertaining.

To Have and to Hold, the same in fee simple forever.

And the grantor hereby covenants with said grantee that the grantor is lawfully seized of said land in fee simple; that the grantor has good right and lawful authority to sell and convey said land; that the grantor hereby fully warrants the title to said land and will defend the same against the lawful claims of all persons whomsoever; and that said land is free of all encumbrances, except taxes accruing subsequent to 12/31/2023.

***Continued on Second Page ***

SIGNATURE PAGE OF THOMAS HUDSON AND LYUDMILA HUDSON

In Witness Whereof, grantor has hereunto set grantor's hand and seal the day and year first above written.

Signed, sealed and delivered in our presence:

Witness	- In

Printed Names 10

Witness

Printed Name:

P.O. Address: 19/9

Lyudmila Hudson

State of Florida County of Duval

The foregoing instrument was acknowledged before me by means of [7] physical presence or [_] online notarization, this 9th day of July, 2024 by Thomas Hudson and Lyudmila Hudson who [] are personally known or have produced drivers' licenses as identification.

[Seal]

DAWN L. TERRY Commission # HH 426892 Expires November 27, 2027 Notary Public Print Name:

My Commission Expires:

Park to the second of the seco



City of Jacksonville Planning & Development Department 214 N. Hogan Street, Suite 300 Jacksonville, Florida 32202

AFFIDAVIT OF PROPERTY OWNERSHIP AND DESIGNATION OF AGENT Corporation/Partnership/Trust/Other Entity

	Charles Sessa
Ov	wner Name
	2131 Saint Johns Avenue Jax F1 32204
Ac	ldress(es) for Subject Property
	090506-0000
Re	eal Estate Parcel Number(s) for Subject Property
	Bryce Krampert, Esq.
Ar	pointed or Authorized Agent(s)
	Power of Attorney For COA# 31433
Ту	rpe of Request(s)/Application(s)
ST	DUNTY OF Prval
C	DUNTY OF Drval
BE	EFORE ME, the undersigned authority, this day personally appeared
he	reinafter also referred to as "Affiant", who being by me first duly sworn, under oath, deposes and states as follows
1.	Affiant is the
	described above and more specifically in the attached legal description (the "Subject Property"), which property is the subject of the above-noted request(s)/application(s) being made to the City of Jacksonville.*
2.	Affiant affirms that he/she is authorized to execute this Affidavit on behalf of the aforesaid Entity.
3.	That I, the undersigned, as an authorized representative of the Entity, have appointed, and do hereby appoint, the above-noted person(s)/entity as agent(s) to act on behalf of said Entity in connection with the above-referenced request(s)/application(s). Said agent(s) is/are authorized and empowered to act as agent to file application(s) for land use amendment(s), rezoning(s), and/or other development permits for the Subject Property and, in connection with such authorization, to file such applications, papers, documents, requests and other matters necessary to effectuate and pursue such requested change(s) and/or development permit(s) and including appearances before all City boards, commissions or committees on behalf of the application(s).

PREVIOUS VERSIONS OF THIS FORM ARE OBSOLETE

- 4. Affiant further acknowledges that any change in ownership of the Subject Property and/or the designated agent(s) that occur prior to the date of final public hearing or City Council action on the application(s) associated herewith shall require that a new Affidavit of Property Ownership and Designation of Agent be submitted to the City of Jacksonville Planning and Development Department to reflect any such changes.
- 5. I acknowledge and affirm that I am familiar with the nature of an oath and with the penalties provided by the laws of the State of Florida for falsely swearing to statements under oath. Under penalty of perjury, I hereby declare that I have examined this Affidavit and to the best of my knowledge and belief, it is true, correct and complete.

FURTHER AFFIA	NT SAYETH N	AUGHT.
	Cu	/
Signature of Affiant		
	Charles	Segga
Printed/Typed Name	of Affiant	

NOTARIAL CERTIFICATE

<u>October</u>	ne by means of A physical presence or 1 2024, by Charles Sessa for 2131 St. Johns Ave	
known to me or □ has produced i	dentification and who took an oath.	7 4 4 7 7 7 7 7 7 7 7 7 7 7 7 7 7 7 7 7
Type of identification produced _		2.
Notary Pu Commi My Comm	AH MONAGHAN blic - State of Florida Printed/Typed N	ignature Nona ghan Name - Notary Public expires: July 10th, 2026

NOTE: APPLICATIONS SUBMITTED WITH AN INCORRECTLY COMPLETED, INCOMPLETE, OR ALTERED AFFIDAVIT OF PROPERTY OWNERSHIP AND DESIGNATION OF AGENT FORM(S) WILL NOT BE PROCESSED.

PREVIOUS VERSIONS OF THIS FORM ARE OBSOLETE

^{*} Affiant shall provide documentation illustrating that Affiant is an authorized representative of the entity-owner of the Subject Property. This may be shown through a corporate resolution, power of attorney, printout from Sunbiz.org, trust agreement, etc.

COJ Window Survey Form - Cover Page

Required Documents

Completed window survey form list to include ALL windows on the structure (often requires multiple pages)

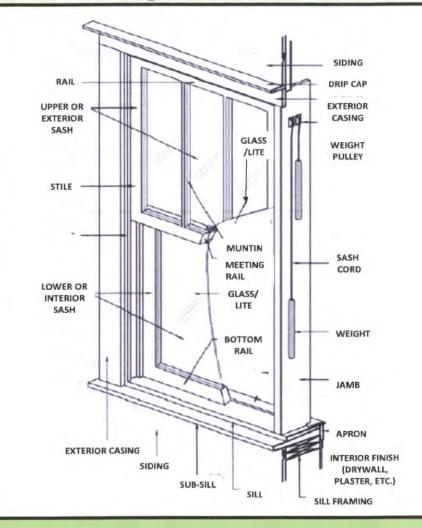
Photographs or drawings of each side of the structure with all windows numbered to correspond with the "Window #" in the survey form list

Close-up detailed numbered photos showing all damage identified in the window survey form list

Proposed replacement window product material (wood, vinyl, clad, etc.) and exterior grid pattern (3/1, 4/4, 6/6, 1/1, etc)

* Please note that if one of the required documents is not submitted with the application, it will cause a delay in the review/process time.

- 1	roject Information	Definitions			
32	Total number of window openings		Historic Windows: Windows that have been on the structure for 50 or		
32	Number of windows that will be replaced		more years. Non-Historic Windows:		
32	Number of historic/original windows		Replacement windows that have been on the structure for less than 50 years		
0	Number of non-historic windows		Original: Windows that were installed when the structure was		
7 0	Exterior window sill depth in inches (Window Recession)		originally constructed. Sill Depth: How deep into the wall plane a window is recessed		



Authorization

I hereby certify that I have read and understand the information contained in the Window Survey Form and the HPS Window Supplement, that I am the owner or authorized agent for the owner with authority to complete this Form, and that all of the information contained in this application, including the attachments, is true and correct to the best of my knowledge.

Owner		Applicant or Agent (if different than
Print name:	The Tides Group LLC	Print name:
Signature:	Cu	Signature:

Version January 2024

Email: historicpreservation@coj.net

City of Jacksonville - Planning and Development Department - Historic Preservation Section

owner)

COJ Window Survey Form – Page # ____ out of ____

Window#		Exi	sting (Example	e)		Proposed (Example)			
0	Material:	Dimensions:	Pattern:	Condition:	Damage:	Scope of Work	Material:	Dimensions:	Pattern:
0	Wood	30 x 62	4/4	Bad	Termites	Replace Window	Wood	30 x 62	4/4
Additional Info:	Based on the	e attached photo	os and termite	report, this win	idow is extrem	nely rotted and cann	not be repairer	d.	
Window #			Existing				Propose	ed	
1	Material:	Dimensions:	Pattern:	Condition:	Damage:	Scope of Work	Material:	Dimensions:	Pattern:
	Wood	60×30	l over 1	Bad	Broken Rott	ed Replace	(omposite	60 x30	lover
Additional Info:			New	photos pro	wided				
Window #			Existing				Propos	ed	
2	Material:	Dimensions:	Pattern:	Condition:	Damage:	Scope of Work	Material:	Dimensions:	Pattern:
-	Wood	68 x 28	1 over 1	Bad	Broken/rotted	heplace	Composite	60×28	1 over 1
Additional Info:			N	iew photos	5 provide	ي ك	,		
Window #			Existing				Propos	ed	
3	Material:	Dimensions:	Pattern:	Condition:	Damage:	Scope of Work	Material:	Dimensions:	Pattern:
	Wood	60×28	10101	Bad	Broken/Rotted	Replace	Composite	60×28	lover
Additional Info:				,		ovided			
Window #			Existing				Propos	ed	
4	Material:	Dimensions:	Pattern:	Condition:	Damage:	Scope of Work	Material:	Dimensions:	Pattern:
	Wood	62×28	10101	Bad	Broken/rotted	heplace	Composite	67+28	l over [
Additional Info:	adm	ninistratively	approved		placement				
Window #			Existing				Propos	ed	
5	Material:	Dimensions:	Pattern:	Condition:	Damage:	Scope of Work	Material:	Dimensions:	Pattern:
J	Mood	62×28	1 2005 1	Bad	Brokenfrotted	heplace	Composite	62×28	lovel
Additional Info:	124	ministrativel	y approved	1 .	gavement	-			

COJ Window Survey Form - Page # ____ out of ____

Window #			Existing				Propos	ed		
1	Material:	Dimensions:	Pattern:	Condition:	Damage:	Scope of Work	Material:	Dimensions:	Pattern:	
Ь	bood	62×28	1 over 1	Bad	Broken rotted	Replace	Composite	62x28	lover	
Additional Info:	0	administrati								
Window #			Existing			Proposed				
7	Material:	Dimensions:	Pattern:	Condition:	Damage:	Scope of Work	Material:	Dimensions:	Pattern:	
	Wood	62×28	l over 1	Bod	Broker roted	Replace	Composite	62428	lover	
Additional Info:		administr	atively a	approved	for replan	cement				
Window #			Existing			Proposed				
0	Material:	Dimensions:	Pattern:	Condition:	Damage:	Scope of Work	Material:	Dimensions:	Pattern:	
8	Wood	60×3[lover 1	Bad	Broke Trifed	Replace	Composite	60×31	lovel	
Additional Info:			New	photos ,	provided					
Window #			Existing			Proposed				
9	Material:	Dimensions:	Pattern:	Condition:	Damage:	Scope of Work	Material:	Dimensions:	Pattern:	
	Wood	60×31	10001	1 Bad	Broken Botter	Replace	Composite	60 x 31	1000	
Additional Info:			N	ew photos	s provide	d				
Window#			Existing			Proposed				
10	Material:	Dimensions:	Pattern:	Condition:	Damage:	Scope of Work	Material:	Dimensions:	Pattern:	
lo	Wood	15x0h	10001	Bad	Broker Rotted	Leplace	Composite	40 × 27	1 pour	
Additional Info:				New pho	tox prov	nded				
			Evicting	V	Proposed					
Window#			Existing				1			
	Material:	Dimensions:	Pattern:	Condition:	Damage:	Scope of Work	Material:	Dimensions:	Pattern:	
Window#	Material:	Dimensions:		Condition:	Damage: Bloken Coffed		Material: Composite	Dimensions:	Pattern:	

COJ Window Survey Form – Page # ____ out of ____

Window#			Existing		Proposed							
	Material:	Dimensions:	Pattern:	Condition:	Damage:	Scope of Work	Material:	Dimensions:	Pattern:			
12	Wood	60×31	loverl	Bad	Broken frotted	heplace	Composite	60×31	1 ove			
Additional Info:		administ	radively	approved	acem ent							
Window#			Existing			Proposed						
12	Material:	Dimensions:	Pattern:	Condition:	Damage:	Scope of Work	Material:	Dimensions:	Pattern:			
13	Wood	60×31	lover	Bad	Birken Rotted	Reglace	Composite	60×31	lover 1			
Additional Info:		adminis	statively	approved	for repl	lacement						
Window#			Existing			Proposed						
1.1	Material:	Dimensions:	Pattern:	Condition:	Damage:	Scope of Work	Material:	Dimensions:	Pattern:			
14	Wood	60×28	lover 1	Bad	Broker rotted	Replace	Composite	60728	1000			
Additional Info:			New 1	photox p	rovided							
Window#			Existing			Proposed						
15	Material:	Dimensions:	Pattern:	Condition:	Damage:	Scope of Work	Material:	Dimensions:	Pattern:			
10	Wood	40 + 27	lover1	Bad	Broken Gotted	heplace	Composite	40 x 27	1 2081			
	V -	00 1 %		New photor provided								
Additional Info:		00 1 00		New ph	otor pre	babiro						
Additional Info: Window#		00100	Existing	New ph	otor pre	bybivo	Propos	ed				
Window#	Material:	Dimensions:		New ph	Damage:	Scope of Work	Propos Material:	ed Dimensions:	Pattern:			
			Existing	,				Dimensions:	Pattern:			
Window#	Material:	Dimensions:	Existing Pattern:	Condition:	Damage:	Scope of Work	Material:	Dimensions:	, ,			
Window#	Material:	Dimensions:	Pattern:	Condition:	Damage: Broken (rotted	Scope of Work	Material:	Dimensions:	, ,			
Window # Additional Info: Window #	Material:	Dimensions:	Pattern:	Condition:	Damage: Broker/rotted sed For Damage:	Scope of Work Phylade Captacement Scope of Work	Material: Composite	Dimensions:	, ,			
Window #	Material:	Dimensions: 41 × 27 adm Dimensions: 41 + 27	Pattern: over in istrative: Existing	Condition: Bad Condition: Bad	Damage: Broker/rotted	Scope of Work Phylade Captacement Scope of Work	Material:	Dimensions:	loved			

COJ Window Survey Form - Page # ____ out of ____

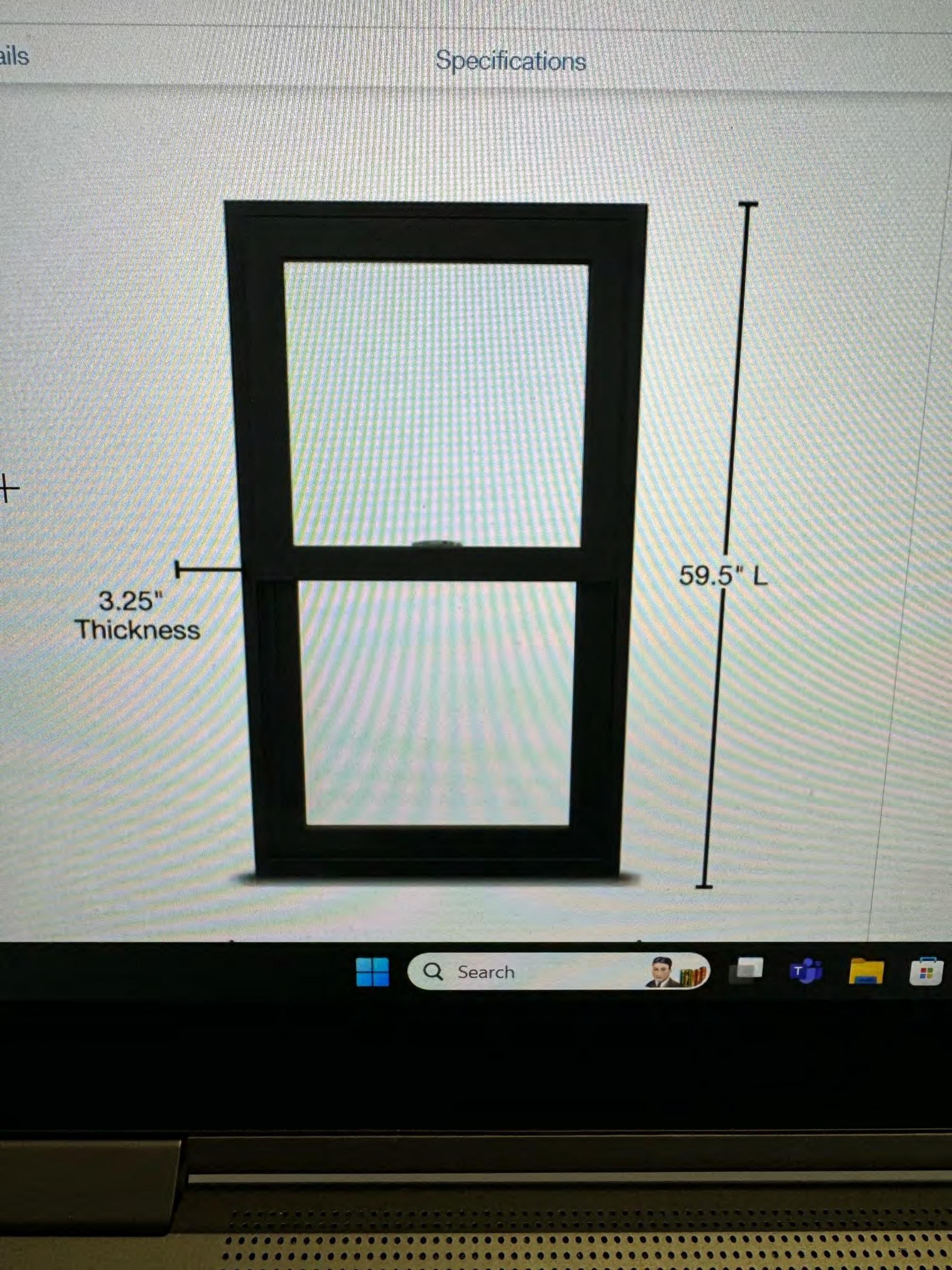
Window#			Existing		Proposed					
1.6	Material:	Dimensions:	Pattern:	Condition:	Damage:	Scope of Work	Material:	Dimensions:	Pattern:	
18	Wood	30×78	Window Door	Bad	Broken (Hed	heplace Bebrilt	Composite	30×32	lover	
Additional Info:	New	window i	administ	tratively	approve	d for repla	cement			
Window #			Existing	,	Proposed					
19	Material:	Dimensions:	Pattern:	Condition:	Damage:	Scope of Work	Material:	Dimensions:	Pattern:	
19	Wood	30×78	Window Door	Bad	Bisker Irotted	Replace Robvild	(omposite	30432	1 200	
Additional Info:	Ne	ew winde	w; adm	inistrativ	cly appr	roved for ro	placeme	nt		
Window #			Existing			Proposed				
26	Material:	Dimensions:	Pattern:	Condition:	Damage:	Scope of Work	Material:	Dimensions:	Pattern:	
	Wood	30×78	Window Door	Bad	Broken I rotted	Replace	Composite	30×78	French Door	
Additional Info:	Nev dool; administratively approved for replacement									
		10 /0 KON	- oralinit	1 31,000	9 - 9010	2500 11. 14	(E IV			
Window#		75 (0 4000	Existing	Typoct of	of Abro	Sea in iq	Propos			
	Material:	Dimensions:		Condition:	Damage:	Scope of Work			Pattern:	
Window# 2١	Material:	Dimensions:	Pattern:	Condition:	Damage: Bioker rated	Scope of Work Replace	Propos Material: (omposite	Dimensions: るとて多	Pattern: Fiend Dow	
		Dimensions:	Pattern:	Condition:	Damage: Bioker rated	Scope of Work	Propos Material: (omposite	Dimensions: るとて多		
21		Dimensions:	Pattern:	Condition:	Damage: Bioker rated	Scope of Work Replace	Propos Material: (omposite	Dimensions:		
2\ Additional Info: Window#		Dimensions:	Pattern: Window Door	Condition:	Damage: Bioker rated	Scope of Work Replace	Proposi Material: (omposite eplaceme	Dimensions:		
2 \ Additional Info:	Wood	Dimensions: 30x78 New 200	Pattern: Window Door (admin	Condition: Bad istrative	Damage: Birker/rated	Scope of Work Replace Scope of Work	Propos Material: (omposite colaccne Propos	Dimensions: 30×78	Frenc Dowl	
2\ Additional Info: Window#	Wood Material:	Dimensions: ラウィア8 New 200 Dimensions:	Pattern: Window Door (admin Existing Pattern:	Condition: Bad Condition: Bad	Damage: Broker reflect Damage:	Scope of Work Replace wed For a Scope of Work Replace	Propos Material: (omposite colaccoe Propos Material:	Dimensions:	Fier Dow	
Additional Info: Window# 22	Wood Material:	Dimensions: ラウィア8 New 200 Dimensions:	Pattern: Window Door (admin Existing Pattern:	Condition: Bad Condition: Bad	Damage: Broker rotter Damage: Dioker rotter	Scope of Work Replace wed For a Scope of Work Replace	Propos Material: (omposite colaccoe Propos Material:	Dimensions: 30×78 At ed Dimensions: 66×31	Fier Dow	
Additional Info: Window # 22 Additional Info: Window #	Wood Material:	Dimensions: ラウィア8 New 200 Dimensions:	Existing Pattern: Window Door (admin Existing Pattern:	Condition: Bad Condition: Bad	Damage: Birker rated Damage: Dirker rated Damage: Dirker rated	Scope of Work Replace wed For a Scope of Work Replace	Propos Material: (omposite Colaccne Propos Material: Lomposite	Dimensions: 30×78 At ed Dimensions: 66×31	Fier Dow	
Additional Info: Window# 22 Additional Info:	Material:	Dimensions: 30x78 New 200 Dimensions:	Existing Pattern: Window Door Cadmin Existing Pattern: Dues 1 Existing	Condition: Bad Condition: Bad New phot	Damage: Broken/ration Damage: Dioken/ration	Scope of Work Replace Scope of Work Replace ided	Propos Material: (omposite enlace Propos Material: Lomposite Propos	Dimensions: 30178 At ed Dimensions: 66×31	Pattern:	

