Date: November 2, 2026

Time: 5:30 p.m.

Location:

Old City Hall, 3rd Floor
City Council Chambers
315 E. Kennedy Boulevard
Tampa, FL 33602

Members:

Dan Myers, Vice-Chair
Brian Hammond
John Prokop
Elena Paras Ketchum
Tim Jones
Monika Alesnik

Office Information:

Architectural Review & Historic Preservation
2555 E. Hanna Avenue
Tampa, FL 33610

813-274-3100, Option 3

historicpreservation@tampagov.net

Administrator:

Dennis Fernandez,
Architectural Review & Historic Preservation Manager

ARCHITECTURAL REVIEW COMMISSION

PUBLIC HEARING
(REVISED) FINAL AGENDA

Welcome to the Architectural Review Commission (ARC).

Si usted necesita esta información en español o asistencia en español, por favor llame al 813-274-3100.

In order for the ARC to maintain an accurate record of the Public Hearing and for the courtesy of those attending this meeting, please silence all cell phones and other electronic devices.

This meeting will be shown live on City of Tampa Television: Channel 15 on Frontier, and Channel 640 on Spectrum. Replay times for these meetings can be found at tampagov.net/cable-communication.

PUBLIC COMMENT

Please state your name and address and speak clearly. Public comment is limited to three minutes.

Members of the public who do not wish to appear in person may submit written comments by mail to the Architectural Review & Historic Preservation Offices, 2555 E. Hanna Avenue, Tampa, FL 33610, or by email to HistoricPreservation@tampagov.net. All written comments must be received no later than 24 hours prior to the scheduled meeting in order to be distributed to the Commission members and be included in the official record of the meeting. To check the status of the public hearing, please contact our office at (813) 274-3100, Option 3.

ACCESSIBILITY

In accordance with the Americans with Disabilities Act ("ADA") and Section 286.26, Florida Statutes, persons with disabilities needing a reasonable accommodation to participate in this public hearing or meeting should contact the City of Tampa's ADA Coordinator at least 48 hours prior to the proceeding. The ADA Coordinator may be contacted via email at TampaADA@tampagov.net or phone at 813-274-3964, or by submitting an ADA - Accommodations Request form available online at tampagov.net/ADARequest.

AGENDA ITEMS

I. CALL TO ORDER
Chair

II. SILENT ROLL CALL
Jared Varnum

III. INTRODUCTIONS
Chair

IV. READING OF THE MINUTES OF OCTOBER 5 & 7, 2026
Chair

V. ANNOUNCEMENTS
Dennis Fernandez
- Preservation in Progress

VI. CONFLICT OF INTEREST/EX PARTE COMMUNICATION
Dana Crosby Collier

VII. CONTINUATIONS
- ARC-26-0000449, 706 S. Bungalow Terrace – Application incomplete. Continued to Monday, December 7, 2026, Public Hearing at 5:30 p.m.

VIII. SWEAR IN
Jared Varnum

IX. ITEMS TO BE REVIEWED

ARC-26-0000293 / VAC-26-0000012
Owner: City of Tampa
Applicant: Pineywoods Properties LLC, Pineywoods Florida IV LLC, Pineywoods Florida VII LLC
Agent: Tyler Hudson and Gardner Brewer Hudson, P.A.
Location: 207, 209, 215 W. Verne Street; 210 & 212 W. Beach Place
District: Hyde Park
Purpose: Right-of-Way

ARC-26-0000449

Owner: Stefano Lazzara
Agent: Alex Rios, Rios Architecture, Inc.
Location: 706 S. Bungalow Terrace
District: Hyde Park
Purpose: Residential
Request: **Variance** - North Side Yard Setback from 7' to 5.5' with an encroachment of 2' for eaves and gutters (Section 27-156, Table 4-2)
- South Side Yard Setback from 7' to 5.5' with an encroachment of 2' for eaves and gutters (Section 27-156, Table 4-2)
- Rear Yard Setback from 20' to 12.2' with an encroachemnt of 2' for eaves and gutters (Section 27-156, Table 4-2)
- Reduction in required number of parking spaces from 2 to 0 (Section 27-283.7, Pkg Table 1 (7) h.)

Certificate of Appropriateness - New Construction: Second Story Addition to Primary Structure
Site Improvements

Application incomplete. Continued to December 7, 2026, Public Hearing at 5:30 p.m.

ARC-26-0000472

Owner: Rodger and Joan King
Agent: Ralph Schuler, JVB Architect, LLC
Location: 823 Bayshore Boulevard
District: Hyde Park
Purpose: Residential
Request: **Variance** - South Side Yard setback from 7' to 5.5' with an encroachment of 2' for eaves and gutters
Certificate of Appropriateness - New Construction: Addition to Primary Structure
Modification: Elevating Primary Structure
Site Improvements

ARC-26-0000484

Owner: Joseph Schule and Rachel Shern
Agent: Mary (Missy) Schukraft, Offshore Design Build, Inc.
Location: 2008 W. Morrison Avenue
District: Hyde Park
Purpose: Residential
Request: **Certificate of Appropriateness** - New Construction: Accessory Structure
Site Improvements

X. MOTION TO RECEIVE AND FILE SUBMITTED DOCUMENTS AND EXHIBITS
Chair

XI. ELECTION OF OFFICERS

XII. DATE AND TIME OF NEXT MONTH'S ARC PUBLIC HEARINGS
Monday, December 7, and Wednesday, December 9, 2026, 5:30 p.m.

XIII. ADJOURNMENT
Chair