

30008

**COLUMBIA COUNTY, FLORIDA
LAND DEVELOPMENT REGULATION ADMINISTRATOR
SPECIAL PERMIT FOR TEMPORARY USE**

12-0078-E *release in the Box* APPLICATION

Permit No. STUP - 1203-08 Date 3/16/12

Fee 100.00 Receipt No. 4271 Building Permit No. 30008

Name of Title Holder(s) Rodney Dicks

Address 545 SE Rodney Dicks Dr. City Lake City

Zip Code 32025

Phone ()

NOTE: If the title holder(s) of the subject property are appointing an agent to represent them, a letter from the title holder(s) addressed to the Land Development Regulation Administrator **MUST** be attached to this application at the time of submittal stating such appointment.

Title Holder(s) Representative Agent(s) Carmen K. Moss

Address P.O. Box 564 City Archer

Zip Code 32618

Phone (352) 318-0849

Property Address : 576 SW Clint Way
Lake City FL
32025

Paragraph Number Applying for 5

Proposed Temporary Use of Property RV White Building

Proposed Duration of Temporary Use 12 months

Tax Parcel ID# 29-55-17-09449-209

Size of Property 5.01

Present Land Use Classification Ag

Present Zoning District A-3

*Bar-D-Estates
Lot 9 Unit 2*

441 S, (R) Tustenuggac Ave, Page 1 of 4

CR 349, CR Clint Way, last on left at cul-de-sac.

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 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.

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.

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 these 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.

I (we) hereby certify that all of the above statements and the statements contained in any papers or plans submitted herewith are true and correct to the best of my (our) knowledge and belief.

Carmen K. Moss

Applicants Name (Print or Type)

[Signature]

Applicant Signature

3/16/12
Date

OFFICIAL USE

Approved BZK 16 MARCH 2012

Denied _____

Reason for Denial _____

Conditions (if any) Submit plans for residence within 45 days of this permit being issued

COLUMBIA COUNTY, FLORIDA
LAND DEVELOPMENT REGULATION ADMINISTRATOR
SPECIAL PERMIT FOR TEMPORARY USE
AUTHORIZATION

The undersigned, Rodney Dicks, (herein "Property Owners"), whose physical 911 address is 545 SE Rodney Dicks Dr. Lake City, FL 32025 hereby understand and agree to the conditions set forth by the issuance of a Special Temporary Use Permit in accordance with the Columbia County Land Development Regulations (LDR's). I hereby further authorize Carmen K. Moss to act on by behalf concerning the application for such Special Temporary Use Permit on Tax Parcel ID # 29-55-17-09449-209.

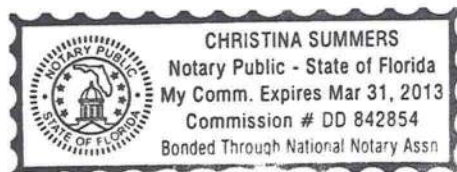
Dated this 10 Day of February, 20 12.

Rodney S. Dicks
Property Owner (signature)

STATE OF FLORIDA
COUNTY OF COLUMBIA

The foregoing instrument was acknowledged before me this 10 Day of February, 2012, by Rodney S Dicks Who is personally known to me or who has produced a _____ Driver's license as identification.

(NOTARIAL
SEAL)



Christina Summers
Notary Public, State of Florida

My Commission Expires:

AFFIDAVIT

**STATE OF FLORIDA
COUNTY OF COLUMBIA**

This is to certify that I, (We), Rodney S. Dicks
owner of the below described property:

Tax Parcel No. 29-55-17-09449-209

Subdivision (name, lot, block, phase) Bar "D" Estates Lot 9 Unit 2

Give my permission to Carmen K. Moss to place a
mobile home travel trailer / single family home (circle one) on the above mentioned
property. BOTH

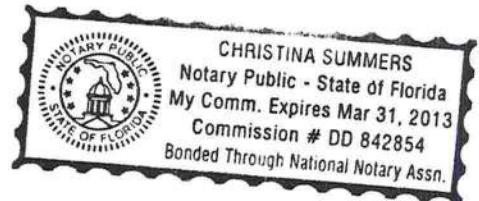
I (We) understand that this could result in an assessment for solid waste and fire
protection services levied on this property.

Rodney S. Dicks
Owner

Owner

SWORN AND SUBSCRIBED before me this 10 day of February,
20 12. This (these) person(s) are personally known to me or produced
ID _____.

