



City of Ocala
 Growth Management Department
 201 S.E. 3rd Street, 2nd Floor
 352-629-8421 | www.ocalafl.org

Case File # 242
 COA 24-45781
 Meeting Date: 9-1-24
 Product Approval # _____

Application for a Certificate of Appropriateness (COA)

As required by [Section 94-82\(g\)](#) of the City of Ocala Code of Ordinances, Ocala Historic Preservation Advisory Board (OHPAB) decisions on the COAs will be based on the [Secretary of the Interior's Standards for Rehabilitation and Guidelines for Rehabilitating Historic Buildings](#) the [Ocala Historic Preservation Design Guidelines](#), and the [Ocala Historic Preservation Code](#).

COA Application Procedure:

1. Arrange an informal pre-application conference with Planning staff.
2. Fill out and submit COA application and required material to Planning staff 30 days prior to OHPAB meeting. Please email application packets: historic@ocalafl.org.
3. Attend OHPAB meeting or send a representative with a letter of authorization.
4. Meetings are held the 1st Thursday of each month at 4:00 p.m.
5. Meeting Location: City Council Chambers, 2nd floor of City Hall (110 SE Watula Ave.)

If applicant fails to notify staff and does not attend the meeting, the application may be tabled for one month. If applicant fails to notify staff and does not attend the next monthly meeting, the application may be denied without prejudice.

There is no application fee; however, if work is performed without an approved COA, a fee of \$100 will be assessed.

Parcel #:	<u>2837-003-001</u>	Property Address:	<u>1248 SE 3rd ST Ocala 34471</u>
Owner:	<u>FRANK & MARION AHOTO</u>	Owner Address:	<u>1248 SE 3rd ST Ocala 34471</u>
Owner Phone #:	<u>352 361 3310</u>	Owner Email:	<u>MARIONAHOTO@gmail.com</u>
Will there be an additional meeting representative? <input type="checkbox"/> Yes <input type="checkbox"/> No (If yes, representative will need a letter of authorization*)			
If yes, name of representative:			
Rep. Phone #:		Rep. Email:	

Project Type:	<input type="checkbox"/> Addition <input type="checkbox"/> Alteration <input type="checkbox"/> Repair	<input type="checkbox"/> New Construction <input type="checkbox"/> Reroof <input type="checkbox"/> Relocation	<input type="checkbox"/> Site Work <input type="checkbox"/> Fence <input checked="" type="checkbox"/> Other <u>2 GATES</u>
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Describe, by list, specific changes you are requesting to do to your property. Include the types of materials to be used, as well as dimensions. A site plan must be provided for additions to buildings, new construction (including garages, sheds, other accessory buildings), fences and site work (including driveways, parking areas and other improvements). The site plan must show setbacks of the proposed new work items from property lines. Attach additional pages as necessary.

*2 wooden gates replaced by 2 Alum. gates
5 ft High*

Required additional materials for submission:

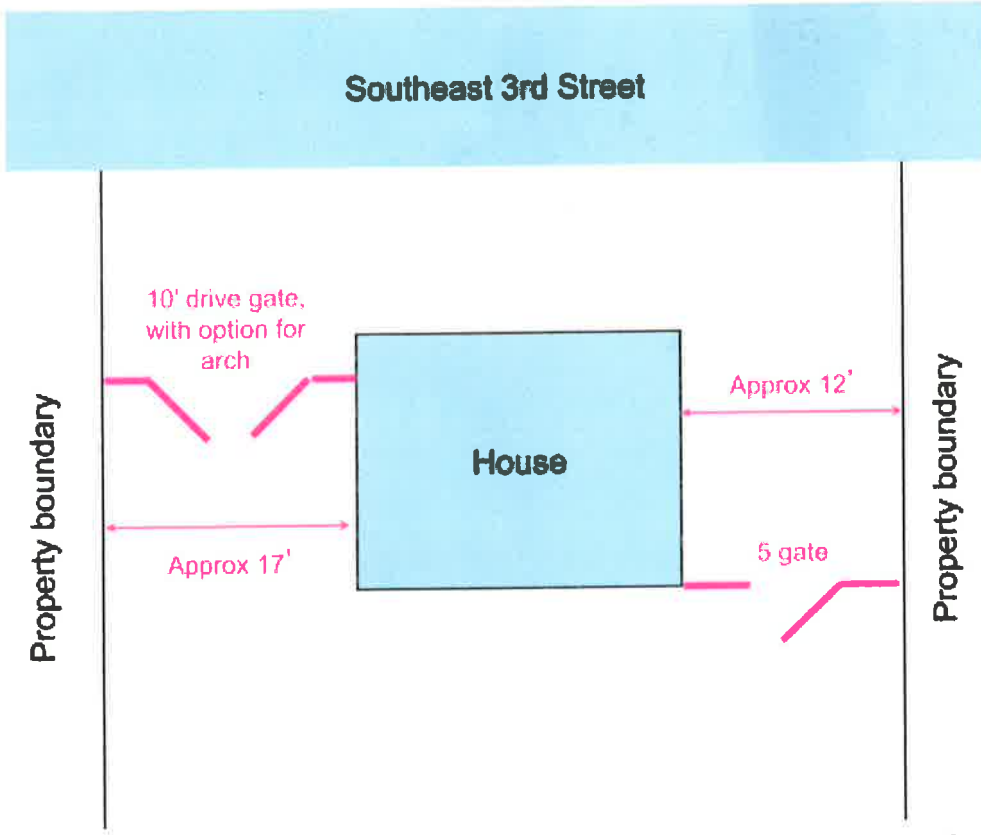
- Completed and signed COA application
- Detailed drawings and specifications for all new materials – windows, doors, siding, roofing materials, fencing etc.
- Site plan
- Copy of property deed or proof of ownership
- Authorization letter for non-property owner representative*
- For New Construction: a set of building plans, no larger than 11 x 17, for structural changes or new construction. This includes all four elevations with drawn to scale dimensions. *
- Please list any additional attachments:

Marion Alerto

Applicant Signature

8/6/24

Date

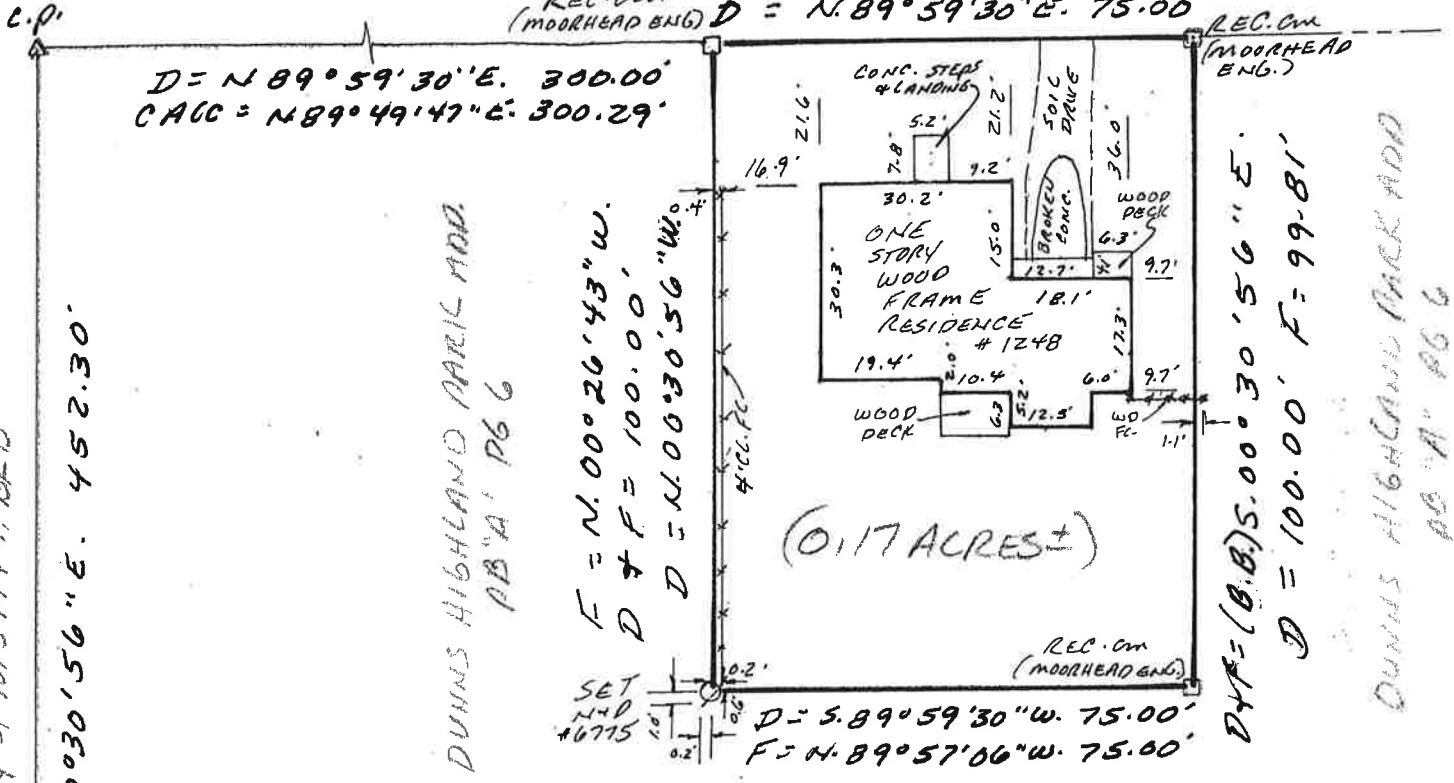


Note: Shows approximate locations, and notes mark approximate dimensions. NOT to scale.



S.E. 3RD STREET

P.O.B. F = 5.89°48'33"E. 74.88'
 REC. C.M. (MOORHEAD B.M.G.) D = N.89°59'30"E. 75.00'



D = N 89°59'30"E. 300.00'
 C.A.C.C. = N 89°49'47"E. 300.29'

DUNNS HIGHLAND PARK ADD.
 PB "A" PG 6

F = N. 00°26'43"W.
 D & F = 100.00'
 D = N. 00°30'56"W.

D & F = (B.B.) 5.00°30'56"E.
 D = 100.00' F = 99.81'

DUNNS HIGHLAND PARK ADD.
 PG "A" PG 6

WEST BOUNDARY OF LOTS 17 & 4, BLOCK D
 D & C.A.C.C. = 5.00°30'56"E. 452.30'

DUNNS HIGHLAND PARK ADD, PB "A" PG 6

DESCRIPTION: (as furnished)

Commence at the SW corner of Lot 17, Block D, DUNNS HIGHLAND PARK ADDITION, according to the plat thereof recorded in Plat Book A, Page 6 of the Public Records of Marion County, Florida, thence N 00°30'56" W. along West boundary of Lots 17 and 4 of said Block D and continuing along a projection Northerly thereof, 452.73' to a point 30' South of and at right angles to the center line of East Third Street, thence N 89°59'30" E. parallel with said centerline 300 feet for P.O.B., thence N 89°59'30" E. parallel with said centerline, 75 feet; thence S 00°30'56" E. parallel with said West boundary 100 feet; thence S 89°59'30" W, parallel with said centerline 75 feet; thence N 00°30'56" W, parallel with said West boundary 100 feet to the Point of Beginning.