COJ Window Survey Form – Page # ____ out of ____

Window #			Existing		Proposed					
	Material:	Dimensions:	Pattern:	Condition:	Damage:	Scope of Work	Material:	Dimensions:	Pattern:	
24	Wood	40×27	1 over 1	Bad	Broken rotted	Beolace	(omposite	40427	10001	
Additional Info:	Journal		inistration			or replacen	-		,,,,,,	
Window#			Existing		Proposed					
25	Material:	Dimensions:	Pattern:	Condition:	Damage:	Scope of Work	Material:	Dimensions:	Pattern:	
<i>U</i>)	Wood	40 827	l over 1	Bad	Broken (sotted	Replace	Composite	40427	Lover	
Additional Info:		New photos provided								
Window #			Existing		Proposed					
26	Material:	Dimensions:	Pattern:	Condition:	Damage:	Scope of Work	Material:	Dimensions:	Pattern:	
24	Mood	68×75	1 over 1	Bad	Broken rotted	Reglace	Composite	68×75	love!	
Additional Info:	tech	nically 2	l windows	(; adm	inistrative		d for r	eplacemen	nt	
Window #			Existing		Proposed					
20										
00	Material:	Dimensions:	Pattern:	Condition:	Damage:	Scope of Work	Material:	Dimensions:	Pattern:	
27	Material:	Dimensions:	Pattern:	Condition:	Damage: Broken/Whed	Scope of Work Replace	Material:	Dimensions:	Pattern:	
Additional Info:		40+27		Bad	Broke rosted	Reglace	Composite	40427		
		40+27	loverl	Bad		Reglace	Composite	40427		
Additional Info:		40+27	l over l administra	Bad	Broke rosted	Reglace	Composite	40427		
Additional Info:	Wood	40+27	l over l administra Existing	Bad	Bioher when	Acceptance Accept	Composite accment Propos	40×27	lovel	
Additional Info:	₩ იი ბ Material:	المحدد ا	Lover l administra Existing Pattern:	Bad whively Condition:	Bloke listed approve Damage: Bloke listed	Scope of Work Replace	Composite accment Propos Material:	ed Dimensions:	Pattern:	
Additional Info: Window #	₩ იი ბ Material:	المحدد ا	Lover l administra Existing Pattern:	Bad condition:	Damage: Broken rotted	Scope of Work Replace	Composite accment Propos Material:	ed Dimensions:	Pattern:	
Additional Info: Window # 28 Additional Info: Window #	₩ იი ბ Material:	Dimensions: UNX27 Dimensions:	Lover L administra Existing Pattern: Lover L Ne Existing Pattern:	Bad condition:	Damage: Dougle Damage: Dougle Damage:	Scope of Work Replace	Proposite Propos Material:	ed Dimensions:	Pattern:	
Additional Info: Window # 28 Additional Info:	Material:	Dimensions:	Lover L administra Existing Pattern: Lover L Ne Existing Pattern:	Bad chively Condition: Bad w photos	Damage: Broken rotted Dougle	Scope of Work Replace	Proposite Accment Propos Material: (omposite Propos	ed Dimensions:	Pattern:	

COJ Window Survey Form – Page # ____ out of ____

Window #			Existing				Propos	sed			
30	Material:	Dimensions:	Pattern:	Condition:	Damage:	Scope of Work	Material:	Dimensions:	Pattern:		
70	DooN	40+27	lover	Bad	Broken rotted	heolace	Composite	404-27	lever		
Additional Info:											
Window#			Existing			Proposed					
21	Material:	Dimensions:	Pattern:	Condition:	Damage:	Scope of Work	Material:	Dimensions:	Pattern:		
31	200 late	60×31	lover	Bad	Broken rotted	Replace	Composite	60431	lovel		
Additional Info:											
Window#			Existing			Proposed					
22	Material:	Dimensions:	Pattern:	Condition:	Damage:	Scope of Work	Material:	Dimensions:	Pattern:		
32	Wood	60×31	lover1	Bad	Broker litted	heplace	Composite	60 731	10001		
Additional Info:											
Window#			Existing			Proposed					
	Material:	Dimensions:	Pattern:	Condition:	Damage:	Scope of Work	Material:	Dimensions:	Pattern:		
	N/A			N/A	None	N/A	N/A				
Additional Info:											
Window #			Existing				sed				
	Material:	Dimensions:	Pattern:	Condition:	Damage:	Scope of Work	Material:	Dimensions:	Pattern:		
	N/A			N/A	None	N/A	N/A				
Additional Info:											
Window #			Existing				Proposed				
	Material:	Dimensions:	Pattern:	Condition:	Damage:	Scope of Work	Material:	Dimensions:	Pattern		
	N/A			N/A	None	N/A	N/A				
Additional Info:											

























































































COA-24-31169 2351 Riverside Avenue

October 23, 2024

Report of the Jacksonville Planning and Development Department Certificate of Appropriateness Application COA-24-31169

Address: 2351 Riverside Avenue, RE# 090640-0000

<u>Location</u>: North side of Riverside Street, between Stockton Street and Osceola Street

Owner: Jon Barker

Wind 101, LLC

4530-15 St. Johns Avenue, Suite 321

Jacksonville, Florida 32210

Applicant: Same as Owner

Year Built: c. 1913 (Florida Master Site File)

Designation: Riverside Avondale; Contributing

Request: Alteration - Reroof

Summary Scope of Work:

1. Replace the historic metal shingles with light gray composition shingles.

Recommendation: Deny



COA-24-31169 Page **1** of **7**

PROJECT DESCRIPTION

COA-24-31169 seeks to reroof a contributing residential structure within the Riverside Avondale Historic District. The proposed scope of work is to replace the historic metal shingles with light gray composition shingles. Metal roofs in this historic district are rare and treated with more sensitivity when reviewing appropriate replacement materials due to the contribution they have to the district's architectural diversity.

The structure is a two-story frame vernacular residence. The home was constructed around 1913 and is characterized by its Queen Anne influence, hip roof with a nested gable along the front elevation, asbestos shingles for exterior sheathing, two-over-two and one-over-one windows, metal shingled roof, and small front porch with Corinthian columns. With few alterations, Staff finds the structure to have retained most of its architectural integrity. Homes on this portion of the block have roofs with either composition shingles or clay tiles as the roofing material.

STAFF SUMMARY AND ANALYSIS

Staff considered the applicable Design Guidelines for the Riverside Avondale Historic District and the Ordinance Code criteria found in Sections 307.106(k) and 307.106(l). The following is Staff's analysis:

- Based on the Sanborn Map for the property (1913, Volume 1, Sheet 106), the primary structure had a metal shingled roof at the time of the survey. The Florida Master Site File conducted in 1981 for this property reaffirms the roofing type as metal shingles. Therefore, Staff believes the historic roofing material for this structure has always been metal shingles.
- In the Riverside Avondale Historic District, metal roofs are rare and given a level of review similar to requests to replace clay tile due to their texture, color, material, and impact the replacement product will have on the structure's appearance. If the applicant submits a future COA for roof replacement with a natural silver finished metal shingle, shingle stamped panel, 5-V crimp, or standing seam design, Staff can administratively approve those under the 2024 COA Matrix. As such, this request is inconsistent with Section 307.106(I)(2, 5, and 6).
- 307.106(I)(6) states that deteriorated architectural features shall be repaired rather than replaced, wherever possible. In the event replacement is necessary, the new material shall match the material being replaced in composition, design, color, texture, and other visual qualities. The proposed material would not be following these guidelines since the intent is to remove the existing metal shingles and replace it with a new alternative material, which would change the visual qualities of the current roof. Therefore, this scope of work is inconsistent with Standard 6 and 307.106(I)(6).
- The new shingle material would be incompatible with the structure since it has been found to historically have a metal roof. Furthermore, given the rarity of metal roofs throughout the District, Staff deems it one of the most character-defining features of this structure. Therefore, the proposed request is inconsistent with Standard 2, Section 307.106(I)(3) and 307.106(k)(1 and 2), which emphasize the importance of the proposed work on the property and the relationship between the proposed work with the district.

COA-24-31169 Page **2** of **7**

 Due to the rarity of the roof on this structure, Staff deems it one of the most characterdefining features of this structure. Therefore, replacing historic metal shingles with a light grey asphalt shingle is inconsistent with Standard 5 and the Historic District Design Guidelines, Section on "Roofs and Roof Surfaces."

For these reasons, it is the position of the Planning and Development Department that the proposed work is inconsistent with:

- 1. Section 307.106(k) General Standards: 1 and 2
- 2. Section 307.106(I) Guidelines on Alterations: 2, 3, 5 and 6
- 3. Historic District Design Guidelines, Section on "Roof and Roof Surfaces"
- 4. Secretary of Interior's Standards for Rehabilitation: 2, 5 and 6

CODE CRITERIA AND DESIGN GUIDELINES

General Criteria

- 307.106(k)(1) The effect of the proposed work on the landmark, landmark site, or property within an historic district upon which such work is to be done;
- 307.106(k)(2) The relationship between such work and other structures on the landmark site or other property in the historic district;

Alterations

- 307.106(l)(2) The distinguishing original qualities or character of a building, structure, or site shall not be destroyed. The removal or alteration of any historic material or distinctive architectural features shall be avoided when possible.
- 307.106(I)(3) Each building, structure, and site shall be recognized as a product of its own time. An alteration which has no historical basis and which seeks to create an earlier appearance shall be discouraged.
- 307.106(l)(5) Distinctive stylistic features or examples of skilled craftsmanship which characterize a building, structure, or site, shall be treated with sensitivity.
- 307.106(I)(6) Deteriorated architectural features shall be repaired rather than replaced, wherever possible. In the event replacement is necessary, the new material shall match the material being replaced in composition, design, color, texture, and other visual qualities. However, technologically advanced materials shall be considered and used as replacement alternatives. Repair or replacement of missing architectural features shall be based on accurate duplications of features, substantiated by historical, physical, or pictorial evidence rather than on conjectural designs or the availability of different architectural elements from other buildings or structures.

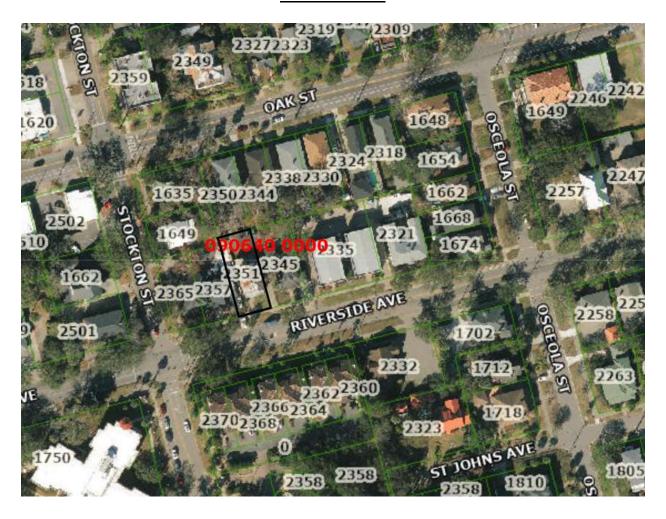
COA-24-31169 Page **3** of **7**

Historic District Design Guidelines, "Roofs and Roof Surfaces"

- Secretary of the Interior's Standard 2: The historic character of a property shall be retained and preserved. The removal of historic materials or alteration of features and spaces that characterize a property shall be avoided.
- Secretary of the Interior's Standard 5: Distinctive features, finishes and construction techniques or examples of craftsmanship that characterize a historic property shall be preserved.
- Secretary of the Interior's Standard 6: Deteriorated historic features shall be repaired rather than replaced. Where the severity of deterioration requires replacement of a distinctive feature, the new feature shall match the old in design, color, texture and other visual qualities and, where possible, materials.
- Recommend #3: "Replace deteriorated roof surfacing with new material, such as composition shingles or tabbed asphalt shingles, in dark shades that match the original in composition, size, shape, color, and texture."
- Avoid #2: "New materials, such as roll roofing, whose composition, size, shape, color, and texture alter the appearance of the building."

COA-24-31169 Page **4** of **7**

LOCATION MAP



COA-24-31169 Page **5** of **7**

PICTURE OF PROPERTY WITH POSTED SIGN



COA-24-31169 Page **6** of **7**

PROPOSED COMPOSITION SHINGLES

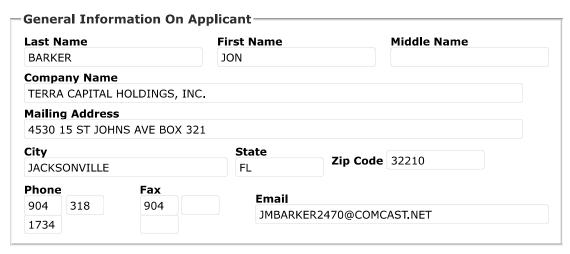


Page **7** of **7** COA-24-31169

Application For Certificate Of Appropriateness

Tracking # 31169 Application Status FOUND SUFFICIENT
Date Started 08/08/2024 Date Submitted 08/08/2024

Planning and Development Department Info COA# COA-24-31169 **Admin Review Admin Recommendation FORWARD Admin Date Of Action** 8/30/2024 Forwarded to JHPC **/ JHPC Meeting Date** 9/25/2024 **Staff Recommendation** N/A **JHPC Recommendation** N/A JHPC Date Of Action N/A **Admin Details** N/A **JHPC Details** N/A



General Information On Owner(s) Agent represents Owner Contractor Architect Consultant Other Middle Name **Last Name** First Name **BARKER** JON Company/Trust Name WIND 101 LLC **Mailing Address** 4530 15 ST JOHNS AVE BOX 321 State Zip Code City **JACKSONVILLE** FL 32210 **Phone** Email **Fax** JMBARKER2470@COMCAST.NET 9043181734 904

Property Appraiser's RE #(s) (10 digit number with a space #########)

Map RE#

2351

90640 0000	
ic District	
r	ric District

32204

Addition Information	
_	
Is this a violation? Check the box if it is.	
If you have been working with a planner choose one from the list	SABATO, ULISES

Reroof/Minor Repairs

RIVERSIDE AVE

For reroofs and minor repairs there are no required documents. However, once a planner is assigned and reviews the request, they may need additional documents or pictures to process your request.

Additional Documents Provided	

Application Certification -

For applications that can be approved administratively, there is no application fee.

For all applications that must go before the Historic Preservation Commission, a fee will be applied based on the type of work performed.

Application completeness review: All applications for Certificate of Appropriateness ("Application") will be reviewed for completeness by Planning and Development Department Staff. Any Application determined to be incomplete, will be returned to the applicant with comments detailing the deficiencies. No further action on the Application will take place until the application deficiencies are addressed. Once the Application is determined to be complete, Planning and Development Department Staff will prepare an invoice for the cost of the Application.

Payment deadline: The Invoice must be paid by the payment deadline in order to have the Application heard on the next scheduled Jacksonville Historic Preservation Commission

(JHPC) regular meeting. The payment deadline is outlined on the City of Jacksonville's Planning and Development Department Website. Only Complete Applications will be invoiced. It is for the benefit of the applicant to supply staff with a complete Application in advance of the payment deadline. Due to the complexity and volume of Applications received by the Planning and Development Department, there is no guarantee that COA Applications submitted on the day of the payment deadline will be heard at the next regular meeting of the JHPC.

I, hereby, certify that I am the owner or the authorized agent of the owner(s) of the property described herein, that all answers to the questions in this application and all information contained in the material attached to and made a part of this application, are accurate and true to the best of my knowledge and belief. I also attest by my signature that all required information for this application is completed and duly attached in the prescribed order. Furthermore, if the package is found to be lacking the above requirements, I understand that the application will be returned for correct information.

I UNDERSTAND THE ABOVE DISCLAIMER REGARDING APPLICATION REVIEW. AGREED TO AND SUBMITTED.

Property taxes are subject to change upon change of ownership.

- Past taxes are not a reliable projection of future taxes.
- The sale of property will prompt the removal of all exemptions, assessment caps and special classifications.

WIND 101 LLC 4530 15 SAINT JOHNS AVE SUITE 321 JACKSONVILLE, FL 32210

Primary Site Address 2351 RIVERSIDE AVE Jacksonville FL 32204-

Official Record Book/Page 16641-01637

<u>Tile #</u>

2351 RIVERSIDE AVE

Property Detail	
RE #	090640-0000
Tax District	USD1
Property Use	0800 Multi-Family Units 2-9
# of Buildings	1
Legal Desc.	For full legal description see Land & Legal section below
Subdivision	01556 RIVERSIDE
Total Area	6239
Characteristics	Historic Designation

The sale of this property may result in higher property taxes. For more information go to <u>Save Our Homes</u> and our <u>Property Tax Estimator</u>. 'In Progress' property values, exemptions and other supporting information on this page are part of the working tax roll and are subject to change. Certified values listed in the Value Summary are those certified in October, but may include any official changes made after certification <u>Learn how the Property Appraiser's Office values property.</u>

Value Summary

value Summary		
Value Description	2023 Certified	2024 In Progress
Value Method	CAMA	CAMA
Total Building Value	\$107,411.00	\$107,411.00
Extra Feature Value	\$1,343.00	\$1,343.00
Land Value (Market)	\$154,688.00	\$154,688.00
<u>Land Value (Agric.)</u>	\$0.00	\$0.00
Just (Market) Value	\$263,442.00	\$263,442.00
Assessed Value	\$243,610.00	\$263,442.00
Cap Diff/Portability Amt	\$19,832.00 / \$0.00	\$0.00 / \$0.00
<u>Exemptions</u>	\$0.00	See below
Taxable Value	\$243,610.00	See below

Taxable Values and Exemptions — In Progress

If there are no exemptions applicable to a taxing authority, the Taxable Value is the same as the Assessed Value listed above in the Value Summary box.

