



**HISTORIC PRESERVATION BOARD MEETING
CITY OF ST. PETE BEACH
COMMISSION CHAMBERS**

155 Corey Avenue
St. Pete Beach, FL 33706

Thursday, November 6, 2025
2:30 PM

Call to Order
Pledge of Allegiance
Roll Call

REGULAR MEETING

1. Approval of the Agenda -

Action Request: Motion to approve the November 6, 2025 agenda.

2. Audience Comments -

If you wish to speak, please complete and submit a speaker's card to the City Clerk. When called, approach the podium and state your name and address for the record. Comments are limited to 3 minutes for both general and agenda items. Public comment on agenda items will be taken when that item is called.

3. Approval of Minutes

a. October 2, 2025 Meeting Minutes

4. Action Items -

a. Review and Approval 2026 Meeting Dates

Requested Motion: Motion to approve the presented meeting dates as presented/as amended.

b. Certificate of Appropriateness for Restoration No. 25126: 3401 Casablanca Avenue

Moshe Gershuny, Bay Glass and Window, Inc., for Brian Jordan and Daniela Pesci are requesting a Certificate of Appropriateness for replacement of exterior windows on the locally designated structure at 3401 Casablanca Avenue.

c. Certificate of Appropriateness for Demolition No. 25134: 2107 Pass-a-Grille Way

Fabian Rangel, Hillcrest Contracting, LLC for Keith and Britney Goan requests a Certificate of Appropriateness for demolition of a single-family residences on the property that is considered a contributing resource to the Pass-a-Grille Historic District.

d. Certificate of Appropriateness for Demolition No. 25135: 103 24th Avenue
Michael and Gina Pezza requests a Certificate of Appropriateness to demolish a single-family structure that is considered a contributing resource to the Pass-a-Grille Historic District.

5. Discussion Items

a. Design Review: 2808 Pass-A-Grille Way

Design review for a new single-family residence built to the House-Medium standard of the Pass-A-Grille Overlay District on the subject property.

6. Information Items -

a. Design Guidebook: Front content

Staff is including an early draft of the design guidebook front content for Historic Preservation Board review. Staff requests the Board review the content prior to the December meeting, return with recommended changes, and submit photos of preferred historic and newly-constructed buildings for inclusion in the design guidebook (if not already submitted).

b. Standing item: Update on City-owned historic resources

7. Next Meeting: December 4, 2025

8. Adjournment -

APPEAL: In accordance with 286.0105, Florida Statute (Notices of meetings and hearings must advise that a record is required to appeal), if a person decides to appeal any decision made by this committee, board, agency, or commission with respect to any matter considered at this meeting or hearing, he or she will need a record of the proceedings, and that, 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.

AMERICANS WITH DISABILITIES ACT (ADA): In accordance with the Americans with Disabilities Act and Florida Statutes, if any person with a disability defined by the ADA needs special accommodation to participate in this proceeding, then not later than two business days prior to the proceeding, he or she should contact City Hall at (727) 367-2735.

The public is cordially invited to attend this meeting.

All agenda material is available for review at City Hall or www.stpetebeach.org.