



**ARCHITECTURAL REVIEW COMMISSION
PUBLIC HEARING**

MEETING DATE:	Wednesday, September 10, 2025
TIME:	5:33 PM
LOCATION:	Old City Hall, 315 E. Kennedy Boulevard, City Council Chambers, 3rd Floor, Tampa, FL 33602

MINUTES

CALL TO ORDER: Chair Ted Kempton called the hearing to order and gave instructions to petitioners regarding procedures at the Public Hearing.

SILENT ROLL CALL: Alexis Guzman completed the silent roll call.
Commissioners Present: Ted Kempton, Dan Myers, John Prokop, Brian Hammond, Elena Paras Ketchum, Tim Jones, and Carole Wallace Post

Commissioners Arriving

After Roll Call: Carole Wallace Post and Ted Kempton

Commissioners Absent:

Staff Present: Dennis Fernandez, Elaine Lund, Alexis Guzman, and Jared Varnum

Staff Arriving After

Roll Call:

Legal Present: Dana CrosbyCollier

INTRODUCTIONS: Chair Ted Kempton introduced himself and staff. The commissioners introduced themselves.

CONFLICT OF INTEREST/EX PARTE STATEMENTS: Dana CrosbyCollier
None submitted.

CONTINUATIONS: Dennis Fernandez, Historic Preservation and Architectural Review Manager
None submitted.

SWEAR-IN: Alexis Guzman swore in all owners, applicants, interested parties, and witnesses in City Council Chambers.

ITEMS TO BE REVIEWED:

ARC-25-0000194	OWNER:	Domain Homes, Inc.
	AGENT:	Kevin Robles and Fred Henry
	DISTRICT:	Seminole Heights
	LOCATION:	<u>5308 N. Suwanee Avenue</u>
	REQUEST:	Certificate of Appropriateness - New Construction: Single Family Residence Accessory Structure Site Improvements
	PURPOSE:	Residential

Public Comment: Two letters submitted.

Alan Dobbs, 5912 N. Tampa Street, spoke on this project.

Amber Dickerson, 5312 N. Suwanee Avenue, spoke on this project.

Motion: Carole Wallace Post

Second: John Prokop

Move to grant a Certificate of Appropriateness for the drawings and documents presented at this Public Hearing in ARC-25-0000194 for the property located at 5308 N. Suwanee Avenue, with the following conditions:

- Reflect the changes on the plans that were presented at the Public Hearing
- Garage placement on the site be moved by five feet to the East
- Consider the dormer modification to the appearance of the roof in consultation with staff
- Reduction of the railing height
- Modification of the columns and brick carrying to the ground
- Stucco base around the garage
- Windows to be consistently recessed, equally, in both the masonry and wood frame walls
- Provide alternate garage doors, both pedestrian and vehicular, as approved by staff
- Landscape screening details to be provided for the mechanical units and utilities

because, based upon the finding of fact, the proposed project is consistent with the Seminole Heights Design Guidelines of the City of Tampa, for the following reasons, it is consistent with size, scale, alignment, and aesthetics for the Seminole Heights Historic District and the Secretary of Interior's Standards.

The motion was approved by a vote of 6-1-0 with Commissioner Elena Paras Ketchum voting against.

ARC-25-0000399	OWNER:	Zuviria LLC
	AGENT:	Alejandro Jimenez and Steve Michelini
	DISTRICT:	Tampa Heights
	LOCATION:	<u>2106 N. Jefferson Street</u>
	REQUEST:	Certificate of Appropriateness - Demolition: Contributing Structure
	PURPOSE:	Residential

Jeff Marshall, 206 E. Ross Avenue, spoke on this project.

The motion was approved by a vote of 7-0-0.

ARC-25-0000166	OWNER:	Jo Ann Hill
	AGENT:	Bobby Garner
	DISTRICT:	Tampa Heights
	LOCATION:	<u>509 E. Sparkman Avenue</u>
	REQUEST:	Certificate of Appropriateness - New Construction: Single Family Residence
		Site Improvements
	PURPOSE:	Residential

The motion was approved by a vote of 7-0-0.

Motion: John Prokop **Second:** Tim Jones
Moved to receive and file all documents into the record.
Motion was approved with a vote of 7-0-0.

ADJOURNMENT: Without objection, the meeting was adjourned at 9:44 p.m.



Ted Kempton, Chair



Dated