



# Columbia County Gateway to Florida

72662  
FOR PLANNING USE ONLY

Application # STUP 2S0801

Application Fee 450.00

Receipt No. 771434

Filing Date 8-11-2025

Completeness Date 8-12-2025

## Special Temporary Use Permit Application



### A. PROJECT INFORMATION

1. Project Name: Lorrie Glassford (Larrie James Ivy)
2. Address of Subject Property: 1162 SW AL Jernon Ct Lake City FL
3. Parcel ID Number(s): 34-48-16-03274-014
4. Future Land Use Map Designation: \_\_\_\_\_
5. Zoning Designation: \_\_\_\_\_
6. Acreage: 2.53
7. Existing Use of Property: Residence
8. Proposed Use of Property: STUP - Residence
9. Proposed Temporary Use Requested: STUP

### B. APPLICANT INFORMATION

1. Applicant Status ☒ Owner (title holder) ☐ Agent
2. Name of Applicant(s): Lorrie Glassford Title: owner  
Company name (if applicable): \_\_\_\_\_  
Mailing Address: 1162 SW AL Jernon Ct  
City: Lake City State: FL Zip: \_\_\_\_\_  
Telephone: (281) 361-6500 Fax: (\_\_\_\_) \_\_\_\_\_ Email: \_\_\_\_\_

PLEASE NOTE: Florida has a very broad public records law. Most written communications to or from government officials regarding government business is subject to public records requests. Your e-mail address and communications may be subject to public disclosure.

3. If the applicant is agent for the property owner\*.  
Property Owner Name (title holder): Lorrie Glassford  
Mailing Address: 1162 SW AL Jernon Ct  
City: Lake City State: FL Zip: \_\_\_\_\_  
Telephone: (281) 361-6500 Fax: (\_\_\_\_) \_\_\_\_\_ Email: \_\_\_\_\_

PLEASE NOTE: Florida has a very broad public records law. Most written communications to or from government officials regarding government business is subject to public records requests. Your e-mail address and communications may be subject to public disclosure.

\*Must provide an executed Property Owner Affidavit Form authorizing the agent to act on behalf of the property owner.

Provisionpermitting@gmail.com

### C. ADDITIONAL INFORMATION

1. Is there any additional contract for the sale of, or options to purchase, the subject property? If yes, list the names of all parties involved: NO If yes, is the contract/option contingent or absolute: ☐ Contingent ☒ Absolute
2. Has a previous application been made on all or part of the subject property:  
Future Land Use Map Amendment: ☐ Yes ☒ No ✓  
Future Land Use Map Amendment Application No. CPA \_\_\_\_\_  
Site Specific Amendment to the Official Zoning Atlas (Rezoning): ☐ Yes ☒ No ✓  
Site Specific Amendment to the Official Zoning Atlas (Rezoning) Application No. Z \_\_\_\_\_  
Variance: ☐ Yes ☒ No ✓  
Variance Application No. V \_\_\_\_\_  
Special Exception: ☐ Yes ☒ No ✓  
Special Exception Application No. SE \_\_\_\_\_

### CI. ATTACHMENT/SUBMITTAL REQUIREMENTS

Certain uses are of short duration and do not create excessive incompatibility during the course of the use. Therefore, the Land Development Regulation Administrator is authorized to issue temporary use permits for the following activities, after a showing that any nuisance or hazardous feature involved is suitably separated from adjacent uses; excessive vehicular traffic will not be generated on minor residential streets; and a vehicular parking problem will not be created:

1. In any zoning district: special events operated by non-profit, eleemosynary organizations.
2. In any zoning district: Christmas tree sales lots operated by non-profit, eleemosynary organizations.
3. In any zoning district: other uses which are similar to (1) and (2) above and which are of a temporary nature where the period of use will not extend beyond thirty (30) days.
4. In any zoning district: mobile homes or travel trailers used for temporary purposes by any agency of municipal, County, State, or Federal government; provided such uses shall not be or include a residential use.
5. In any zoning district: applications for placement of any mobile home or travel trailer used as a residence, temporary office, security shelter, or shelter for materials of goods incident to construction on or development of the premises upon which the mobile home or travel trailer is located, shall require that a residential building permit application and signed septic site plan approval and release be submitted concurrently with the temporary use permit application. Maximum electrical capacity for such temporary uses shall not exceed 100 amps. Such uses shall be strictly limited to the time construction or development is actively underway. In no event shall the use continue more than twelve (12) months unless extended by the Board of County Commissioners upon finding by the Board that construction has been underway and is continuing.

6. In agricultural, commercial, and industrial districts: temporary religious or revival activities in tents.
7. In agricultural districts: In addition to the principal residential dwelling, two (2) additional mobile homes may be used as an accessory residence, provided that such mobile homes are occupied by persons related by the grandparent, parent, step-parent, adopted parent, sibling, child, stepchild, adopted child or grandchild of the family occupying the principal residential use. Such mobile homes are exempt from lot area requirements. A temporary use permit for such mobile homes may be granted for a time period up to five (5) years. The permit is valid for occupancy of the specified family member as indicated on Family Relationship Affidavit and Agreement which shall be recorded in the Clerk of the Courts by the applicant.