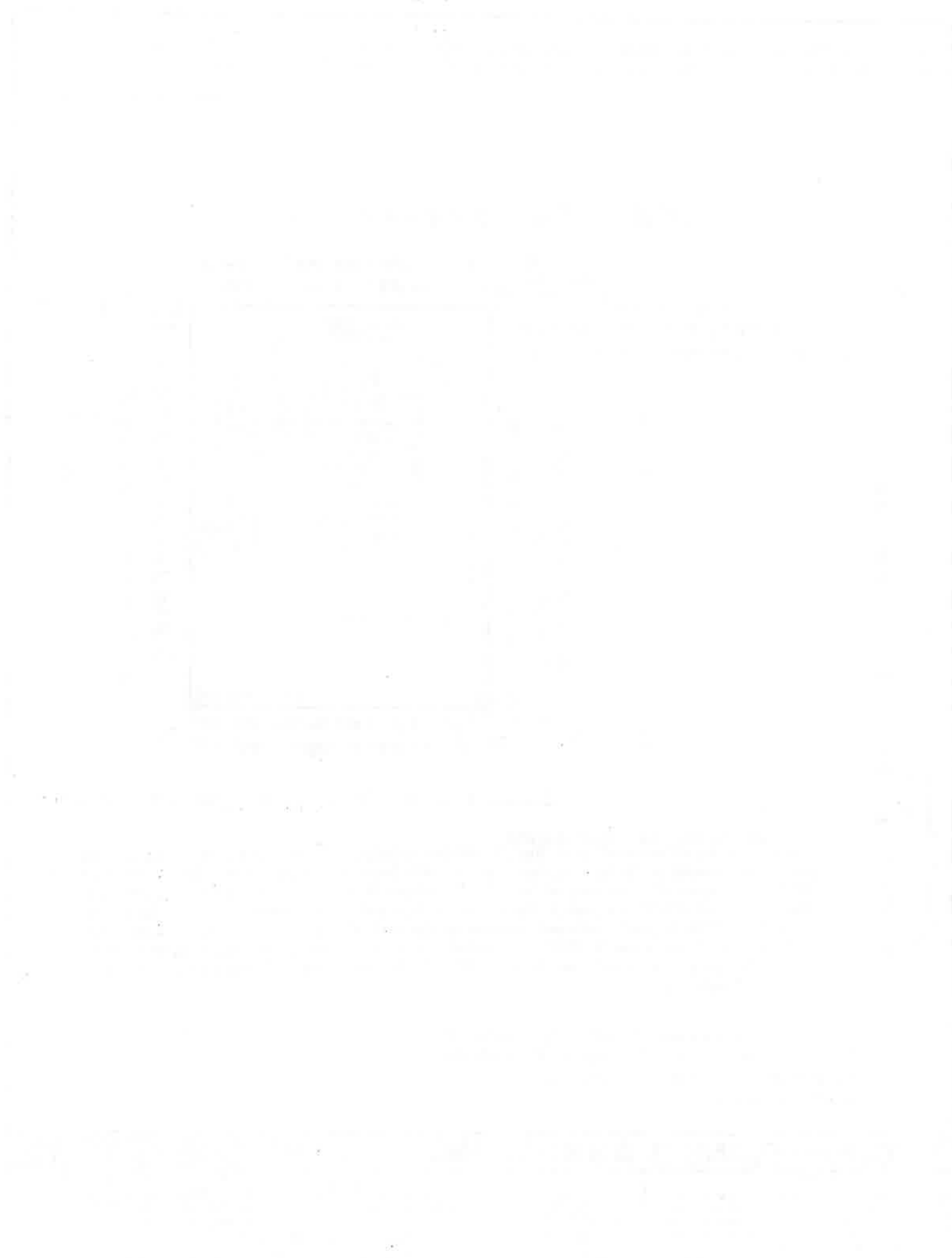
P.O.C. @ SW CORNER LOT 17, BLOCK "D"
 DUNNS HIGHLAND PARK ADDITION
 PLAT BOOK "A" PAGE 6
 REC. C.M. NO. 17.

