

**PENSACOLA BEACH**  
SANTA ROSA ISLAND AUTHORITY

Board Members:

William Griffith  
Chairman

Thom Blas  
Vice-Chairman

McGuire Martin  
Secretary/Treasurer

Jimmie Perkins  
Thomas Campanella  
Vernon Prather

Monte E. Blews  
General Manager

MEMORANDUM

TO: Authority Members

FROM: General Manager

DATE: May 17, 2005

RE: Minutes of April 13, 2005 Architectural Environmental Committee Meeting

A regularly scheduled meeting of the Architectural Environmental Committee was held on Wednesday, April 13, 2005. Members present were Mr. Thom Blas, Mr. McGuire Martin, and Mr. Vernon Prather. Also present were board members Mr. Bill Griffith, Dr. Thomas Campanella, and Mr. Jimmie Perkins. Mr. Blas, chairman of the committee, called the meeting to order and presented the following items:

Item #1 – Mrs. Pam Speer & Dr. & Mrs. Alex Gup – 915 Rio Vista Drive, lot 2, Block 32, Villa Segunda – Request to place a second travel trailer at 915 Rio Vista Drive. The residential structure was destroyed by Hurricane Ivan.

Ms. Debbie Norton reviewed the request, stating that the Gups wished to place a second travel trailer on their leasehold property to accommodate visits by their daughter and her family, and staff recommended denying the second travel trailer, due to concerns regarding removal of the existing travel trailers from Pensacola Beach in the event of severe weather. Ms. Norton said staff also recommended that a policy be drafted regarding Post-Ivan temporary living facilities for the May 11, 2005 committee. A discussion followed during which Mr. Blas asked that the draft policy regarding temporary living facilities be presented at the May 4, 2005 board meeting.

**Upon motion of Mr. Prather, seconded by Mr. Blas, the committee recommended denying the request by Dr. & Mrs. Alex Gup, 915 Rio Vista Drive, for a second travel trailer on their leasehold. (2-1 with Mr. Martin voting in the negative)**

Item #2 – Harold & Caralie Tait – 325 Panferio Drive – Lot 7, Block 5, Villa Primera – adjacent to Santa Rosa Sound – Request for the following variances to construct a new residential structure, replacing a structure that was destroyed by Hurricane Ivan

- A. A 6.9 foot variance to the 30 foot front yard setback (south side)
- B. A 39 foot variance to the 50 foot rear yard setback ( water side)

Minutes  
Santa Rosa Island Authority  
Architectural and Environmental Committee  
April 13, 2005

Ms. Sue Smith reviewed the background on the request, and stated that staff recommended moving the request forward to the full board meeting, subject to approval of the variance criteria worksheet and approval by the Escambia County Board of Adjustments.

**Upon motion of Mr. Martin, seconded by Mr. Prather, the committee unanimously recommended approval of the request by Harold & Caralie Tait, 325 Panferio Drive, for a 6.9 foot front setback variance and a 39 foot rear setback variance to construct a new residential structure to replace the structure that was destroyed by Hurricane Ivan subject to the variance criteria worksheet and approval by the Escambia County Board of Adjustments. (3-0)**

Item #3 – Pensacola Beach Elementary School – 900 Via de Luna – Parcel A – Villa Segunda – Request to construct a new administration building and two classroom buildings, replacing structures that were destroyed by Hurricane Ivan

Ms. Smith presented the request and stated that staff recommended approval of the request, as presented.

**Upon motion of Mr. Martin, seconded by Mr. Prather, the committee unanimously recommended approval of the request by the Pensacola Beach Elementary School, 900 Via de Luna, to construct a new administration building and two classroom buildings, replacing structures that were destroyed by Hurricane Ivan. (3-0)**

Item #4 – White Sands Townhomes – Ft. Pickens Road – Gulf Side – Request to construct a new Building 1, Building 2, & Building 4, replacing the structures that were destroyed by Hurricane Ivan

Ms. Smith reviewed the request, and said that staff recommended approval of the request, as presented.

**Upon motion of Mr. Martin, seconded by Mr. Prather, the committee unanimously recommended approval of the request by White Sands Townhomes, Ft. Pickens Road, to construct a new Building 1, Building 2, and Building 4, replacing the structures that were destroyed by Hurricane Ivan. (3-0)**

Item #5 – Villas on the Gulf Condominiums – Via de Luna - Gulf Side

- A. Request to construct a new Building "J" and Building "K", with no variances, replacing the structures that were destroyed by Hurricane Ivan

Minutes  
Santa Rosa Island Authority  
Architectural and Environmental Committee  
April 13, 2005

- B. Request to construct a new Building "M" with variances to the east side yard setback and rear 1975 CCCL (Coastal Construction Control Line), replacing the structure that was destroyed by Hurricane Ivan
- C. Request to construct a new Building "N" with variances to the west side yard setback and rear 1975 CCCL (Coastal Construction Control Line), replacing the structure that was destroyed by Hurricane Ivan

Ms. Smith presented the request and said that staff recommended approval of a 53.29 foot variance to the 1975 Coastal Construction Control Line (CCCL) with the understanding that the applicant be granted a lesser variance, if indicated, after they have justified the location of the 1975 CCCL with the state. She said staff also recommended approval of a 7.5 foot west side yard setback variance on Building "N" and a 6.3 foot east side yard setback variance on Building "M" for construction of the stairs. A discussion followed.

**Upon motion of Mr. Prather, seconded by Mr. Martin, the committee unanimously recommended moving the request for variances by Villas on the Gulf condominiums, Via de Luna, forward to the full board to allow staff an opportunity to investigate whether buildings "M" and "N" could be relocated in order to eliminate the variances for the stairs. (3-0)**

A brief discussion was held regarding the possibility of architectural review of proposed new structures, during which the committee heard comments by Mr. Harold Tait.

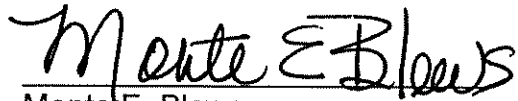
Item #6 – Proposed Escambia County Ordinance Revising the Definition of a Condo-Hotel

Mr. Blas and Mr. Griffith reviewed an ordinance proposed by the Escambia County Board of County Commissioners which, in part, proposed a revision to the definition of a condo-hotel. A discussion followed.

**Upon motion of Mr. Prather, seconded by Mr. Martin, the committee unanimously recommended that Mr. Lee work with legal counsel to review the proposed ordinance and determine if the Santa Rosa Island Authority should be exempt from any portion of the ordinance. (3-0)**

Minutes  
Santa Rosa Island Authority  
Architectural and Environmental Committee  
April 13, 2005

There being no further business to come before the committee, the meeting was adjourned.



Monte E. Blews  
General Manager

MEB:mks

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