

A Meeting of the **Historic Preservation Board** was held on **Thursday, April 2, 2009** beginning at 2:00 p.m. in City Hall at 155 Corey Avenue, St. Beach Florida.

**CALL TO ORDER:** The Meeting was called to order at 2:00 p.m.

**ROLL CALL:** Present: Mr. Hurley, Jr., Mr. Shavlin, Ms. Jacobus, Chairman Pletcher.  
Absent: Mr. White.

### **PLEDGE OF ALLEGIANCE**

### **DISCUSSION OF PASS-A-GRILLE OVERLAY STANDARDS FOR NEW CONSTRUCTION – BUILDING MATERIALS AND CONFIGURATIONS FOR BUILDING WALLS, WINDOWS, DOORS, ROOFING, LANDSCAPING, AND FENCING/WALLS.**

Chairman Pletcher welcomed back Mr. Hurley and introduced a new board member, Ms. Jacobus.

Ms. Hartley did a Power Point presentation and referred to correspondence sent to members related to the issues for discussion. Using vinyl for siding and fencing vs. wood to bring an authentic community look could be an issue. Mr. Holley commented that the board should keep in mind their objectives as to what the aesthetic look for the historical community should be. Ms. Hartley will research the different types and grades of vinyl for windows and doors.

Various roofing materials can be used. Open for discussion was using inappropriate materials, the types of forms for roofs, pitches and overhangs.

Over the past 20 years, structures have been torn down and replaced by new construction. The character of the area should not evolve away from the eclectic beach community mix.

A discussion was held on what the impact would be for maintaining contributing structures using the new Guidelines. How can we apply some of the incentives to maintain these houses? The board will come back to this at a later date.

Currently, the landscaping at Pass-a-Grille is informal. For future planning, we should consider having green plants that are drought and salt tolerant and prohibit specific exotic plants. We should encourage live vegetation not rocks. The members requested that they be made aware of revisions as they occur. Ms. Hartley will try to get revisions to the board members the Friday prior to the next meeting.

### **CONTINUING DISCUSSION OF 8<sup>TH</sup> AVENUE SPECIAL AREA PLAN**

Ms. Hartley mentioned that at the next meeting we will discuss Zoning, the Special Area Plan and Guidelines for rehabilitating existing historic structures. The board's

suggestions for restrictions should be communicated to Mr. Holley. A lengthy discussion was held regarding set backs, flat roof types, angles of light and the geometry of a house. If new development occurs it should be consistent with the character of existing buildings.

If necessary, the board would be willing to meet every two weeks to move forward. At some point there would be a joint meeting with the Planning Board.

### **GENERAL DISCUSSION**

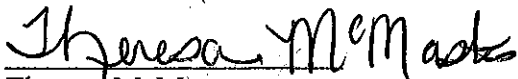
The history of the plan goes back to a series of meetings held over a two year period from November 2006 to January or February 2007 and included a tremendous amount of public involvement. Mr. Hurley was a member of the board at that time. City wide voter approval of the new standards is a must. If the voters approve the amendment, it will become effective and we will adopt Land Development Regulations for implementation and move forward.

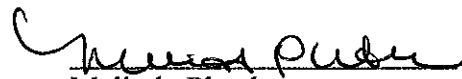
For clarification purposes, the Zoning Ordinance pertaining to issues regarding the hotel district and the 50 units per acre in density limit was explained by Mr. Holley.

Mr. Holley mentioned that Mr. Bonfield has instructed him to invite the property owners and business operators in the 8<sup>th</sup> Avenue area, as soon as possible, for a discussion. This would provide them with what we have done and our future planning. It's important for the public to articulate their issues. What are their concerns for us to evaluate to make intelligent decisions? Our interest in this matter is not limited to Guidelines. Examples for discussion were: fences, the arcade, 2<sup>nd</sup> floor set backs and design guidelines. Mr. Holley will check with Mr. Bonfield for a timeframe to get notice to the public and to have the meeting possibly within two weeks.

### **ADJOURNMENT**

Meeting adjourned at 4:45 p.m.

  
Theresa McMaster  
City Clerk

  
Melinda Pletcher  
Chairman