County/Municipal Taxable Value No applicable exemptions

SJRWMD/FIND Taxable Value No applicable exemptions

School Taxable Value No applicable exemptions

Sales History

Book/Page	Sale Date	Sale Price	Deed Instrument Type Code	Qualified/Unqualified	Vacant/Improved
<u>16641-01637</u>	10/22/2013	\$595,000.00	WD - Warranty Deed	Unqualified	Improved
11627-01423	1/21/2004	\$100.00	WD - Warranty Deed	Unqualified	Improved
<u>07018-00719</u>	12/21/1990	\$100.00	WD - Warranty Deed	Unqualified	Improved
03633-00789	12/10/1973	\$19,600.00	WD - Warranty Deed	Unqualified	Improved
03339-00158	4/10/1972	\$11,500.00	WD - Warranty Deed	Unqualified	Improved

Extra Features

	catares —						
LN	Feature Code	Feature Description	Bldg.	Length	Width	Total Units	Value
1	FPMR7	Fireplace Masonry	1	0	0	1.00	\$880.00
2	FMAR7	FP Masonry Addt	1	0	0	1.00	\$463.00

Land & Legal

 LN
 Code
 Use Description
 Zoning Assessment
 Front
 Depth
 Category
 Land Units
 Land Type
 Land Value

 1
 1200
 COMM/RES/OFF
 CRO
 0.00
 0.00
 Common
 6,250.00
 Square Footage
 \$154,688.00

Legal

LN	Legal Description
1	1-109 56-2S-26E .143
2	RIVERSIDE
3	W1/2 LOT 4 BLK 48

Buildings
Building 1
Building 1 Site Address
2351 RIVERSIDE AVE Unit
Jacksonville FL 32204-

Building Type	0803 - QUADRUPLEX
Year Built	1916

Element	Code	Detail
Exterior Wall	7	7 Cem Fib Shing
Roof Struct	3	3 Gable or Hip
Roofing Cover	1	1 Minimum Metal
Interior Wall	3	3 Plastered
Interior Wall	5	5 Drywall

Property Appraiser - Property Details

Building Value	\$107,411.00

<u>Туре</u>	Gross Area	Heated Area	Effective Area
Base Area	1018	1018	1018
Finished upper story 1	1018	1018	967
Addition	162	162	146
Addition	156	156	140
Finished upper story 1	6	6	6
Addition	6	6	5
Finished upper story 1	6	6	6
Finished Open Porch	99	0	30
Addition	120	120	108
Addition	15	15	14
Finished upper story 1	15	15	14
Total	2621	2522	2454

Int Flooring	9	9 Pine/Soft Wood
Heating Fuel	4	4 Electric
Heating Type	4	4 Forced-Ducted
Air Cond	3	3 Central

Element	Code	Detail
Stories	2.000	
Bedrooms	4.000	
Baths	4.000	
Rooms / Units	4.000	



2024 Notice of Proposed Property Taxes Notice (TRIM Notice)

2024 Notice of Proposed		<u>, </u>				
Taxing District	Assessed Value	Exemptions	Taxable Value	Last Year	Proposed	Rolled-back
Gen Govt Ex B & B	\$243,610.00	\$0.00	\$243,610.00	\$2,506.29	\$2,756.91	\$2,669.97
Urban Service Dist1	\$243,610.00	\$0.00	\$243,610.00	\$0.00	\$0.00	\$0.00
Public Schools: By State Law	\$263,442.00	\$0.00	\$263,442.00	\$807.27	\$814.56	\$829.58
By Local Board	\$263,442.00	\$0.00	\$263,442.00	\$570.14	\$592.22	\$583.10
FL Inland Navigation Dist.	\$243,610.00	\$0.00	\$243,610.00	\$6.38	\$7.02	\$6.48
Water Mgmt Dist. SJRWMD	\$243,610.00	\$0.00	\$243,610.00	\$39.71	\$43.68	\$41.07
School Board Voted	\$263,442.00	\$0.00	\$263,442.00	\$253.62	\$263.44	\$263.44
Urb Ser Dist1 Voted	\$243,610.00	\$0.00	\$243,610.00	\$0.00	\$0.00	\$0.00
			Totals	\$4,183.41	\$4,477.83	\$4,393.64
Description	Just Value	Assessed Value	Fyen	nntions	Taxable V	alue

Description	Just Value	Assessed Value	Exemptions	Taxable Value
Last Year	\$253,619.00	\$221,464.00	\$0.00	\$221,464.00
Current Year	\$263,442.00	\$243,610.00	\$0.00	\$243,610.00

2024 TRIM Property Record Card (PRC)

This PRC reflects property details and values at the time of the original mailing of the Notices of Proposed Property Taxes (TRIM Notices) in August.

Property Record Card (PRC)

The PRC accessed below reflects property details and values at the time of Tax Roll Certification in October of the year listed.

 2023

 2021

 2020

 2019

 2018

 2017

 2016

 2015

 2014

• To obtain a historic Property Record Card (PRC) from the Property Appraiser's Office, submit your request here:

More Information

ontact Us | Parcel Tax Record | GIS Map | Map this property on Google Maps | City Fees Record

ON THE RES

ONE CITY. ONE JACKSONVILLE.

RIVERSINE LAVE

City of Jacksonville, Florida

Planning and Development Department

IND 101, LLC

Community Planning Division 214 North Hogan Street, Suite 300 Jacksonville, FL 32202 (904) 255-7800 www.coj.net

NOTICE OF PUBLIC HEARING SIGN POSTING AFFIDAVIT FOR APPLICATION FORWARDED TO THE JACKSONVILLE HISTORIC PRESERVATION COMMISSION

As required by Sec. 307.106.(f) of the City of Jacksonville Ordinance Code: The applicant for a certificate of appropriateness shall post signs at intervals of not more than 200 feet along all street sides of land upon which the request for a certificate of appropriateness is made. Signage should be posted at least 14 days prior to the scheduled public hearing. Where the land does not have frontage on a public street, the signs shall be erected on the nearest street right-of-way with an attached notation indicating generally the direction and distance to the land upon which the application for a certificate of appropriateness has been filed, or at such other locations and at such intervals, as determined by the Planning and Development Department, as will ensure that the signs will be seen by as many persons as possible. The signs shall be maintained by the applicant until a final determination has been made by the Commission

on the application for a certificate of appropri public hearing notice will be deemed inadequal signs shall be removed by the applicant within t	iateness. If the signs are not posted within the time requirements, the te and no action shall be taken until proper posting is accomplished. The en days after final action.
I hereby attest that the attached pictures show	v the NOTICE OF PUBLIC HEARING SIGNS
provided to me for application	were posted on the property/site located at:
090640-000	
Real Estate Number(s) 2351 RIVERSIDE AUE	
Street Address Sixus Nue Fr 327 City, State Zip Code	not
Printed Name TW BARKER	- Novi Ad
Signature	MAC
Dated this 20 day of September	2024.

HISTORIC PRESERVATION PUBLIC NOTICE SIGNS

Jon Barker

Applicant Name

604 - 24- 3169 Application: 3169

Number of Signs:_

Assigned Planner: **W**

STATE OF FLORIDA
DEPARTMENT OF STATE
Division of Archives, History
and Records Management

1 7.1 7.

FLORIDA MASTER SITE FILE


Division of Archives, Hi and Records Managem		Site invent	ny Form	FDAHRM	802==
DS-H8P-3AAA	Roy. 3-79	7 100	7 7 7	N	1009 = =
Site Name George	Cole Realty	/ - 1		No. <u> 100 (98</u> urvey Date _ 8102	820 = =
Address of Site: 23	51 Riverside	e Ave. Jax F	lorida 3220	4	905 = =
instruction for locati	ing <u>- Morth</u> s	ide of River	şidê Av betw	en Osceola & S	
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
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Certificates of Appropriateness

Work Initiated or Completed without a COA



Appeal of Administratively Approved COA's



J.

Minor Modifications



JACKSONVILLE HISTORIC PRESERVATION COMMISSION

K.

Public Comments



JACKSONVILLE HISTORIC PRESERVATION COMMISSION

L.

New Business



JACKSONVILLE HISTORIC PRESERVATION COMMISSION

National Register Nomination Clara White Mission



A NEW DAY.

City of Jacksonville, Florida

Planning and Development Department

Historic Preservation Section – Community Planning Division 214 North Hogan Street, Suite 300 Jacksonville, FL 32202 (904) 255-7800 www.jacksonville.gov

October 23, 2024

Dr. Kyra Lucas Survey & Registration Supervisor Bureau of Historic Preservation Division of Historical Resources Florida Department of State 500 South Bronough Street Tallahassee, Florida 32399-0250

Dear: Dr. Kyra Lucas

RE: Proposed National Register Listing – Clara White Mission

On behalf of the Jacksonville Historic Preservation Commission, I am pleased to provide this letter of support for the proposed nomination of the Clara White Mission to the National Register of Historic Places.

The Clara White Mission is a masonry vernacular building located in the historic LaVilla neighborhood. The original structure was designed by established Jacksonville architects Alfred E. McClure and George O. Holmes in 1907. After the building was damaged by a fire in 1944, renowned architect Henry John Klutho directed its remodel.

The structure is closely associated with Eartha Mary Magdalene White who was known for her humanitarian work in and around Jacksonville. Her efforts in many civic and social movements brought relief to many communities in need, especially to African Americans. The establishment of the Mission, directed by White, served as an anchor for the community which continues to operate to this day.

The Commission believes listing of the Clara White Mission on the National Register would greatly increase public awareness and support for the preservation of a prominent African American structure. Your support of this National Register district application is greatly appreciated.

Sincerely,

Michael Montoya

Chair – Jacksonville Historic Preservation Commission

NPS Form 10-900 (Rev. 10-90

United States Department of the Interior National Park Service

NATIONAL REGISTER OF HISTORIC PLACES REGISTRATION FORM

This form is for use in nominating or requesting determinations for individual properties and districts. See instructions in How to Complete the National Register of Historic Places Registration Form (National Register Bulletin 16A). Complete each item by marking "x" in the appropriate box or by entering the information requested. If any item does not apply to the property being documented, enter "N/A" for "not applicable." For functions, architectural classification, materials, and areas of significance, enter only categories and subcategories from the instructions. Place additional entries and narrative items on continuation sheets (NPS Form 10-900a). Use a typewriter, word processor, or computer, to complete all items.

I. Name of Property	
nistoric name Clara White Mission	
other names/site number DU02071	
2. Location	
street & number 611 - 615 West Ashley Street	not for publication
itv or town Jacksonville	_
tate Florida code county Duval	
State/Federal Agency Certification	
As the designated authority under the National Historic Preservation Act, as amen request for determination of eligibility meets the documentation standards for reliable Historic Places and meets the procedural and professional requirements set forth meets does not meet the National Register criteria. I recommend that this p nationally statewide locally. (See continuation sheet for additional continuation sheet	egistering properties in the National Register of in 36 CFR Part 60. In my opinion, the property roperty be considered significant
Signature of certifying official/Title Date	
	11 D
Bureau of Historic Preservation, Division of Historical Resources, Flo State or Federal agency and bureau	inda Department of State
In my opinion, the property ☐ meets ☐ does not meet the National Register crite comments.)	ria. (□See continuation sheet for additional
Signature of certifying official/Title Date	
State or Federal agency and bureau	
National Park Service Certification	
nereby certify that the property is: Signature of the I	Keeper Date of Action
☐ entered in the National Register ☐ See continuation sheet	
determined eligible for the	
National Register	
☐ See continuation sheet.	
☐ determined not eligible for the National Register ☐ See continuation sheet.	
removed from the National Register.	
other, (explain)	
<u> </u>	

Clara White Mission Name of Property			Duval County, Florida County and State		
5. Classification					
Ownership of Property (Check as many boxes as apply)	Category of Property (Check only one box)		viously listed resources in the count)		
□ private □ public-local	buildings district	Contributing	Noncontributing		
public-State public-Federal	☐ site ☐ structure ☐ object	1	1 buildings sites		
			structure		
			objects		
		1	1 total		
Name of related multiple property listings (Enter "N/A" if property is not part of a multiple property listing.) $N/A \label{eq:N/A}$		Number of contril listed in the Nati	buting resources previously onal Register		
6. Function or Use					
Historic Functions (Enter categories from instructions)		Current Functions (Enter categories from instr	ructions)		
Social - Civic		Social - Civic			
7. Description					
Architectural Classification (Enter categories from instructions)		Materials (Enter categories fron	n instructions)		
Masonry Vernacular		foundation Slab	D : 1		
		walls <u>Masonry - 1</u>	Brick		
		roof Flat, Built-u	ıp		
		other Ceramic Til	le, Stucco		

Narrative Description (Describe the historic and current condition of the property on one or more continuation sheets.)

Clara White Mission	Duval, Florida	
Name of Property	County and State	
8. Statement of Significance		
Applicable National Register Criteria (Mark "x" in one or more boxes for the criteria qualifying the property for National Register listing.)	Areas of Significance (Enter categories from instructions)	
A Dranarty is associated with events that have made	Ethnic Heritage : Black	
A Property is associated with events that have made a significant contribution to the broad patterns of our history.	Community Planning and Development	
☑ B Property is associated with the lives of persons significant in our past.		
☐ C Property embodies the distinctive characteristics of a type, period, or method of construction or represents the work of a master, or possesses high artistic values, or represents a significant and distinguishable entity whose components lack individual distinction.	Period of Significance 1932 - 1984	
□ D Property has yielded, or is likely to yield		
information important in prehistory or history.		
Critaria Canaidarationa	Significant Dates	
Criteria Considerations (Mark "x" in all the boxes that apply.)	1907 - Original Construction	
	1932 - Clara White Mission Opens	
Property is:	1945 - Extensive Rehabilitation due to Fire in 1944	
□ A owned by a religious institution or used for religious purposes.	Significant Person Eartha Mary Magdalene White	
☐ B removed from its original location.		
_	Cultural Affiliation	
C a birthplace or grave.	African American	
□ D a cemetery.		
☐ E a reconstructed building, object, or structure.		
□ E a commomorativo proporty	Architect/Builder	
☐ F a commemorative property.	Alfred E. McClure & George O. Holmes	
☐ G less than 50 years of age or achieved significance within the past 50 years	Henry John Klutho - 1945 Rehabilitation	
Narrative Statement of Significance (Explain the significance of the property on one or more continuation sheets.)		
9. Major Bibliographical References		
Bibliography Cite the books, articles, and other sources used in preparing this form on one o Previous documentation on file (NPS):	r more continuation sheets.) Primary location of additional data:	
 □ preliminary determination of individual listing (36 CFR 36) has been requested □ previously listed in the National Register □ previously determined eligible by the National Register □ designated a National Historic Landmark □ recorded by Historic American Buildings Survey 	☐ State Historic Preservation Office ☐ Other State Agency ☐ Federal agency ☑ Local government ☐ University ☐ Other Name of Repository Jacksonville Planning and Development Department	
recorded by Historic American Engineering Record	<u>#</u>	

Clara White Mission	Duval County, Florida
Name of Property	County and State
10. Geographical Data	
Acreage of Property1/4 of Acre	
UTM References (Place additional references on a continuation sheet.)	
1 Zone Easting Northing 2 See co	Easting Northing Ontinuation sheet
Verbal Boundary Description (Describe the boundaries of the property on a continuation sheet.)	
Boundary Justification (Explain why the boundaries were selected on a continuation sheet.)	
11. Form Prepared By	
name/title Joel McEachin	
organization <u>Jacksonville Planning Department</u>	date <u>6/26/2024</u>
street & number 3 rd Floor, Ed Ball Building, 214 North Hogan Street	telephone <u>(904) 255-7800</u>
citv or town Jacksonville state Florida	zip code <u>32202</u>
Additional Documentation	
Submit the following items with the completed form:	
Continuation Sheets	
Maps	
A USGS map (7.5 or 15 minute series) indicating the property's local	ation.
A Sketch map for historic districts and properties having large acrea	age or numerous resources.
Photographs	
Representative black and white photographs of the property.	
Additional items (check with the SHPO or FPO for any additional items)	
Property Owner (Complete this item at the request of SHPO or FPO.)	
name Clara White Mission	
street & number 611-615 West Ashley Street	telephone (904) 354-4162

Paperwork Reduction Act Statement: This information is being collected for applications to the National Register of Historic Places to nominate properties for listing or determine eligibility for listing, to list properties, and amend listings. Response to this required to obtain a benefit in accordance with the National Historic Preservation Act, as amended (16 U.S.C. 470 et seq.).

state

Florida

Estimated Burden Statement: Public reporting burden for this form is estimated to average 18.1 hours per response including time for reviewing instructions, gathering and maintaining data, and completing and reviewing the form. Direct comments regarding this burden estimate or any aspect of this form to the Chief, Administrative Services Division, National Park Service, P.O. Box 37127, Washington, DC 20013-7127; and the Office of Management and Budget, Paperwork Reductions Projects (1024-0018), Washington, DC 20503.

Jacksonville

city or town

32202

zip code

NPS Form 10-900-a OMB Control No. 1024-0018

Clara White Mission

Name of Property

United States Department of the Interior National Park Service

National Register of Historic Places	Duval County, Florida County and State
Continuation Sheet	Name of multiple listing (if applicable)

Section number 7 Page 1

SUMMARY

Located at 611 – 615 West Ashley Street in the LaVilla neighborhood, the Clara White Mission was in the center of the social, political and commercial heart of Black Jacksonville. The Mission building is composed of two major sections, the original three-story masonry Mission building and a 2003 stucco one-story addition. The 2003 addition is a contemporary recreation of the old Hollywood Music Store formerly on the site. The original Mission building is identified as contributing with the 2003 addition, as well as a contemporary detached gazebo on the west side as non-contributing. Although appearing from the south façade as a separate building, the Hollywood Music Store Addition is internally connected to the Mission building. The Mission building was constructed for residential and commercial use but currently houses offices, a museum, storage rooms and a large meeting room. The Hollywood Music Store Addition was originally constructed to house a culinary program but today provides housing for indigent Veterans, as well as an institutional kitchen for preparing and distributing bag lunches.

Physical Description:

SETTING

The Clara White Mission is in the LaVilla neighborhood immediately west of Downtown Jacksonville. Developed and settled starting in the late 1860's, LaVilla originally had a mixture of residential, commercial, and institutional uses. Much of the area had declined resulting in an urban renewal initiative in the late 1990s. As part of the initiative most residences and commercial buildings were demolished, clearing an extensive area for re-development. However, buildings listed as local landmarks, listed on the National Register, or determined to be significant to the African American community were preserved such as Stanton High School. In addition, a strip of historic commercial buildings along the west side of North Broad Street remains. Today LaVilla is composed of large vacant lots, new office buildings and multi-family residences, as well as a new park, and the campus of the LaVilla Middle School of the Arts.

The Clara White Mission is the only building on the north side of the 600 block of West Ashley Street. To the west of the mission is North Jefferson Street which constitutes the eastern boundary of the LaVilla Middle School of The Arts. At the southeast corner of West Ashley Street and North Jefferson Street is Genovar's Hall which is vacant after a failed attempt to rehabilitate the building. (**Photo 38**) The remainder of the south side of the 600 block of West Ashley Street is vacant. Immediately to the west of the Mission on the northside of the 600 block of West Ashley Street is an open garden area enclosed by a wrought-iron style fence secured to brick columns. In the center of the garden is a square contemporary gazebo connected to the Mission by a covered walkway. (Photo 7) Access to the gazebo from West Ashley Street is by a brick lined concrete sidewalk defined at the street by square masonry columns. At the southwest corner of the garden plot is a contemporary maintenance building. To the west of the garden is an open unimproved parking lot that parallels both North Jefferson Street and West Ashley Street.