The Family Relationship Affidavit and Agreement shall include but not be limited to:

- a. Specify the family member to reside in the additional mobile home;
- b. Length of time permit is valid;
- c. Site location of mobile home on property and compliance with all other conditions not conflicting with this section for permitting as set forth in these land development regulations. Mobile homes shall not be located within required yard setback areas and shall not be located within twenty (20) feet of any other building;
- d. Responsibility for non ad-valorem assessments;
- e. Inspection with right of entry onto the property by the County to verify compliance with this section. The Land Development Regulation Administrator, and other authorized representatives are hereby authorized to make such inspections and take such actions as may be required to enforce the provisions of this Section and;
- f. Shall be hooked up to appropriate electrical service, potable well and sanitary sewer facilities (bathroom and septic tank) that have been installed pursuant to permits issued by the Health Department and County Building and Zoning Department, where required.
- g. Recreational vehicles (RV's) as defined by these land development regulations are not allowed under this provision (see Section 14.10.2#10).
- h. Requirements upon expiration of permit. Unless extended as herein provided, once a permit expires the mobile home shall be removed from the property within six (6) months of the date of expiration.

The property owner may apply for one or more extensions for up to two (2) years by submitting a new application, appropriate fees and family relationship residence affidavit agreement to be approved by the Land Development Regulations administrator.

Previously approved temporary use permits would be eligible for extensions as amended in this section.

8. In shopping centers within Commercial Intensive districts only: mobile recycling collection units. These units shall operate only between the hours of 7:30 a.m. and 8:30 p.m. and shall be subject to the review of the Land Development Regulation Administrator. Application for permits shall include written confirmation of the permission of the shopping center owner and a site plan which includes distances from buildings, roads, and property lines. No permit shall be valid for more than thirty (30) days within a twelve (12) month period, and the mobile unit must not remain on site more than seven (7) consecutive days. Once the unit is moved off-site, it must be off-site for six (6) consecutive days.
9. In any zoning district: A temporary business, as defined within these Land Development Regulations. At least sixty (60) days prior to the commencement date of the temporary permit, the applicant shall submit an application to the County, which shall include the following information.
  - a. The name and permanent address or headquarters of the person applying for the permit;
  - b. If the applicant is not an individual, the names and addresses of the business;
  - c. The names and addresses of the person or persons which will be in direct charge of conducting the temporary business;
  - d. The dates and time within which the temporary business will be operated;
  - e. The legal description and street address where the temporary business will be located;
  - f. The name of the owner or owners of the property upon which the temporary business will be located;
  - g. A written agreement containing the permission from the owner of the property for its use for a temporary business must be attached to and made a part of the application for the permit;

- h. A site plan showing display areas, plans for access and egress of vehicular traffic, any moveable interim structures, tents, sign and banner location and legal description of the property must accompany the application for the temporary use permit; and
- i. A public liability insurance policy, written by a company authorized to do business in the State of Florida, insuring the applicant for the temporary permit against any and all claims and demands made by persons for injuries or damages received by reason of or arising out of operating the temporary business. The insurance policy shall provide for coverage of not less than one million dollars (\$1,000,000.00) for damages incurred or claims by more than one person for bodily injury and not less than two million dollars (\$2,000,000.00) for damages incurred or claims by more than one person for bodily injury and fifty thousand dollars (\$50,000.00) for damages to property for one person and one hundred thousand dollars (\$100,000.00) for damages to property claimed by more than one person. The original or duplicate of such policy, fully executed by the insurer, shall be attached to the application for the temporary permit, together with adequate evidence that the premiums have been paid.

The sales permitted for a temporary business, as defined with these land development regulations, including, but not limited to, promotional sales such as characterized by the so-called "sidewalk "sale", "vehicle sale", or "tent sale", shall not exceed three (3) consecutive calendar days.

There must be located upon the site upon which the temporary business shall be conducted public toilet facilities which comply with the State of Florida code, potable drinking water for the public, approved containers for disposing of waste and garbage and adequate light to illuminate the site at night time to avoid theft and vandalism.

If the application is for the sale of automobiles or vehicles, the applicant shall provide with the application a copy of a valid Florida Department of Motor Vehicle Dealers license and Department of Motor Vehicle permit to conduct an "offsite" sale. If any new vehicles are to be displayed on the site, a copy of the factory authorization to do so will be required to be filed with the application.

No activities, such as rides, entertainment, food, or beverage services shall be permitted on the site in conjunction with the operation of the temporary business.

Not more than one (1) sign shall be located within or upon the property for which the temporary permits is issued, and shall not exceed sixteen (16) square feet in surface area. No additional signs, flags, banners, balloons or other forms of visual advertising shall be permitted. The official name of the applicant and its permanent location and street address, together with its permanent telephone number, must be

posted on the site of the property for which the temporary permit is issued and shall be clearly visible to the public.

Any applicant granted a temporary permit under these provisions shall also comply with and abide by all other applicable federal, State of Florida, and County laws, rules and regulations.

Only one (1) tent, not to exceed three hundred fifty (350) square feet in size shall be permitted to be placed on the site of the temporary business and such tent, if any, shall be properly and adequately anchored and secured to the ground or to the floor of the tent.

No person or entity shall be issued more than one (1) temporary permit during each calendar year.

The temporary permit requested by an applicant shall be issued or denied within sixty (60) days following the date of the application therefore is filed with the Land Development Regulation Administrator.

10. In agriculture and environmentally sensitive area districts: a single recreational vehicle as described on permit for living, sleeping, or housekeeping purposes for one-hundred eighty (180) consecutive days from date that permit is issued, subject to the following conditions:
  - a. Demonstrate a permanent residence in another location.
  - b. Meet setback requirements.
  - c. Shall be hooked up to or have access to appropriate electrical service, potable well and sanitary sewer facilities (bathroom and septic tank) that have been installed pursuant to permits issued by the Health Department and County Building and Zoning Department, where required.
  - d. Maximum electrical capacity for such temporary uses shall not exceed 100 amps.
  - e. Upon expiration of the permit the recreational vehicle shall not remain on property parked or stored and shall be removed from the property for 180 consecutive days.
  - f. Temporary RV permits are renewable only after one (1) year from issuance date of any prior temporary permit.

