



AGENDA
HISTORIC DISTRICT COUNCIL
REGULAR MEETING
NOVEMBER 20, 2025
5:00 PM
CITY HALL COMMISSION CHAMBERS
204 ASH STREET
FERNANDINA BEACH, FL 32034

1. **CALL TO ORDER / ROLL CALL / DETERMINATION OF QUORUM**
2. **PLEDGE OF ALLEGIANCE**
3. **APPROVAL OF MEETING MINUTES**
 - 3.1 Approval of the Minutes for the Regular Meeting of September 18, 2025.
4. **OLD BUSINESS**
5. **NEW BUSINESS**
 - 5.1 **HDC 2025-0022 - MIRANDA ARCHITECTS, AGENT FOR CENTRE & FOURTH LLC, 15 S. 4TH STREET**
CONCEPTUAL Certificate of Approval (COA) for the construction of a new 3-story mixed-use commercial structure to include 1st floor retail, 2nd floor offices, and 3rd floor mechanical/storage. *(Quasi-Judicial)*
 - 5.2 **HDC 2025-0023 - RICE ARCHITECT, AGENT FOR STACY H. + ROBERT I. MCKENZIE, 232 S. 7TH STREET**
FINAL Certificate of Approval (COA) to construct new 150 sqft screen-covered porch in the rear, install a 60 sqft accessory structure to match existing elements of the principal structure, and install fencing to match existing fence material and color to screen the waste bin. *(Quasi-Judicial)*
 - 5.3 **HDC 2025-0024 - CITY OF FERNANDINA BEACH, 10 ASH STREET**
Certificate of Approval (COA) to demolish a non-contributing structure located in the CRA, Atlantic Sea Food. *(Quasi-Judicial)*
 - 5.4 **HDC 2025-0025 - MICHAEL STAUFFER, ARCHITECT, AGENT FOR JEFFERY L. HASKETT TRUST, 122 S. 6TH STREET**
Certificate of Approval (COA) to demolish existing walkways and replace it with pea gravel with flagstone, remove existing patio and retain bricks, remove existing shed and replace it with a new larger shed, and install new fencing and gates *(Quasi Judicial)*
6. **BOARD BUSINESS**
 - 6.1 Review Updates to Window Survey
 - 6.2 Edits to the 2024 City of Fernandina Beach Historic Downtown Design Guidelines

7. STAFF REPORT

7.1 Staff Certificates of Approval (COA) - September 2025

7.2 Staff Certificates of Approval (COA) - October 2025

7.3 Peck Center National Register Nomination

8. PUBLIC COMMENT

9. ADJOURNMENT

NEXT HDC REGULAR MEETING IS SCHEDULED FOR DECEMBER 18, 2025.

All members of the public are invited to be present and be heard. Persons with disabilities requiring accommodations in order to participate in this program or activity should contact the City Clerk at (904) 310-3115 or TTY/TDD 711 (for the hearing or speech impaired). All interested parties may appear at said meeting and be heard as to the advisability of any action, which may be considered with respect to such matter. For information regarding this matter, please contact the Planning Department (904) 310-3135.