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National Register of Historic Places Continuation Sheet

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Clara White Mission
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Name of multiple listing (if applicable)
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GENERAL DESCRIPTION - MISSION BUILDING

The three-story masonry building, that has housed the Clara White Mission since 1932, was originally constructed in 1907 from a design by Jacksonville architects, Alfred E. McClure and George O. Holmes for David Davis. Originally built for commercial and residential use, the building housed the Bijou Theatre which was remodeled in 1910 as the Globe Theatre, a performing arts venue and movie house. In 1944, the mission was extensively damaged by fire, resulting in the 1945 remodeling under the guidance of noted Jacksonville architect, Henry John Klutho. Primary access is through an arched entryway centered on the front façade facing south along West Ashley Street. The three-story building is covered with a flat built-up roofing system behind a low raised parapet wall. The commercial space on the west is used for training with the one on the east being incorporated into the functions of the Hollywood Music Store Addition. (**Photos 1, & 2**)

South Façade:

The south façade provides primary access to the Mission identified by a centrally placed arched opening. The arched opening provides access to a recessed space leading to a pair of doors. On each side of the entryway is a storefront framed with contemporary dark bronze anodized aluminum trim that secures the plate glass, door frames and transoms. Protected by tent style fabric awnings, the two storefronts have separate exterior doors that flank the arched entryway. The knee walls of the storefronts are covered with black ceramic tile which rises at the archway to form a wainscoting. (Photos 3 & 4)

The entryway is sheltered by a metallic aluminum canopy that cantilevers over the sidewalk. Centered under the canopy are separate aluminum letters with the Mission's name. The second and third stories have a fenestration pattern composed of a centrally placed grouping of four single windows flanked on each side by a single window. All the windows are one over one sash style. Continuous bands define the sills of both second and third stories. Evidence of the original 1907 building can be seen in the brick dentil cornice that defines the slightly elevated parapet of the front façade. Centered between the roof parapet and the third-floor windows are small rectangular vents. (**Photos 3 & 4**)

The West, North, and East Façades:

The remaining east, west, and north façades of the Mission still have their original brick finish which has been painted. The other primary façade is the west which fronts the garden and parking lot. The fenestration pattern of the first story includes four unevenly spaced slightly arched single windows, all on the north half of the west façade. Sharing a common fenestration pattern, the second and third stories each have six single windows that line-up vertically. To the south of the first story windows is an open metal fire escape providing egress from the second and third floors. The size of the slightly arched doorway of the fire escape on both the second and third stories have been partially enclosed at the top. The fire escape is flanked on both sides by an enclosed window on the second

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and third stories. Towards the south end of the west façade is a single window on the second and third stories. Like the south façade, the west façade has four rectangular roof vents. (**Photos 6 & 7**)

The east façade has had limited visibility due to the construction of the Hollywood Music Store in the 1920s and its replacement in 2003. Over half of the original window openings and two doorways have been enclosed on the rear or north façade leaving a single window on each story. In addition to the small rectangular roof vents, the north façade also has an open metal fire escape which provides egress from the second and third floors. A ladder for roof access is evident on the third story of the fire escape. (**Photos 8 & 9**)

Interior:

All three floors have been defined by centrally placed corridors running north-south with rooms coming off both sides and at the ends. In addition, most of the interior finishes are contemporary products such as faux wood flooring, drywall, and drop ceiling with fluorescent lighting. All three floors are accessible by stairs or an elevator in addition to the emergency fire escapes. Each of the corridors has exposed square columns. Antique furniture belonging to Eartha M.M. White has been placed along both sides of the corridor walls. Artwork, photographs, and certificates associated with Miss White are also displayed on the walls. Except for the first floor and part of the second, most of the rooms are dedicated to office use and storage.

On the first floor, the corridor runs from the front entrance and receptionist's counter north to a large community room. (Photos 12 & 13) Originally the room was used to serve meals but is now for meetings and events. The kitchen and pantries against the rear wall have since been removed, which has increased the meeting space. (Photos 14 & 15) On the second floor, the corridor runs from the front office to the Eartha M.M. White Museum. (Photos 16 & 17) Cutting across the entire width of the building the museum has two single windows on each side. The museum houses a variety of antique furniture, artifacts in glass cases with photographs and certificates hanging on the walls. (Photos 18 & 19) South of the Museum are three rooms with antique furniture and decorative items arranged in a traditional pattern according to use. These rooms include a dining room on the east side of the corridor with a guest bedroom and Miss White's bedroom on the west side. Further south down the corridor is a room that would have functioned as her office. These rooms recreated some of the living spaces used by Miss White during her residency in the building. (Photos 20, 21, 22 & 23) The third floor is composed of offices and storage uses along both sides of the corridor. (Photos 24, 24, 25, 26 & 27) In addition to an elevator, the three floors are accessed by stairs. (Photo 28)

GENERAL DESCRIPTION – HOLLYWOOD MUSIC STORE ADDITION (non-contributing)

The most significant change to the Clara White Mission was the 2001 demolition of the old Hollywood Music Store building immediately adjacent to the east side of the mission and the construction of an addition on the site in 2003. Originally, the Mission was separated from the old

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Hollywood Music Store by an alley which is still somewhat evident from the West Ashley Street façade. (**Photo 39**) The alleyway is visually blocked to the north by two passageways from the addition to the Mission. The first one is open and provides covered access to the dormitory rooms west to the former commercial space. Another double entryway goes from the kitchen into the Mission's community room. (Refer to the photo keys.)

Using design features of the original building, specifically on the south and east façades, the new building is primarily entered through the North Broad Street façade. The original commercial space on the east of the Mission was incorporated into a large space used for a dormitory and is internally connected with the Hollywood Music Store Addition but not with the Mission. The addition was initially designed and used for a culinary school. When the culinary program ended in 2019, the addition was used to provide accommodations for homeless Vietnam veterans, as well as the institutional kitchen used to prepare bag lunches for distribution among the homeless. The primary spaces on the interior of the addition include a foyer, computer room, day room, two dormitories and kitchen. (Photos 29, 30, 31, 32, 33, 34, 35, 36 & 37)

South, North and East Façades – Hollywood Music Store Addition:

The addition is at the southeast corner of North Broad Street and West Ashley Street. The Hollywood Music Store Addition has a stucco treatment on the exterior with a flat built-up roof behind a parapet wall. Both the south and east façades have a black tile knee wall. The corners of both the south and east façades are framed with projecting pilasters defined by a raised section of the parapet immediately above each pilaster. (**Photo 5**)

In the center of both the south and east façades the parapet walls rise to a point. The two entryways and the faux storefronts of the south elevation are protected with black fabric awnings. The front elevation is balanced with a central faux entryway flanked on each side by two glass panels mimicking display windows. On each side of the central section are smaller storefronts with plate glass windows and single doorways. The faux central storefront is topped with a blind arch, as well as the main entryway on the east elevation. The only fenestration on the east façade is a recessed entry defined by pilasters and a raised pointed parapet wall, as well as a single door probably for emergency egress. The rear or north façade of the addition has no fenestration. (**Photos 10 & 11**).

Alterations: Mission Building

In a 1945 remodeling, the front brick façade was covered with a smooth stucco finish with a belt course defining the sill lines of the second and third floor windows. At that time or later, windows with a metallic aluminum finish were installed in the building. Shortly after the 1945 renovation, the metallic aluminum sash style windows were replaced with contemporary dark bronze anodized aluminum windows with one over one equal sized sashes. The same product was used to replace the

359

¹ Jacksonville Building Permit Record, # 305 – May 2, 1945.

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metallic aluminum trim for the plate glass windows and the rectangular transoms of the two store fronts.

Both retail spaces, accessed from the south façade, are still being used, but have been repurposed with the west storefront currently for training purposes and the east for transitional housing for homeless Vietnam veterans. There is evidence of numerous window enclosures on the sides and rear façades. When and why these window openings were enclosed with brick is not known. Many may have been done as part of the 1945 renovation to accommodate the new structural system and floor configurations. The interior fabric of the 1945 renovation has been covered with drywall and wallpaper and floor coverings as well as new window and door trim. New wainscotting and wallpaper have also been added from that renovation along with carpet in select rooms. There are few alterations to the room configurations since the 1945 rebuilding of the interior, although some rooms have been expanded by removing dividing walls. Over time, the building has received upgrades and repairs to mechanical systems such as electrical, plumbing, including new fixtures, and HVAC.

Integrity:

The Clara White Mission building retains its integrity of location by remaining in the same location of 611-615 W. Ashley St. Due to urban renewal initiatives in the 1990s, many of the residential and commercial buildings have either been neglected or demolished so the integrity of LaVilla's setting has been imbrued to some extent. However, some landmarks have been locally designated as significant in LaVilla and there is even a property across the street that is NRHP-listed, the Edwin M. Stanton High School and is significant in the same context of the Clara White Mission. Moreover, a strip of historic commercial buildings along the west side of North Broad Street, which is adjacent to the Clara White Mission, remains.

While not architecturally significant, the important design elements of the Mission building still remain including its original massing, fenestration pattern, entryway, wayfinding/circulation, and traditional storefronts. The 1945 renovation is more than fifty years old and the more recent renovation at least utilizes the same metallic aluminum trim product in spite of it being a different type of metal. This is what is referred to as a limited replacement in kind practice which is the greatest level of intervention in preservation work, per the Secretary of Interior Standards. Therefore, the Clara White Mission retains its integrity of design, materials, and workmanship.

Despite some specific adjustments to the Mission building in order to administer different services, the Clara White Mission building has always served its purpose as a community center. The building today still lives out its tenets and principles to serve the needs of the less fortunate. For those reasons, the Clara White Mission retains its integrity of feeling and association as the building's feeling of as a pillar for and association with the African-American community of Jacksonville.

United States Department of the Interior National Park Service

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Clara White Mission

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The Clara White Mission at 611 – 615 West Ashley Street is locally eligible under Criteria A and B for Ethnic Heritage: Black and Social History. The period of significance extends from 1932 to 1982.

Summary: Clara White Mission

Located in the LaVilla neighborhood, the Clara White Mission is one of the most significant African American landmarks remaining from the first half of the 20th century. For over ninety-two years the Mission has served the Black community of Jacksonville and reflects the productive years of its founder, Eartha Mary Magdalene White (1875 – 1974). Originally constructed in 1907 by David Davis for commercial and residential use, the masonry building at 611 - 615 West Ashley Street has housed the Clara White Mission since 1932. Beginning in the late 1800s from the personal humanitarian efforts of Clara English White, the Mission was organized in 1932 and officially incorporated in 1936. Eartha M. M. White named the Mission after her mother, Clara White, an ex-slave. Over the years, the Clara White Mission has provided essential services to the indigent, homeless, transients and others in need without regard to race, color, sex, age, national origin, or religious belief. The Mission has also played a much larger role in providing services to the Black community many times in association with national, state and local programs.

Historical Development - LaVilla

It was during the Second Spanish Period (1783 – 1821) that the earliest recorded ownership and settlement of property in the LaVilla area was first documented. In 1801, John Jones received a Spanish land grant of 350 acres defined as a triangular tract-stretching north from the mouth of McCoy's Creek. (Figure 2) This same parcel was re-ceded to Isaac Hendricks by the governor of Spanish East Florida in 1804 and confirmed by the land commissioners in 1819. By the time the property was deeded as a gift to Catherine Hendricks, the wife of Isaac Hendricks, the parcel has been expanded to 500 acres bounded by McCoy's Creek to the south, the Taylor Grant to the east, and public lands to the north and west. In 1831, the tract came under the ownership of Rebecca Jones, later the wife of Calvin Reed, who divided the property into two separate tracts. After a series of owners, both tracts came under the ownership of Reverend James McDonald, the pastor of the Baptist Church in Jacksonville. Reverend McDonald developed a plantation on the property that he named LaVilla.² Founded in 1838 by Reverend McDonald, the Baptist Church moved to LaVilla, and built a brick church along present day North Myrtle Avenue between West Adams Street and West Duval Street. A small burial ground adjacent to the church was donated by founding member, Elias G. Jaudon.³

Aging and with a large family to support, Reverend McDonald left his missionary work in Florida in 1850, and moved to Atlanta, Georgia. Before leaving he arranged for Reverend Joseph H. Baker to take

³ Ibid

² T. Frederick Davis, *History of Jacksonville, Florida and Vicinity, 1513 to 1924.* (St. Augustine, Florida: The Record Company, 1925), pp. 42 - 44.

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his place as the minister of the Bethel Baptist Church in Jacksonville. Reverend McDonald also sold 150 acres in 1851 to Reverend Baker, who later in that same year acquired the remaining 350 acres. The eldest son from Reverend Baker's first marriage, lawyer Joseph McRobert Baker, had preceded his father to Jacksonville. J. McRobert Baker remodeled Reverend McDonald's LaVilla Plantation house. He later built a school on the property called the LaVilla Institute that was chartered by state legislative action in 1860. With the outbreak of the Civil War, the Institute never opened or operated only for a short period.⁴

During the Civil War, Jacksonville was occupied four times by Union forces. Much of the military action near Jacksonville occurred in the west part of LaVilla that was connected to the interior of the state by several roads, as well as the new railroad. The Baptist Church, which was eventually destroyed, was used by the Federal troops for pickets and outposts. During the final occupation in 1864 following the Battle of Olustee, the Federal troops constructed an earthen defensive wall with redoubts around Jacksonville connecting with McCoys Creek and Hogans Creek. Following the war, the west part of LaVilla continued to be occupied by Federal troops, primarily the 21st 33rd, 34th United States Colored Troops, many who were freedmen that stayed in the area after being mustered out of military service.⁵

Immediately after the war, a large influx of freedmen, joined by black Union veterans that remained in the area, created a critical housing shortage. In 1856, engineer and Confederate veteran Francis L'Engle purchased a large piece of property in the southeast part of LaVilla.⁶ A part of this tract was divided into quarter-acre lots that were leased in May of 1866 to forty-one Freedmen for ninety-nine years. This lease agreement was the first documented settlement of Freedmen in LaVilla. They developed a strong social network based on kinship, previous friendships, shared military service, and worship. Predominately under the leadership of Francis L. L'Engle, LaVilla was incorporated in 1869 as a separate town. Being in the majority, African American males played a significant role in the political life of the town. African American males were elected as Mayor, Town Marshall, Tax Collector, Tax Assessor, as well as five serving as Aldermen. By 1887 when the Town of LaVilla was annexed as part of Jacksonville, the town had black males that served in 54 different political offices.⁷

With the approval of a new constitution in November of 1887, the state legislature at the urging of the Jacksonville Board of Trade passed two bills on May 31, 1887, with one ending LaVilla as an incorporated town. One bill created a new charter for the City of Jacksonville for re-organization purposes, and the other allowing the city to annex the surrounding neighborhoods of East Jacksonville, Oakland, Campbell's Addition, Hansontown, Burbridge's Addition, Springfield, Riverside, and Brooklyn, as well as the Towns of Fairfield and LaVilla. The new state constitution allowed for

⁴ Encyclopedia of Southern Baptist, Volume I Ab – Ken (Nashville, Tennessee: Broadman Press, 1958), p. 105.; Davis, pp. 43 – 44 & 293.; Joseph Baker Line, e-mail from <u>dlq@mail.rath.peachnet.edu</u> to <u>book@matrix.net</u>, March 19, 2001. ⁵ Ibid, pp. 116 - 137

⁶ Francis L'Engle was a member of a prominent family that included Daniel, Fatio, Fleming and Barnett families.

⁷ James C. Craig, "Growth of the Suburbs", *Papers of the Jacksonville Historical Society*. (Jacksonville, Florida, 1954), pp. 42 -43.; Patricia Drozd Kenney, *LaVilla*, *Florida 1866 – 1887: Reconstruction Dreams and the Formation of a Black Community*. Thesis – Graduate School of the University of Florida in partial Fulfillment of the Requirements for the Degree of Masters of Art, 1990, p. 2 & 188.; The *LaVilla Town Council Meeting Book* is part of the records maintained by the City Council Secretary's office, 4th Floor, City Hall at the St. James Building, 117 West Duval Street, Jacksonville, Florida.

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annexation by a simple majority of the legislature rather than requiring voter approval. The end of the Town of LaVilla is attributed to several factors. Although having a strong Republican Party into the late 1880s, Jacksonville went back to Democratic control which relieved any earlier concerns by large property owners in LaVilla about eventually coming under Republican control. Second, city leaders had a strong interest in expanding Jacksonville's tax base by incorporating adjacent suburbs and towns. Finally, was the concern by some that LaVilla's unsavory reputation for gambling, drunkenness, prostitution, and crime would lower property value in the town since elected officials in LaVilla did not have the resources or the will to shut down such operations.⁸

Jacksonville has a long association with the development of railroads in Florida that continues to define the city as a major rail center. In 1893, several large railroad companies joined together to form the Jacksonville Terminal Company that spearheaded the construction of a union station on West Bay Street. By 1914, the station became inadequate resulting in the large new terminal that opened in 1919. To improve railroad operations, and to enhance pedestrian and automobile safety, numerous infrastructural improvements were made in the south part of LaVilla. The first being the Riverside viaduct that provided access over the railroad tracks and McCoys Creek. Opened in 1890, the viaduct was rebuilt in 1903. Another viaduct opened in 1921 allowing the continuation of Lee Street over the tracks and McCoys Creek. To serve railroad travelers, numerous businesses, such as small hotels, boarding houses, cafes, retail stores, were opened along many of the streets in the south part of the LaVilla, particularly along West Bay Street.⁹

Jacksonville like most Southern cities of the late 19th and early 20th centuries did not attract many immigrants. Although always small, the immigrant population of Jacksonville grew between 1890 and 1920 from chain immigration where a single male would arrive first, establish a livelihood, and assist other members of the extended family to relocate. Starting in the 1880s Yiddish speaking Jews from Russia and Romania began arriving in Jacksonville with most settling in LaVilla. Being members of the Orthodox faith, many of these immigrants both lived and worked in LaVilla, sometimes in the same building, to avoid traveling on the Sabbath. In 1901, they also opened an Orthodox synagogue, in the neighborhood, the B'nai Israel. By 1920, the Jewish population of Jacksonville was approximately 2,000 which represented 2 % of the total population of the city and 18 % of the city's foreign born white population. ¹⁰ Other ethnic groups that settled in LaVilla, although in much smaller numbers, included Greek, Syrian, Italian, and Cuban. 11

In the years between 1896 and 1916 before the widespread availability of electronic recording, LaVilla

⁸ Richard A. Martin, *The City Makers*. (Jacksonville, Florida: Jacksonville Sesquicentennial 1822 – 1972, 1972), pp. 183, 188 - 190.

⁹ Pleasant Daniel Gold, *History of Duval County Florida*. (St. Augustine, Florida: The Record Company, 1928), pp. 186 & 457; Davis, p. 348 and 329; Dena Snodgrass, "Clang, Clang, Clang Went the Trolley", Papers of the Jacksonville Historical Society, Volume V, 1969, pp. 61 & 62.; Florida Times Union, July 3, 1903, p. 8.; March 24, 1986, p. B-1.