Temporary RV permits existing at the effective date of this amendment may be renewed for one (1) additional temporary permit in compliance with the land development regulations, as amended. Recreational vehicles as permitted in this section are not to include RV parks.

Appropriate conditions and safeguards may include, but are not limited to, reasonable time limits within which the action for which temporary use permit is requested shall be begun or completed, or both. Violation of such conditions and safeguards, when made a part of the terms under which the special permit is granted, shall be deemed a violation of these land development regulations and punishable as provided in Article 15 of these land development regulations.

**Additional Requirements for a complete application:**

1. Legal Description with Tax Parcel Number.
2. Proof of Ownership (i.e. deed).
3. Agent Authorization Form (signed and notarized).
4. Proof of Payment of Taxes (can be obtained online via the Columbia County Tax Collector's Office).
5. Fee. The application fee for a Special Temporary Use Permit Application is based upon the Temporary Use requested. No application shall be accepted or processed until the required application fee has been paid.
  - a. For Items (1) through (6) above, the application fee is \$100.00
  - b. For Item (7) above, the application fee is \$450.00 or \$200.00 for a two year renewal
  - c. For Item (8) above, the application fee is \$250.00
  - d. For Item (9) above, the application fee is \$500.00 for temporary sales of motor vehicles or \$250.00 for non-seasonal good or general merchandise
  - e. For Item(10) above, the application fee is \$200

**For submittal requirements, please see the Columbia County Building and Zoning Development Application Submittal Guidelines.**

I hereby certify that all of the above statements and statements contained in any documents or plans submitted herewith are true and accurate to the best of my knowledge and belief.

Lorrie Glassford

Applicant/Agent Name (Type or Print)

Lorrie Glassford  
Applicant/Agent Signature

8/8/2025  
Date



Kyle Keen, CFC  
Columbia County Tax Collector

2024 Real Estate  
NOTICE OF AD VALOREM TAXES AND NON-AD VALOREM  
ASSESSMENTS

14083.0000  
DELINQUENTS

PARCEL NUMBER	ESCROW CD	Millage Code
R03274-014		3

ROSANNE SPARKS LLC  
466 SW ROSEMARY DR  
LAKE CITY FL 32024

SAVE TIME PAY ONLINE @ [www.columbiataxcollector.com](http://www.columbiataxcollector.com)

Ex:PARTIAL HOMESTEAD

162 SW AL JERNON CT LAKE CITY 32024  
COMM 1522.80 FT N OF SW COR OF SEC, E 564.70 FT  
FOR POB, RUN N 368.33 FT, E 300 FT, S 368.33 FT,

Pd # 0096046230  
135 NE Hernando Ave, Suite 125, Lake City, FL 32055  
(386) 758-1077

AD VALOREM TAXES

TAXING AUTHORITY	ASSESSED VALUE	MILLAGE RATE	EXEMPTION AMOUNT	TAXABLE AMOUNT	TAXES LEVIED
BOARD OF COUNTY COMMISSIONERS					
GENERAL FUND	193,662	7.8150	50,000	143,662	1,122.72
COLUMBIA COUNTY SCHOOL BOARD					
DISCRETIONARY	199,476	0.7480	25,000	174,476	130.51
LOCAL	199,476	3.1430	25,000	174,476	548.38
CAPITAL OUTLAY	199,476	1.5000	25,000	174,476	261.71
SUWANNEE RIVER WATER MGT DIST					
WATER MGT	193,662	0.2936	50,000	143,662	42.18
LAKE SHORE HOSPITAL AUTHORITY					
LK SHORE	193,662	0.0001	50,000	143,662	0.01

IMPORTANT: All exemptions do not apply to all taxing authorities. Please contact the Columbia County Property Appraiser for exemption/assessment questions.

TOTAL MILLAGE	13.4997	AD VALOREM TAXES	2,105.51
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NON AD VALOREM ASSESSMENTS

LEVYING AUTHORITY	RATE	AMOUNT
FFIR FIRE ASSESSMENTS	1.00 Unit @293.9800	293.98
GGAR SOLID WASTE - ANNUAL	1.00 Unit @198.0600	198.06

CERTIFIED FUNDS OR CASH ARE REQUIRED TO PAY DELINQUENT TAXES

NON AD VALOREM ASSESSMENTS	492.04
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COMBINED TAXES AND ASSESSMENTS	2,597.55	See reverse side for important information
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	If Paid By Please Pay	08/31/2025 2,997.70	09/30/2025 2,997.70
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Kyle Keen, CFC  
Columbia County Tax Collector

2024 Real Estate  
NOTICE OF AD VALOREM TAXES AND NON-AD VALOREM  
ASSESSMENTS

14083.0000  
DELINQUENTS

PARCEL NUMBER	ESCROW CD	Millage Code
R03274-014		3

ROSANNE SPARKS LLC  
466 SW ROSEMARY DR  
LAKE CITY FL 32024

SAVE TIME PAY ONLINE @  
[www.columbiataxcollector.com](http://www.columbiataxcollector.com)  
Ex:PARTIAL HOMESTEAD

162 SW AL JERNON CT LAKE CITY 32024  
COMM 1522.80 FT N OF SW COR OF SEC, E 564.70 FT  
FOR POB, RUN N 368.33 FT, E 300 FT, S 368.33 FT,

DO NOT WRITE BELOW THIS PORTION

PLEASE PAY IN US FUNDS TO: KYLE KEEN, TAX COLLECTOR - CERTIFIED FUNDS OR CASH ARE REQUIRED TO PAY DELINQUENT TAXES

	If Paid By Please Pay	08/31/2025 2,997.70	09/30/2025 2,997.70
--	--------------------------	------------------------	------------------------

0000000000 0000284900 0000000140830000 0001 2

PLEASE RETAIN THIS PORTION FOR YOUR RECORDS



Prepared by and return to:

Robert Stewart  
Sky Title, LLC dba Lake City Title  
426 SW Commerce Drive #145  
Lake City, FL 32025  
(386) 758-1880  
File No 2024-8094CW

Parcel Identification No 34-4S-16-03274-014

[Space Above This Line For Recording Data]

**WARRANTY DEED**

(STATUTORY FORM – SECTION 689.02, F.S.)

