

**MINUTES
HERITAGE PRESERVATION BOARD
CITY OF TARPON SPRINGS, FLORIDA
JUNE 2, 2025**

The Heritage Preservation Board Of The City Of Tarpon Springs, Florida, Met In Regular Session In The City Hall Auditorium/Commission Chambers, 324 E. Pine Street, On Monday, June 2, 2025 AT 6:30 PM WITH THE FOLLOWING PRESENT:

Chairperson Philip Mrozinski
Member Kathleen Hallett
Member Michelle Ryan
Member Rita Kaplan

ABSENT/EXCUSED: William Sprecher

ALSO PRESENT: Caroline Lanford, AICP, CTP, Principal Planner
Andrew Dickman, AICP, Board Attorney
Kimberly Creighton, Board Secretary

1. CALL TO ORDER

Chairperson Mrozinski called the meeting to order at 6:30 P.M.

2. ROLL CALL

Board Secretary Creighton called the roll.

3. PUBLIC COMMENTS

There were no members of the public who wished to speak.

4. MINUTES

- a. May 5, 2025

MOTION: Member Ryan
SECOND: Member Hallett

to approve minutes from May 5, 2025, as presented.

Vote on Motion – Upon roll call vote, the motion as follows:

Yes: Member Kaplan
Member Ryan
Member Hallett
Chairperson Mrozinski

No: None

5. QUASI-JUDICIAL ANNOUNCEMENT AND SWEARING IN OF SPEAKERS

Board Attorney Salzman read the Quasi-Judicial Announcement and swore in all who wished to testify. He asked if there was any ex parte communication; there was none.

6. APPLICATION(S)

- a. **Application 25.33; Certificate of Appropriateness to replace a metal shingle roof with an asphalt shingle roof on the contributing structure; 119 S Spring Boulevard.**

Staff:

Ms. Lanford provided background information and noted that staff recommended denial of the project as presented by the applicant based on inconsistency with the review criteria as stated in this staff report. The applicant has not provided any evidence of the infeasibility of repair or replacement with similar materials that would replicate the type of roof distinguishing the structure's original architecture.

However, if the HPB should recommend approval for the project, staff recommend the following conditions:

1. The historic roofline must be maintained.
2. The historic chimneys must not be altered.
3. The Certificate of Approval will expire in three (3) years if a building permit has not been issued for the project.

Applicant:

Matt Turpin, of 119 S Spring Blvd, noted that the roofing material did not contribute to the historic nature of the home, it was more the shape and style of the structure. Chip Rhome, Arry's Roofing, 401 E Spruce Street, noted that it was not cost-effective to repair the metal anymore.

Public:

Nils Hase, 124 Shaddock Street, noted that it did not make sense to fix the roof or to use salvaged materials, and he thought that the applicant should be allowed to replace their roof.

MOTION: Member Ryan

SECOND: Member Hallett

to approve with the installation of the GAF Timberline HDZ® Birchwood shingle, and with staff's recommended conditions.

Vote on Motion – Upon roll call vote, the motion passed as follows:

Yes: Member Kaplan
Member Ryan
Member Hallett
Chairperson Mrozinski

No: None

- b. **Application 25.35; Certificate of Appropriateness to enclose a non-historic patio at the contributing structure; 21 N Safford Avenue.**

Staff:

Ms. Lanford provided background information and noted that staff recommended approval of the application, with the following conditions:

1. The Certificate of Approval will expire in three (3) years if a building permit has not been issued for the project.

Applicant:

Dan Jenkin, 21 N Safford Avenue, and Andrew Pavalis, 417 S Pinellas Ave, noted that they wanted to keep the new buildings' appearance consistent with the historic part of the building.

MOTION: Member Ryan

SECOND: Member Hallett

to approve application as presented with staff-recommended conditions.

Vote on Motion – Upon roll call vote, the motion passed as follows:

Yes: Member Kaplan

Member Ryan

Member Hallett

Chairperson Mrozinski

No: None

- c. **Application 25.36; Certificate of Appropriateness to construct a new patio at the contributing property at Craig Park.**

Staff:

Ms. Lanford gave background information and indicated that staff recommended approval of the application with the following condition:

1. The Certificate of Approval will expire in three (3) years if a building permit has not been issued for the project.

Applicant:

Jamie Taylor, Recreation Superintendent, indicated that he appreciated the Board.

MOTION: Member Ryan

SECOND: Member Hallett

to approve application with staff recommended conditions.

Vote on Motion – Upon roll call vote, the motion passed as follows:

Yes: Member Kaplan

Member Ryan

Member Hallett

Chairperson Mrozinski

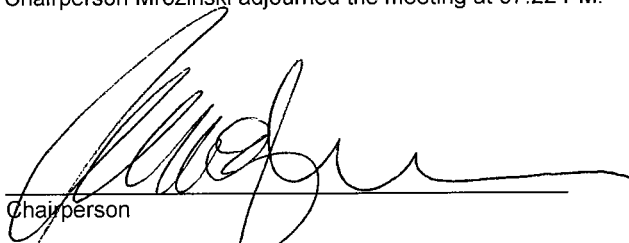
No: None

7. BOARD AND STAFF COMMENTS

There were no board or staff comments.

8. ADJOURNMENT

Chairperson Mrozinski adjourned the meeting at 07:22 PM.



Chairperson

***Secretary's Note:** The preceding are action minutes and are not the official meeting record.