



**AGENDA
TECHNICAL REVIEW COMMITTEE
REGULAR MEETING
FEBRUARY 14, 2019
9:00 AM
CITY HALL COMMISSION CHAMBERS
204 ASH STREET
FERNANDINA BEACH, FL 32034**

- 1. CALL TO ORDER**
- 2. ROLL CALL**
- 3. APPROVAL OF MINUTES**
 - 3.1 August 9, 2018 Regular Meeting**
 - 3.2 January 24, 2019 Regular Meeting**
- 4. DISCUSSION ITEMS**
 - 4.1 Change of Use: Philip Griffin, Amelia Coastal Realty - Discussing the possibility of reintroducing a restaurant at 1214 Beech Street. This property is zoned C-1, General Commercial.**
- 5. NEW BUSINESS**
- 6. OLD BUSINESS**
- 7. DEVELOPMENT INQUIRIES FROM APPLICANTS NOT ON THE AGENDA - DISCUSSION ONLY, NO ACTION TO BE TAKEN.**
- 8. COMMITTEE BUSINESS**
- 9. ADJOURNMENT**

NEXT REGULAR TRC MEETING IS SCHEDULED FOR FEBRUARY 28, 2019.

Persons with disabilities requiring accommodations in order to participate in this program or activity should contact 310-3115, TTY 711, or through the Florida Relay Services at 1-800-955-8771 (TTY number for all City offices) at least 24 hours in advance to request such accommodations.



**MINUTES
TECHNICAL REVIEW COMMITTEE
REGULAR MEETING
AUGUST 9, 2018**

1. CALL TO ORDER – 9:02 AM

2. ROLL CALL

MEMBERS PRESENT:

Jacob Platt, Planning
Michelle Forstrom, Code Enforcement
Andre Desilet, Stormwater
Jason Higginbotham, Fire

Sal Cumella, Historic Preservation
Rex Lester, Streets
John Mandrick, Utilities

3. DISCUSSION ITEMS

3.1 Pre-Application Discussion: Jose Miranda, Miranda Architects – SMCC Parish Office Building, parking lot & parking plan

Jose Miranda, Architect, was present to discuss the proposed parking plan. Mr. Miranda provided information and details specific to the plan and the prospect of seeking a variance. Landscaping, street striping, marked spots that currently occupy the city ROW and ADA accessibility was also discussed. Mr. Miranda acknowledged that parking while the property undergoes construction is an issue that must be resolved as well as possible ROW improvements. The committee indicated that phasing and outlining is needed.

3.2 Pre-Application Discussion: Marcus Depasquale, Alliant Engineering – 93 room Holiday Inn Express at 960108 Gateway Blvd. This property is zoned C-2, General Commercial.

Marcus Depasquale, Alliant Engineering, joined the group and provided information and details specific to the proposed project. The following topics were discussed: tree preservation, backflow preventer location possibilities, setbacks and easements, landscape requirements, impact fee calculation, and ADA compliancy.

4. OLD BUSINESS

5. DEVELOPMENT INQUIRIES FROM APPLICANTS NOT ON THE AGENDA – DISCUSSION ONLY, NO ACTION TO BE TAKEN.

6. COMMITTEE BUSINESS

6.1 Distribute: SPR 2018-03 1015 Atlantic Avenue Condo, 2nd Review

6.2 Distribute: SPR 2018-06 Amelia Park Lakeside, Lake Park Drive

Mike Antonopoulos was present and provided details and specifics to the site. Discussion ensued in length regarding emergency vehicle access. Side walk connectivity and cuts were also discussed.

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6.3 Distribute: SPR 2018-07 Amelia Island Brewery, 629 S. 8th Street

7. ADJOURNMENT – 11:06 AM

Jacob Platt



**MINUTES
TECHNICAL REVIEW COMMITTEE
REGULAR MEETING
JANUARY 24, 2019**

1. CALL TO ORDER – 9:01 am

2. ROLL CALL

MEMBERS PRESENT:

Jacob Platt, Planning
Michelle Forstrom, Code Enforcement
Andre Desilet, Stormwater

Sal Cumella, Historic Preservation
Rex Lester, Streets
Juan Brown, Utilities

3. APPROVAL OF MINUTES

3.1 January 10, 2019 Regular Meeting

ACTION TAKEN: A motion was made by Member Forstrom, seconded by Member Lester, to approve the minutes as presented.

Motion passed by unanimous voice vote.

4. DISCUSSION ITEMS

4.1 Pre-Application Discussion: 30 S. 2nd Street: Steven Papke, AIA will be present to discuss the conversion of the Boathouse repair and service shop into a restaurant. This property is zoned C-#, Central Business District. It is located within the Downtown Historic District.

Steven Papke and Spurgeon Richardson were present to discuss the proposed project. The committee discussed driveway cuts and restoring the 5th underlying lot of record into a buildable lot. Impervious surfaces, landscaping requirements, flood proofing, and stage height as it relates to maintaining the visibility corridor were also discussed.

Mr. Platt advised the applicants to proceed through the HDC process and on to permitting.

5. DEVELOPMENT INQUIRIES FROM APPLICANTS NOT ON THE AGENDA – DISCUSSION ONLY, NO ACTION TO BE TAKEN.

Amelia Makery: Lisa and Joe Schneider joined the committee to discuss the addition of a kiln to the new business.

Drift Day Spa: Danielle and Nathcelly Rohrbaugh joined the committee to discuss a new massage and skin care spa at 1894 S. 14th Street, Suite 4B. This would be a change of use.

6. COMMITTEE BUSINESS

Mr. Desilet discussed draft roadway standards.

7. ADJOURNMENT – 9:45 am