

64441



Columbia County Gateway to Florida

FOR PLANNING USE ONLY

Application # STUP STU240301

Application Fee \$450.00

Receipt No. 766501

Filing Date 3-5-2024

Completeness Date 3-11-2024

Special Temporary Use Permit Application



A. PROJECT INFORMATION

1. Project Name: Williams STUP Application
2. Address of Subject Property: 1022 SW Jafus Ave Lake City, FL 32024
3. Parcel ID Number(s): 12-4S-15-00351-001
4. Future Land Use Map Designation: _____
5. Zoning Designation: A-3
6. Acreage: 19.61
7. Existing Use of Property: Residential
8. Proposed Use of Property: Residential
9. Proposed Temporary Use Requested: 5 Year Home

B. APPLICANT INFORMATION

1. Applicant Status ☐ Owner (title holder) ☒ Agent
2. Name of Applicant(s): Brody Pack Title: _____
Company name (if applicable): BKP Permitting, LLC
Mailing Address: 6470 147th Road
City: Live Oak State: FL Zip: 32060
Telephone: (523) 689 6563 Fax: () Email: nfpermitting@icloud.com

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): Kenneth Williams
Mailing Address: 1022 SW Jafus Ave
City: Lake City State: FL Zip: 32024
Telephone: (888) 5567 0920 Fax: () Email: williams7792e@ellsouth.net

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.

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 _____

D. 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: mobile homes or travel trailers 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. Such use 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 without the approval of the Board of County Commissioners and the Board of County Commissioners shall give such approval only upon finding that actual construction 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. 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.
 - e. 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.

Kenneth Williams
Applicant/Agent Name (Type or Print)

Kerry Williams
Applicant/Agent Signature

2/27/24
Date

STATE OF FLORIDA
COUNTY OF COLUMBIA

SPECIAL TEMPORARY USE
LANDOWNER AFFIDAVIT

This is to certify that I, (We) Kenneth Williams
(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 12-4S-15-00351-001

Subdivision (Name, Lot Block, Phase) _____

Give my permission for Austin Williams to place a Mobile Home on
this land. (Family Members Name)

This is to allow a 2nd / 3rd (circle 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.

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

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.

Kenneth Williams
Printed Name of Signor

Kenny Williams
Signature

2/27/24
Date

Printed Name of Signor

Signature

Date

Sworn to and subscribed before me this 28 day of February, 2024 by

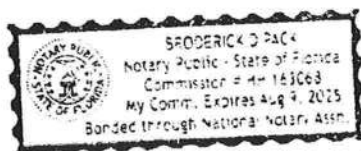
☒ physical presence or _____ online notarization and this (these) person(s) are personally

known to me _____ or produced ID DL.

Broderick Pace
Printed Name of Notary

[Signature]
Signature

Notary Stamp



Created 12/2023

Return to: (enclose self-addressed stamped envelope)

Corrective Special Warranty Deed

Name: Kenneth & Adrienne Williams
1022 S. W. Jafus Avenue
Lake City, Florida 32024

This Instrument Prepared By:

J. Daniel Marsee, Attorney
Post Office Box 2007
Lake City, Florida 32056-2007

Inst: 202312004743 Date: 03/20/2023 Time: 12:37PM
Page 1 of 3 B: 1436 P: 2065, James M Swisher Jr, Clerk of Court
Columbia, County, By: VC *he*
Deputy Clerk

Property Appraiser's Parcel Identification

Number: 12-4S-15-00351-001

Grantees' Social Security Numbers:

Kenneth Lamar Williams, Jr. xxx-xx-0414
Adrienne Elizabeth Williams xxx-xx-4471

-Recording Data-

THIS CORRECTIVE SPECIAL WARRANTY DEED, executed the 20th day of March, 2023, by WANDA J. WILLIAMS, *first party/Grantor and the unremarried widow of Kenneth Lamar Williams*, to KENNETH LAMAR WILLIAMS, JR. and his Wife, ADRIENNE ELIZABETH WILLIAMS, 1022 S.W. Jafus Avenue, Lake City, Florida 32024, *second party/Grantees. (Wherever used herein the terms "first party" and "second party" include all the parties to this instrument and the heirs, legal representatives, and assigns of individuals, and the successors and assigns of corporations, wherever the context so admits or requires.)*

Witnesseth, That the Grantor, for and in consideration of the sum of \$10.00, in hand paid by said Grantee, the receipt whereof is hereby acknowledged, does hereby grant, bargain, sell alien, release, convey and confirm unto the Grantee forever, all the right, title, interest, claim and demand which the said Grantor has in and to the following described lot, piece or parcel of land, situate, lying and being in the County of **Columbia** State of **Florida**, to-wit:

TOWNSHIP 4, SOUTH, RANGE 15 EAST, SECTION 12: SOUTHEAST 1/4
OF SOUTHWEST 1/4, IN COLUMBIA COUNTY, FLORIDA.
PARCEL ID 12-4S-15-00351-001

LESS AND EXCEPT the real property described in EXHIBIT "A" which is attached hereto to correct the legal description contained in the Special Warranty Deed dated March 9, 2023.