This indenture made the 23 day of August, 2024 between **Rosanne Sparks LLC, a Florida Limited Liability Company**, whose post office address is **466 SW Rose Mary Drive, Lake City, FL 32024**, of the County of Columbia, State of Florida, Grantor, to **Michael J. Glassford and Lorrie R. Glassford, Trustees of The Michael J. Glassford and Lorrie R. Glassford Revocable Living Trust Dated August 15, 2024**, whose post office address is **14854 Imlay City Road, Mussey, MI 48014**, of the County of St. Clair, State of Michigan, Grantee:

**Witnesseth**, that said Grantor, for and in consideration of the sum of TEN DOLLARS (U.S.\$10.00) and other good and valuable considerations to said Grantor in hand paid by said Grantee, the receipt whereof is hereby acknowledged, has granted, bargained, and sold to the said Grantee, and Grantee's heirs and assigns forever, the following described land, situate, lying and being in Columbia County, Florida, to-wit:

**See Attached Exhibit "A"**

**Together with** all the tenements, hereditaments and appurtenances thereto belonging or in anywise appertaining.

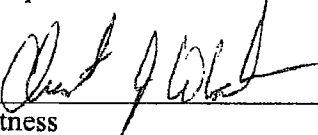
**Subject to** taxes for 2024 and subsequent years, not yet due and payable; covenants, restrictions, easements, reservations and limitations of record, if any.

**To have** and to hold the same in fee simple forever.

**And** Grantor hereby covenant with the Grantee that the Grantor is lawfully seized of said land in fee simple, that Grantor have good right and lawful authority to sell and convey said land and that the Grantor hereby fully warrant the title to said land and will defend the same against the lawful claims of all persons whomsoever.

**In Witness Whereof**, Grantor have hereunto set Grantor's hand and seal the day and year first above written.

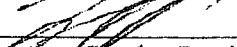
*Signed, sealed and delivered  
in our presence:*

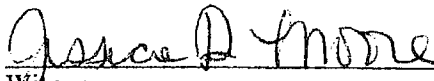
  
\_\_\_\_\_  
Witness

Print Witness Name and Address:

Chast J. Whalen  
426 SW Commerce Dr.#145  
Lake City, FL 32025

Rosanne Sparks LLC, a Florida Limited Liability  
Company

By:   
\_\_\_\_\_  
Rosanne Sparks, President


  
\_\_\_\_\_  
Witness

Print Witness Name and Address:

Jessica D. Moore  
426 SW Commerce Dr.#145  
Lake City, FL 32025

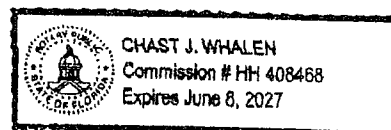
STATE OF FLORIDA  
COUNTY OF COLUMBIA

The foregoing instrument was acknowledged before me by means of ☒ physical presence or ( ) online  
notarization this 23 day of August, 2024 by Rosanne Sparks, President of Rosanne Sparks LLC, a FL  
Limited Liability Company, on behalf of the Limited Liability Company.

  
\_\_\_\_\_  
Signature of Notary Public  
Print, Type/Stamp Name of Notary

Personally known: X  
OR Produced Identification: \_\_\_\_\_

Type of Identification Produced: \_\_\_\_\_



**Exhibit "A"**

**Parcel A:** Commence at the SW corner of Section 34, Township 4 South, Range 16 East, and run thence N 7°41'E, along the West line of said section, 1522.80 feet to the North right-of-way line of Reginald Lane; thence N 89°39'07" E, along said North right-of-way line 564.70 feet to the Point of Beginning; and run thence N 7°41'E, 368.33 feet; thence N 89°39'07" E, 150.00 feet; thence S 7°41' W, 368.33 feet to said North right-of-way line; thence S 89°39'07" W, 150.00 feet to the Point of Beginning. (Lot 14, Oak Forest, an unrecorded subdivision of a part of SW 1/4, Section 34, Township 4 South, Range 16 East, Columbia County, Florida).

**Parcel B:** Commence at the SW corner of Section 34, Township 4 South, Range 16 East and run thence N 7°41'E, along the West line of said section 1522.80 feet to the North right-of-way line of Reginald Lane; thence N 89°39'07" E, along said North right-of-way line 714.70 feet to the Point of Beginning; and run thence N 7°41' E, 368.33 feet; thence N 89°39'07" E, 150.00 feet to the West right-of-way line of Al Jernon Drive; thence S 7°41' W, along said West right-of-way line 368.33 feet to the point of intersection of said West right-of-way line with the North right-of-way line of Reginald Lane; thence S 89°39'07" W, 150.00 feet to the Point of Beginning. (Lot 15, Oak Forest, an unrecorded subdivision of a part of SW 1/4, Section 34, Township 4 South, Range 16 East, Columbia County, Florida).