Christina Summers
Notary Signature

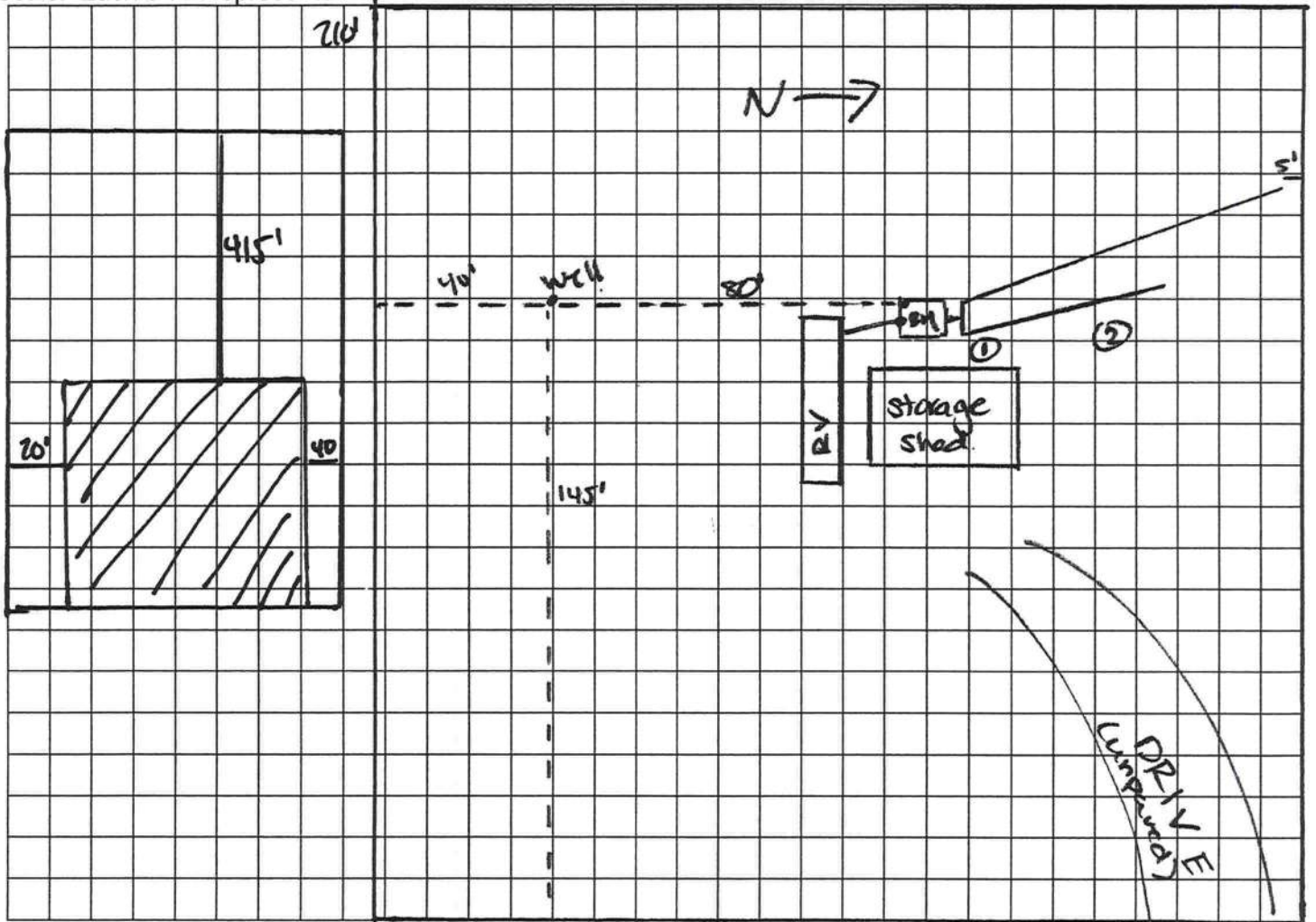


STATE OF FLORIDA
DEPARTMENT OF HEALTH
APPLICATION FOR CONSTRUCTION PERMIT

Permit Application Number 12-0578E

----- PART II - SITEPLAN -----

Scale: Each block represents 10 feet and 1 inch = 40 feet.



