



**CITY OF ST. PETERSBURG  
PLANNING & DEVELOPMENT SERVICES DEPARTMENT  
URBAN PLANNING & HISTORIC PRESERVATION DIVISION  
COMMUNITY PLANNING & PRESERVATION COMMISSION**

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**AGENDA**

Welcome to the City of St. Petersburg City Council meeting. Every person in any City facility will be required to comply with the public safety protocols recommended by the Centers for Disease Control and Prevention and local health authorities, including wearing a mask in common areas, maintaining 6 feet of distance, and other safety practices.

**Council Chambers, City Hall  
175 – 5<sup>th</sup> Street North  
St. Petersburg, Florida 33701**

**June 8, 2021  
Tuesday  
2:00 P.M.**

**COMMISSIONER MEMBERS:**

C. Copley Gerdes, Chair  
Sharon Winters, Vice Chair  
Jeffrey “Jeff” Rogo  
Thomas “Tom” Whiteman  
Jeffrey M. Wolf  
Keisha Bell  
Vacant

**ALTERNATES**

1. William “Will” Michaels
2. Lisa Wannemacher
3. Christopher “Chris” Burke

**I. OPENING REMARKS OF CHAIR**

**II. ROLL CALL**

**III. PLEDGE OF ALLEGIANCE AND SWEARING IN OF WITNESSES**

**IV. MINUTES (Approval of 04/13 Minutes)**

**V. QUASI-JUDICIAL HEARING**

- |  |  |
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| 1. City File 20-90200097                 | Contact Person: Kelly Perkins, 892-5470                            |
| 2. City File 21-90200034                 | Contact Person: Kelly Perkins, 892-5470                            |
| 3. City File 21-90300003                 | Contact Person: Derek Kilborn, 893-7872                            |
| 4. City File 21-90200045 and 21-90400004 | Contact Person: Laura Duvekot, 892-5451                            |
| 5. City File 21-90200048                 | Contact Person: Laura Duvekot, 892-5451                            |
| 6. City File 21-90200049 and 21-54000032 | Contact People: Kelly Perkins, 892-5470<br>Ann Vickstrom, 892-5807 |
| 7. City File 21-902000051                | Contact Person: Laura Duvekot, 892-5451                            |
| 8. City File 21-90400003 and 21-54000033 | Contact People: Laura Duvekot, 892-5451                            |

Ann Vickstrom, 892-5807

**VI. UPDATES AND ANNOUNCEMENTS**

**VII. ADJOURN**

**GENERAL AGENDA INFORMATION**

For your convenience, the agenda and staff reports are also posted on the City's website at [www.stpete.org/meetings](http://www.stpete.org/meetings) and generally updated the Wednesday preceding the meeting.

Closed captioning is provided during the livestream of the Community Planning & Preservation Commission meeting at [www.stpete.org/meetings](http://www.stpete.org/meetings). If you are deaf/hard of hearing and require the services of an interpreter, please call our TDD number, 892-5259, or the Florida Relay Service at 711 as soon as possible. The City requests at least 72 hours advance notice, prior to the scheduled meeting, and every effort will be made to provide that service for you. If you are a person with a disability who needs an accommodation in order to participate in this/these proceedings or have any questions, please contact the City Clerk's Office at 893-7448.

**AGENDA ITEM CITY FILE NO. 20-90200097**  
*CPPC Conflicts Commissioners Gerdes and Wannemacher*

REQUEST: Review of a Certificate of Appropriateness for the alteration of the Alexander Hotel, a local historic landmark

OWNER: Rahdert & Anderson

AGENTS: Robert M. Henderson and Michael Satino

ADDRESS: 535 Central Ave.

PARCEL ID NO.: 19-31-17-74466-028-0150

LEGAL DESCRIPTION: REV MAP OF ST PETERSBURG BLK 28 (HISTORIC LANDMARK) LOT 15 & 16

ZONING: DC-1

HISTORIC RESOURCE: Alexander Hotel (86-10)

**AGENDA ITEM V. 5. CITY FILE NO. 21-90200034**

*No Conflicts*

REQUEST: Review of a Certificate of Appropriateness for the demolition of a single-family residence at 620 10<sup>th</sup> Ave. S., a contributing resource to a local historic district

OWNER: Tobias & Jill Bacaner Rev Trust; Tobias Bacaner, Trustee; Jill Bacaner, Trustee

ADDRESS: 620 10<sup>th</sup> Ave. S.

PARCEL ID NO.: 30-31-17-46872-000-0091

LEGAL DESCRIPTION: KIRKWOOD SUB W 40FT OF LOT 9 & W 40FT OF N 10FT OF LOT 7

ZONING: NT-2

HISTORIC RESOURCE: Roser Park Local Historic District (87-01)

**AGENDA ITEM CITY FILE NO. 21-90300003**

*CPPC Conflicts Commissioners Gerdes and Wannemacher*

REQUEST: Review of an owner-initiated request to remove the Tenth Street Church of God (HPC 00-01) from the St. Petersburg Register of Historic Places

OWNER: 10<sup>th</sup> Street Church of God Inc.