# Columbia County Property Appraiser

Jeff Hampton

2025 Working Values

updated: 8/7/2025

Parcel: 34-4S-16-03274-014 (16198)

Aerial Viewer Pictometry Google Maps

2023 2022 2019 2016 2013 Sales

## Owner & Property Info

Result: 1 of 1

Owner	GLASSFORD MICHAEL J AND LORRIE R REVOCABLE LIVING TRUST DATED AUGUST 15, 2024 14854 IMLAY CITY RD MUSSEY, MI 48014		
Site	162 SW AL JERNON CT, LAKE CITY		
Description*	COMM 1522.80 FT N OF SW COR OF SEC, E 564.70 FT FOR POB, RUN N 368.33 FT, E 300 FT, S 368.33 FT, W 300 FT TO POB. (AKA LOTS 14 & 15 OAK FOREST S/D UNR). EX .001 AC DESC IN WD 1506-290. 376-29, 344-726, 452-361, 516-159, FJ 1182-1110, 1189-2525, PR 1192-95...more>>>		
Area	2.53 AC	S/T/R	34-4S-16
Use Code**	SINGLE FAMILY (0100)	Tax District	3

\*The Description above is not to be used as the Legal Description for this parcel in any legal transaction.  
\*\*The Use Code is a FL Dept. of Revenue (DOR) code and is not maintained by the Property Appraiser's office. Please contact your city or county Planning & Zoning office for specific zoning information.

## Property & Assessment Values

2024 Certified Values		2025 Working Values	
Mkt Land	\$35,200	Mkt Land	\$47,600
Ag Land	\$0	Ag Land	\$0
Building	\$179,905	Building	\$222,475
XFOB	\$3,788	XFOB	\$3,788
Just	\$218,893	Just	\$273,863
Class	\$0	Class	\$0
Appraised	\$218,893	Appraised	\$273,863
SOH/10% Cap	\$25,231	SOH/10% Cap	\$0
Assessed	\$199,476	Assessed	\$273,863
Exempt	HA HAB \$50,000	Exempt	\$0
Total Taxable	county:\$143,662 city:\$0 other:\$0 school:\$174,476	Total Taxable	county:\$273,863 city:\$0 other:\$0 school:\$273,863

NOTE: Property ownership changes can cause the Assessed value of the property to reset to full Market value, which could result in higher property taxes.



## Sales History

Sale Date	Sale Price	Book/Page	Deed	V/I	Qualification (Codes)	RCode
8/23/2024	\$319,000	1521 / 2653	WD	I	Q	01
3/13/2024	\$100	1510 / 852	WD	I	U	11
2/15/2024	\$100	1508 / 847	WD	I	U	11
8/19/2015	\$155,000	1300 / 338	WD	I	Q	01
4/7/2010	\$120,000	1192 / 952	WD	I	Q	01
4/7/2010	\$100	1192 / 950	PR	I	U	11

## Building Characteristics

Bldg Sketch	Description*	Year Blt	Base SF	Actual SF	Bldg Value
Sketch	SINGLE FAM (0100)	1983	1886	3075	\$222,475

\*Bldg Desc determinations are used by the Property Appraisers office solely for the purpose of determining a property's Just Value for ad valorem tax purposes and should not be used for any other purpose.

## Extra Features & Out Buildings

Code	Desc	Year Blt	Value	Units	Dims
0296	SHED METAL	0	\$300.00	200.00	10 x 20
0031	BARN, MT AE	0	\$1,488.00	744.00	24 x 31
0180	FPLC 1STRY	1993	\$2,000.00	1.00	0 x 0

## Land Breakdown

Code	Desc	Units	Adjustments	Eff Rate	Land Value
0100	SFR (MKT)	2.000 LT (2.530 AC)	1.0000/1.0000 1.0000/0.8500000 /	\$23,800 /LT	\$47,600

Search Result: 1 of 1

© Columbia County Property Appraiser | Jeff Hampton | Lake City, Florida | 386-758-1083

by: GrizzlyLogic.com

The information presented on this website was derived from data which was compiled by the Columbia County Property Appraiser solely for the governmental purpose of property assessment. This information should not be relied upon by anyone as a determination of the ownership of property or market value. The GIS Map image is not a survey and shall not be used in a Title Search or any official capacity. No warranties, expressed or implied, are provided for the accuracy of the data herein, its use, or its interpretation. This website was last updated: 8/7/2025 and may not reflect the data currently on file at our office.



COMM 1522.80 FT N OF SW COR OF S  
FOR POB, RUN N 368.33 FT, E 300  
W 300 FT TO POB. (AKA LOTS 14 &  
MUSSEY, MI 48014

GLASSFORD MICHAEL J AND LORRIE R REVOCABLE LIVING  
14854 IMLAY CITY RD  
MUSSEY, MI 48014

2025

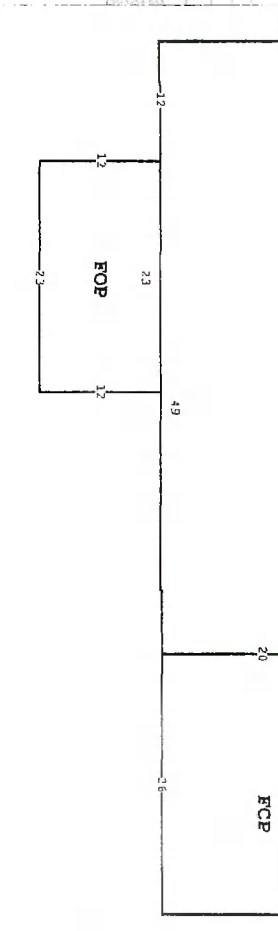
34-4S-16-03274-014

**BUILDING CHARACTERISTICS**

ELEMENT	CD	CONSTRUCTION
Exterior Wall	19	COMMON BRK 100
Roof Structure	03	GABLE/HIP 100
Roof Cover	12	MODULAR MT 100
Interior Wall	05	DRYWALL 100
Interior Floor	14	CARPET 60
Interior Floor	13	LAM/VINYL/PLK 40
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms	3	100
Bathrooms	2.5	100
Frame	01	NONE 100
Stories	1	1. 100
Architectural	05	CONV 100
Units	0	100
Condition Adj	03	03 100
Kitchen Adjus	01	01 100

