

RESOLUTION NO. 2024 - 57

A RESOLUTION BY THE BOARD OF COUNTY COMMISSIONERS OF ST. JOHNS COUNTY, FLORIDA, DESIGNATING THE COMMERCIAL BUILDING LOCATED AT 165 VILANO ROAD (PARCEL ID 148120-0000), OWNED BY FISH HOUSE HOLDINGS, LLC, AS A LOCAL LANDMARK; PROVIDING FOR NOTIFICATION OF THE DESIGNATION; PROVIDING FOR INCLUSION OF THE LANDMARK DESIGNATION IN THE CULTURAL RESOURCE INVENTORY; PROVIDING FOR RECORDING THE LANDMARK DESIGNATION IN THE OFFICIAL RECORDS OF ST. JOHNS COUNTY.

RECITALS

WHEREAS, the County enacted Section 3.01.03 of the Land Development Code (“LDC”) to facilitate the designation of local landmarks, where appropriate; and

WHEREAS, the structure to be designated by this Resolution is the commercial building located at 165 Vilano Road (Parcel Id 148120-0000) (the “Property”), as requested and applied for by the property owner Fish House Holdings, LLC (the “Owner”); and

WHEREAS, the Property, known as the Barrancotto’s Roma Restaurant, was originally constructed in the early 1950s and is a significant part of the Art Deco Streamline Moderne architecture in Vilano Beach; and

WHEREAS, the restaurant was family-owned and operated by the Barrancotto family until 2007 and was a vibrant business and contributor to the culture of Vilano Beach; and

WHEREAS, the structure represents the post-WWII growth of the area due to the development of motor courts, leading to an increase in the tourism industry as well as the architectural uniqueness of the Art Deco variation that became popular during the 1950's and 1960's and retains its sense of time and place as a small business constructed in the 1950s in a small coastal town; and

WHEREAS, pursuant to the requirements and criteria of LDC Section 3.01.03, the Board of County Commissioners has considered the issue of designating the Property as a local landmark, taking into consideration its importance and historical and cultural value, as more fully set forth in Designation Application LMA 2023-02 and Staff Report, both attached hereto; and

WHEREAS, all public notice and public hearing requirements have been met for designating the Property as a local landmark; and

WHEREAS, on December 15, 2023, the St. Johns County Cultural Resource Review Board reviewed and recommended approval of the landmark designation; and

WHEREAS, having met the requisite criteria, the Board finds that it is in the best interest of the citizens of the County to designate the Property as a local landmark, in furtherance of historic and cultural preservation and protection.

NOW, THEREFORE, BE IT RESOLVED by the Board of County Commissioners of St. Johns County, Florida, as follows:

Section 1. Findings of Fact. The above Recitals are hereby incorporated into the body of this Resolution, and are adopted as findings of fact.

Section 2. Designation of Local Landmark. Pursuant to LDC Section 3.01.03, the Board hereby designates the Property located at 165 Vilano Road (Parcel Id 148120-0000) as a local landmark.

Section 3. Satisfaction of Requisite Criteria. The Board finds that the Property achieved significance at least 50 years ago, meets at least three of the attributes of integrity and one or more of the requisite criteria set forth in LDC Section 3.01.03.C as more fully set forth in the Application and Staff Report. The attributes of integrity met are location, design, setting, and association; and the two criteria met are as follows:

1. Exemplifies an historic, cultural, political, economic, or social trend of St. Johns County, the State of Florida, or the nation.
2. Embodies distinguishing characteristics of an architectural style, period or method of Construction.

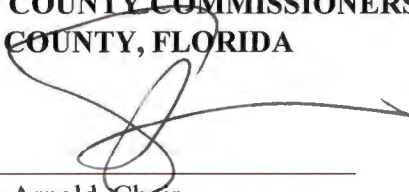
Section 4. Notice of Landmark Designation. Pursuant to LDC Section 3.01.03.B.5, the Board directs the County Administrator, or designee, to notify the Owner and the adjacent property owners of the designation within fifteen (15) working days of the effective date of this Resolution.

Section 5. Cultural Resource Inventory. Pursuant to LDC Section 3.01.03.B.6, the Board directs the County Administrator, or designee, to note this designation in the St. Johns County Cultural Resource Inventory.