¹⁰ Kathleen Ann Francis Cohen, Immigrant Jacksonville: A Profile of Immigrants Groups in Jacksonville, Florida, 1890 – 1920. Thesis, University of Florida, 1986, p.72

¹¹ Carol Freedman, Editor, 1901 – 1915: A New Century, A New Life. Jewish Community Alliance Dedication Celebration. August 28, 1988, Jacksonville Printing.; Cohen, pp. 3 – 18.; Natalie H. Glickstein, That You May Remember, Congregation Ahavath Chesed, 1882 – 1982 (St. Petersburg, Florida: Bryon Kennedy & Co.), pp. 18 & 19.

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was alive with, music, dance and comedy performances by professional entertainers featured in numerous clubs, vaudeville houses, and other venues such as Frank Crowd's Bijou Theater, later renamed the Globe Theater, now known as the Hollywood Music Store, that opened in 1909 and its competitor across West Ashley Street, the Airdome also opened in 1909 by Louis D. Joel and Morris R. Glickstein. Theatrical stock companies and tent shows were an important part of LaVilla's cultural legacy. Some of the shows were produced and managed by Blacks such as the Rabbits Foot, a traveling show owned and operated by LaVilla's pioneer Black promoter, Patrick Henry Chappelle. Playing in LaVilla during this time were nationally recognized performers such as Billy Kersands, Gertude "Ma" Rainey, Ferdinand "Jelly Roll" Morton, and Jacksonville resident, Arthur "Blind Blake" Phelps, who became widely known for his "piano sounding" fast guitar style. In the 1920s and 30s, the big venues, such as the Knights of Pythias Hall on West Ashley Street and the Odds Fellows Hall on North Pearl Street, featured such nationally known performers as Cab Calloway, Billie Holiday, Count Basie, Nat King Cole, Louis Armstrong, Ella Fitzgerald, and Duke Ellington ¹²

By the 1930s and 40s, LaVilla had become a stop along the Chitlin Circuit. Named after the Southern cuisine made from pig intestine, also spelled Chitterlings, the unofficial circuit was a connection of performing venues that featured Black entertainment within the safe environment of the Black community. Performers that followed the Chiltlin Circuit usually started their tour in Baltimore or the mid-Atlantic region then traveled through the South before swinging west to Texas and north to Chicago. The name probably came from many of these venues offering soul food such as chitterlings. Like the humble chitlins, the shows on the circuit were considered by some as being second rate and since in segregated neighborhoods under the radar screen of the larger white community. Most of the Black communities along the Chitlin Circuit had a central avenue called the "stroll" where most Black businesses and venues were located. The "stroll" in LaVilla was West Ashely Street, which was lined with clubs, bars, restaurants, barbershops, clothing stores and theaters which attracted large crowds. 13

With the end of segregation, many African American residents and businesses left LaVilla to seek opportunities now available in other parts of the city. As a result, the economic and social vitality of LaVilla declined resulting in marginal businesses or empty commercial buildings and a predominance of low-income rental units. Continued lack of investment fostered significant deterioration of LaVilla's building fabric resulting in numerous demolitions. In more recent years, a major redevelopment plan in LaVilla took an urban renewal approach resulting in the removal of the remaining building stock except for several landmark structures, along with a small cluster of older commercial buildings along North

¹² Peter Dunbaugh Smith, Ashley Street Blues: Racial Uplift and the Commodification of Vernacular Performances in LaVilla, Florida, 1896 - 1916, Dissertation Submitted to the Interdisciplinary Program in the Humanities in the Partial Fulfillment for the Degree of Doctor of Philosophy, Florida State University, College of Arts and Science, 2006, pp. 3, 20 – 25, 29, 40 - 44, 67, 75 - 78, 81 - 86,152, 159 & 160,; Francis Davis, The History of the Blues, The Roots, The Music, The People from Charley Patton to Robert Cray. (New York: Hyperson, 1995), pp. 28 & 29,; Eileen Southern, The Music of Black American, A History. (New York: W.W. Norton & Company, 1971), pp. 47, 48, 51, 161 & 162, 116 & 117, 146, 154, 183 -185, 229, 237, 238, 245, 251, 270, 285 & 291

¹³ Preston Lauterback, *The Chitlin Circuit and the Road to Rock N Roll* (New York: W.W. Norton & Company, Inc., 2011), pp. 9, 31 -36, 41, 54 & 55, 66-72,88 & 89, 91, 101 103, 115, 162, 267.; The Crisis Magazine, National Association for the Advancement of Colored People (NAACP), 1942, pp. 14 & 31.

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Broad Street. Today LaVilla is composed of large vacant parcels and a scattering of new construction, primarily apartments and offices. A new school was built in the center of the neighborhood by consolidating individual lots and streets to create a large campus which has disrupted the traditional street grid of LaVilla. Even with these significant changes and loss of its historic fabric, the spirit of LaVilla remains and grows because of its widely known and fascinating history.

African American Heritage of LaVilla, 1901 – 1940

By 1900, Jacksonville was the largest city in Florida in terms of population, which had reached 28,429.¹⁴ The signature event in the City's history that defined the architectural character of downtown during the first half of the twentieth century was the Great Fire of 1901. Starting in LaVilla at noon on May 3, 1901, the fire destroyed within an eight-hour period over 2,300 buildings located on 148 city blocks causing an estimated 15 million in property damage. Although only seven people lost their lives because of the fire, 8,677 people were left homeless. Destroying the oldest and most densely populated area of the city, the fire consumed twenty-three churches, ten hotels including the grand St James and Windsor, as well as almost all public buildings such as the courthouse and city hall. Although the fire started in north LaVilla, most of the neighborhood was fortunately spared. ¹⁵

For over a century, the northern part of LaVilla has been the commercial and social center of Jacksonville's African American community. Significant African American institutions first developed in LaVilla include the Masonic Temple (Most Worshipful Union Grand Lodge at 410 Broad Street); Old Stanton High School (521 West Ashley Street); Brewster Hospital (843 West Monroe Street) and the Clara White Mission (611 – 615 West Ashley Street). All of these institutions, with the exception of the Clara White Mission, are listed in the National Register of Historic Places. Numerous commercial enterprises, stores, restaurants, hotels, theaters, and funeral homes, serving the African American community were established concentrating in the northeast part of LaVilla particularly along North Broad Street and West Ashley Street. The other major corridor in LaVilla was North Davis Street that was a more direct route from LaVilla to Hansontown and Durkeeville. North Davis Street was never developed intensively as North Broad Street and was predominantly residential with some businesses.

The Masonic Temple

The first black masonic organization in Florida, the Masonic Temple (The Most Worshipful Union Grand Lodge of the Most Ancient and Honorable Fraternity of Free and Accepted Masons) was organized in 1870. Many of LaVilla's early business, political and community leaders were members of the lodge. Sponsoring a variety of social and civic activities, the Grand Lodge established an

¹⁴ Crooks, James B. (1983) "Changing Face of Jacksonville, Florida: 1900-1910," Florida Historical Quarterly: Vol. 62: No. 4. Article 4.

¹⁵ For more on the 1901 fire see: Bill Foley and Wayne W. Wood, *The Great Fire of 1901*. (Jacksonville Historical Society, 2001).; Davis, pp. 219-228.; James Robertson Ward, *Old Hickory's Town, An Illustrated History of Jacksonville, Florida*. (Jacksonville, Florida: Florida Publishing Company, 1982), pp. 175-186.

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Endowment Department for the purposes of caring for widows and orphans of deceased members. ¹⁶ Beginning in 1902 under the administration of Grand Master, John H. Dickerson, the Grand Lodge began actively planning and fundraising for a new lodge building which involved contributions from associated masonic organizations such as the Ladies of the Eastern Star, The Royal Arch Masons, the Heroines of Jericho, and the Knight Templar. Additional funding was provided by the National Negro Business League since the new building would accommodate retail and office space for black business owners.

With an official groundbreaking on September 18, 1912, and cornerstone ceremony on August 13, 1913, the building was completed in 1916 at a total cost of \$109,000 which was paid off in 1921 under the administration of Grand Master David D. Powell. 17 The five-story reinforced concrete and brick building was designed by Jacksonville architects, Leeroy Sheftall and Earl Mark, and constructed by local contractor, O.P. Woodcock. The Chicago style design of the building is reflective of the famous Wainwright Building in St. Louis, Missouri designed in 1891 by nationally prominent architect Louis Sullivan. Earl Mark and Leeroy Sheftall were exposed to the Chicago style while working under Jacksonville architect, Henry John Klutho, who was a pioneer in the use of this modernistic style in Jacksonville. The facades facing North Broad Street and West Duval Street have a strong interplay of horizontal and vertical elements. Horizontally, the façade is broken by rows of windows with decorative spandrels, and vertically by tall piers separating each window opening on the second through the fifth floors. These elements are further enhanced by a variety of architectural detailing constructed of brick, terra cotta, and pressed metal. 18 The 1926 National Negro Blue Book, North Florida Edition described the Masonic Temple as, "the most palatial and magnificent building owned by Negroes the world over" The 1942 Crisis Magazine stated, "It is rated among the leading buildings of the South among either race".

The Masonic Temple was a mixed-use building with stores on the first floor, offices on the second and third, with the fourth and fifth being used by the Grand Lodge. The building soon became the address of choice for prominent Black businessmen and professionals in Jacksonville. Over the years, the building has been home to a variety of retail and service businesses such as restaurants, grocery stores, clothing stores, beauty, and barber shops, as well as professional offices for doctors, dentists, attorneys, journalists, and insurance agents. In addition, the Masonic Temple at different times has housed organizations important to the black community such as the State YMCA Colored Department and the Negro's Business League. The large meeting facility hosted numerous public and private events,

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¹⁶ The National Association for the Advancement of Colored People, Crisis Magazine, 1942, p. 35.

¹⁷ Ibid.; "Masonic Temple", Nomination to the National Register of Historic Places, 1980.; *Florida Times Union*, March 31, 1912, and May 6, 1914, II-2.; Jacksonville Building Permit Application, #666, October 7, 1912.; Wayne W. Wood, *Jacksonville's Architectural Heritage, Landmarks For the Future*. (Jacksonville, Florida: University of North Florida Press, 1989), p. 96.

¹⁸ Wood, p. 96; Robert C. Broward, *The Architecture of Henry John Klutho, The Prairie School in Jacksonville*. (Jacksonville, Florida: The University of North Florida Press, 1983), pp. 222 & 328.

¹⁹ *The National Negro Blue Book*, North Florida Edition. (Jacksonville, Florida: The Blue Book Publishing Company, 1926),

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meetings and presentations.²⁰ The building also served as a haven, first as one of the few shelters for blacks during World War II air raid drills, and during the early 1960s to protect civil rights demonstrators being chased by the police and segregationists.²¹ In 1980 when the building was listed on the National Register of Historic Places, it was the official headquarters for masonic groups representing more than 60,000 members in Florida and Belize in Central America.

Edwin M. Stanton High School

Immediately following the Civil War, several freedmen in LaVilla formed the Trustees of the Florida Institute with the stated purpose of increasing educational opportunities for African Americans. With the support of the Freedmen's Bureau, the Trustees established the Stanton Normal School named in honor of General Edwin M. Stanton, Secretary of War under President Lincoln. Opening in 1869, the Stanton Normal School was located on the block in LaVilla bounded by West Ashley Street, West Beaver Street, North Clay Street and North Broad Street.

The original Stanton School, which was wood frame, was destroyed by fire in 1882 and replaced with a new building. That same year, the Board of Public Instruction of Duval County agreed to lease the property to the trustees for a period of fifty years for the purpose of conducting a "free school therein for Colored Children". Destroyed in the 1901 fire, the School Board replaced the severely damaged facility with a wooden "temporary building". The principal at the time, James Weldon Johnson described it as being "huge, crude, three-story hideous structure that looked more like a granary than like a schoolhouse" A LaVilla native, Johnson was a renowned Renaissance man who at different times was an educator, journalist, lawyer, author, diplomat and civil rights leader. According to Johnson, the school board contemplated doing away with Stanton as a central school.

However, Stanton was situated in one of the best locations in the city and the campus encompassed one city block. According to Johnson, "the necessity of rebuilding the city gave an opportunity to have the school moved, and they brought pressure on the board of education to have this done". The School Board planned to sell the land that Stanton stood on and to break the larger school into several "more accessible" smaller schools. Johnson noted that "these plans meant the destruction of a traditional and important element in the life of Jacksonville Negro citizens and the sweeping away of one of its main centers of pride and affection. Furthermore, they probably meant the end of a Negro high school." Despite the school board's plans, the high school and the site remained intact. In his autobiography, James Weldon Johnson remarked that he reminded the school board that the Stanton property had been deeded to "a board of trustees made up of white and colored men as a site for a Negro school by Governor Hart, a Reconstruction governor of Florida. This deed, furthermore, stated that, if the property ceased to be used for the purpose of a Negro school, it would revert to the heirs of the Hart estate". 24

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²⁰ National Register Nomination – Masonic Temple.

²¹ Florida Times Union, March 16, 1997, B-1.

²² James Weldon Johnson. *Along This Way*. (New York: Viking Pres, 1933) p. 184.

²³ Ibid.

²⁴ Ibid. 184 - 185

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While principal at Stanton School, James Weldon Johnson was petitioned in 1900 by a group of local citizens to write a poem to be presented at the upcoming celebration of Lincoln's birthday. The purpose of the poem was to reveal the strong emotional significance of the birthday for blacks. The idea of a poem soon evolved into a song to be performed by a chorus of 500 children. At the Johnson homestead on the southeast corner of Lee Street and Houston Street, James began writing the lyrics while pacing the front porch. As each stanza was completed, he passed it to John who composed the stanzas to music. The result was "Lift Every Voice and Sing", which was quickly forwarded to Joseph W. Stern & Co. Publisher where copies were printed and sent back in preparation for the performance which James recorded as being a success. "Lift Every Voice and Sing" was later adopted by the National Association for the Advancement of Colored People as the "Negro National Hymn". ²⁵

As a part of a 1915 bond proposal, the school board again planned to eliminate the Stanton School and replace it with smaller schools in different locations. In response, the trustees along with prominent members of the Black community responded with a petition to the school board on February 23, 1915. The petition requested that an equitable portion of the bond money provide a new Stanton that would be adequate for the county's black population in its original location. When the school board refused, the trustees responded by filing an injunction in Circuit Court. The parties settled out-of-court. In September 1915, the school board agreed to construct another Stanton High School on the same site. The new building was opened for classes in the fall of 1917. The new brick building was designed by Jacksonville architect, Mellen C. Greeley in association with supervising architect, W.B. Ittner, and constructed by R.V. Labarre from Birmingham, Alabama. With the construction of a new Stanton High School on West 12th Street, the LaVilla facility was closed in 1971. Stanton High School was listed on the National Register of Historic Places in 1983, as well as becoming a City of Jacksonville landmark in 2013.

Brewster Hospital

Due to the need of personal hygiene and training in regard to the general care of the sick at the Boylan Industrial Home and School that the Brewster Hospital and the Brewster Hospital School of Nursing developed in 1900. Both the hospital and the school of nursing were the first such institutions specifically for African Americans in Florida, and one of the earliest in the south. There were other medical facilities before the establishment of Old Brewster Hospital that served blacks separately from whites such as the Frankie Schumacher Hospital founded in 1884 by Mrs. Josephine Schumacher, but closed by 1901. However, Brewster Hospital was the first to serve only African-Americans.²⁷ The need for medical services in the African American community greatly increased after the Great Fire of May 3, 1901. In light of this need and the success of the nursing training program, Mrs. George A. Brewster of Danielson, Connecticut donated one thousand dollars in memory of her husband, Reverend George A. Brewster, towards the establishment of a permanent school and hospital for the nursing program being

²⁵ Bond and Wilson, Lift Every Voice and Sing: A Celebration of the Negro National Anthem; 100 Years, 100 Voices.

²⁶ Wood, 91.

²⁷ Linda Emerson Sabin, *Nursing and Health Care in Jacksonville, Florida, 1900 - 1930.* A Thesis Presented to the Graduate School of the University of Florida in Partial Fulfillment of the Requirements for the Degree of Masters of Arts, 1988), p. 20

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sponsored by the Boylan Industrial Home and School. With this donation, the Women's Home Missionary Society of the Episcopal Methodist Church purchased lots 4, 5, and 6 of block 13 which according to the 1897 and 1903 Sanborn Maps included both 915 and 925 West Monroe Street. 28 The two-story Italianate style residence at 915 West Monroe Street was built in 1885 and first occupied by Danish native, Christian Peters who was born in 1845. In 1877, he became associated with a wholesale and retail meat business at the city market as the firm of Peters & Adams, but by 1883 had started his own business.²⁹

Initially under the leadership of Dr. Dillsworth, a graduate of Meharry Medical College, the school of nursing and the hospital incorporated as one institution and were directed for twelve years by Mrs. Olive Webster, RN. In addition to the larger brick residence, a smaller separate brick building was constructed which had two large rooms to accommodate ten to fifteen patients. The old Peter's residence served as the nursing school and provided additional space for patients if needed. From 1902 onward, Brewster Hospital was the only facility available for use by black physicians to refer and visit patients, as well as preform operations.³⁰ With the relocation of the Boylan Industrial Home and School in 1910, the hospital and nursing school also relocated to a new site at the corner of North Lee Street and West Union Street. In 1931, Brewster Hospital and Brewster Hospital School of Nursing moved to new larger facilities at North Jefferson Street just south of West Eighth Street in the Sugar Hill section of Jacksonville. With the integration of medical facilities, Brewster Hospital closed in 1966 to reopen in 1967 as the new Methodist Hospital.³¹

History of the Clara White Mission

The Clara White Mission at 611 – 615 West Ashley Street is one of the few remaining buildings directly associated with Eartha Mary Magdalene White, as well as the most significant representation of her productive life. Jacksonville's most famous humanitarian, Eartha M. M. White, opened a mission in 1932 that was in the old Globe Theatre building on West Ashley Street in LaVilla. The idea of a mission to continue the work of her mother, Clara White, who had died in 1920, came to fruition when a group of friends and supporters of Clara and Eartha White met in a garage at 715 North Broad Street to plan ways of acquiring a building to house the new Clara White Mission. From this group the first Board of

Jacksonville City Directories. Jacksonville: R.L. Polk & Company, 1900 - 1931.

Jacksonville Planning and Development Department. Vertical Files - 915 West Monroe Street.

²⁸ Sanborn Fire Insurance Map from Jacksonville, Duval County, Florida, Sanborn Map Company, 1897 and 1903.

²⁹ Wanton S. Webb, Editor, Webb's Historical, Industrial, and Biographical Florida. (New York: W.S. Webb & Co., 1885), pp. 163 & 164.

³⁰ Linda Emerson Sabin, Nursing and Health Care in Jacksonville, Florida, 1900 - 1930. A Thesis Presented to the Graduate School of the University of Florida in Partial Fulfillment of the Requirements for the Degree of Masters of Arts, 1988), p.p.

³¹ Sanborn Fire Insurance Map from Jacksonville, Duval County, Florida. Sanborn Map Company, 1913; 1969. B.J. Sessions, A Charge to Keep, Brewster Hospital, Brewster Methodist Hospital, Brewster Hospital School of Nursing, Brewster-Duval School of Nursing. Brewster and Community Nurses Alumni Association, Jacksonville, 1996. Historic American Building Survey. Written Historical Documentation - 915 West Monroe Street. National Park Service, Department of the Interior, Washington, D.C. (HABS No. Fl-348).

