

1 Introduced and Amended by the Land Use and Zoning Committee:
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4 **RESOLUTION 2022-615-A**

5 A RESOLUTION GRANTING THE APPEAL OF A FINAL
6 ORDER OF THE JACKSONVILLE HISTORIC PRESERVATION
7 COMMISSION DENYING APPLICATION FOR CERTIFICATE
8 OF APPROPRIATENESS COA-22-27338, AS REQUESTED BY
9 DUANE ROMANELLO, SEEKING APPROVAL TO CONSTRUCT
10 A ONE-STORY GARAGE ADDITION TO A CONTRIBUTING
11 STRUCTURE, WITH INSTALLATION OF A METAL ROOF ON
12 THE PROPOSED ONE-STORY GARAGE, IN THE
13 RIVERSIDE/AVONDALE HISTORIC DISTRICT AT 3804
14 VALENCIA ROAD (R.E. NO. 092853-0000) IN COUNCIL
15 DISTRICT 14, PURSUANT TO CHAPTER 307 (HISTORIC
16 PRESERVATION AND PROTECTION), PART 2 (APPELLATE
17 PROCEDURE), *ORDINANCE CODE*; ADOPTING
18 RECOMMENDED FINDINGS AND CONCLUSIONS OF THE LAND
19 USE AND ZONING COMMITTEE; PROVIDING FOR NOTICE;
20 PROVIDING AN EFFECTIVE DATE.
21

22 **WHEREAS**, Duane Romanello, the owner of property at 3804 Valencia
23 Road, in the Riverside/Avondale Historic District in Council District
24 14, submitted Application for Certificate of Appropriateness COA-22-
25 27338, requesting to construct a one-story garage addition to a
26 contributing structure with installation of a metal roof on the
27 proposed one-story garage; and

28 **WHEREAS**, by Final Order dated June 10, 2022, the Jacksonville
29 Historic Preservation Commission denied Application for Certificate
30 of Appropriateness COA-22-27338, requesting to construct a one-story
31 garage addition to a contributing structure with installation of a

1 metal roof on the proposed one-story garage; and

2 **WHEREAS**, on July 1, 2022, pursuant to Section 307.201, *Ordinance*
3 *Code*, Duane Romanello filed a Notice of Appeal, appealing the Final
4 Order denying Application for Certificate of Appropriateness COA-22-
5 27338; and

6 **WHEREAS**, the Notice of Appeal was timely filed and the appellant
7 has standing to appeal; now, therefore

8 **BE IT RESOLVED** by the Council of the City of Jacksonville:

9 **Section 1. Adoption of recommended findings and**
10 **conclusions.** The Council has reviewed the record of proceedings for
11 the Appeal of the Final Order denying Application for Certificate of
12 Appropriateness COA-22-27338. The record of proceedings is **On File**
13 in the City Council Legislative Services Division and the Planning
14 and Development Department. After reviewing the record of
15 proceedings, the recommended findings and conclusions of the Land Use
16 and Zoning Committee are hereby adopted by the Council. Based on the
17 competent substantial evidence in the record of proceedings, the
18 Appeal is granted, the Historic Preservation Commission Final Order
19 denying Application for Certificate of Appropriateness COA-22-27338
20 is overturned, and Application for Certificate of Appropriateness
21 COA-22-27338 is approved. Pursuant to Section 166.033(2), *Florida*
22 *Statutes*, the Council hereby finds:

23 (1) This Resolution shall serve as written notice to the
24 applicant for Certificate of Appropriateness COA-22-27338, Duane
25 Romanello.

26 (2) Based on a review and application of the criteria listed
27 in Section 307.106, *Ordinance Code*, pertaining to requests for
28 alterations to a contributing structure within an historic district,
29 and the competent, substantial evidence in the record of proceedings,
30 Application for Certificate of Appropriateness COA-22-27338
31 sufficiently demonstrates a basis for granting the request for

1 alterations to the subject contributing structure located in the
2 Riverside/Avondale Historic District. This Resolution is the final
3 action of the Council.

4 **Section 2. Notice.** Legislative Services is hereby
5 directed to mail a copy of this Resolution, as adopted, to the
6 applicant for Certificate of Appropriateness COA-22-27338, and any
7 other parties who testified before the Land Use and Zoning Committee,
8 or who otherwise filed a qualifying written statement as defined in
9 Section 307.202(c), *Ordinance Code*.

10 **Section 3. Effective Date.** The adoption of this Resolution
11 shall be deemed to constitute a quasi-judicial action of the City
12 Council and shall become effective upon the signature by the Council
13 President and Council Secretary.

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15 Form Approved:

16
17 /s/ Mary E. Staffopoulos

18 Office of General Counsel

19 Legislation Prepared by: Mary E. Staffopoulos

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