Section 6. Recording of Landmark Designation. Pursuant to LDC Section 3.01.03.B.6, the Board directs the Clerk of Courts to record this Resolution in the official records for St. Johns County, Florida.

PASSED AND ADOPTED by the Board of County Commissioners of St. Johns County, State of Florida, this 6th day of February, 2024.

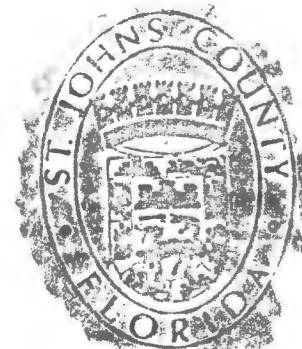
**BOARD OF COUNTY COMMISSIONERS OF
ST. JOHNS COUNTY, FLORIDA**

By: 
Sarah Arnold, Chair

Rendition Date: FEB 07 2024

ATTEST: Brandon J. Patty,
Clerk of the Circuit Court and Comptroller

By: Crystal Smith
Deputy Clerk



LOCALiQ

FLORIDA

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PROOF OF PUBLICATION

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STATE OF WISCONSIN, COUNTY OF BROWN

Before the undersigned authority personally appeared, who on oath says that he or she is the Legal Coordinator of the St Augustine Record, published in St Johns County, Florida; that the attached copy of advertisement, being a Classified Legal CLEGL, was published on the publicly accessible website of St Johns County, Florida, or in a newspaper by print in the issues of, on:

11/13/2023

Affiant further says that the website or newspaper complies with all legal requirements for publication in chapter 50, Florida Statutes.

Subscribed and sworn to before me, by the legal clerk, who is personally known to me, on 11/13/2023

Legal Clerk

Notary, State of WI, County of Brown

My commission expires

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AMY KOKOTT
Notary Public
State of Wisconsin

NOTICE OF HEARING ON PROPOSED ST. JOHNS COUNTY LANDMARK

NOTICE IS HEREBY GIVEN that a public hearing will be held on 12/11/2023 at 1:30 pm before the St. Johns County Cultural Resources Review Board, St. Johns County Permit Center, Conference Room 1, located at 4040 Lewis Speedway, St. Augustine, Florida and on 2/06/2024 at 9:00 am before the Board of County Commissioners in the St. Johns County Auditorium located at 500 San Sebastian View, St. Augustine, Florida to consider an application to designate 165 Vilano Road, the historic Barranotto's Roma Restaurant, as a St. Johns County Landmark.

The subject property is located at 165 Vilano Road See attached map depicting the location (Exhibit A).

This file is maintained in the Environmental Division of the Growth Management Department at the County Permit Center, 4040 Lewis Speedway, St. Augustine, Florida, and may be examined by interested parties prior to said public hearing.

Interested parties may appear at the meeting and be heard with respect to the proposed permit.

If a person decides to appeal any decision made with respect to any matter considered at such meeting or hearing, he or she will need a record of the proceedings, and for such purpose, he or she may need to ensure that a verbatim record of the proceedings is made, which record includes the testimony and evidence upon which the appeal is to be based.

This matter is subject to court imposed quasi-judicial rules of procedure. Interested parties should limit contact with the Board of County Commissioners or the Planning and Zoning Agency members on this topic, except in compliance with Resolution 95-126, to properly noticed public hearings or to written communication, care of SJC Environmental Division, 4040 Lewis Speedway, St. Augustine, Florida, 32084.

NOTICE TO PERSONS NEEDING SPECIAL ACCOMMODATIONS AND TO ALL HEARING IMPAIRED PERSONS: In accordance with the Americans with Disabilities Act, persons needing special accommodations or an interpreter to participate in this proceeding should contact the County's ADA Coordinator at (904) 209-0650 or visit St Johns County Facilities Management 2416 Dobbs Rd 32086. Hearing Impaired persons, call Florida Relay Service (1 800 955 8770), no later than 5 days prior to the meeting.

ST. JOHNS COUNTY, FLORIDA
BY: CULTURAL RESOURCES REVIEW
BOARD

ST. JOHNS COUNTY, FLORIDA
CHRISTIAN WHITEHURST, CHAIR

NICK JONIAKIS, CHAIR
FILE NUMBER: LMA-202300002
PROJECT NAME: 165 Vilano Road

