



FLORIDA DEPARTMENT *of* STATE

RON DESANTIS
Governor

LAUREL M. LEE
Secretary of State

July 19, 2021

Chip Sellers
Government Operations Consultant
Florida Building Commission
chip.sellers@myfloridalicense.com

Re: 5137 N. Florida Avenue, Tampa

Dear Mr. Sellers,

We received a request from Ms. Elizabeth Graham to review the ADA accessibility for the above referenced property pursuant to CFR Part 36.205 and Section 553.503, *Florida Statutes*. This review is based on information provided in drawings and photographs submitted by Ms. Graham to our office by email on July 2, 2021.

The property at 5137 N. Florida Avenue, Tampa, appears to be a non-contributing resource to the locally listed Seminole Heights Historic District in Tampa. However, based on the engineer's report, it appears that adding an elevator inside the existing structure would not be feasible. Therefore, any access to the second floor would need to come in the form of a new attached structure. While this is a non-contributing structure to the historic district, it is within the boundaries, and therefore any exterior work would affect the historic significance of the district as a whole. Therefore, it is the opinion of this office that **adding a new attached structure to accommodate an elevator to the second floor of the property would cause an adverse effect and would threaten or destroy the historic significance of the local district as a whole**. It is our recommendation that alternative methods of access be used pursuant to 28 CFR 36.405(b), as incorporated by reference in Section 553.503, *Florida Statutes*. You may also find that there is a case for a technical review based on the engineer's report.

I am attaching a copy of the letter from the local preservation office. I believe we can all agree that this property (for various reasons) would not need an elevator to the second floor. There is an accommodation for restaurant seating on the first floor that meets ADA guidelines.

In future, it would be helpful to allow for local officials to make some determinations when a project is only in a "local" district. Our office does not hold all the local district records, so it is sometimes difficult or impossible for our office to make a determination on a "local" district without speaking to the local officials. They have the

Division of Historical Resources
R.A. Gray Building • 500 South Bronough Street • Tallahassee, Florida 32399
850.245.6300 • 850.245.6436 (Fax) • FLHeritage.com



Mr. Sellers
Florida Building Commission
Page 2

most up to date information on their local districts and are the best equipped to make the determination on whether a building is locally historic. In addition, Tampa is part of our Certified Local Government program, which is a federal, state, and local partnership that allows for historic preservation decision making at the local level. We currently have 80 Certified Local Governments in Florida. You can see more on this program at FLheritage.com/preservation/CLG

Our office would like to continue to make determinations on any projects that are within National Register Historic Districts. We appreciate seeing all these requests, so perhaps the answer is for our office to send a letter deferring to the local officials in some cases.

I look forward to continuing the dialog on how we can make this a simpler process for applicants. Thank you very much for your time working with me to answer my questions about this process. If you have additional questions or need clarification of this review, please contact me at Alissa.Lotane@dos.myflorida.com or 850.245.6357.

Sincerely,



Alissa Slade Lotane
Deputy State Historic Preservation Officer &
Bureau Chief, Bureau of Historic Preservation

Cc: Elizabeth Graham, foreverbeautiful@verizon.net