Notes: CLINT RD.
no wells or septic within 100' from system

Site Plan submitted by: Carmen K. Moss
Plan Approved Sallie Ford Not Approved _____ Date 2/10/12
By _____ County Health Department

ALL CHANGES MUST BE APPROVED BY THE COUNTY HEALTH DEPARTMENT

COPY

AGREEMENT FOR DEED

THIS AGREEMENT made and entered into this 26th day of September,
2011, by and between DLC CATTLE CO., INC.
whose address is 545 SE Rodney Dicks Dr., Lake City, Fl. 32025 thereafter
referred to as Vendors, and JEREMY D. MOSS and CARMEN K. MOSS,
whose address is P. O. BOX 564, Archer, Fl 32618 Ph. 1-352-318-0849,
hereafter referred to as Purchasers,

W I T N E S S E T H:

That in consideration of the mutual promises and covenants contained in this Agreement and other valuable considerations passing between the parties, the Vendors agree to sell and the Purchasers agree to buy the following described property situate, lying and being in Columbia County, Florida:

Lot 9 of BAR " D ESTATES UNIT 2, a recorded subdivision
in Plat Book 5, Page 105, Columbia County, Florida.
With well and septic tank. Sold in as is condition.
parcel I.D. 29-5S-17-09449-209

1. The total purchase price of the property shall be the sum of
\$ 35,000.00 payable at the time, and in the manner following:
\$ 325.00 paid on or before the signing of this contract,
receipt of which is acknowledged by Vendors;

The balance of \$ 34,675.00 to bear interest at the rate of 10
per annum and to be payable at the rate of \$ 325.00 per month beginning
November 1, 2011, and on the 1st day
of each and every calendar month thereafter until the sum is paid in full.
Each of the payments shall be credited first to interest and the balance
to principal, and prepayment shall be permitted at any time and from
time to time without penalty.

2. It is understood and agreed between the parties that, when the principal sum has been paid in full, the Vendors shall deliver to Purchasers a Warranty Deed with all required stamps affixed thereto, conveying said property to Purchasers free and clear of all liens and encumbrances, except as otherwise herein mentioned and subject only to restrictions and easements of record. Vendors shall also deliver to Purchasers, after payment by Purchasers of a premium of Ninety Five and NO/100 (\$95.00) Dollars per acre of land, a title insurance policy insuring the title against all encumbrances, except as otherwise may be herein provided, taxes for the current year, restrictions and easements of record and containing no other exceptions other than those which are usual in all standard title insurance policies.

3. The Purchasers shall be permitted to go into possession of the property covered by this Agreement on the date of its execution, and shall assume all liability for insurance, taxes and maintenance from and after that date. The Purchasers agree to maintain the exterior and interior of all buildings, if any, in good condition and to maintain fire and extended coverage insurance on the buildings, if any, in an amount of not less than the balance due Vendors under this Agreement or the maximum insurable value of the property, whichever is less.

4. The time of payment shall be of the essence and in the event of any default in payment of any part of the purchase money as and when it becomes due or in the performance of any other obligations assumed by the Purchasers in this Agreement, and in the event that the default shall continue for a period of fifteen (15) days, then the Vendors may consider the whole of the balance due under this Agreement as immediately due and payable and collectible, or the Vendors may rescind this Agreement retaining the cash consideration paid for it as liquidated damages, and this Agreement then shall become null and void. In the event that it is necessary for the Vendors to enforce this Agreement by foreclosure proceedings or otherwise, all costs of those proceedings, including a reasonable attorney's fee, shall be paid by the Purchasers.

5. SPECIAL PROVISIONS, IF ANY: The Sellers only guarantee to convey to Buyers those mineral rights which he may own pertaining

to this property. Any mineral rights which may be owned by other parties or not included in this transaction.

6. The obligations and benefits under this contract shall extend to the personal representatives, heirs and assigns of the respective parties to it.

IN WITNESS WHEREOF, the parties have set their hands and seals the day and year first above written.

Signed, Sealed and Delivered
in the Presence of:

Lynn Marie Sweat
Lynn M. Sweat

DLC CATTLE CO., INC. (SEAL)
Agent

Michael D. Cox
Witnesses as to Vendors

Rodney S. Dicks (SEAL)
Authorized Representative
RODNEY S. DICKS

Michael D. Cox
Signed, Sealed and Delivered -
in the Presence of:

Norma R. Dicks
NORMA R. DICKS

Jeremy D. Moss (SEAL)
JEREMY D. MOSS
S.S. 594-24-0228

Gilene B. Dicks
Witnesses as to Purchasers
GILENE B. DICKS
STATE OF FLORIDA

Carmen K. Moss (SEAL)
CARMEN K. MOSS S.S. 592-72-4055


COUNTY OF Columbia

The foregoing instrument was acknowledged before me this
26 day of September, 2011, by DLC CATTLE CO., INC., as
Vendors.