**MARKET ADJUSTMENTS**

TYPE	INCL	EFF AREA	TOT ADJ PTS	EFF BASE RATE	REPL COST NEW	AVG	EVG	ECON	FNCT	NORM	% COND
0100	01	2,238	116.7880	1983	292,730	1983	2000	0	0	0.24.00	76.00
Heated Area: 1886											
HX Base Yr											



AREA	TOTAL	PCT	YEAR	TOT ADJ	SUBAREA
AREA	1,886	100		1,886	187,484
BAS	1,886	100		1,886	187,484
FCP	637	25		159	15,806
FOP	276	30		83	8,251
FSP	276	40		110	10,935

EXTRA FEATURES	BLD DATE	INC DATE	YEAR	ACTUAL	%	COND	ORG MNT	VALUE	NOTES
1 0296 SHED METAL	0	0	10	20			1.50	100	
2 0031 BARN MT AE	0	0	24	31			2.00	100	
3 0180 EPIC LSTRY	0	0	0	0			1.00	100	

TOTALS	3.075	2,238	222,475	162 SW AL JERMON CT, LAKE CITY	BLD DATE	INC DATE	YEAR	ACTUAL	%	COND	ORG MNT	VALUE	NOTES
EXTRA FEATURES					04/08/2025								

SALES DATA	OFF RECORD	DATE	INSTR	TYPE	Q	RSN	PRICE
1521/2653	8/23/2024	WD	Q	I	01		319,000
GRANTOR: ROSANNE SPARKS LLC							
GRANTEE: GLASSFORD MICHAEL J							
1510/852	3/13/2024	WD	Q	I	11		100
GRANTOR: MAYO RICHARD P							
GRANTEE: ROSANNE SPARKS LLC							

**BUILDING NOTES**

LAND DESCRIPTION	USE	CLS	DESCRIPTION	CAP	R	LOC	FRONT	DEPTH	TOT	UNIT	ADJ	PRICE	UNIT	ADJ	PRICE	LAND	OTHER ADJUSTMENTS	YEAR	DENSITY	DECL	FRZ	YR	CONSV
1 0100	C	SFR		0		00	0.00	0.00	2.00	1T	1.00	1.00	0.85	28,000.00	23,800.00	47,600							

**BUILDING DIMENSIONS**

BAS= W39 FSP= N12 W23 S12 E235 W35 S19 E12 FOP= S12 E23W12	
W235 E49 FCP= E36 N29 W13 S9 W13 S205 W20 E13 N95.	

**VALUATION SUMMARY**

VALUATION BY	Tax Dist.	STANDARD
BUILDING MARKET VALUE		222,475
TOTAL MARKET VALUE		3,788
TOTAL LAND VALUE - MARKET		47,600
TOTAL MARKET VALUE		273,863
SOHAGL Deduction		0
ASSESSED VALUE		273,863
TOTAL EXEMPTION VALUE		0
BASE TAXABLE VALUE		273,863
TOTAL JUST VALUE		273,863
INCOM VALUE		0
PREVIOUS YEAR INMT VALUE		218,893

**REVIEW DATE**

REVIEW DATE	11/26/2024	BY	TW	Total Acres: 2.53	Total Land Value: 47,600	Market: 0	Agricultural: 0	Common: 47,600	PRINTED 08/06/2025 BY SYS
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## APPLICATION AGENT AUTHORIZATION FORM

TO: Columbia County Zoning Department  
135 NE Hernando Avenue  
Lake City, FL 32055

### Authority to Act as Agent

On my/our behalf, I appoint Sonya North  
(Name of Person to Act as my Agent)

for \_\_\_\_\_  
(Company Name for the Agent, if applicable)

to act as my/our agent in the preparation and submittal of this application

for STUP  
(Type of Application)

I acknowledge that all responsibility for complying with the terms and conditions for approval of this application, still resides with me as the Applicant/Owner.

Applicant/Owner's Name: Lorrie Glassford

Applicant/Owner's Title: owner

On Behalf of: \_\_\_\_\_  
(Company Name, if applicable)

Telephone: 248-361-6500 Date: 8/8/2025

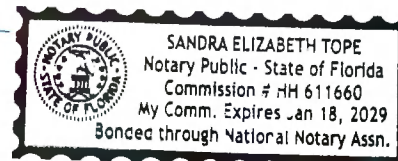
Applicant/Owner's Signature: Lorrie Glassford

Print Name: Lorrie Glassford

STATE OF FLORIDA  
COUNTY OF Columbia

The foregoing instrument was acknowledged before me this 8 day of August, 2025, by Lorrie Glassford,  
whom is personally known by me ☐ OR produced identification ☒  
Type of Identification Produced: Drivers License

Sandra Elizabeth Tope  
(Notary Signature) (SEAL)





STATE OF FLORIDA  
COUNTY OF COLUMBIA

SPECIAL TEMPORARY USE  
LANDOWNER AFFIDAVIT

This is to certify that I, (We) LORRIE GLASSFORD  
(Property Owners Name or State Corporation Name (include Corp Officer) as it appears on Property Appraiser)  
as the owner of the below described property:

Property Tax Parcel ID number 34-4S-16-03274-014  
Subdivision (Name, Lot Block, Phase) LOTS 14-15 OAK FOREST

Give my permission for Larrie James Ivy to place the following on  
(Family Members Name)

Relationship to Lessee SON  
(Name of parent, grandparent, step-parent, adopted parent, sibling, child, step-child, adopted child, or grandchild)

☒ This is to allow a 2<sup>nd</sup> ☒ / 3<sup>rd</sup> ☐ (select one) Mobile Home on the above listed property for a family member through Columbia County's Special Temporary Use Provision. I understand that this is good for 5 years initially and renewable every 2 years thereafter.

