

**CITY OF TALLAHASSEE
ENVIRONMENTAL BOARD
JANUARY 14, 2025 – 5:00 P.M.**

Until further notice, all Environmental Board meetings will be held both in person at the Renaissance Center (435 N. Macomb St.), first floor conference room and remotely through the WebEx meeting service. For information about how to attend, view or participate in the meeting, to request a special accommodation, or to provide public comment please contact Stephanie Howard at (850) 891-7108, or contact Stephanie.Howard@Talgov.com.

I. CALL TO ORDER

II. AGENDA MODIFICATIONS

III. BOARD/STAFF & DISCUSSION ITEMS

1. Staff requests approval of the November 12, 2024 minutes

IV. OLD BUSINESS

None

V. CODE CASES & RECONSIDERATIONS

1. **CASE NO. TCE241137**
THE LAKES
1343 AIRPORT DR
(41-02-09- -0001)
2. **CASE NO. TCE241675**
HILLCREST PUD PROPERTY OWNERS
DELTA LN
(21-24-14- -0002)
3. **CASE NO. TCE241754**
SQUARE FEET INVESTMENTS LLC
2450 SPRINGHILL RD
(41-11-11-800-0110)
4. **CASE NO. TCE241912**
CHASES RUN CONDO OWNERS
2740 W THARPE ST
(21-21-33- -0001)

VI. ADJOURNMENT

**CITY OF TALLAHASSEE
ENVIRONMENTAL BOARD
MAY 13, 2025 – 5:00 P.M.**

Until further notice, all Environmental Board meetings will be held both in person at the Renaissance Center (435 N. Macomb St.), first floor conference room and remotely through the WebEx meeting service. For information about how to attend, view or participate in the meeting, to request a special accommodation, or to provide public comment please contact Stephanie Howard at (850) 891-7108, or contact Stephanie.Howard@Talgov.com.

I. CALL TO ORDER

II. AGENDA MODIFICATIONS

III. BOARD/STAFF & DISCUSSION ITEMS

1. Staff requests approval of the March 11, 2025 minutes.

IV. OLD BUSINESS

None.

V. CODE CASES & RECONSIDERATIONS

1. **CASE NO. TCE242948**
MPOWER HOLDINGS INC
3374 LONNBLADH RD
(11-08-20-432-0000)
2. **CASE NO. TCE250143**
EMMANUEL'S BAIL BONDS LLC
2431 W PENSACOLA ST
(21-34-22-000-0010)
3. **CASE NO. TCE250548**
1533 S BRONOUGH ST LLC
1533 CARRIE PITTMAN MEEK ST
(41-01-54-000-0050)

VI. ADJOURNMENT

**CITY OF TALLAHASSEE
ENVIRONMENTAL BOARD
AUGUST 12, 2025 – 5:00 P.M.**

Until further notice, all Environmental Board meetings will be held both in person at the Renaissance Center (435 N. Macomb St.), first floor conference room and remotely through the WebEx meeting service. For information about how to attend, view or participate in the meeting, to request a special accommodation, or to provide public comment please contact Stephanie Howard at (850) 891-7108, or contact Stephanie.Howard@Talgov.com.

I. CALL TO ORDER

II. AGENDA MODIFICATIONS

III. BOARD/STAFF & DISCUSSION ITEMS

1. Staff requests approval of the May 13, 2025 minutes.

IV. OLD BUSINESS

None.

V. VARIANCE REQUESTS

1. CASE NO. TEV250002

OZONE PARTNERS LLC

SHR HOUSING LLC

1810 BELLE VUE WAY

237, 238, 242, 243, & 246 GABLES CT

1805, 1809, & 1819 W PENSACOLA ST

210, 212, & 214 ATKINSON DR

(21-34-30-000-0010, 21-34-30-000-0020, 21-34-30-000-0030, 21-34-30-000-0040, 21-34-30-000-0050, 21-34-30-000-0060, 21-34-24- A-0010, 21-34-24- A-0020, 21-34-24- A-0030, 21-34-24- A-0040, 21-34-24- A-0050, & 21-34-51-000-1370)

VI. CODE CASES & RECONSIDERATIONS

1. RECONSIDERATION

CASE NO. TCE241912

CHASES RUN CONDO OWNERS

2740 W THARPE ST

(21-21-33- -0001)