FISCHER-EVANS & ASSOC., INC. — LAND SURVEYORS

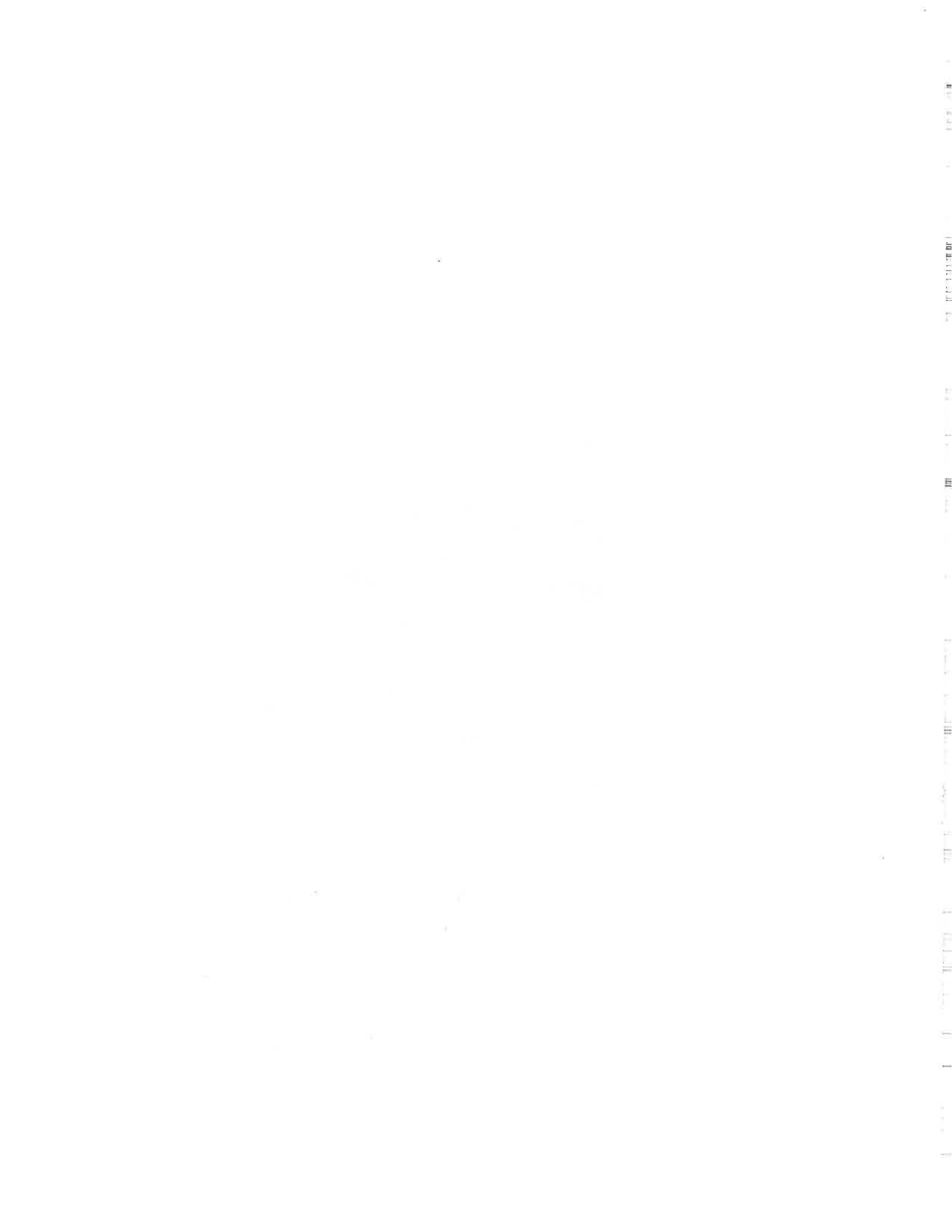
LEGEND	
P	= PLAT
F	= FIELD
R	= RADIUS
RAD.	= RADIAL
TYP.	= TYPICAL
UTIL.	= UTILITY
I.P.	= IRON PIPE
REC.	= RECOVERED
B.M.	= BENCH MARK
P.P.	= POWER POLE
N.R.	= NON-RADIAL
S/W	= SIDEWALK
WD.F.C.	= WOOD FENCE
CALC.	= CALCULATED