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the Clara White Mission was organized with Eartha White serving as president. Her attention first turned to the vacant and deteriorated old Globe Theater as the building was eventually purchased by a mercantile company and housed a wholesale grocery business. After the mercantile company defaulted on its \$25,000 mortgage, the building was used as a hotel and gambling house before closing.³²

Eartha contacted Mrs. Madelyn Knight who along with her sister held the mortgage on the building. Mrs. Knight agreed for the Mission to use the building free for three months after which would be charged \$150.00 per year. After Mrs. Knight agreed to sell the building to the Mission for \$15,000, supporters rallied to raise money to purchase the building. Major contributions were made by representatives of some of Jacksonville's most prominent white families and businesses including Mrs. B.J. Levy of Levy's Department Store, Lester Foley, the Tucker Brothers (mortgage and real estate), Mrs. Arthur J. Cummer, Mrs. Alfred I. DuPont, and James Merrill to name a few. Prominent African American businessmen, such as Charles E. Craddock, also made generous contributions.³³

Making the Mission her residence, Eartha was also hired as the county's first Black social worker ensuring that the Jacksonville's political leadership was aware of the needs of the less fortunate and powerless including children, senior citizens, the homeless, and deserted wives. 34 She was also employed as the first Black census taker in Jacksonville. 35 During the Depression, the Mission served as the major center of relief for African Americans and within a one-month period in 1933 had served 2,500 people with food or meals. 36 During this troubling period, the Mission housed a Work Projects Administration (WPA) Office of Employment and Cultural Operation, as well as a maternity home, orphanage, day nursery, and home for unwed mothers. At the Mission, Eartha continued the Christmas tradition started by her mother of hosting a special party for needy children that included a decorated tree surrounded by food, clothing, and toys. 37 A sewing room was established at the Mission that provided employment for 100 women. In addition to training programs for domestic service, the Mission housed training shops for the blind to learn braille along with making baskets, caning chairs, and doing bead work. 38

The Clara White Mission housed the Colored Division of the Federal Writers Project which employed Florida author, Zora Neale Hurston, as well as an art gallery. At the Mission, Hurston, and other folklorist such as Stetson Kennedy and Alan Lomax recorded spirituals and stories many being told by ex-slaves. Folklorist and Musicologist Alan Lomax toured the South with his father, John Lomax, collecting folksongs and later founded the Archive of American Folk Song in 1928. According to

³² The 75th Diamond Birthday Observance of Useful Life of Eartha Mary Magdalene White, 1951, p. 11.

³³ Ibid.

³⁴ Ibid, pp. 26, 27 & 30.

³⁵ Leedell W. Neyland, *12 Black Floridians*. (Tallahassee, Florida: Florida Agricultural and Mechanical University Foundation), 1970, p. 31

³⁶ Carmen Godwin. "To Serve God and Humanity", Jacksonville's Eartha Magdalene White (1876 – 1974) Submitted – The Department of History, Rutgers University in Partial Fulfillment of the Requirements for the Master of Arts Degree. March 2001, p.26.

³⁷ Neyland, p. 37.

³⁸ Godwin, pp. 26 & 27.

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Stetson Kennedy's recollection, the Federal Writers Project in Florida employed 200 white and 10 blacks who were housed separately at the Clara White Mission.³⁹ In respond to a growing number of violent crimes in Black neighborhoods, Eartha started the "Campaign Against Homicides", that included street corner lectures by ministers accompanied by singers and choirs. 40

With the outbreak of World War II, Eartha opened the Mission to programs and activities for the benefit of military personnel including the housing of a USO facility for black soldiers. It also housed a black division of the Navy Shore Patrol and the Army Military Police. Appointed an honorary Colonel in the Woman's National Defense Program by her long-time friend, Mary Bethune McLeod, Eartha was a member of the local Home National Defense Council that organized activities and entertainment for black soldiers stationed at Camp Blanding. She assisted her friend and former Jacksonville resident, As a Philip Randolph, a national labor leader, in organizing the 1941 march on Washington D.C. to demonstrate against job discrimination in the defense industries. The proposed march swayed President Franklin Roosevelt to issue an executive order ending discrimination in war related industries resulting in the march being called off. 41

With the end of state sponsored segregation, many African American residents and businesses left the LaVilla area to seek opportunities in other parts of the city. As a result, the economic and social vitality of LaVilla declined resulting in marginal businesses or empty commercial buildings and a predominance of low-income rental units. Continued lack of investment fostered significant deterioration of LaVilla's building fabric resulting in numerous demolitions. Beginning in 1997, LaVilla underwent major redevelopment as part of the Jacksonville Renaissance Program. The re-development took an urban renewal approach resulting in the demolition of nearly all residences and a significant number of commercial buildings to provide open space for new construction. The largest project in the redevelopment of LaVilla was the construction of the LaVilla Middle School for the Arts. Using a suburban model, the school took up a significant amount of property breaking the traditional street grid. that has impacted connectivity within LaVilla and negatively impacted its original sense of place. In addition, significant buildings and sites that remain are spread out and disconnected to make pedestrian access difficult. The Clara White Mission, however, continues to operate today.

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³⁹ Tim Gilmore, In Search of Eartha White, Storehouse For the People. (Jacksonville, Florida: Tim Gilmore, 2014), pp. 160 - 161, 181 - 182.; Stetson Kennedy, The WPA Florida Writer's Project, A Personal View, Form, Florida Endowment of the Humanities, Vol. XII, No. 1, p. 2.

⁴⁰ Gilmore, p. 234.

⁴¹ Godwin, pp. 30, 31 & 32.

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Criterion B, *Property is associated with the lives of persons significant in our past.*Eartha Mary Magdalene White (1875 – 1974)

"Do all the good you can, In all the ways you can, In all the places you can, For all the people you can, While you Can." 42

This simple but challenging motto guided the life of Clara and Eartha Mary Magdalene White. Their strong and loving mother and daughter bond transcended an almost mythical story of the origins of their actual relationship. It is practically impossible to describe the meaning of the Clara White Mission without emphasizing how pivotal their relationship was. The Clara White Mission is the extant and tangible product of their missionary zeal for humanitarianism. While Clara White was a key influence for Eartha Mary Magdalene White, the objective for Criterion B will make the connection as to how the Clara White Mission is a pivotal piece of Eartha M. M. White's significance to Jacksonville.

Clara English White

Eartha White's biography begins with her mother, Clara English White. Born in 1845, Clara White was the daughter of Adam English and Jane Drummond, both of whom were enslaved on the Harrison Plantation at the south end of Amelia Island. Clara and her father, grandfather, and cousin, Henry Harrison were given to Robert Harrison's wife, Mary Magdalene Cooper who in turn gave Clara to her nephew, Charles Cooper, Sr., as a birthday present. Her mother, Jane was sold at a slave auction in Jacksonville, but was later reunited with Clara after emancipation. With the St. Johns River controlled by Union gunboats, Clara and members of the Cooper family relocated to Silver Springs where they lived during the duration of the war.

With Federal control of Amelia Island, former slave, Adam English, was able to join the 34th Regiment, Company D, United States Colored Troops (USCT). After seeing action in South Carolina, Jacksonville, St. Augustine, Lake George, Ocala, and Silver Springs, Adam English was mustered out in February of 1866, and settled in Jacksonville where he began to acquire numerous parcels in Hansontown and the Moncrief area. ⁴⁵ Lafayette White, a comrade of Adam English in the 34th Regiment USCT, form Morris Town, South Carolina, married Clara English probably while she was living in Silver Springs.

⁴² 75 Diamond Birthday Observance of Useful Life of Eartha Mary Magdalene White, 1951. p. 5.

⁴³ It has been speculated that Eartha may have been named after Mary Magadaline Cooper Harrison (Gilmore, p. 14).

⁴⁴ Clara told of seeing her mother sold at a slave auction at the northeast corner of North Ocean Street and East Forsyth Street.

⁴⁵ Daniel L. Schafer, Eartha M.M. White, *The Early Years of a Jacksonville Humanitarian*. (Jacksonville, Florida: University of North Florida, 1976), pp.3 – 5.

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After moving to Jacksonville, Lafayette became a drayman while Clara did domestic work. After losing twelve babies, Clara was pregnant with her thirteenth child when visited at her Hansontown home by her father and cousin, Henry Harrison. Cousin Henry stated that the expected child was a girl and should be named Eartha, "after the earth, that she might be a storehouse for the people". ⁴⁶ Adam English interjected that a girl should be named after the biblical Mary Magdalene. To compromise, it was agreed to name her, Eartha Mary Magdalene. ⁴⁷ The story regarding Eartha's birth and the source of her name has been told in different versions over the years making it difficult to separate fact from fiction. ⁴⁸

Reportedly, Clara's thirteenth child, a girl named Bertha, who was born in November of 1875, was given up for adoption since she couldn't care for the baby. Around the same time, Clara had promised to adopt a baby girl conceived by a member of a prominent local white family and a black servant. The circumstances behind this promise and whether Clara received any money or property from the white family have been one of speculation. It is possible that the names, Bertha and Eartha, were confused, however, a physician stated that in November of 1875, he examined a light skin baby by the name of Eartha. ⁴⁹ Over the years, this speculation has grown to include whether the later business and humanitarian successes of Earth M.M. White was related to the on-going support from prominent white families to ensure that the circumstances of her birth not be revealed. Years after Lafayette's death in 1881, Clara applied for a widow's pension that resulted in an investigation of Eartha's biological relationship to her father due to her very light complexion compared to her parents. ⁵⁰ It has also been reported that prominent members of the white community pressured the government to grant the pension to protect the secret of her birth. ⁵¹

Eartha Mary Magdalene White (person of significance)

During Eartha's early life, she stayed with different families while her mother was away as a stewardess on steamships. Eartha was able to attend Stanton School and the Divinity School (Cookman Institute) in Jacksonville. Joining her mother on some trips up north, Eartha eventually settled in New York City where she attended Dr. Reason's School and later was trained in hairdressing and manicuring at Madam Hall's. She also studied voice at Thurber's National Conservatory of Music under noted black singer, Harry T. Burleigh. From there, she was able to secure a position with the Oriental America Opera Company under musical director, J. Rosamond Johnson, the brother of James Weldon Johnson. In 1895 and 1896, the company performed on Broadway and traveled across the country and visited Europe. During this time, Eartha fell in love with James Lloyd Johnson of South Carolina who died not long after their relationship started.⁵²

⁴⁹ Gilmore, p. 13. In his research on Eartha, Gilmore concluded that Bertha was born November 3, 1875, and Eartha came to live with Lafayette and Clara White in 1875 or 1876.

⁴⁶ In his 1917 obituary, Henry Harrison claimed he named the child, Bertha Mary Magdalene White three months before she was born (Gilmore, pp. 7 & 8).

⁴⁷ Ibid, pp. 3 & 6.

⁴⁸ Ibid.

⁵⁰ Ibid, pp. 6 - 9.

⁵¹ Godwin, p. 6.

⁵² Ibid, pp. 14 & 15.

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With the death of James Lloyd Johnson, Eartha gave up her music career and at the age of 20 or 21 returned to Jacksonville where she enrolled at the Florida Baptist Academy. With the death of her fiancé, Eartha declared, "I am going to be married to the cause of Christ and his kingdom, building for God and humanity at large". During the Spanish American War, Eartha joined others in providing nursing care to sick soldiers encamped on the grounds of the Florida Baptist Academy. In 1897, the same year she graduated from the academy, Eartha became disturbed by the poor condition of the Duval Cemetery, also called the Freedman's Cemetery, in the rear section of the Old City Cemetery. In response, she organized a benefit that raised sufficient funds to clean and fence the graves. Trained as an educator at the academy, Eartha was appointed to a position at Bayard, a railroad community located just north of St. Johns County. Having no school building or property, Eartha was able to persuade local property owner, Bartolo Genovar, to donate two lots on which she supervised the construction of a one-room school using donated lumber and labor. St.

Eartha and Clara purchased a home on Eagle Street in Hansontown where Eartha operated a janitorial contracting service and employment bureau. It was at the Eagle Street home where Clara began her service to the needy by soliciting donations of meat and vegetables to make large pots of soup that she served outside of her home. Clothes were also donated and given to those in need as well. When the Spanish influenza broke out at the end of World War I, she visited homes of the sick to provide them with soup. At Christmas, Clara solicited the donation of small toys and treats that she distributed from her house to neighborhood children. Following Clara's example, Eartha began also to focus on the needs of the less fortunate starting with the re-activation of the Union Benevolent Association to provide relief services to Jacksonville's African American community. One of the concerns of the association was the living conditions of Black veterans. In response, Eartha and Clara raised funds to open the Old Folk's Home in a large two-story house along Milnor Street in East Jacksonville. As the home's president, Eartha raised money for its operation, as well as solicited donations of food and clothing from area merchants for the residents. She was able to convince the Florida East Coast Railroad to provide free transportation to the residents for outings at Manhattan Beach, south of Mayport. 56 Since the Children's Home Society would not take Black children and started referring them to her, Eartha soon opened an orphanage on Milnor Street, the only orphanage and placement center for black children in Florida.⁵⁷ Another residence she converted to the Milnor Street Nursery for working women. Eartha also established a Milk Fund Committee to provide milk to poor children as a preventive measure

Godwin, p. 11.

⁵⁷ Godwin, p. 24.

Mayport Naval Base during World War II.

⁵³ Godwin, p. 13.

⁵⁴. Bennett, p. 140

⁵⁵ Ibid, pp. 16 & 20.; Although Eartha taught at Bayard for only a few years, the wooden one-room schoolhouse was used for decades by Black students but was sold and later housed a church and feed store before being demolished for highway construction (Wayne W. Wood, *Jacksonville's Architectural Heritage*, Landmarks for the Future. 1989, p. 301).

⁵⁶ Ibid, pp. 22 & 23.; Located just south of Mayport, Manhattan Beach was developed as a resort for Blacks, many who worked for the Florida East Coast Railroad that was extended to Mayport in 1900. With the end of rail service to Mayport in 1932, African Americans still went by car and bus to enjoy the pavilion, restaurant, and amusement park at Manhattan Beach, but in less numbers. Manhattan Beach ceased to exist with the purchase of most of the property for the construction of the

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against tuberculosis. The children that were suspected of having tuberculosis were treated by Eartha to a day at Manhattan Beach. Her concern for tuberculous sufferers had extended by 1936 to the opening of a TB rest home for Blacks where she enlisted the help of qualified nurses and doctors.⁵⁸

Eartha's concern for Black youth also extended to the rise of juvenile crime, especially among boys. In response she organized the Boy's Improvement Club. She believed that lack of recreational opportunities for youth was factor in the rise of juvenile crime, and in 1906 sponsored the construction of a very primitive park on private property, even paying for a supervisor. In 1916, Eartha was successful in convincing the City of Jacksonville to purchase two lots for the construction of the Oakland Playground adjacent to the Old City Cemetery. Two pioneer Black recreational leaders, Florida Dwight and Emmett "Chip" Reed started their long and successful careers at Oakland Park.

Her humanitarian work also extended to the inmates in the local county jail that she saw more as victims of circumstances than criminals. For over fifty years, Eartha visited the inmates and lead bible classes on Sundays and treated them to free cigars donated by the King Edward factory. Many of these prisoners after being released sought further assistance and rehabilitation at the Mission. Eartha was strongly concerned about the unequal treatment of Black men and women and was a champion for prison reforms. She also supported the creation of a separate correctional institution for Black girls, which later opened as Forest Hills in Ocala. Ocala.

Following the racial uplift philosophy of Booker T. Washington, Eartha saw hard work, education, business development, moral behavior as a major means for improving Black lives while also gaining acceptance and countering racial discrimination. Although a strong supporter of improving race relations and recognizing the need to work with and through the white power structure, she was politically active in the fight for social justices. A loyal Republican, Eartha headed the Negro Republican Women Voters in 1920, the first-year women were allowed to vote. In this position, she was very involved in encouraging women to vote in a tense atmosphere of fear and intimidation that characterized the 1920 election. In 1928, she held the position of state chairwoman of the National League of Republican Women. When the city passed an ordinance segregating seating on street cars, Eartha never rode them again. She also chaired the Panel & Abolition of Poll Taxes that were successful in making Florida one of the first states to abolish poll taxes.

With the outbreak of World War II, Eartha opened the Clara White Mission to programs and activities for the benefit of military personnel including the housing of a USO facility for Black soldiers. It also housed a Black division of the Navy Shore Patrol and the Army Military Police. Appointed an honorary Colonel in the Woman's National Defense Program by her long-time friend, Mary Bethune McLeod, Eartha was

⁵⁸ Godwin, p. 25 & 26.

⁵⁹ Ibid, pp. 24 & 25.

⁶⁰ Godwin, p. 28, 29 & 30.

⁶¹ Godwin, p. 23.

⁶² Schafer, pp. 28, 29, & 31.

⁶³ Florida Tattler, Jacksonville, Florida, September 9, 1944.

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also a member of the local Home National Defense Council that organized activities and entertainment for Black soldiers stationed at Camp Blanding. She also assisted her friend and former Jacksonville resident, Asa Philip Randolph, a national labor leader, in organizing the 1941 march on Washington D.C. to demonstrate against job discrimination in the defense industries. The proposed march swayed President Franklin Roosevelt to issue an executive order ending discrimination in war related industries resulting in the march being called off.⁶⁴

Eartha was involved in other civic and social activities including being a founding member of the Florida Anti-Lynching Crusade in 1922 which was dedicated to the passage of laws to end such actions. She was also active in the women's club movement and was a member of the city Federation of Women's Club, National Association of Colored Women, the National Council of Negro Women and the NAACP.⁶⁵ Involved in the yearly Emancipation Celebration since 1894, she was made President Emeritus in 1951 for the Emancipation Celebration Community of Duval County.⁶⁶ At the age of 87, Eartha attended the 1963 March on Washington in which A. Philip Randolph was one of the organizers.

In 1945, Eartha M. M. White acquired the 18-acre Moncrief Springs property from the Afro-American Life Insurance Company. Eartha White renovated the spring fed swimming pool and constructed large bathhouses. Located along Moncrief Road near West 45th Street, the resort was used for numerous special outings organized by Eartha White, as well as the site of religious camp meetings and baptisms. Across Moncrief Road from the springs, Eartha constructed a Craftsman style house that she planned to occupy and to use as a museum for her awards, documents, photographs, and antiques.⁶⁷ In the 1960s, she donated two acres of the Moncrief Springs property for the construction of the Eartha M. M. White Nursing Home which replaced the old Mercy Hospital for the Aged. Partially funded by a \$778,000 Federal grant, the 122-bed nursing home opened in March of 1967.⁶⁸

In recognition of her lifetime service to the less fortunate, Eartha has been honored with numerous awards. Some of the recognitions she received were from President Franklin Delano Roosvelt, Florida governors, W. S. Jennings, Millard F. Caldwell, and Fuller Warren, Federation of Colored Women's Club, Duval County Emancipation Committee, Omega Psi Fraternity, Iota Phi Lambda Sorority, and numerous Jacksonville mayors. Eartha is a charter member of the Jacksonville Historical Society, Humane Society, Council of Social Agencies, and the Lincoln Douglas Memorial Association. ⁶⁹ In 1936, she received an honorary Doctor of Humanities from Florida Memorial Institute, the successor to the old Florida Academy; a Doctor of Law degree from Edward Waters College in 1961, and the Jaycee's Good citizenship Award in 1969.

⁶⁴ Godwin, pp. 30, 31 & 32.

⁶⁵ Godwin, p. 32.; A local Chapter of the NAACP was formed in 1917 with 31 charter members.

⁶⁶ Diamond Birthday Celebration, p. 27.

⁶⁷ Ibid, pp. 34 & 35.; *Florida Times Union*, October 28, 1951.

⁶⁸ Godwin, p. 34 & 35.; Bennett, p. 146.; The old Moncrief bathhouses were later demolished, and the spring diverted into drainage ditch for storm water runoff.