N.B.: Legal description provided by Grantor. No title search requested or completed.

N.B.: This conveyance is between family members. The Grantor, Wanda J. Williams, is the Mother of the Grantee, Kenneth Lamar Williams, Jr., whose wife, Adrienne Elizabeth Williams, is the second Grantee on this Deed.

TOGETHER WITH all the tenements, hereditaments and appurtenances thereto belonging or in anywise appertaining.

Corrective Special Warranty Deed

Page 2

First Party / Grantor: Wanda J. Williams

Second Parties / Grantees: Kenneth Lamar Williams, Jr., and his wife, Adrienne Elizabeth Williams

Real Property: In Columbia County, Florida; Parcel ID Number: 12-4S-15-00351-001

TO HAVE AND TO HOLD the same in fee simple forever.

AND the Grantor hereby covenants with said Grantees that the Grantor is lawfully seized of said land in fee simple; that Grantor has good right and lawful authority to sell and convey said land and hereby warrant the title to said land and will defend the same against the lawful claims of all persons claiming by, through or under said Grantor.

Signed, sealed and delivered
in the presence of:

Shirley A Wilson
Signature of witness
Shirley A Wilson
Printed name of witness

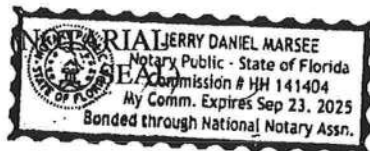
Wanda J. Williams
Signature of Wanda J. Williams, Grantor
Address: 974 S.W. Jafus Avenue
Lake City, Florida 32024

Hillian A. Myers
Signature of witness
Hillian A. Myers
Printed name of witness

STATE OF FLORIDA
COUNTY OF COLUMBIA

I HEREBY CERTIFY that on this day, before me, as an officer duly authorized to administer oaths and take acknowledgments, personally appeared WANDA J. WILLIAMS, known to me to be the person described in and who executed the foregoing *Corrective Special Warranty Deed*, who acknowledged before me that she executed the same, and an oath was not taken. Said person is _____ personally known to me or Said person ☒ provided the following type of identification: a valid Florida driver's license.

WITNESS my hand and official seal in the County and State last aforesaid this 20th day of March, 2023.



J. Daniel Marsee
Notary Public, State of Florida
J. Daniel Marsee
Printed name of Notary Public
My Commission Expires: 9-23-2025

W.J.W.

Corrective Special Warranty Deed

Page 3

First Party / Grantor: Wanda J. Williams

Second Parties / Grantees: Kenneth Lamar Williams, Jr., and his wife, Adrienne Elizabeth Williams

Real Property: In Columbia County, Florida; Parcel ID Number: 12-4S-15-00351-001

EXHIBIT A: LESS AND EXCEPT

Except

EXHIBIT "A"

COMMENCE at the Northeast corner of the Southeast 1/4 of the Southwest 1/4 of Section 12, Township 4 South, Range 15 East, Columbia County, Florida and run South 88°40'26" West along the North line of the Southeast 1/4 of the Southwest 1/4 of Section 12 a distance of 348.58 feet to the POINT OF BEGINNING; thence South 00°43'50" East a distance of 620.53 feet; thence South 89°36'50" West a distance of 646.54 feet; thence South 87°47'00" West a distance of 330.03 feet to a point on the West line of the Southeast 1/4 of the Southwest 1/4 of Section 12, also being the East line of Godbold Acres, a subdivision recorded in Plat Book 5, Page 64 of the Public Records of Columbia County, Florida; thence North 00°44'03" West along said West line of the Southeast 1/4 of the Southwest 1/4 of Section 12, also being the East line of Godbold Acres, a distance of 615.95 feet to the Northeast corner of the Southeast 1/4 of the Southwest 1/4 of Section 12; thence North 88°43'36" East along the North line of said Southeast 1/4 of the Southwest 1/4 of Section 12 a distance of 976.53 feet to the POINT OF BEGINNING. Containing 13.86 acres, more or less.

