

SANTA ROSA ISLAND AUTHORITY
PENSACOLA BEACH, FLORIDA
REGULAR BOARD MEETING
MAY 12, 2021
5:00 P.M.

1. CALL TO ORDER
2. PLEDGE OF ALLEGIANCE
3. MOMENT OF MEDITATION
4. APPROVAL OF MINUTES (Regular Board Meeting 4/14/2021 & Quasi-Judicial Hearing 4/28/2021)
5. CHANGES OR ADDITIONS TO AGENDA
6. ADOPTION OF AGENDA
7. CHAIRMAN'S COMMENTS
8. COMMISSIONER BENDER'S COMMENTS
9. PENSACOLA BEACH VISITOR'S INFORMATION CENTER
10. DEPARTMENT OF TRANSPORTATION UPDATE BY IRIS WATERS

CONSENT AGENDA

11. COMMITTEE REPORTS

A. ARCHITECTURAL & ENVIRONMENTAL COMMITTEE, DR. THOMAS CAMPANELLA, CHAIR, MS. KAREN SINDEL AND MR. BUBBA PETERS, MEMBERS

Item #1- Request by Pensacola Beachside Resort, LLC, Innisfree Hotels d/b/a Best Western Hotel – 16 Via de Luna- To receive credit for the consideration fee previously paid by Highland Development Group, LLC and to only be assessed the difference between what was paid and the revised amount due per the revised SRIA Policy. (Staff report by Juan C. Lemos)

The Committee unanimously approved staff's recommendation.

Item #2- Request by Mary B. Owens, David L. Owens, Frank W. Owens, and Sally Radlauer – For the approval and execution of an Amendment to Single – Family Residential Lease Agreement Construction below the Base Flood Elevation, for a new SFR construction project located at 252 Sabine Dr. (Lot 52, Block B, Villa Sabine) (Staff report by Juan C. Lemos)

The Committee unanimously approved staff's recommendation.

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Item #3- Request by Carl G. and Pamela G. Speer (SWS Ventures, LLC) - For the approval and execution of an Amendment to Single – Family Residential Lease Agreement Substantial Improvement to Post-FIRM Structure, for an addition to the existing conforming structure located at 717 Rio Vista Dr. (Lot S ½, Block 30 A, Villa Segunda) (Staff report by Juan C. Lemos)

The Committee unanimously approved staff's recommendation.

Item #4- Request by Stephen and Diana Davis – 4 La Caribe Dr. (Lot 1, Block B, La Caribe) – to construct a 15' x 30' in-ground swimming pool with a 19' encroachment into the 30' rear yard setback. (Staff report by Juan C. Lemos)

The Committee unanimously approved staff's recommendation.

Item #5- Request by 312 Ariola, LLC – 312 Ariola Dr. (Lot 8, Block 17, Villa Segunda) – to construct a 10' x 30' in-ground swimming pool with an 12' encroachment into the 20' rear yard setback and 6' into the 15' east side yard setback. (Staff report by Juan C. Lemos)

The Committee unanimously approved staff's recommendation.

Item #6- Request by Clack Acquisition and Development – 1711 Ensenada Uno (Lot 6, Block 3, Santa Rosa Villas) – to construct a 17.6' x 8.6' in-ground swimming pool with an 10' encroachment into the 20' rear yard setback. (Staff report by Juan C. Lemos)

The Committee unanimously approved staff's recommendation.

Item #7- Request by Pam and James Holt – 1101 Via de Luna. (Lot 9, Block 25, Villa Segunda) – to construct a 12' x 30' in-ground swimming pool with an 15' into the 25' west side yard setback. (Staff report by Juan C. Lemos)

The Committee unanimously approved staff's recommendation.

Item #8- Request by Jim and Sony Steier – 333 Panferio. (Lot 9, Block 5, Villa Primera 12' x 30') – to construct a 12' x 30' in-ground swimming pool and 7'x7' spa with an 10' into the 20' rear yard setback. (Staff report by Juan C. Lemos)

The Committee unanimously approved staff's recommendation.

Item #9- Request by Robert B. and Angela Boatner – 307 Ariola Dr. (Lot 9, Block 12, Villa Primera) – to construct a 12' x 24' in-ground swimming pool with an 10'

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encroachment into the 20' rear yard setback and 10' into the 15' west side yard setback.
(Staff report by Juan C. Lemos)

The Committee unanimously approved staff's recommendation.

Item # 10 - Update on New FEMA FIRM Maps. (Staff report by Juan C. Lemos)

Update only. No action taken.

