

The following are possible revisions to Section 7 based on FL Certified Local Government Guidelines and historic non-oversight of contributing residential historic structures residing in VT district. Possible modifications are text additions in red or strikethrough of current ordinance text.

## 7.2. Purpose and Intent

**A.** The Historic and Architectural Preservation Board (HAPB) shall conduct studies and make recommendations on matters of historical and architectural interest and preservation; process requests for inclusion of properties, structures, and landmarks to the local historic register; establish local historic architectural control districts; administer historic preservation, architectural, and aesthetic standards to apply in appropriate areas or districts of the City; and further public awareness of the City's past and of preservation in general and to develop programs to stimulate public interest and involvement in historic, architectural, and cultural preservation.

**B.** In carrying out these duties, the HAPB will comply with the requirements for attaining and maintaining a Certified Local Government (CLG) designation as required by 16 U.S.C. 470, et. seq., as amended. Specifically, the Board shall:

1. Identify and nominate eligible properties to the National Register of Historic Places, and notify appropriate local officials, and owners of record of eligibility to the National Register of Historic Places. The Board shall also act as a complement to the Florida National Register Review Board and shall review and comment on nominations forwarded by the State Historic Preservation Office
2. Identify and nominate properties for the local register of historic places.
3. Develop and maintain a system for survey and inventory of historic properties. Such inventory shall be compatible with the Florida Master Site File.
4. Assist the Planning Commission in the preparation, implementation, and administration of historic preservation in the City's Comprehensive Plan.
5. Provide educational opportunities and further public participation in local historic preservation and architectural programs.
6. Gather information necessary for drafting, establishing, and maintaining guidelines for best practices for historical preservation and architectural review.
7. Ensure that new buildings are compatible with the historic area standard wherein the structure will reside.
8. Submit an annual report and other documents as necessary to the State Historic Preservation Officer to retain the CLG designation.
9. Perform any other functions which may be designated by City Council.
10. Review alterations, relocations, demolitions and new construction or other activities that may affect locally designated properties.
11. Review proposed National Register nominations within its jurisdiction.
12. When a discipline is not represented in the Board membership, the Board shall seek expertise in this area when considering National Register nomination proposals and other actions that may impact properties which are normally evaluated by a professional in such discipline before rendering a decision. This can be accomplished through consulting (e.g., universities, private preservation organizations, or regional planning commissions) or by other means that the State Historic Preservation Officer determines appropriate.

## 7.3. Manager of Historic Resources

**A. General Duties and Responsibilities.** The City Manager shall appoint a Historic Resources Manager (HRM) who shall serve as the City's Historic Preservation Officer and provide needed expertise and advice to the HAPB on historic preservation matters. The HRM will be responsible for processing all National and Local Register

applications, developing and maintaining the inventory of historic architectural properties, providing educational opportunities regarding historic preservation, and furthering public participation in local historic preservation and architectural programs. The HRM will also perform such other duties, activities, and reporting as necessary to help the City maintain a CLG designation.

~~**B. Specific Review Authority.** The HRM shall also be responsible for reviewing and approving all requests for alterations, additions, and renovations for non-Nolen Era properties that are included on the Local Register using the appropriate guidelines promulgated by the Secretary of the Interior. Any appeals of the HRM's decisions shall be heard by the HAPB. The HRM may also defer decisions on proposed changes to non-Nolen Era to the HAPB.~~

#### 7.6.2. Venetian Theme (VT) District

**A.** This district shall include areas at the periphery of the HV district within the original planned area of the City, and also includes the South Trail Mixed Use District. (See Figure 7.6.3. below.) The intent of this VT district is that all new construction and alterations, except for new and existing detached single-family homes, **excluding contributing historic structures constructed during the years 1925 through 1929**, shall incorporate the architectural design elements of the Venice Historic Precedent Style so as to allow a seamless transition from the Historic District to the remainder of the City.

### 7.7 Local Register and Landmarks

**A.** The City has a Local Register of Historical Resources ("Local Register") which ~~consists primarily of properties built during the John Nolen Era (1925-1929) and architecturally designed consistent with the Venice Historical Precedent style that the property owner has requested be included on the Local Register.~~ **can include districts, sites, buildings, structures, and objects that are significant in Venice history, including architecture, archeology, engineering, and culture at the** *(Text from National Park Service U.S. Department of the Interior – Criteria for Evaluation)* **property owners' request to be included on the Local Register.** The benefits to the property owners can include:

1. Qualified improvements are entitled to a 10-year Ad Valorem Tax Exemption equal to the amount that the taxes would have increased due to the improvements made.
2. Properties in a flood plain can be restored even if the cost exceeds 50% of the assessed value.
3. Properties are entitled to modified enforcement of the Florida Building Code ("FBC") as provided by the FBC.
4. Properties are designated as conforming for zoning considerations.
5. Properties are given special consideration for home occupations and other special exceptions by the Planning Commission upon application.
6. They are exempt from fees normally required for building or development review permits.

### 7.8. Changes to Historic and Architectural Resources

**A.** There are four types of changes to historic and architectural resources for which the City requires prior approval. These include:

1. Alterations, additions, and new construction in Historic Architectural Control Districts, as applicable;
2. Alteration, additions, restoration, or repair of historic resources on the Local Register;
3. Demolition of any structure on the Local Register or any structure from 1929 or older within the Historic Architectural Control Districts; **and Venetian Theme (VT) District**

4. Relocation of any structure on the Local Register, or any structure from 1929 or older within the Historic Architectural Control Districts; and Venetian Theme (VT) District