2. CASE NO. TCE242229

2810 HERITAGE PLAZA LLC/ BY HERITAGE PLAZA MANAGEMENT LLC

2810 SHARER RD

(21-14-26-000-0010)

3. CASE NO. TCE250045

OWL WOODLAKE, LLC, F/K/A TCB TALLAHASSEE WOODLAKE LLC

1555 DELANEY DR

(11-09-20-209-0000)

4. **CASE NO. TCE250513**
FIRST FRANKLIN ADVISORS LLC
2100 FLEISCHMANN RD
(11-15-20-609-0000)

5. **CASE NO. TCE250516** BAYPORT
REALTY LLC
2895 S BLAIR STONE RD
(31-08-20-004-0000)

6. **CASE NO. TCE251468**
SUNFLOWER HOTEL LLC
1209 CAPITAL CIRCLE SE
(31-03-25-000-0041)

VII. ADJOURNMENT

**CITY OF TALLAHASSEE
ENVIRONMENTAL BOARD
SEPTEMBER 09, 2025 – 5:00 P.M.**

Until further notice, all Environmental Board meetings will be held both in person at the Renaissance Center (435 N. Macomb St.), first floor conference room and remotely through the WebEx meeting service. For information about how to attend, view or participate in the meeting, to request a special accommodation, or to provide public comment please contact Stephanie Howard at (850) 891-7108, or contact Stephanie.Howard@Talgov.com.

I. CALL TO ORDER

II. AGENDA MODIFICATIONS

III. BOARD/STAFF & DISCUSSION ITEMS

1. Staff requests approval of the May 13, 2025 minutes.

IV. OLD BUSINESS

None.

V. VARIANCE REQUESTS

1. CASE NO. TEV250002

OZONE PARTNERS LLC

SHR HOUSING LLC

1810 BELLE VUE WAY

237, 238, 242, 243, & 246 GABLES CT

1805, 1809, & 1819 W PENSACOLA ST

210, 212, & 214 ATKINSON DR

(21-34-30-000-0010, 21-34-30-000-0020, 21-34-30-000-0030, 21-34-30-000-0040, 21-34-30-000-0050, 21-

34-30-000-0060, 21-34-24- A-0010, 21-34-24- A-0020, 21-34-24- A-0030, 21-34-24- A-0040, 21-34-24-

A-0050, & 21-34-51-000-1370)

VI. CODE CASES & RECONSIDERATIONS

1. RECONSIDERATION

CASE NO. TCE241912

CHASES RUN CONDO OWNERS

2740 W THARPE ST

(21-21-33- -0001)

2. CASE NO. TCE250513

FIRST FRANKLIN ADVISORS LLC

2100 FLEISCHMANN RD

(11-15-20-609-0000)

3. CASE NO. TCE250516

BAYPORT REALTY LLC

2895 S BLAIR STONE RD

(31-08-20-004-0000)

4. **CASE NO. TCE251468**
SUNFLOWER HOTEL LLC
1209 CAPITAL CIRCLE SE
(31-03-25-000-0041)

5. **CASE NO. TCE250514**
TALLAHASSEE MEDICAL CENTER INC
1892, 1894, 1896, & 1898 BUFORD BLVD & 1935 CAPITAL CIRCLE NE
(11-21-05- A-0020, 11-21-05- A-0030, 11-21-05- A-0031, 11-21-05- A-0040, & 11-21-05- A-0041)

6. **CASE NO. TCE250660**
VILLA SANT'AGOSTINO LLC
667 W ST AUGUSTINE ST
(21-36-90-117-9530)

7. **CASE NO. TCE250759**
EDI PROPERTIES INC
1080 W TENNESSEE ST
(21-35-20-203-0000)

8. **CASE NO. TCE251108**
BUCKINGHAM GATES LLC
0 CROSS CREEK CIRCLE
(31-04-20-218-0000)

9. **CASE NO. TCE251318**
ASHLYN FOREST HOMEOWNERS ASSOCIATION INC
0 ASHLYN FOREST DR
(11-30-03- -0001)