⁶⁹ Diamond Birthday Celebration, p. 30.

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In 1970, Eartha M.M. White received the prestigious Lane Bryant Award for volunteer services that was presented to her at a luncheon held at the Plaza Hotel in New York City and followed by Whitehouse reception hosted by President Richard M. Nixon. Of the 500 nominees for the Lane Award, Eartha, who was nominated by Congressman Charles Bennett, was the only person in the United States to make most outstanding contributions. In 1971, President Nixon appointed Eartha to the National Center for Voluntary Action. That same year, Florida Governor, Reubin Askew named her Florida's outstanding senior citizens. In 1973 She also received the Booker T. Washington Symbol of Service Award from the National Business League for her work as the organization's official historian. In addition to the Better Life Award from the American Nursing Home Association, Eartha M.M. White was elected to the Florida Woman's Hall of Fame in 1986. And was designated as a Great Floridian by the Florida Department of State in the year 2000.

Eartha Mary Magdalene White died in January 1974 from complications resulting from falling down the stairs at the Mission. The speculated that at the time of death, Eartha was quite wealthy. In response Dr. Schafer stated that Eartha did have extensive property holdings at the time of her death but was of little value and was willed to the nursing home and Mission. Always struggling financially, the Mission had only \$1,000 in cash reserve when she died in 1974. Her funeral service was held at the Bethel Baptist Institutional Church with burial beside her mother at the Old City Cemetery. Many local and state officials paid tribute to her and her long life in service to humanity. One of her former employees, Harold Gibson recalled at the funeral service that Eartha told him, "Service is the price you pay for the space you occupy". The space you occupy the space you occupy. The space you occupy the space you occupy. The space you occupy the space you occupy the space you occupy. The space you occupy the space you occupy the space you occupy. The space you occupy the year of your pay for the space you occupy. The year of your pay for the space you occupy. The year of your pay for the year of your pay for the year of your pay for the year.

⁷⁰ Florida Times Union, January 20, 1974, B-9-1.; December 3, 1970, p.1.

⁷¹ Florida Times Union, October 8, 1972.

⁷² Godwin, pp. 33 & 34.

⁷³ Florida Times Union, January 19, 1974, B-1.

⁷⁴ Schafer, p. 37.

⁷⁵ Florida Times Union, January 20, 1974, B-9.

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Statement of Significance

Criterion A: Ethnic Heritage - Black

The Clara White Mission is significant to the local African-American heritage as this building is a pillar to Jacksonville's African-American community. The rationale behind this area of significance is two-fold as the Mission building became an outlet to celebrate the culture and achievements of the broader African-American community and as a site to adhere to the concerns and situations of this community as well. In a pattern repeated in other southern cities, African-Americans were forced by segregation to not only reside in designated neighborhoods, but to also develop the necessary commercial, cultural, and social infrastructure not available to them outside these restricted areas. While this segregation practice is a part of the tumultuous history of systemic racism that ultimately led to gerrymandering and redlining, this did however provide an opportunity for these residents to create a robust and perpetually tight-knit community. The result of the latter is evident today as LaVilla is one of the oldest extant African-American neighborhoods in Jacksonville and the Clara White Mission played a role in that status.

Criterion A: Community Planning and Development

The Clara White Mission is also significant to the local community planning and development in Jacksonville as the Mission building provided meals, clothing, and temporary shelter for impoverished people regardless of color, sex, or age much to the displeasure of some city officials who believed whites should be referred to the Red Shield Lodge. The Clara White Mission functioned very similarly to the well-known Hull House in Chicago founded by Jane Addams. With the rise of strenuous conditions evolving from the Great Depression and the remnants of systemic racism, the Mission building was suited to accommodate the needs of not just one person, but multiple groups within the LaVilla community and broader Jacksonville area. This included single mothers, needy children, the blind, and African-Americans in the military. The mission not only offered food and housing, but occupational skills through vocational schools. These services not only bolstered necessitous groups of individuals upon its instatement for the community, but the core humanitarian tenets of the Clara White Mission that Clara English White believed in then are still implemented today. This includes the Random Acts of Kindness Food Drive and the annual Miracle on Ashley Street. With the end of state sponsored segregation, the decline of economic prosperity, and the re-development project of 1997, a significant amount of the surrounding space has been cleared and only a few structures are extant that express the importance of camaraderie and service in bolstering a community. The Clara White Mission continues its objective of service today in light of these socioeconomic and urban renewal changes.

Criterion B: Eartha Mary Magdalene White

Eartha M.M. White's significance to the Jacksonville community cannot be overlooked. She continued a long period of service to the less fortunate for 94 years that her mother, Clara White, started. Eartha M.M. White was referred at times as an "Angel of Mercy", "the Jane Addams of her Race", "Mother

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Theresa of Jacksonville", and "Our Little Mother". Congressman, Charles E. Bennett described Eartha as "a kind of universal mother for much of Jacksonville". Eartha had become so well-known and so highly respected in the community that in her later years, her birthday was celebrated as a public event in the civic auditorium. Although Eartha M.M. White had an incredible record of public service to Jacksonville, particularly to its Black citizens, the founding of the Clara White Mission in 1932 was her most noted humanitarian achievement. The instatement of the Clara White Mission and its continued operation serves as a pivotal piece to Eartha M.M. White's significance to the Jacksonville community.

⁷⁶, Charles E. Bennett, *Twelve on the River St. Johns*. (Jacksonville, Florida: University of North Florida Press, 1989), p. 137.

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Florida Tattler
September 9, 1944

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Verbal Boundary Description:

Starting at the southeast corner of Lot 3, Block 111, LaVilla Harts Map continue west 105.5 feet to the southwest corner of Lot 3, continue north 105 feet to the northwest corner of Lot 3, continue east 105.5 feet to the northeast corner of Lot 3 continue south 105.5 feet to the point of beginning.

Boundary Justification:

The verbal boundary description above incorporates all the property (11,130.25 square feet, ¼ acre) occupied by the Clara White Mission building and addition

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Photo Log

Name of Property: Clara White Mission

City or Vicinity: Jacksonville

County: Duval

State: FL

Photographers (Mission & Hollywood Music Store Addition): Adrienne Chambers & Joel McEachin

Photographers (Interior): Andrew Mueller & Joel McEachin

Date Photographed: December 14, 2023 – Mission & Hollywood Music Store Addition February 13, 2024 – Interior

Description of Photograph(s) and number, include description of view indicating direction of camera:

Photo #1.	Front façade of Mission and Hollywood Music Store Addition, camera facing northwest
Photo #2	Front façade of Mission and Hollywood Music Store Addition, camera facing north
Photo #3	Front façade of Mission, camera facing north
Photo #4	Front façade of Mission, camera facing north
Photo #5	Southeast corner of Hollywood Music Store Addition, camera facing northwest
Photo #6	West façade of Mission, camera facing northeast
Photo #7	West façade of Mission and gazebo, camera facing north
Photo #8	Rear or north façades of Mission & Hollywood Music Store, camera facing southeast
Photo #9	Rear or north façade of Mission, camera facing south
Photo #10	Hollywood Music Store Addition, camera facing northwest
Photo #11	Hollywood Music Store Addition, camera facing southwest

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Photo #12	First floor hall of Mission, camera facing north
Photo #13	First floor hall of Mission, camera facing south
Photo # 14	First floor community room of Mission, camera facing north
Photo # 15	First floor community room of Mission, camera facing south
Photo # 16	Second floor hall of Mission, camera facing north
Photo # 17	Second floor hall of Mission, camera facing south
Photo # 18	Second floor of Mission - museum room, camera facing west
Photo # 19	Second floor of Mission – museum room, camera facing east
Photo # 20	Second floor of Mission - dining room, camera facing west
Photo # 21	Second floor of Mission - Eartha M.M. White bedroom, camera facing west
Photo # 22	Second floor of Mission - guest bedroom, camera facing west
Photo # 23	Second floor of Mission - Eartha W.W. White office, camera facing west
Photo # 24	Second floor of Mission - office, camera facing south
Photo # 25	Third floor hall of Mission, camera facing north
Photo # 26	Third floor hall of Mission, camera facing south
Photo # 27	Third floor of Mission - office, camera facing southeast
Photo # 28	Staircase between second & first floors, camera facing east
Photo # 29	Hollywood Store Addition - office & reception area, camera facing south
Photo # 30	Hollywood Store Addition - computer room, camera facing southwest
Photo #31	Hollywood Store Addition - Hall to dormitories, camera facing west
Photo # 32	Alley between Hollywood Store Addition and Mission, camera facing south

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Photo # 33	Hollywood Music Store Addition - first dormitory, camera facing north	
Photo # 34	Hollywood Music Store Addition - second dormitory, camera facing north	
Photo # 35	Hollywood Music Store Addition - dayroom, camera facing south	
Photo # 36	Hollywood Music Store Addition - Kitchen, camera facing west into Mission	
Photo # 37	Hollywood Music Store Addition - kitchen, camera facing west	
Photo # 38	Genovar's Hall & LaVilla School of the Arts, camera facing southwest (Photo taken June 26, 2024 by Andrew Mueller)	
Photo # 39	Alley between the Mission and the Hollywood Music Store Addition, camera facing north (Photo taken on June 26, 2024 by Andrew Mueller)	

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Additional Documentation (Figures, plans, historic photos)

Figure 1. Contextual Map of Jacksonville and LaVilla

Figure 2. Historic Map of the LaVilla area, from *History of Early Jacksonville and Vicinity*, 1513-1924.

Figure 3. Eartha M.M. White and her mother Clara White, circa 1910

Figure 4. Annual childrens Christmas party at the Clara White Mission (1963)

Figure 5. Congressman Charles E. Bennett and Eartha M.M. White on her 89th birthday (1965)

Figure 6. 1970s Promotional Material of the Clara White Mission

Figure 7: 1947 Rededication Ceremony

Figure 8: Historic Photo of Ashley Street

Figure 9: Historic Photo of Eartha M.M. White and the Mission

Figure 10: Historic 1907 Floor Plans

Figure 11: 1907 Permit Title Page

Figure 12: 1907 Permit

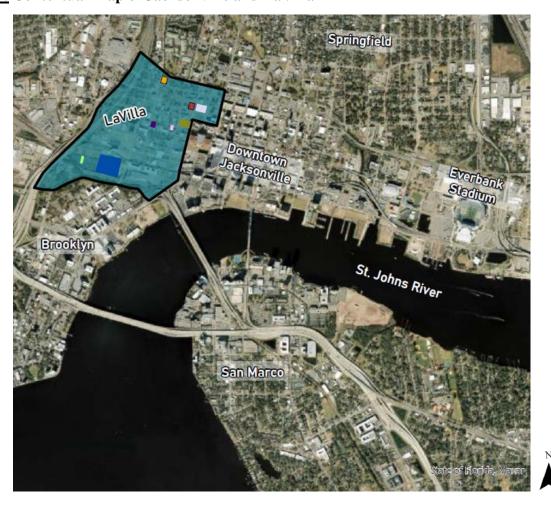
Figure 13: 1913 Sanborn Map

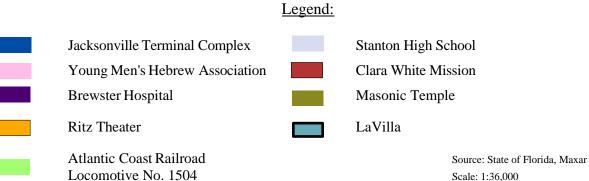
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Figure 1: Contextual Map of Jacksonville and LaVilla





Scale: 1:36,000

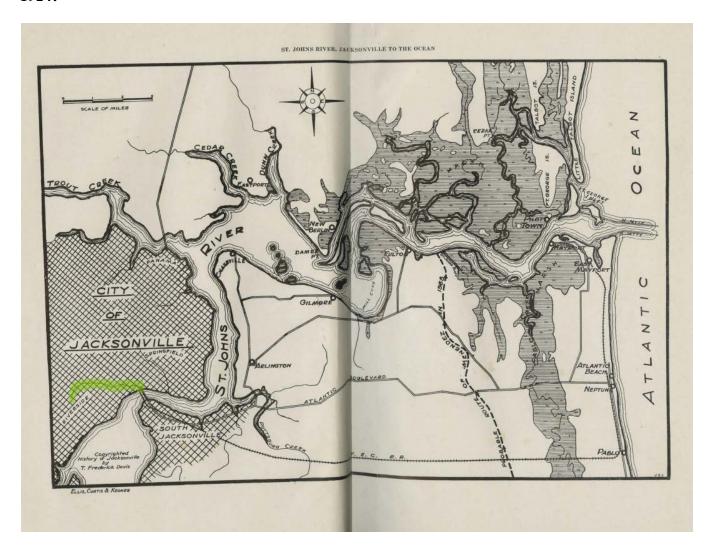
Prepared by: R. Anthony Mendez

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<u>Figure 2:</u> Historic Map of the LaVilla area, from *History of Early Jacksonville and Vicinity*, 1513-1924.



(McCoy's Creek is highlighted in green.)

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Figure 3: Eartha M.M. White and her mother Clara White, circa 1910



Image source: Florida Memory, State Library and Archives of Florida

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Figure 4: Annual children's Christmas party at the Clara White Mission (1963)



Image source: Florida Memory, State Library and Archives of Florida

Figure 5: Congressman Charles E. Bennett and Eartha M.M. White on her 89th birthday (1965)



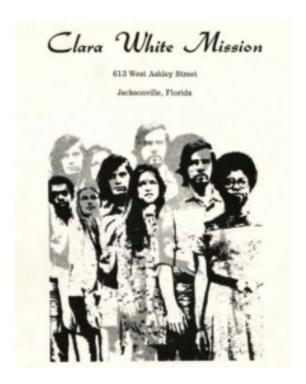
Image source: Florida Memory, State Library and Archives of Florida

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Figure 6: 1970s Promotional Material of the Clara White Mission



Courtesy of University of North Florida's Eartha M.M. White Collection

Figure 7: 1947 Rededication Celebration



Courtesy of University of North Florida's Eartha M.M. White Collection

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Figure 8: Historic Photo of Ashley Street



Courtesy of Eartha M.M. White Historical Museum

Figure 9: Historic Photo of Eartha M.M. White and the Mission



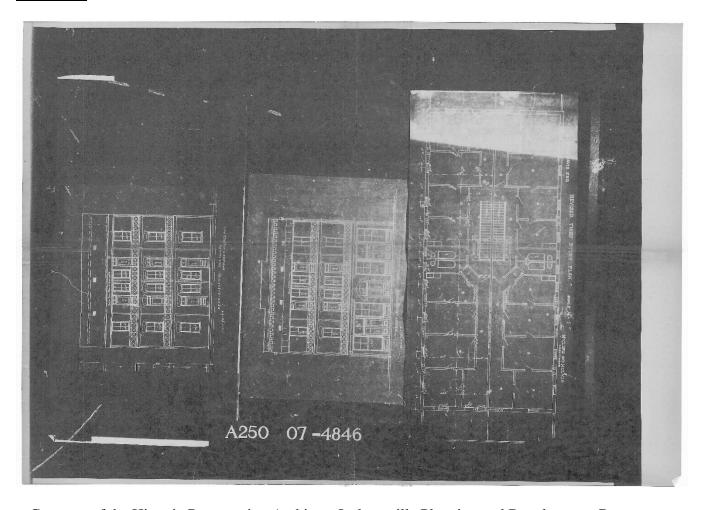
Courtesy of Florida Times-Union

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Figure 10: Historic 1907 Floor Plans



Courtesy of the Historic Preservation Archives, Jacksonville Planning and Development Department

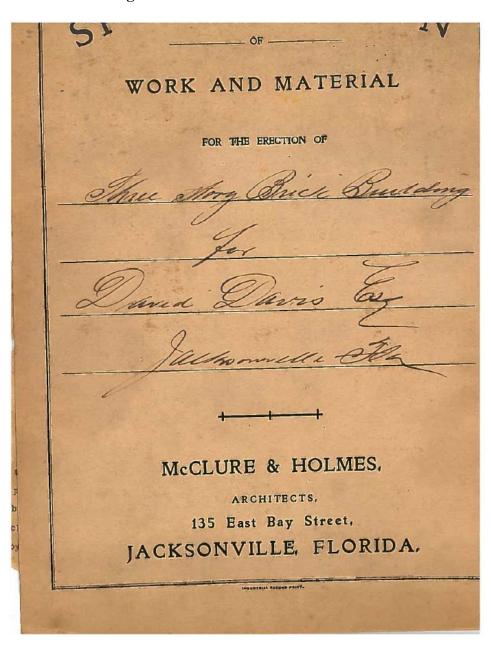
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Figure 11: 1907 Permit Title Page



Courtesy of Jacksonville Building Permit Records

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Figure 12: 1907 Permit

OFFICE OF THE COMMISSIONER OF BUILDINGS
APPLICATION FOR PERMIT TO BUILD
JACKSONVILLE, FLA., Do + 18 190
TO THE COMMISSIONER OF BUILDINGS:
The undersigned hereby makes application for a permit to erect
building located on A Cold De A of Streets. Lot No. Streets.
(State what W.A.)
the plans and specifications for which are herewith filed. Description of building as to
dimensions and manner of construction and material to be used:
Size of building
State whether: Brick, Frame or State and make a facility
For what purpose (Dundling or basiness)
Size of timbers used in the construction of above building:
First-floor joist 3 × 8"
Second-floor joist 2 × /2 Ceiling joist 2 × /2 Ceiling joist 2 × /2
Rafters 2 X 6
Studding 2 x y '
Thickness of Walls 17 813
Kind of roof Gorcy
(No. 1.) Chimneys and flues to be built with 4 inches of brick and terra
cotta lining, or (No. 2.) 8 inches of brick work. Built from the ground. Remarks:
The second secon

Courtesy of Jacksonville Building Permit Records

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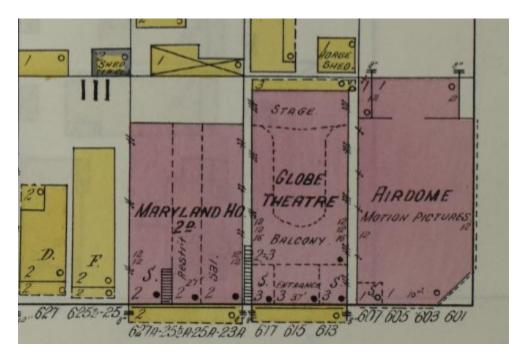
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Figure 13: 1913 Sanborn Map



Courtesy of Jacksonville City Directory

2025 COA Matrix

All approvals are subject to conditions to ensure consistency with the Design Guidelines and the Secretary of the Interior's Standards for Rehabilitation

Sc	ope of Work	Administrative Review (Must meet all of the applicable criteria)	Jacksonville Historic Preservation Commission (Must meet any of the applicable criteria)
		Alterations	
1.	Accessibility Ramps	 Location: does not permanently damage historic fabric Material: wood, composite, or metal on single-family residential structures Size: FFE up to 3 feet tall 	 Any ramp on multi-family residential or non-residential structures Material: concrete, CMU, or masonry Design: questionable or incompatible Size: FFE taller than 3 feet
2.	Awnings and Canopies	 Material: new cloth/canvas, or matches an existing historic material. Design: consistent with the shape of the window/door Location: does not block or damage significant historic fabric Size: Readily street-visible and extends less than 6 feet from the wall Not readily street-visible and can extend more than 6 feet from the wall 	 Material: new metal awning or canopy Design: incompatible size for the window/door opening Location: blocks or damages significant historic fabric Size: Readily street visible and extends more than 6 feet from the wall
3.	Decks and Balconies	 Location: rear, side, or secondary elevation; not readily visible Material: wood or composite Size: FFE up to 4 feet above grade for decks 	 Location: front or street-facing elevations Size: FFE higher than 4 feet above grade for decks
4.	Doors	 Pedestrian Doors Contributing structure door replacement: Irreparable street-visible doors that match the historic design and material Replacement of an incompatible non-historic/missing door with a compatible design Not readily street-visible door that is a compatible design Non-contributing structure door replacement with a matching or compatible design Garage Doors 	Pedestrian Doors Contributing structure door replacement: Street visible door replacement when the historic door is deemed reparable Incompatible design on a readily street-visible door Interior muntins Garage Doors Design: incompatible with architectural style Size: increasing the number of garage bays
		 Design: compatible with the architectural style Size: matches existing door or restores an enclosed door opening 	Security BarsDesign: non-traditional or incompatible design

