



Planning & Architectural Review Board Regular Meeting Minutes

Tuesday, June 3, 2025 at 5:30 PM



City Commission Chambers – 105 S. 2ND Street, Flagler Beach,
FL 32136

1. Call the meeting to order

Vice-Chair Scott Chappuis called the meeting to order at 5:30 p.m.

2. Pledge of Allegiance

Vice-Chair Chappuis led the Pledge of Allegiance.

3. Roll Call / Determination of Quorum

Present: Boudie Estberg, Barbara Revels, Joann Soman, Lisa Smith and Scott Chappuis

Absent: Paul Chestnut, Suzie Johnston

Staff Present: City Attorney Drew Smith, City Clerk Penny Overstreet and Secretary Michele Ficocello

4. Approve Minutes

a. May 6, 2025 Meeting Minutes

Motion by Barbara Revels, seconded by Joann Soman to Approve. The motion carried unanimously.

5. Old Business

None

6. New Business

a. Application OE-25-06-01 Request for an Annual Outdoor Entertainment Permit - Compass Hotel 1111 S. Daytona Avenue - Applicant - Syra Bhoola

City Clerk Penny Overstreet presented the item. Attorney Dennis Bayer was present and spoke on behalf of his client, the applicant. Attorney Bayer stated the application submitted lacked details. Attorney Bayer clarified live music will be played on the rooftop bar, facing the ocean, with acoustic type music and one speaker. There will also be speakers on the northeast corner downstairs and one small speaker by the entrance portico. The speakers on the outdoor pool deck will be operating from dawn till dusk. Ms. Overstreet clarified, after speaking to the applicant, the only speaker with live music would be on the rooftop bar. All other speaker locations would be ambient sound. The latest the music would play is 11:00pm. Ms. Overstreet reported mailing notices to surrounding property owners and no

complaints were received. Board discussion was opened and included visiting the location and hours of operation. Public comment was opened. Anthony Cinelli, 204 S. Ocean Shore Blvd, spoke before the Board in favor of the permit if there is no D.J. Public comment was closed. Joann Soman made a motion to approve item 6a.; Lisa Smith seconded. Motion passed unanimously after a roll call vote.

7. Other Business

Barbara Revels spoke regarding appointing a new member to the PAR Board considering PAR Board Member Paul Chestnut is absent for the third consecutive meeting. Ms. Overstreet stated she will confirm with the City Code on how to proceed, begin putting advertisements out for applications and notify Mr. Chestnut he will be removed from his position by default.

8. City Planner Report

None

9. Board Comments

None

10. Adjournment

Motion by Joann Soman to adjourn the meeting. Vice-Chair Chappuis adjourned the meeting at 5:38pm.