AND

TOWNSHIP 4 SOUTH, RANGE 15 EAST

SECTION 12: Begin at the NE corner of SE 1/4 of the SW 1/4 of Section 12, Township 4 South, Range 15 East, thence run South 00° 41' 57" East, 624.64 feet, along the Westerly right of way line of SW Jafus Avenue (County Paved Road), thence South 89° 18' 03" West, 348.67 feet, thence North 00° 41' 31" West, 621.13 feet, thence North 88° 44' 04" East 348.67 feet to the Point of Beginning.
IN COLUMBIA COUNTY, FLORIDA.

W. J. W.

LIMITED POWER of ATTORNEY
Consent for County Permit Applications

I, Kenneth Williams, do hereby authorize Brody Pack / Kameron Keen
to be my representative and act on my behalf in all aspects of applying for a
Manufactured Home Permit to be placed on my property, parcel ID
12-4S-15-00351-001

I understand that this could result in an assessment for solid waste and fire
protection services levied on this property.

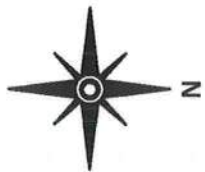
Dated this 28th day of February, 2024.

Owner: ^{KW}Kenneth Williams

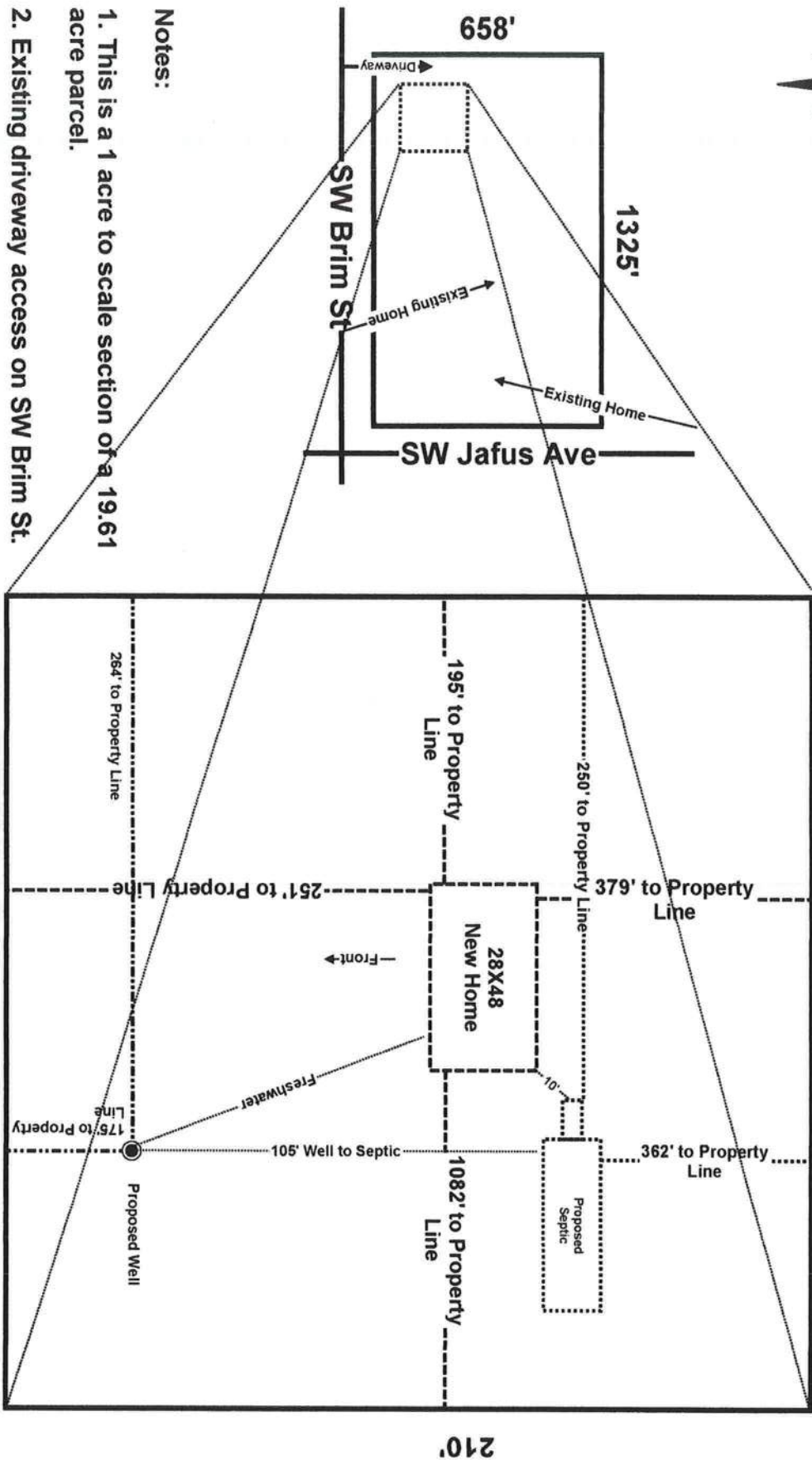
Sworn to and described before me this 28th day of February, 2024.