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All approvals are subject to conditions to ensure consistency with the Design Guidelines and the Secretary of the Interior's Standards for Rehabilitation

Sc	ope of Work	Administrative Review (Must meet all of the applicable criteria)	Jacksonville Historic Preservation Commission (Must meet any of the applicable criteria)
		 Security Bars Design: wrought iron or compatible with the architectural style Location: Not readily street-visible 	Location: street visible
5.	Foundations	 Foundation screening with brick lattice or framed wood / vinyl installed between piers Repairing or restoring missing foundation infill and screening 	 Any solid foundation infill or incompatible design Elevating the building on a new foundation
6.	Painting	 General Previously painted materials Consistent with NPS Preservation Brief #1 Murals Location: secondary elevations Design: does not obscure or block architecturally significant features Material: wood, cementitious, or previously painted masonry 	 General Unpainted masonry Chemical treatments of masonry Inconsistent with NPS Preservation Brief #1 Murals Location: primary elevations Design: obscures or blocks architecturally significant features Material: unpainted masonry
7.	Porches	 General Matches existing, documented historic design, or architectural style Ceiling and Floor Replacement Materials: matches existing or historically documented (wood can be replaced with composite) Design: matches existing or historically documented design Railing System Materials: Compatible material (wood, cementitious, or compatible metal) Design: simple, vertical design or matches architectural style 	 General Changes in column design when it does not match the existing, documented historic design, or architectural style When replacement or design is questionable Railing System Materials: Incompatible non-traditional material Design: undocumented highly decorative or horizontal design

All approvals are subject to conditions to ensure consistency with the Design Guidelines and the Secretary of the Interior's Standards for Rehabilitation

Scope of Work		Administrative Review (Must meet all of the applicable criteria)	Jacksonville Historic Preservation Commission (Must meet any of the applicable criteria)
8.	Repointing	 Material: matches existing mortar and color Consistent with NPS Preservation Brief #2 	 Material: does not match existing mortar and color Design: mortar washes (German shmear or slurry wash)
	Masonry	Consistent with Will Streservation Brief #2	Inconsistent with NPS Preservation Brief #2
9.	Roofs	General Matching quisting on decumented historic roof in decime and	General - Design that does not match the existing or decomparted
		 Matching existing or documented historic roof in design; and color (if found to be character-defining) 	Design that does not match the existing or documented historic roof
		Existing metal roofs may be metal shingle, shingle imitation panel,	If proposed roofing is questionable for the architectural
		5V crimp, or standing seam o Springfield: installing new metal roofs on Frame Vernaculars	style of the structure <u>and not required by the Florida</u> <u>Building Code</u>
		or replacing metal roofs with gray composition shingles	Chimney removal that is readily street-visible or
		Roof material changes when required by Florida Building Code	architecturally significant
		Chimney removal that is not readily street-visible or not architecturally significant.	Chimney alterations that negatively affect the architectural character of the chimney or structure.
		architecturally significantChimney alterations that do not negatively affect the	character of the chimney or structure
		architectural character of the chimney or structure	Solar Panel Installation
			Location: on clay tile, slate, metal, asbestos or wood roofing
		Solar Panel Installation	Design: questionable design or placement
		 Location: on asphalt/composition shingles or flat roofing Design: panels and equipment shall be minimally visible 	Skylights
		Size: panel height shall be 6 inches or less	Location: readily street-visible
		Sizer parter height shall be a mones of less	Design: negatively impacts the structure
		<u>Skylights</u>	Size: more than 6 inches above the roof plane.
		Location: not readily street-visible	
		Design: do not negatively impact the structure	
		Size: less than 6 inches above the roof plane	
10.	Siding	General Compatible as siding as weeks, resistant DVC twins for bounds near	Scattered siding replacement with a non-matching material and desire.
		 Cementitious siding or water—resistant PVC trim for boards near or touching ground. 	or designWholesale replacement of reparable historic siding
		Replicating the design of the corner trim	Wholesale replacement of reparable historic siding Wholesale replacement of siding with an incompatible
		Removal of non-historic siding	design or material

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All approvals are subject to conditions to ensure consistency with the Design Guidelines and the Secretary of the Interior's Standards for Rehabilitation

Sc	ope of Work	Administrative Review (Must meet all of the applicable criteria)	Jacksonville Historic Preservation Commission (Must meet any of the applicable criteria)
	Siding	Partial Siding Replacement	Any siding installation that covers historic siding
	(Cont.)	When deemed beyond reasonable repair, scattered siding	
		 replacement when it matches the existing design and material Siding replacement of an entire elevation when deemed beyond 	
		reasonable repair and it matches the remaining siding design in a	
		cementitious or wood material	
		Wholesale Siding Replacement	
		When deemed beyond reasonable repair, historic siding	
		replacement with a cementitious or wood material that matches the historic design (profile, reveal, and exposure)	
		When the historic design is unknown, the new siding shall be	
		compatible with the architectural style	
11.	Signage	Temporary signage up to 30 days	Internally illuminated signs: A sign illuminated through
		 Push-through opaque letters for halo lighting effect with an 	transparent or translucent material from a source within
		opaque cabinet	the sign ** Sign Waiver required prior to JHPC review***
		 Non-illuminated, externally illuminated, or painted signs Any signage that does not block, damage or detract from 	 Roof or mobile signs Any signage that would block, damage, or detract from
		significant historic fabric/architectural details	significant historic fabric/architectural details
		Consistent with Zoning Code	Signage inconsistent with Zoning Code
12.	Windows	General	General
		 Window repairs that match material and design 	Interior muntins or post-manufactured muntins
		Window replacement on non-historic additions/enclosed porches	• Sun Screens
		 Window replacement of missing, metal, or non-original windows with a compatible design, placement, and arrangement 	Solar Window Screens
		Manufacturer-installed or exterior-raised muntins	Window Alterations
		manadatar instance of exterior ruised muntins	Readily street-visible window alterations that are
		Window Alterations	incompatible with the structure
		 Restoring missing historic features 	
		 Window alterations that are reasonably compatible with the 	
		structure	

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All approvals are subject to conditions to ensure consistency with the Design Guidelines and the Secretary of the Interior's Standards for Rehabilitation

Scope of Work	Administrative Review (Must meet all of the applicable criteria)	Jacksonville Historic Preservation Commission (Must meet any of the applicable criteria)
Windows	Window Replacement	Window Replacement
(Cont.)	 Contributing Structures When deemed irreparable, historic window replacement with a wood, wood blend, wood clad, or like-for-like material and matching design, placement, and arrangement Relocation of historic windows to street-visible locations when the windows being replaced are deemed irreparable Non-Contributing Structures Window replacement with a compatible design, placement, 	 Contributing Structures Replacement of reparable historic windows Replacement of historic windows with an incompatible window material, design, placement, or arrangement Replacement of historic windows with a vinyl materia Non-Contributing Structures Window replacement with an incompatible window design, placement, or arrangement
	and arrangement	
	Security Bars	 Security Bars Design: nontraditional or incompatible design
	 Design: wrought-iron or compatible with the architectural style Location: Not readily street-visible 	Location: readily street-visible
		Windows Screens
	Windows Screens	Material: non-traditional or alternative
	 Material: wood, metal, or like-for-like Size: matches size of window opening 	Size: does not match size of window opening
		Window Shutters
	Window Shutters	Design: incompatible or alternative
	 Design: louvered, raised panel, or solid board Material: wood or composite 	Material: non-traditional or alternative
		Exterior Storm Windows
	Exterior Storm Windows	Size: does not match size of window opening
	 Size: matches size of window opening Design: matches design of window 	Design: non-traditional or alternative

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Sco	ope of Work	Administrative Review (Must meet all of the applicable criteria)	Jacksonville Historic Preservation Commission (Must meet any of the applicable criteria)
		Demolition	
13.	Partial Demolitions	 Any addition that has not gained historic significance Contributing structures Location: not readily street-visible Size: less than 25% of the building footprint Design: demolition with a compatible alteration Non-contributing structures Design: demolition with a compatible alteration 	 Contributing structures Location: readily street-visible Size: greater than 25% of the building footprint Design: demolition with a compatible alteration Non-contributing structures Design: demolition with an incompatible alteration
14.	Primary Structures	 Non-contributing structures No COA required for complete demolition 	 Contributing structures Unlisted structures built within the period of significance
15.	Accessory Structures	Non-contributing structures No COA required for complete demolition	Contributing structures
16.		Emergency declared by Municipal Code Compliance Division (MCCD) – Notice to JHPC required by next meeting	
		New Construction	
17. 18.		 Location: not readily street-visible Design: compatible with primary structure Size: one-story and under 25% of building footprint 	 Location: readily street-visible Design: incompatible with primary structure Size: two-story or over 25% of building foot print All primary construction
19.	Accessory Structures	 Location: traditional location Design: compatible with primary structure Size: one-story and less than 576 square feet 	Location: non-traditional location Design: incompatible with primary structure Size: two-story or greater than 576 square feet
20.	Sheds	Location: traditional location or not readily street-visibleDesign:	 Location: non-traditional location or readily street-visible Design: incompatible with primary structure

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Scope of Work		Administrative Review (Must meet all of the applicable criteria)	Jacksonville Historic Preservation Commission (Must meet any of the applicable criteria)
	Sheds (Cont.)	 Sheds under 144 square feet can be any pre-fab design Sheds between 144-576 square feet with a compatible design to primary structure or horizontal siding with a gabled roof Size: one-story and under 576 square feet 	Size: two-story or greater than 576 square feet
		Relocation	
21.	Primary Structures	Non-contributing structures relocated outside the district	 Relocating contributing structures Non-contributing structures relocated within the district
22.	Accessory Structures	Non-contributing structures	Contributing structures
		Site Work	
23.	Fences	 Consistent with the Fencing and Wall Design Guidelines 8 foot fencing between incompatible uses 	 Inconsistent with the Fencing and Wall Design Guidelines Street visible alternative fencing materials Highly decorative fencing/gate designs
24.	Hardscaping	 General Hardscaping cannot exceed more than 25% of square-footage of the front yard (including the driveway) Primary Walkways Material: concrete, rectangular brick, hexagonal pavers, or gravel Size: no wider than the front steps Design: street-visible pavers shall be red, brown, or gray Secondary Walkways Material: concrete, rectangular brick, hexagonal pavers, or gravel Size: no wider than 3 feet Design: readily street-visible pavers shall be red, brown, or gray 	 General Hardscaping that exceeds more than 25% of square-footage of the front yard (including the driveway) Primary Walkways Material: non-traditional Size: wider than the front steps Design: readily street-visible white blends or alternative colors Secondary Walkways Material: non-traditional Size: wider than 3 feet Design: readily street-visible alternative colors

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All approvals are subject to conditions to ensure consistency with the Design Guidelines and the Secretary of the Interior's Standards for Rehabilitation

Sco	ope of Work	Administrative Review (Must meet all of the applicable criteria)	Jacksonville Historic Preservation Commission (Must meet any of the applicable criteria)
	Hardscaping	Existing Driveways	Existing Driveways
	(Cont.)	 Replacing like-for-like in material and dimensions Replacing poured concrete with concrete ribbons, brick pavers, or gravel in same dimensions 	 Driveway expansion Non-traditional material
		 <u>Driveway apron can be poured concrete</u> 	New Driveways Material: Non-traditional materials
		 New Driveways Material: concrete ribbons, rectangular brick pavers, or gravel Driveway apron can be poured concrete Size: No wider than 10 feet with a flare of 12 feet at the street 	 Size: Expanding footprint beyond 10 feet wide or a flare larger than 12 feet Design: New solid concrete driveways in the front or secondary front yards
		 Where the garage is within 10 feet of the property line, the driveway is limited to the width of the garage or 24 feet wide, whichever is less 	Street-Visible Parking Pads New Parking lots
		Design: readily street-visible pavers shall be red, brown, or gray	Material: non-traditional or alternative Location: readily street-visible
		Existing Parking Lots	
		 Material: gravel, poured concrete, brick pavers, or asphalt Location: not readily street-visible 	Location: readily street-visible
		Patios • Location: not readily street-visible	
25.	Landscaping and Yard Features	 No COA required for planting, lawn care or landscaping Location: Not readily visible and does not block or damage significant historic fabric Size: less than 6 feet or subordinate in scale to primary structure or yard 	 Location: street visible or blocks/damages significant historic fabric Size: greater than 6 feet tall or is out of scale with primary structure or yard
26.	Equipment Installation and Utilities	 Location: not readily street-visible and does not block or damage significant historic fabric Small cell canisters 	 Location: readily street-visible or blocks/damages significant historic fabric New cell towers

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All approvals are subject to conditions to ensure consistency with the Design Guidelines and the Secretary of the Interior's Standards for Rehabilitation

Scope of Work		Administrative Review (Must meet all of the applicable criteria)	Jacksonville Historic Preservation Commission (Must meet any of the applicable criteria)
27.	Pools Pools (Cont.)	 Location: not readily street-visible Design: in-ground, above ground, and pool enclosures Size: No limitation for in-ground or above-ground pools Pool enclosures that are 1-story and shorter than primary 	 Location: readily street-visible pools and pool enclosures Design: questionable roof material or form (pool enclosures only) Size: pool enclosures that are 2-story or taller than primary structure
28.	Recreational Structures	 Location: located within the side, rear, or secondary front yard and does not block or damage significant historic fabric Size: structures less than 100 square feet 	 Location: located within the front yard, or blocks/damages significant historic fabric Size: structures greater than 100 square feet
29.	Temporary Structures	 Time: Subject to Staff discretion Location: located within the side, rear, or secondary front yard and does not block or damage significant historic fabric Size: less than 15 feet tall and 800 square feet in area 	 Time: Subject to Staff Discretion Location: located within the front yard or blocks/damages significant historic fabric Size: greater than 15 feet tall or 800 square feet in area
30.	Decorative Walls	 Consistent with the Fencing <u>and Wall</u> Guidelines Size: shall not exceed 3 feet in height Material: rusticated block, brick, split faced block, or stucco 	 Inconsistent with Fencing and Wall Guidelines Size: walls greater than 3 feet in height Material: alternative materials

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M. Information



Springfield Midcentury Survey Update

2025 JHPC Dates and Deadlines



Planning and Development Department

Ed Ball Building 214 North Hogan Street, Suite 300 Jacksonville, FL 32202

MEMORANDUM

TO: Chairperson and Members

Jacksonville Historic Preservation Commission

FROM: Arimus T. Wells, City Planner Supervisor

Community Planning Division, Historic Preservation Section

RE: 2025 JHPC Planning

DATE: October 23, 2024

The Historic Preservation Section will be implementing the following improvements for the 2025 calendar year:

- Historic Preservation Commission Meetings Effective January 2025, all Historic Preservation Commission meetings will begin at 1 pm. The meeting location will remain in the Ed Ball Building, Room 1002 (1st Floor).
- **Hearing Dates and Deadlines** The sufficiency deadline and payment deadlines for Commission-related COAs have been revised in order to allow Staff more time to review and produce their recommendation reports.



City of Jacksonville Historic Preservation Commission

2025 Schedule

All applications must be deemed complete and sufficient by Staff prior to this date to be invoiced for payment.	Payment Deadline	Commission Meeting Date
Thursday, December 19, 2024	Friday, December 27, 2024	Wednesday, January 22, 2025
Thursday, January 23, 2025	Friday, January 31, 2025	Wednesday, February 26, 2025
Thursday, February 20, 2025	Friday, February 28, 2025	Wednesday, March 26, 2025
Thursday, March 20, 2025	Friday, March 28, 2025	Wednesday, April 23, 2025
Thursday, April 24, 2025	Friday, May 2, 2025	Wednesday, May 28, 2025
Thursday, May 22, 2025	Friday, May 30, 2025	Wednesday, June 25, 2025
Wednesday, June 18, 2025	Friday, June 27, 2025	Wednesday, July 23, 2025
Thursday, July 24, 2025	Friday, August 1, 2025	Wednesday, August 27, 2025
Thursday, August 21, 2025	Friday, August 29, 2025	Wednesday, September 24, 2025
Thursday, September 18, 2025	Friday, September 26, 2025	Wednesday, October 22, 2025
Thursday, October 9, 2025	Friday, October 17, 2025	Wednesday, November 12, 2025
Thursday, November 6, 2025	Friday, November 14, 2025	Wednesday, December 10, 2025

Meetings are held at 1:00 p.m. in the Ed Ball Building, Room 1002 (1st Floor)
214 North Hogan Street
Jacksonville, Florida 32202

N. Old Business



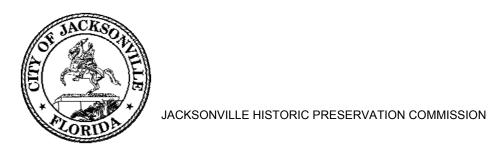
O. Design Issues



P. Addendum



Q. Adjournment



Pending Legislation



City of Jacksonville, Florida

Donna Deegan, Mayor

Planning and Development Department 214 North Hogan Street Jacksonville, FL 32202 (904) 255-7800 www.jacksonville.gov

MEMORANDUM

TO: Chairperson and Members

Jacksonville Historic Preservation Commission

FROM: Arimus T. Wells, City Planner Supervisor

Community Planning Division, Historic Preservation Section

SUBJECT: Historic Preservation Legislation

DATE: October 23, 2024

Final action on the following historic preservation items have taken place since the last Commission meeting. Please see the attached bill summaries for more details:

N/A

The following historic preservation items are pending legislative action from City Council. Please see the attached bill summaries for more details:

- Ordinance 2023-0876 This bill appropriates \$22 million from the General Fund-GSD Fund
 Balance to fund a Participation Loan for the Laura Street Trio project subject to the terms of a
 redevelopment agreement.
- Ordinance 2024-0770 This bill designates a cemetery at 538 Ellis Road South as a local landmark site. (LUZ: 11/6/24 PH)
- Ordinance 2024-0771 This bill designates a nonresidential building at 801 North Jefferson Street as a local landmark. (LUZ: 11/6/24 PH)
- Ordinance 2024-0772 This bill designates a nonresidential building at 821 North Jefferson Street as a local landmark. (LUZ: 11/6/24 PH)



City of Jacksonville, Florida

Donna Deegan, Mayor

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A NEW DAY.

- Ordinance 2024-0801 This bill approves an ad valorem property tax exemption of 100% of the increase in assessed value for the residential building located at 2728 Herschel Street (NCSPHS: 11/4/24 PH; Finance: 11/6/24)
- Ordinance 2024-0847 This bill seeks to amend the Restore Endangered Historic Adaptable Buildings (REHAB) Special Revenue Fund Guidelines in order to simplify the application process. (NCSPHS: 11/4/24 PH; Rules: 11/4/24; Finance: 11/6/24)

Public Works Improvement Projects