10. **CASE NO. TCE251552**
OX BOTTOM MORTGAGE HOLDINGS LLC
2877 CRESTLINE RD & 0 WELAUNEE BLVD
(11-15-20-405-0000 & 11-15-20-410-0000)

11. **CASE NO. TCE251618**
APALACHEE SELF STORAGE LLC
2001 APALACHEE PKWY
(31-05-20-013-0000)

VII. ADJOURNMENT

**CODE MAGISTRATE-ENVIRONMENTAL SERVICES
RENAISSANCE CENTER-435 N. MACOMB STREET
FIRST FLOOR CONFERENCE ROOM
DECEMBER 4, 2025
AGENDA**

1:00 PM

- I. CALL TO ORDER: Mr. Richard Darabi**
- II. AGENDA MODIFICATIONS:**
- III. ANNOUNCEMENTS:**
- IV. RECONSIDERATIONS:**
- V. FINAL ORDERS:**
- VI. INITIAL ORDERS:**

IV. RECONSIDERATION

- | | |
|--|--|
| 1. CASE NO. TCE192295
(Sherri Warburton) | MAGNOLIA GROVE CONDO OWNERS ASSOC INC
216 S MAGNOLIA DR |
| 2. CASE NO. TCE230357
(Sherri Warburton) | BERRY J SULLIVAN JR
5712 W TENNESSEE ST |

V. FINAL ORDERS

- | | |
|---|---|
| 1. CASE NO. TCE231516
(Ray Wilkinson) | BRIAN C & JESSICA I CLARK
1687 GOODWOOD DR |
|---|---|

2. CASE NO. TCE232126
(Ray Wilkinson) ISAAC WILLIAMS
3407 CORNELIA ST

3. CASE NO. TCE232848
(Ray Wilkinson) STEPHEN SCOTT
3655 W ORANGE AVE

4. CASE NO. TCE240470
(Ray Wilkinson) AMI LARGEST ECONOMY LLC
1312 W TENNESSEE ST

5. CASE NO. TCE242089
(Edward Rudd) JACK COLE LLC
CENTRAL AVE SERIES
133 N GADSDEN ST

INITIAL ORDERS

1. CASE NO. TCE230727
(Ray Wilkinson) DIONNE MEYERS-CORNILEUS AS TRUSTEE OF THE
DIONNE MEYERS-CORNILEUS TRUST
2850 ARDLEY LN

2. CASE NO. TCE231847
(Ray Wilkinson) GARRISON KEY
1542 PROCTOR ST

3. CASE NO. TCE240238
(Sherri Warburton) LEE HSUAN-TE
403 CHESTNUT DR

4. CASE NO. TCE240358
(Ray Wilkinson) MARSHALL R CASSEDY JR
3234 ALBERT DR

5. CASE NO. TCE240434
(Sherri Warburton) JEAN-MARC ARISME
3124 HUNTINGTON WOODS BLVD

6. CASE NO. TCE240473
(Ray Wilkinson) ZH LLC
1814 MEDART DR

7. CASE NO. TCE240930
(Edward Rudd) JOSEPH JOHNSON & CAMILLE E COLEY
612 CAMPBELL ST

8. CASE NO. TCE242047
(Ray Wilkinson) ARRIVAL SERVICES LLC
208 PUTNAM DR

9. CASE NO. TCE242124
(Edward Rudd) ANDREW DORSCH
1218 TERRACE ST

10. CASE NO. TCE242152
(Edward Rudd) CECIL D LEWIS LIFE ESTATE ENHANCED
1822 JACKSON BLUFF RD

11. CASE NO. TCE242168
(Ray Wilkinson) FWPC COMMUNITY DEVELOPMENT CORPORATION
402 GLENVIEW DR

12. CASE NO. TCE250515
(Ray Wilkinson)

SUMMERBROOKE HOA
8074 LONGMEADOW LN

13. CASE NO. TCE251265
(Sherri Warburton)

SPG TALLAHASSEE EQUITIES LLC
1910 BELLE VUE WAY

14. CASE NO. TCE251350
(Sherri Warburton)

TALLA GGG LLC
226 COLUMBIA DR

15. CASE NO. TCE251856
(Edward Rudd)

PJM22 LLC
1010 S ADAMS ST

ADJOURNED: _____