REPRESENTATIVE: Pastor Carl Mobley, Sr.

ADDRESS: 207 10<sup>th</sup> St. N.

PARCEL ID NO.: 24-31-16-37584-000-0040

LEGAL DESCRIPTION: HARVEY'S MASCOTTE LOTS 4, 5, & 6

ZONING: CCS-1

**AGENDA ITEM CITY FILE NO. 21-90200045 and 21-90400004**

*CPPC Conflicts Commissioner Wolf*

REQUEST: **21-90200045:** Review of a Certificate of Appropriateness for window replacement, pool and fence construction, and other rehabilitation at a contributing property to a local historic district.  
**21-90400004:** Review of a Part 1 Application for an Ad Valorem Tax Exemption for Rehabilitation at a contributing property to a local historic district.

OWNER: Michael Hussey and Mary Ellen Hussey

ADDRESS: 217 10<sup>th</sup> Ave NE

PARCEL ID NO.: 18-31-17-05274-008-0090

LEGAL DESCRIPTION: BAYVIEW ADD BLK 8, E 20FT OF LOT 8 & W 55FT OF LOT 9

ZONING: NT-3

HISTORIC RESOURCE: North Shore Section – 200 Block of 10<sup>th</sup> Ave. NE Local Historic District

**AGENDA ITEM CITY FILE NO. 21-90200048**

*No Conflicts*

REQUEST: Review of a Certificate of Appropriateness for a front porch addition at a contributing property to a local historic district

OWNER: Rachel L. Freeman and Joseph R. Warpinski

ADDRESS: 3200 8<sup>th</sup> Ave. N.

PARCEL ID NO.: 14-31-16-46350-017-0010

LEGAL DESCRIPTION: KENWOOD SUB ADD BLK 17, LOT 1 & E 5FT OF LOT 2

ZONING: NT-2

HISTORIC RESOURCE: Kenwood Section – Northwest Kenwood Local Historic District (18-90300008)

**AGENDA ITEM****CITY FILES NOs. 21-90200049 and 21-54000032***No Conflicts*

REQUEST: **COA 21-90200049:** Review of a Certificate of Appropriateness for the partial conversion of a detached garage to Accessory Living Space at a contributing property to a local historic district.

**Variance 21-54000032:** Approval of a 6.2 feet rear yard variance for the conversion of a portion of the detached garage into an Accessory Living Space at the property of 261 29<sup>th</sup> Ave N.

OWNERS: William Tanner Boyle and Traci Nicole Boyle

AGENT: Alexander Smith, Architect

ADDRESS: 261 29<sup>th</sup> St. N.

PARCEL ID NO.: 23-31-16-35118-012-0071

LEGAL DESCRIPTION: HALL'S CENTRAL AVE NO. 2. BLK 12, N ½ OF VILLA SITE 7

ZONING: Neighborhood Traditional (NT-2)

HISTORIC RESOURCE: Kenwood Section - Seminole Park Local Historic District (17-90300003)

**AGENDA ITEM****CITY FILE NO. 21-90200051***No Conflicts*

REQUEST: Review of a Certificate of Appropriateness for the installation of a side and rear fence at a contributing property in a local historic district

OWNERS: Todd K. Letzring and Lori Elizabeth Letzring

ADDRESS: 2949 3<sup>rd</sup> Ave. N.

PARCEL ID NO.: 23-31-16-35118-008-0090

LEGAL DESCRIPTION: HALL'S CENTRAL AVE NO. 2 BLK 8, E ½ OF VILLA SITE 9

ZONING: NT-2

HISTORIC RESOURCE: Kenwood Section – Seminole Park Local Historic District (17-90300003)

**AGENDA ITEM**

**CITY FILE NO. 21-90400003 and 21-54000033**

*No Conflicts*

REQUEST: A Review of a Part 1 Application for an Ad Valorem Tax Exemption for Rehabilitation at a contributing property to a historic district.

Approval of three (3) Variances for the conversion of an existing detached garage to Accessory Living Space and the addition of a storage area at the property of 2500 Burlington Ave N:

1. A 2 feet variance to the interior side yard setback from 5.3 feet to 3.3 feet;
2. A 6.9 feet variance to the rear yard setback from 10 feet to 3.1 feet; and,
3. A variance to reduce the required parking from 2 spaces to 1 space.

OWNER: Zachary Curry

AGENT: Alexander Smith, Architect

ADDRESS: 2500 Burlington Ave N

PARCEL ID NO.: 23-31-16-35082-013-0010

LEGAL DESCRIPTION: HALL'S CENTRAL AVE NO. 1 BLOCK 13, N92 FT OF LOT 1

EXISTING ZONING: Neighborhood Traditional (NT-2)