Dana A Van Etten
Notary's Signature






 Brody Pack
 2/28/24



Notes:

1. This is a 1 acre to scale section of a 19.61 acre parcel.
2. Existing driveway access on SW Brim St.

Kenneth William / Austin Williams
 Parcel: 12-4S-15-00351-001

Scale 1" = 40'



2024 Real Estate
Tax Assessor The People of Columbia County

Tax Record

Details

- Print View
- Legal Desc.
- Tax Payment
- Payment History
- Print Tax Bill ^{NEW}
- Change of Address

Last Update: 3/4/2024 1:15:08 PM EST

Register for eBill

Ad Valorem Taxes and Non-Ad Valorem Assessments

See details on [Columbia County Website](#) at [http://www.columbiacountyfl.gov](#) for more information.

Account Number	Tax Type	Tax Year
R00351-001	REAL ESTATE	2023
Mailing Address		
WILLIAMS KENNETH LAMAR JR		
WILLIAMS KENNETH L		
1022 SW JAFUS AVE		
LAKE CITY FL 32024		
Property Address		
974 JAFUS LAKE CITY		
GEO Number		
124815-00351-001		
Exempt Amount	Taxable Value	
See Below	See Below	

Exemption Detail	Millage Code	Escrow Code
EX 5000	003	
HX 25000		
HB 25000		
EX 50000		
Legal Description (click for full description)		
12-4S-15 0200/020019.61 Acres SE1/4 EX 5 AC DESC IN ORB 1269-44 & EX 1.75 AC DESC IN ORB 1274-599 FOR ADD'L R/W OF BRIN ST. 698-727, WD 1486-198, WD 1486-2065,		

Ad Valorem Taxes				
Taxing Authority	Rate	Assessed Value	Exemption Amount	Taxable Value
BOARD OF COUNTY COMMISSIONERS	7.8150	127,312	000,000	\$27,312
COLUMBIA COUNTY SCHOOL BOARD				
INTERSECTIONARY	0.7480	128,609	30,000	\$98,609
LOCAL	3.2170	128,609	30,000	\$98,609
CAPITAL OUTLAY	1.5000	128,609	30,000	\$98,609
SUNSHINE ALLEY WATER NET DIST	0.3113	127,312	99,000	\$28,312
LAKE SHORE HOSPITAL AUTHORITY	0.0001	127,312	99,000	\$28,312
Total Millage	13.5914	Total Taxes		\$735.79

Non-Ad Valorem Assessments				
Code	Levying Authority	Amount		
FFIR	FIRE ASSESSMENTS	\$289.17		
GGAR	SOLID WASTE - ANNUAL	\$198.06		
Total Assessments		\$487.23		
Taxes & Assessments		\$1,223.02		
If Paid By		Amount Due		
		\$0.00		

Date Paid	Transaction	Receipt	Item	Amount Paid
1/31/2024	PAYMENT	1503864.0001	2023	\$1,198.56

Prior Years Payment History

Prior Year Taxes Due	
NO DELINQUENT TAXES	

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

STATE OF FLORIDA
COUNTY OF COLUMBIA

BEFORE ME the undersigned Notary Public personally appeared, Kenneth Williams, 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, Austin Williams 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. 12-4S-15-00351-001.
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. 12-4S-15-00351-001 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.

Henry Wilkins
Owner

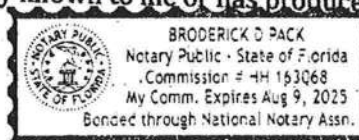
Austin Williams
Family Member

Kenneth Williams
Typed or Printed Name

Austin Williams
Typed or Printed Name

Subscribed and sworn to (or affirmed) before me this 16 day of March, 2024, by
Kenneth Williams (Owner) who is personally known to me or has produced
DC as identification.