B. DEVELOPMENT & LEASING COMMITTEE, MS. KAREN SINDEL, CHAIR, DR.
THOMAS CAMPANELLA AND MS BRIGETTE BROOKS, MEMBERS

Item #1- Request by T. Max and Theresa Scroggin- 903 Rio Vista Dr.- Lot 4, Block 31
Villa Segunda- to renew their lease for another 99 year term, under like covenants,
provisions, and conditions, as are in the lease contained, including an option for further
renewals. (Staff report by Robbie Schrock)

The Committee unanimously approved staff's recommendation.

Item #2- Request by A Downing Gray- Blue Angel Ice Company, LLC- 643 Pensacola
Beach Blvd.- to renew the license agreement for an additional three (3) years. (Staff
report by Robbie Schrock)

The Committee unanimously approved staff's recommendation.

Item #3- Request by Scott Wheatley, Pier One Marina Gulf Breeze- 655 Pensacola
Beach Blvd.- to sublease to Condor Sailing Adventures, LLC, to operate a sailboat
charter business from leasehold property. (Staff report by Robbie Schrock)

The Committee unanimously approved staff's recommendation.

Item #4- Request by Robert Rinke, Beach to Bay, LLC d/b/a Laguna's,- 460 Pensacola
Beach Blvd- to sublease to Glow Paddle, LLC, to operate a nighttime kayak, canoe, and
paddleboard rental company from leasehold property. (Staff report by Robbie Schrock)

The Committee unanimously approved staff's recommendation.

Item #5- Request by Octavio and Silvia Machado- 212 Ariola Dr.- Lot 4, Block 15 Villa
Primera- to renew their lease for another 99 year term, under like covenants, provisions,
and conditions, as are in the lease contained, including an option for further renewals.
(Staff report by Robbie Schrock)

The Committee unanimously approved staff's recommendation.

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Item #6- Request by Rich Chism, Innisfree Hotels- 5 Via de Luna Dr.- to sublease to Kat Hammac, Bad Ass Coffee, to operate a coffee shop on leasehold property. (Staff report by Robbie Schrock)

The Committee unanimously approved staff's recommendation.

Item #7- Request by Scott Wheatley, Pier One Marina Gulf Breeze- 655 Pensacola Beach Blvd.- to sublease to Sugar & Spice Charters to operate a bare boat charter operation business from leasehold property. (Staff report by Robbie Schrock)

The Committee unanimously approved staff's recommendation.

Item #8- Request by Bennet Pang and Kerrie Douglas- 111 Ariola Dr.- Lot 9, Block 13, Villa Primera- to renew their lease for another 99 year term, under like covenants, provisions, and conditions, as are in the lease contained, including an option for further renewals. (Staff report by Robbie Schrock)

The Committee unanimously approved staff's recommendation.

Item #9- Recommendation for interim legal services. (Staff report by Leigh Davis)

The Committee moved this item to full Board. See Old Business Item #1 on this agenda.

Item #10- Discussion on regulating EBIKES on Pensacola Beach.

The Committee moved this item to full Board. See Old Business Item #2 on this agenda.

C. ADMINISTRATIVE COMMITTEE, MS. LIZ CALLAHAN, CHAIR, MR. JERRY WATSON AND MS. BRIGETTE BROOKS, MEMBERS

Item # 1 – Report on Financial Statements and Expenditures. (Staff report by Vickie Johnson)

The Committee unanimously accepted the report on Financial Statements and Expenditures as presented.

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12. OLD BUSINESS

Item #1- Approval of the Contract Agreement with Mary Jane Bass of Beggs & Lane for SRIA Legal Services. (Staff report by Leigh Davis)

Item #2- Recommend to Escambia County, revisions to the Escambia County Micromobility Ordinance to include electric bicycles. (Staff report by Mike Stebbins)

13. NEW BUSINESS

Item #1- Approval of the Agreement of Ground Lessor for Seminole Tide Hospitality, LLC d/b/a Surf & Sand Hotel. (Staff report by Robbie Schrock)

Item #2- Request by Pensacola Beachside Resort, LLC, d/b/a Best Western Hotel – 16 Via de Luna - for the conceptual approval of a new 209 maximum room Hotel Development. (Staff report by Juan C. Lemos)

14. REPORTS

- A. EXECUTIVE DIRECTOR'S REPORT
- B. ATTORNEY'S REPORT
- C. ENGINEER'S REPORT
- D. DEVELOPMENT SERVICES DIRECTOR REPORT

15. VISITOR'S FORUM

16. BOARD MEMBER'S FORUM

17. ADJOURN

THOMAS CAMPANELLA, CHAIRMAN
JERRY WATSON, VICE CHAIRMAN
LIZ CALLAHAN, SECRETARY/TREASURER
BUBBA PETERS, ACTING SECRETARY/TREASURER
KAREN SINDEL, MEMBER
BRIGETTE BROOKS, MEMBER
LEIGH DAVIS, EXECUTIVE DIRECTOR

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