

RESOLUTION OF THE TOWN COUNCIL OF
THE TOWN OF FORT MYERS BEACH, FLORIDA
RESOLUTION NUMBER 04-05

WHEREAS the Town's historic structures are major contributors to the quality of life enjoyed by our residents and visitors; and,

WHEREAS the Town's historic structures are of substantial value, contribute to urban revitalization, preserve our agricultural heritage, enhance our sceneries, serve as sources of recreation, and give identity and a special sense of place to our Town.

WHEREAS the Town's historic structures are also being lost at an alarming rate and it is proper that the Town help alleviate the problem posed by the destruction of historic resources.

NOW, THEREFORE, BE IT RESOLVED that the Town of Fort Myers Beach does hereby make available about \$40,000 for the historic preservation grant assistance program with the funds to be allocated by the Historic Preservation Board with staff recommendation during a public meeting in March/April 2004, no portion of the grant award will have to be repaid unless the property is sold or transferred within five years of the grant award. Grant awards are secured by a five-year mortgage, which reduces by 20% per year for five years (i.e., until the entire amount is waived).

BE IT FURTHER RESOLVED THAT the Historic Preservation Board and staff shall use the following criteria for selection:

A. Criteria related to the building:

1. Historic significance, meaning the relative importance of the site in connection with prehistory or historical events, developments, or personalities.
2. Endangerment, meaning existing or potential threats of loss or damage through demolition, deterioration, or encroaching development.
3. Appropriateness of the historic preservation treatment proposed in relation to the preservation of the historic appearance and character of the site and the protection to be provided against existing or potential threats.

In addition, consideration will be given to applications with:

- a. Completed schematic plans or research proposals;
- b. Clear plans as to intended use of the property;
- c. Capability of expending all project funds within nine months of the date the grant award agreement is signed (as shown by a time schedule included in the application); and
- d. Demonstration of applicant's ability to maintain the property once restoration or rehabilitation work has been completed.

B. Criteria related to the grantee:

1. Financial resources adequate to carry project costs as necessary.
2. Availability of professional and technical services required to carry out the project.
3. Demonstration of the manner in which the project will be funded pending reimbursement from the Town. Since the county is funding this program on a reimbursement basis, an applicant shall have to pay for the costs up front and then request payment by the Town.
4. Optional. The applicant has the option to demonstrate a financial hardship as the reason for filing this application. Applicants shall not be penalized for not demonstrating a financial hardship. But those applicants that do demonstrate a hardship may improve the likelihood of obtaining assistance.
5. Availability of endorsement and support from community groups or civic leaders.

V. INSTRUCTIONS FOR COMPLETING THE ATTACHED APPLICATION

Project Number: Will be assigned by staff.

1. Project Title: Enter the name of the property or area involved. If the property is listed on the National Register of Historic Places, the Florida Master Site File, or is designated pursuant to the Town's Land Development Code, Chapter 22, Historic Preservation, enter the name by which it is listed or designated.
2. Location or Address of the Project: Enter the complete mailing address or location of the project. Also enter the applicable STRAP number(s).
3. Applicant Name and Address: There should be only one applicant. The applicant may be a private person or corporation and/or a non-profit organization. Government agencies shall not qualify as applicants.
4. Designated Project Contact: Indicate the person to whom questions should be directed regarding the grant application and project. This person should be thoroughly familiar with the project and available to respond by telephone to any questions, which may arise during staff review.
5. Funds Requested: This is the same amount indicated in answer to question 8.
Applicant's Cost Share: This is the same amount as indicated in answer to question 9.
6. Project Summary: Describe the historical resource which is the subject of the project, its present and intended use, and provide a brief description of the work for which funding is requested. A more detailed description of the work to be done is required in answer to question 12.
7. Photograph: Attach in the space provided a current 3" x 5" or 4" x 6" photograph (black and white or color) of the principal view of the building. Should your application be

successful, this photograph may be used in a publication describing your project and the Town's historic preservation grant assistance program.

PROJECT BUDGET

8. Cost Estimate: Provide a detailed breakdown of estimated project costs for each major work item or expense category for which assistance is requested. The total of these costs should coincide with the answer to question 5.
9. Applicant's Cost Share: Preference will be given to those projects in which the applicant documents a commitment to contribute to the total cost of the project resources equal to or greater than the amount of assistance requested. This contribution may be in the form of cash, in-kind services, donated services, or donated materials. To document the applicant's cost share, the applicant must clearly describe and confirm the following contributions to the project:
 - a. Resources, which, during the past five years, have directly contributed to the evaluation, preservation, stabilization or restoration of the property. These may include, but are not limited to, cash expenditures, in-kind services, the value of volunteer labor and/or donated materials and services. Ordinary repair and maintenance should be excluded.
 - b. Other resources available to the property for the project for which assistance funding is requested (donated funds, in-kind services, pledges of volunteer labor, and donated materials and services) in this application.

The sum of the contributions described in a. and b. constitutes the applicant's Cost Share.

Documentation of the applicant's Cost Share shall be included in the application as an attachment.

10. Demonstration of Financial Hardship: Any demonstration of financial hardship must be documented in an attachment. In general, financial hardship will be defined as a situation, which usually and customarily is regarded as a hardship - for instance a person whose income is within or below the federal poverty levels. The answer to this question is optional. An applicant will not be penalized for not answering this question. However, an applicant who can demonstrate financial hardship may improve the likelihood of obtaining assistance by answering these questions.