NOTES
 FIELD BOOK 51 PAGE 67408
 1. THIS SURVEY NOT VALID WITHOUT THE SIGNATURE AND ORIGINAL RAISED SEAL OF A FLORIDA LICENSED SURVEYOR AND MAPPER.
 2. CERTIFICATE OF AUTHORIZATION NUMBER L.B. NO. 6775
 3. TYPE SURVEY: BOUNDARY
 4. UNLESS EMBOSSED WITH SURVEYOR'S SEAL, THIS SURVEY IS NOT VALID AND IS PRESENTED FOR INFORMATIONAL PURPOSES ONLY.







ACCOUNT NUMBER	EX-TYPE	ESCROW	MARKET VALUE	EXEMPTIONS	TAXABLE VALUE	MILL CD
R2837-003-001 2023			169,561	* SEE BELOW *	* SEE BELOW *	1001

ALIOTO FRANK J TR
 ALIOTO MARION TR
 1248 SE 3RD ST
 Ocala FL 34471-2418

SEC 17 TWP 15 RGE 22 PLAT BOOK A
 PAGE 006 DUNNS HIGHLAND PARK ADD
 Ocala COM AT SW COR LOT 17 BLK D
 N 0-30-56 W 452.73 FT N 89-59-30
 E 300.00 FT FOR POB N 89-59-30 E
 75.00 FT S 0-30-56 E 100.00
 Acres: .1700
 1248 SE 3RD ST Ocala

Scan with your smartphone



TAXES BECOME DELINQUENT APRIL 1st		AD VALOREM TAXES				
TAXING AUTHORITY		MILLAGE	ASSESSED	EXEMPTION	TAXABLE	TAXES LEVIED
COUNTY	GENERAL COUNTY	3.3500	86,559	50,000	36,559	122.47
	FINE & FORFEITURE	.8300	86,559	50,000	36,559	30.34
	COUNTY HEALTH	.1100	86,559	50,000	36,559	4.02
SCHOOL	SCHOOL R:L.E.	3.1910	86,559	25,000	61,559	196.43
	SCHOOL VOTE	1.0000	86,559	25,000	61,559	61.56
	SCHOOL DISCRETIONARY	.7480	86,559	25,000	61,559	46.05
	SCHOOL CAPITAL IMPR	1.5000	86,559	25,000	61,559	92.34
WATER MUNIC	ST JOHNS MANAGEMENT DIST	.1793	86,559	50,000	36,559	6.56
	OCALA BASIC	6.6177	86,559	50,000	36,559	241.94
EXEMPTION: HOMESTD			25,000			
ADDL HX			25,000			
TOTAL MILLAGE		17.5260	AD VALOREM TAXES		801.71	

NON-AD VALOREM ASSESSMENTS			
LEVYING AUTHORITY	PURPOSE	RATE/BASIS	AMOUNT
X901	OCALA FIRE	SF/DUP/MH	313.20
		PER ASMT UNIT	313.20
		NON AD VALOREM ASSESSMENTS:	313.20

(See Boxes Below for Payment DISCOUNT If Paid By...)

COMBINED TAXES AND ASSESSMENTS Due By March					1,114.91
NOV 30 2023	DEC 31 2023	JAN 31 2024	FEB 29 2024	MAR 31 2024	PastDue Apr 1
1,070.31	1,081.46	1,092.61	1,103.76	1,114.91	1,148.36

SEE REVERSE SIDE FOR INSTRUCTIONS PLEASE DETACH AND RETURN BOTTOM PORTION WITH YOUR PAYMENT