☐ This is to allow a 6 month RV ☐ / 12 month RV ☐ (select one) on the above listed property through Columbia County's Special Temporary Use Provision.

I (We) understand that the named person(s) above will be allowed to receive a move-on permit for the parcel number I (we) have listed above and this could result in an assessment for solid waste and fire protection services levied on this property.

Lorrie Glassford Lorrie Glassford 8/8/2025  
Printed Name of Signor Signature Date

Printed Name of Signor

Signature

Date

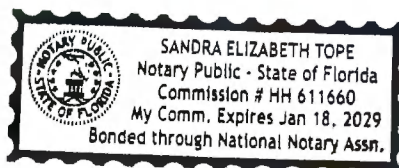
Sworn to and subscribed before me this 8 day of August, 2025 by

☒ physical presence or ☐ online notarization and this (these) person(s) are personally

known to me ☐ or produced ID Drivers License

Sandra Elizabeth Tope Sandra Elizabeth Tope  
Printed Name of Notary Signature

Notary Stamp



Created 12/2023



# Building and Zoning Department

## Special Temporary Use Application

# Invoice

72662

### Applicant Information

Sonya North  
162 SW Al Jernon Ct

### Invoice Date

08/11/2025

### Permit #

STU250801

### Amount Due

**\$450.00**

### Job Location

Parcel: 34-4S-16-03274-014  
Owner: GLASSFORD MICHAEL J AND LORRIE R  
REVOCABLE LIVING TRUST DATED AUGUST 15, 2024, ,  
Address: 162 SW Al Jernon Ct

### Contractor Information

### Invoice History

<u>Date</u>	<u>Description</u>	<u>Amount</u>
08/11/2025	Fee: Special Temporary Use Permit (7) Addition to the principal residential dwelling	\$450.00
<b>Amount Due:</b>		<b>\$450.00</b>

[Credit card payments can be made online here \(fees apply\)](#)

***Fee balances are not immediately updated using online Credit Card. If you have paid permit fees using the online application site or by another method such as check or cash, please allow time for your payment to be processed.***

### Contact Us

Phone:  
(386) 758-1008

Customer Service Hours:  
Monday-Friday  
From 8:00 A.M. to 4:30 P.M.

Email:  
bldginfo@columbiacountyfla.com

Website:  
<http://www.columbiacountyfla.com/BuildingandZoning.asp>

Address:  
Building and Zoning Ste. B-21  
135 NE Hernando Ave.  
Lake City, FL 32055

### Inspection Office Hours

Monday - Friday  
From 8:00 AM to 10:00 AM  
and  
From 1:30 PM to 3:00 PM

### Regular Inspection Schedules

All areas North of County Road 242  
From 10:00 AM to Noon

All areas South of County Road 242  
From 3:00 PM to 5:00 PM

### Inspection Requests

Online: (Preferred Method)  
[www.columbiacountyfla.com/InspectionRequest.asp](http://www.columbiacountyfla.com/InspectionRequest.asp)

Voice Mail: 386-719-2023 or Phone: 386-758-1008

All Driveway Inspections: 386-758-1019

Septic Release Inspections: 386-758-1058

### IMPORTANT NOTICE:

Any inspection requested after 4:30 pm, no matter the method, will be received the next business day and will be scheduled by the earliest time slot.

**All inspections require 24 hours notice.**  
Emergencies will be inspected as soon as possible.



# COLUMBIA COUNTY Property Appraiser

**Parcel 34-4S-16-03274-014** <https://search.ccpafl.com/parcel/03274014164S34>

162 SW AL JERNON CT

## Owners

GLASSFORD MICHAEL J AND LORRIE R REVOCABLE  
LIVING TRUST DATED AUGUST 15, 2024  
14854 IMLAY CITY RD  
MUSSEY, MI 48014

## Legal Description

COMM 1522.80 FT N OF SW COR OF SEC, E 564.70 FT  
FOR POB, RUN N 368.33 FT, E 300 FT, S 368.33 FT,  
W 300 FT TO POB. (AKA LOTS 14 & 15 OAK FOREST  
S/D UNR). EX .001 AC DESC IN WD 1506-290.

**Use:** 0100: SINGLE FAMILY

**Subdivision:** OAK FOREST





## Building Department

### Receipt Of Payment

#### Applicant Information

Sonya North  
162 SW Al Jernon Ct

#### Method

Check 15849

#### Date of Payment

08/11/2025

#### Payment #

771434

#### Amount of Payment

**\$450.00**

AppID: 72662 Permit #: STU250801  
Special Temporary Use  
Parcel: 34-4S-16-03274-014  
Owner: GLASSFORD MICHAEL J AND LORRIE R  
REVOCABLE LIVING TRUST DATED AUGUST 15, 2024, ,  
Address: 162 SW Al Jernon Ct

#### Contractor Information

### Payment History

<u>Date</u>	<u>Description</u>	<u>Amount</u>
08/11/2025	Fee: Special Temporary Use Permit (7) Addition to the principal residential dwelling	\$450.00
08/11/2025	Payment: Check 15849	(\$450.00)
		<hr/> \$0.00

#### Contact Us

Phone:  
(386) 758-1008

After Hours:  
(386) 758-1124

Customer Service Hours:  
Monday-Friday  
From 8:00 A.M. to 5:00 P.M.