PROPERTY DESCRIPTION

11. Age of Property: Indicate the date of construction of the property. If this is not known, provide an estimate. Also indicate known or estimated dates for major alterations and additions.
12. Original Use and Significant Historic Uses: Indicate the original use of the property (i.e., residential, commercial, industrial, military, etc.). Also indicate any subsequent historic use of the site or property, if different from the present use.

13. Present Use: Indicate the present use of the property. If vacant, also indicate the property's last use.
14. Proposed Use: Indicate the use of the property to which the completion of the project described in this application will constitute. If the future of the property has not been fully determined, so indicate.
15. Statement of Significance: Explain why this property is historically or architecturally significant. Answering any of the following questions may do this. Is it a type of building, which is rare? Has it been associated with persons or events, which have contributed to local, state or national history? Does it possess distinctive architectural value or represent a characteristic architectural style, building type or period? Does it have any intrinsic social value? Indicate whether the Town's Planning Division staff has deemed the property eligible for local or national designation.
16. Historical Designation: Indicate whether the property is listed in the National Register of Historical Places either individually or as part of a district. Indicate whether the property is designated individually or as part of a district as a historic resource under the Town's Land Development Code, Chapter 22, Historic Preservation.
17. Protection of Property: Indicate any type of local protection currently afforded to the property. It may be that more than one type may be applicable. Provide citations for applicable local protective ordinances. Include a copy of the property-specific restrictive legal instrument as an attachment. Indicate if an application is pending. If application is pending, include letter of review by the Town's Planning staff as an attachment.
18. Threat: Threats may include: demolition, vacancy, severe deterioration, loss of structural integrity, encroaching development, adverse environmental conditions, vandalism, etc. Be specific regarding the nature and immediacy of the threat.
19. Condition of Property: Indicate, by checking the appropriate term, the present condition of the property. This should be an assessment of the general physical condition of the property based on the following criteria:

Excellent: The property is habitable and occupied; no repairs are needed. All physical evidence indicates that the property is under continuous maintenance.

Good: The property is habitable and occupied; only cosmetic repairs are need (e.g., peeling paint, missing ornamental features, some deteriorated mortar, etc.). Property is maintained but in need of minor repair.

Fair: The property is habitable but may be vacant. Both the structural integrity (foundation, framing, etc.) and weather-tight integrity (siding, walls, roofing, etc.) of the property are in jeopardy because of prolonged neglect.

Poor: The property is uninhabitable and vacant. Major structural repairs are needed. Weather-tight integrity has been lost. The property is derelict, abandoned and not habitable without major rehabilitation work.

Also, list any specific factors or problems, which contribute to the present condition of the property.

PROJECT PLANNING

20. Maintenance/Protection: Indicate the person, agency or organization responsible for managing the property, funding and performing routine maintenance subsequent to project completion.
21. Project Planning: For the appropriate project type, check the box which most closely describes the highest level of project planning completed. If none of the indicated levels accurately describes the status of your project, check the "Other" box. Provide an explanation and description of the level of planning that is identified as being completed.
22. Detailed Description of Project Work: This description should address each major element of the proposed work. Descriptions of individual elements of the work should be in sufficient detail to demonstrate project compliance with applicable standards and guidelines. All project work involving historic structures should be consistent with the Secretary of the Interior's Standards for Historic Preservation projects. Questions about the proposed project work should be directed to the Town's Planning Division staff.
23. Tentative Project Timetable: The project activities described in answering this question must coincide with those indicated in answer to question 8. Indicate, by placing X's in the appropriate month, the time required for each major project activity.
24. Attachment Checklist: Indicate each of the attachments, which a company and are a part of the application. Attachments must be labeled. If possible, attach letters of support, endorsements, resolutions and other documentation evidencing any type of local support for the project for which funding is requested.

CERTIFICATIONS

25. Previous Assistance Received: If you have received assistance under this program before, please provide the name, address and the year the assistance was received.
26. Applicant Certification: This certification must be signed by the duly authorized representative of the applicant. This representative shall have the authority to represent the applicant in all matters relating to required Grant Award Agreement, should the application be successful.
27. Owner Concurrence: If the applicant agency or organization does not own the property, the owner must sign the application to indicate concurrence with the application.

The foregoing resolution was adopted by the Fort Myers Beach Town Council upon being put to

a vote, the result was as follows:

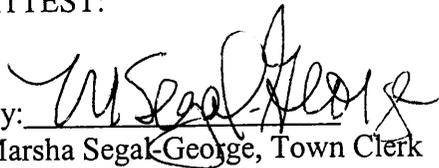
Howard Rynearson	<u>Aye</u>
Daniel Hughes	<u>Aye</u>
Bill Thomas	<u>Aye</u>
W. H. "Bill" Van Duzer	<u>Aye</u>
Terry Cain	<u>Aye</u>

APPROVED this 23rd day of February, 2004.

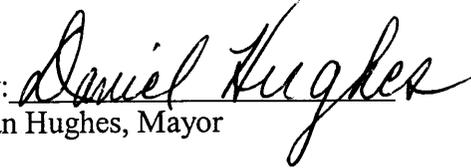
ATTEST:

TOWN OF FORT MYERS BEACH

By:


Marsha Segal-George, Town Clerk

By:


Dan Hughes, Mayor

Approved as to form by:


Richard V.S. Roosa, Town Attorney