



CERTIFICATE OF APPROPRIATENESS APPLICATION

(To Demolish or Relocate a Structure within a Designated Historic District)

CITY OF WAYNESBORO, PLANNING DEPARTMENT

Reference City Code Ch. 98, Art. 3.3.3

Application Fee \$350

A.) SITE INFORMATION:

Property Address: _____

Tax Map No./Legal Description: _____

Requesting: DEMOLITION RELOCATION If Relocation, indicate address, zoning, and size of property at new location:

Present Zoning: _____ Comprehensive Plan Designation: _____

Present Use of Structure: _____

Is Property Located in Flood Hazard Area According to Local FEMA Map? YES NO

Is Property Located within the Enterprise Zone? YES NO

Describe Reasons for Requested Demolition/Relocation: (use a separate sheet if necessary): _____

B.) APPLICANT INFORMATION:

Property Owner of Record: _____
(Printed)

Address: _____
(Street Address) (City, State, Zip)

Email Address: _____ Phone #: _____

*Applicant Name: _____
(Printed)

Address: _____
(Street Address) (City, State, Zip)

Email Address: _____ Phone #: _____

* If applicant is not property owner of record, the Power of Attorney Form is Required (Form A-2).

FOR OFFICE USE ONLY:

Date Rec'd _____ Fee Paid \$ _____ MS Receipt # _____ Application# _____ Approval Date _____ Not approved

C.) (OPTIONAL) LICENSED PROFESSIONAL [Architect, Engineer, Surveyor, Landscape Architect]:

Firm Name: _____ **Contact Name:** _____
(Printed) (Printed)

Address: _____
(Street Address) (City, State, Zip)

Phone #: _____ Fax Number: _____

Email Address: _____ Professional License # _____

E.) SELECT PRIMARY CONTACT PERSON FOR STAFF: Owner Applicant Licensed Professional

D.) SIGNATURES:

If applicant is not property owner of record, the Power of Attorney Form is Required (Form A-2).

AFFIDAVIT: The undersigned property owner, or duly authorized agent/representative thereof [check one] certifies that the foregoing information is true and correct to the best of my knowledge and belief; WITH THE UNDERSTANDING THAT ANY INCORRECT INFORMATION SUBMITTED MAY RESULT IN THE DELAY OR RESCHEDULING OF THE REQUIRED PUBLIC HEARING. I hereby authorize the City of Waynesboro to review this request, visit the site, and contact any appropriate design professional in relation to questions generated as a result of the review.

Print Name

Daytime phone number of contact

Signature of Owner, Contract Purchaser, Agent

Date

PROCEDURE FOR A CERTIFICATE OF APPROPRIATENESS

[City Code Chapter 98, Article 3.3.3]

Any applicant, including the City, wishing to demolish or relocate a landmark building, or a building or structure within an historic district shall apply for a Certificate of Appropriateness through the City's Planning Department. The Planning Commission is hereby designated as the City's review board.

1. PRE-APPLICATION MEETING

Prior to submitting the application, a pre-application meeting with the Planning Director is required. This meeting will provide basic information on the City's review process including application filing and deadlines. This meeting will also identify expectations for the application materials, level of detail required to recommend approval of the application, and will help identify any problems that could adversely affect review and approval of the application. Contact the Planning Director at (540) 942-6604 to schedule a pre-application meeting.

2. DEADLINE

Deadline for application submission is the **First Thursday of the month.**

3. APPLICATION SUBMITTAL REQUIREMENTS

An application for a Certificate of Appropriateness shall not be deemed complete until the following information is provided:

- Application Form.** A completed application form. All owners of the property must sign the application form. If a legal representative signs for a property owner, a copy of an executed power of attorney is required (Form A-2). Faxed or photocopied signatures will not be accepted;
- Application Fee.** The filing fee is **\$350**. Checks should be made payable to the “**City of Waynesboro**”;
- Map.** A map drawn to an appropriate scale of the site depicting the affected property, building(s) or structure(s) and adjacent surrounding properties;
- Photos.** Photographs of the property, building(s) and structure(s) under review;
- Plans.** Specific plans for the property, should the relocation or demolition occur, including, but not limited to, a site plan, a landscape plan, architectural drawings showing plan view and elevation for new structures, proposed building materials with product descriptions and specifications, and plans for lighting and signage. Where a phased plan could affect multiple properties, a master plan for the entire proposed replacement shall be provided;
- Structural Evaluation.** In the case of a demolition request where structural integrity is at issue, the applicant shall also provide a structural evaluation prepared by a qualified structural engineer with cost estimates for rehabilitation;

3. REVIEW AND LEGISLATIVE APPROVALS

The Planning, Zoning, Public Works, Fire, Police, and other City departments will review Certificate of Appropriateness applications and work with the applicant to resolve problems. Once the application is ready, the Planning Director will prepare a staff report and schedule a public hearing with the Planning Commission. At the public hearing, the Planning Commission will review the public’s comments, the application, and the staff report. These inputs will be used to make a recommendation to the City Council on the application.

Following the properly advertised public hearing and after having reviewed relevant information on the matter, the Planning Commission may approve the Certificate of Appropriateness as proposed, or approve the Certificate of Appropriateness with modifications. If the Planning Commission denies the permit, the applicant must file a petition within a year for a “Bona Fide Offer to Sell” to obtain the right to relocate or demolish the structure. The Director of Planning can provide details on the Bona Fide Offer to Sell process.