(NOTARIAL SEAL)

STATE OF FLORIDA

COUNTY OF COLUMBIA

Lynn Marie Sweat
Notary Public, State of Florida

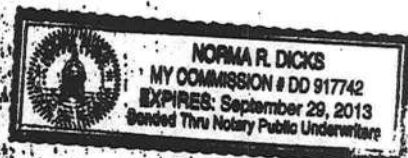
My commission expires: Oct 13, 2012

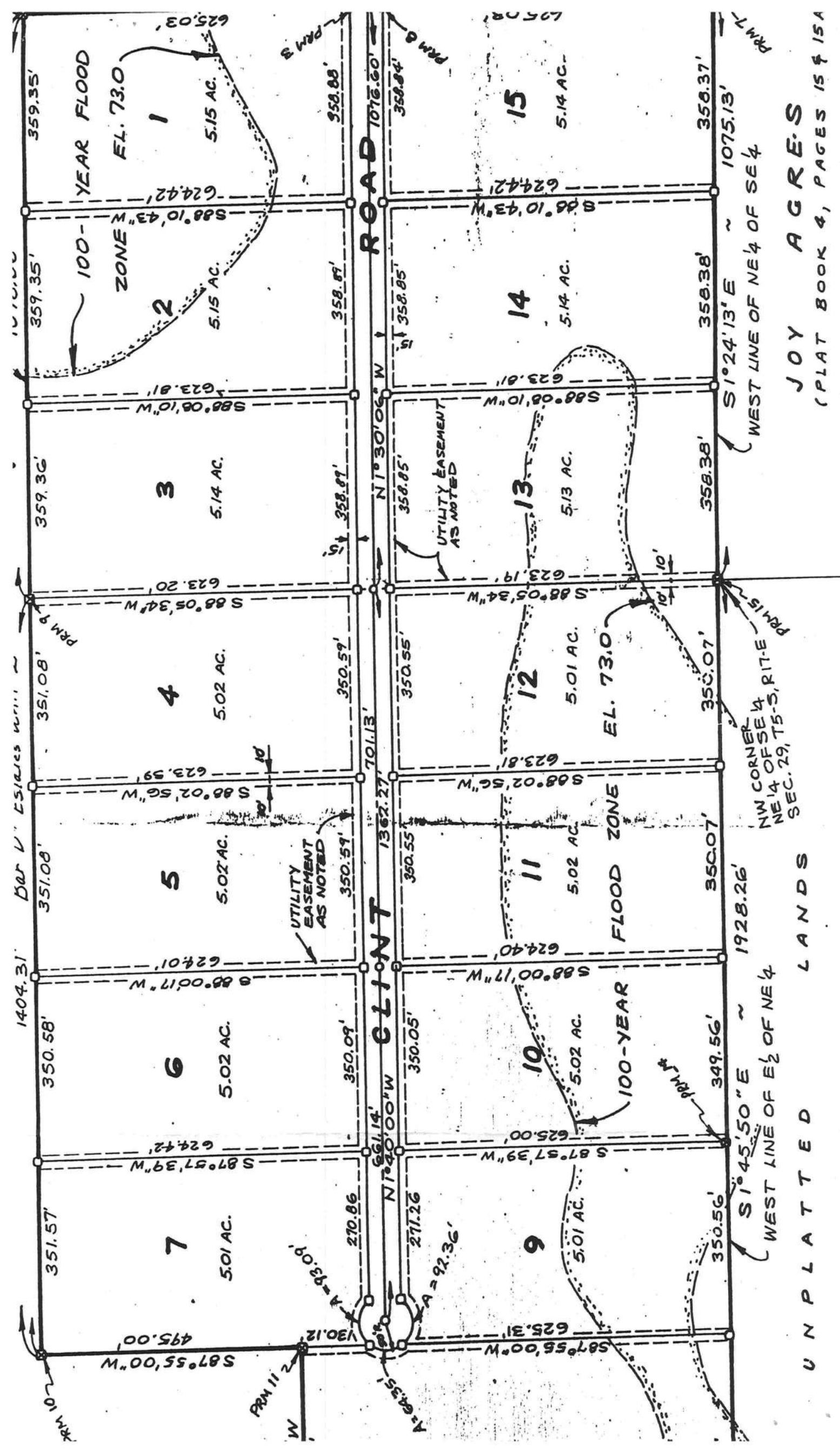
The foregoing instrument was acknowledged before me this

29th day of September, 2011, by Jeremy D. Moss & Carmen K. Moss
as Purchasers.

(NOTARIAL SEAL)

Norma R. Dicks
Notary Public, State of Florida
NORMA R. DICKS
My commission expires:





UNPLATTED LANDS

JOY AGRES
(PLAT BOOK 4, PAGES

(PLAT BOOK 4, PAGES 15 & 15A