[Signature]
Notary Public

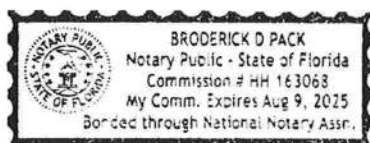


Subscribed and sworn to (or affirmed) before me this 16 day of March, 2024, by
Austin Williams (Family Member) who is personally known to me or has produced
DC as identification.

[Signature]
Notary Public

COLUMBIA COUNTY, FLORIDA

By: _____
Name: _____
Title: _____



Columbia County Property Appraiser

Jeff Hampton

2024 Working Values

updated: 3/7/2024

Parcel: << 12-4S-15-00351-001 (1268) >>

Aerial Viewer Pictometry Google Maps

2023 2022 2019 2016 2013 Sales

Owner & Property Info

Result: 1 of 1

Owner	WILLIAMS KENNETH LAMAR JR WILLIAMS KENNETH L 1022 SW JAFUS AVE LAKE CITY, FL 32024		
Site	974 SW JAFUS AVE, LAKE CITY		
Description*	SE1/4 OF SW1/4, EX 5 AC DESC IN ORB 1269-44 & EX 1.75 AC DESC IN ORB 1274-599 FOR ADD'L R/W OF BRIM ST, 698-727, WD 1486-198, WD 1486-2065,		
Area	19.61 AC	S/T/R	12-4S-15
Use Code**	MOBILE HOME (0200)	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

2023 Certified Values		2024 Working Values	
Mkt Land	\$127,465	Mkt Land	\$127,465
Ag Land	\$0	Ag Land	\$0
Building	\$33,425	Building	\$33,425
XFOB	\$20,443	XFOB	\$20,443
Just	\$181,333	Just	\$181,333
Class	\$0	Class	\$0
Appraised	\$181,333	Appraised	\$181,333
SOH Cap [?]	\$54,021	SOH Cap [?]	\$0
Assessed	\$128,609	Assessed	\$181,333
Exempt	HX HB DX SX \$105,000	Exempt	\$0
Total Taxable	county:\$22,312 city:\$0 other:\$0 school:\$98,609	Total Taxable	county:\$181,333 city:\$0 other:\$0 school:\$181,333



Sales History

Sale Date	Sale Price	Book/Page	Deed	V/I	Qualification (Codes)	RCode
3/20/2023	\$0	1486/2065	WD	I	U	11
3/9/2023	\$100	1486/0198	WD	I	U	11
10/3/1989	\$90,000	0698/0727	WD	I	U	06

Building Characteristics

Bldg Sketch	Description*	Year Blt	Base SF	Actual SF	Bldg Value
Sketch	MOBILE HME (0800)	1996	1620	1620	\$33,425

*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 (Codes)

Code	Desc	Year Blt	Value	Units	Dims
0020	BARN,FR	0	\$3,500.00	1.00	28 x 28
0040	BARN,POLE	2005	\$300.00	1.00	0 x 0
0190	FPLC PF	2014	\$1,200.00	1.00	0 x 0
9945	Well/Sept		\$7,000.00	1.00	0 x 0
0296	SHED METAL	2014	\$2,160.00	360.00	12 x 30
9947	Septic		\$3,000.00	1.00	0 x 0
0263	PRCH,USP	2016	\$3,283.00	938.00	0 x 0

Land Breakdown

Code	Desc	Units	Adjustments	Eff Rate	Land Value
0200	MBL HM (MKT)	1.000 AC	1.0000/1.0000 1.0000/ /	\$6,500 /AC	\$6,500
9900	AC NON-AG (MKT)	18.610 AC	1.0000/1.0000 1.0000/ /	\$6,500 /AC	\$120,965

Search Result: 1 of 1



Zoning Department

Receipt Of Payment

Applicant Information

Brody Pack
1022 SW JAFUS AVE

Method

Credit Card
12180222

Date of Payment

03/08/2024

Payment

766501

Amount of Payment

\$450.00

AppID: 64441 Development #: STU240301
Special Temporary Use
Parcel: 12-4S-15-00351-001
Address: 1022 SW JAFUS AVE

Contact Us

Phone:
(386) 719-1474
Customer Service Hours:
Monday-Friday
From 8:00 A.M. to 5:00 P.M.

Email:
zoneinfo@columbiacountyfla.com

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

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

Payment History

<u>Date</u>	<u>Description</u>	<u>Amount</u>
03/05/2024	Fee: Special Temporary Use Permit (7) Addition to the principal residential dwelling	\$450.00
03/08/2024	Payment: Credit Card 12180222	(\$450.00)
		\$0.00