



TECHNICAL REVIEW COMMITTEE MEETING CITY OF ST. PETE BEACH

Notice of Public Meeting Technical Review Committee

Upstairs Conference Room

155 Corey Avenue, City Hall, St. Pete Beach, FL 33706

Wednesday, August 7, 2024
10:00 AM

Regular Meeting Agenda

This is an informal meeting between City staff and the applicant(s). The public is invited to attend, however no public comment shall be permitted.

Discussion Items

1. Preliminary Building Permit Review: Gulf Beach Water Booster Station

Christopher Baggett for Pinellas County Utilities requests a preliminary building permit review of the Gulf Beach Water Booster Station redevelopment, which is currently undergoing site plan review (Case #24028).

2. Unnecessary and Undue Hardship Variance #24048: o Gulf Blvd (Gulf Beach Water Booster Station) [07-32-16-51660-000-0011]

Applicant requests an Unnecessary and Undue Hardship Variance to construct a new building in the Community Redevelopment District without providing either of the two required energy and environmental design standards (LDC Sec. 39.9).

3. Conditional Use Permit #23085: o [Formerly 3815, 3855, 3859, 3861] Gulf Blvd [Parcels #07-32-16-07398-001-0230, 07-32-16-07398-001-0170, 07-32-16-18143-001-0020, 07-32-16-18143-001-0010] - Windward Pass Resort (Resubmittal)

Applicant requests a conditional use permit to construct a six-story temporary lodging (resort condominium) development of 54 feet in height above base flood elevation containing 104 lodging units (37.7 units per acre on 2.76 acres), which is inclusive of a request for allocation of all requested lodging units from the combined Activity Center, Bayou Residential, and Town Center - Corey Circle and Coquina West temporary lodging unit density pool (LDC Sec. 42.4.(d)). The applicant further requests approval to construct

a "Class A" Commercial Dock with 12 slips (previously 30 slips) (LDC Sec. 42.4.(b)), and permit the operation of a roof dining and drinking area on the northern side of the resort on the sixth floor (LDC Sec. 42.4.(h)). This item is being returned for Technical Review Committee review due to alterations to the conceptual plan following the February 2024 TRC meeting.

Next Meeting: August 21, 2024