Email:  
laurie\_hodson@columbiacountyfla.com

Website:  
<http://www.columbiacountyfla.com/BuildingandZoning.asp>

Address:  
Building and Zoning  
135 NE Hernando Ave.  
Lake City, FL 32055

#### Building Inspector Office Hours

Monday - Friday  
From 8:00 AM to 10:00 AM  
and  
From 1:30 PM to 3:00 PM

#### Regular Inspection Schedules

All areas North of County Road 242  
From 10:00 AM to Noon

All areas South of County Road 242  
From 3:00 PM to 5:00 PM

#### To Request Inspections - (Residential, Commercial, Fire, Zoning, & County Driveway Access)

#### Online: (Preferred Method)

[www.columbiacountyfla.com/InspectionRequest.asp](http://www.columbiacountyfla.com/InspectionRequest.asp)

Ph: 386-758-1008, 386-758-1124, 386-719-2023, 386-758-1007 (Leave A Message)

To Call for an Access (Driveway) Inspection: 386-758-1019

Septic Release Inspections: 386-758-1058

#### IMPORTANT NOTICE:

Any inspection requested after 5:00 pm, no matter the method, will be received the next business day; then that inspection will be scheduled the following business day.

**All inspections require 24 hours notice.**

Emergencies will be inspected as soon as possible.



AFFIDAVIT AND AGREEMENT OF SPECIAL  
TEMPORARY USE FOR IMMEDIATE  
FAMILY MEMBERS FOR  
PRIMARY RESIDENCE

STATE OF FLORIDA  
COUNTY OF COLUMBIA

Inst: 202512018225 Date: 08/12/2025 Time: 2:19PM  
Page 1 of 2 B: 1546 P: 2161, James M Swisher Jr, Clerk of Court  
Columbia, County, By: VC *de*  
Deputy Clerk

BEFORE ME the undersigned Notary Public personally appeared, Lorrie Glassford, the Owner of the parcel which is being used to place an additional dwelling (mobile home) as a primary residence for a family member of the Owner, Larrie James Ivy the Family Member of the Owner, and who intends to place a mobile home as the family member's primary residence as a temporarily use. The Family Member is related to the Owner as Son, and both individuals being first duly sworn according to law, depose and say:

1. Family member is defined as parent, grandparent, step-parent, adopted parent, sibling, child, step-child, adopted child or grandchild.
2. Both the Owner and the Family Member have personal knowledge of all matters set forth in this Affidavit and Agreement.
3. The Owner holds fee simple title to certain real property situated in Columbia County, and more particularly described by reference with the Columbia County Property Appraiser Tax Parcel No. 34-4S-16-03274-014.
4. No person or entity other than the Owner claims or is presently entitled to the right of possession or is in possession of the property, and there are no tenancies, leases or other occupancies that affect the Property.
5. This Affidavit and Agreement is made for the specific purpose of inducing Columbia County to issue a Special Temporary Use Permit for a Family Member on the parcel per the Columbia County Land Development Regulations. This Special Temporary Use Permit is valid for \_\_\_\_ year(s) as of date of issuance of the mobile home move-on permit, then the Family Member shall comply with the Columbia County Land Development Regulations as amended.
6. This Special Temporary Use Permit on Parcel No. 34-4S-16-03274-014 is a "one time only" provision and becomes null and void if used by any other family member or person other than the named Family Member listed above. The Special Temporary Use Permit is to allow the named Family Member above to place a mobile home on the property for his primary residence only. In addition, if the Family Member listed above moves away, the mobile home shall be removed from the property within 60 days of the Family Member departure or the mobile home is found to be in violation of the Columbia County Land Development Regulations.
7. The site location of mobile home on property and compliance with all other conditions not conflicting with this section for permitting as set forth in these land development regulations. Mobile homes shall not be located within required yard setback areas and shall not be located within twenty (20) feet of any other building.
8. The parent parcel owner shall be responsible for non ad-valorem assessments.

9. Inspection with right of entry onto the property, but not into the mobile home by the County to verify compliance with this section shall be permitted by owner and family member. The Land Development Regulation Administrator, and other authorized representatives are hereby authorized to make such inspections and take such actions as may be required to enforce the provisions of this Section.
10. The mobile home shall be hooked up to appropriate electrical service, potable well and sanitary sewer facilities (bathroom and septic tank) that have been installed pursuant to permits issued by the Health Department and County Building and Zoning Department, where required.
11. Recreational vehicles (RV's) as defined by these land development regulations are not allowed under this provision (see Section 14.10.2#10).
12. Upon expiration of permit, the mobile home shall be removed from the property within six (6) months of the date of expiration, unless extended as herein provided by Section 14.10.2 (#7).
13. This Affidavit and Agreement is made and given by Affiants with full knowledge that the facts contained herein are accurate and complete, and with full knowledge that the penalties under Florida law for perjury include conviction of a felony of the third degree.

We Hereby Certify that the facts represented by us in this Affidavit are true and correct and we accept the terms of the Agreement and agree to comply with it.

Lorrie Glassford  
Owner

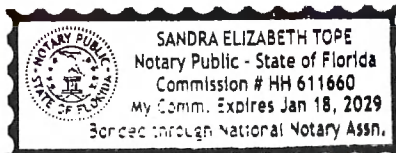
Carrie J. Ivy  
Family Member

Lorrie Glassford  
Typed or Printed Name

Carrie James Ivy  
Typed or Printed Name

Subscribed and sworn to (or affirmed) before me this 8 day of August, 2025, by Lorrie Glassford (Owner) who is personally known to me or has produced Drivers License as identification.

Sandra Elizabeth Tope  
Notary Public



Subscribed and sworn to (or affirmed) before me this 8 day of August, 2025, by Carrie James Ivy (Family Member) who is personally known to me or has produced \_\_\_\_\_ as identification.

Sandra Elizabeth Tope  
Notary Public

COLUMBIA COUNTY, FLORIDA

By: Karen Aiken  
Name: KAREN AIKEN - SUBOT  
Title: PLANNING TECH

