

**MINUTES OF THE  
HARBOR AND WATERWAYS BOARD MEETING  
DESTIN CITY HALL ANNEX, FEBRURY 27, 2025 - 5:30 P.M.**

**1. CALL TO ORDER:**

The meeting of the Thursday, February 27, 2025 Destin Harbor and Waterways Board meeting was called to order by Board member Stephens at approximately 5:30 p.m., at Destin City Hall Annex, with the Pledge of Allegiance immediately following.

**2. ROLL CALL:**

**Member Present:**

Jim Green  
John Stephens  
Bill McKissick  
Jarod Hayden  
Guy Tadlock

**Members Absent**

**Staff:**

Kim Montgomery Deputy City Clerk  
Daniel Butler Principal Planner  
Ashley Dominguez Planner

**3. AGENDA APPROVAL:**

**Motion to change the order of the day, to add nomination of Chair & V. Chair as the first item, as well as moving item 5D to 5C position on the agenda was made by Board member Green, with Board member McKissick providing the second. The motion was carried with a 5-0 vote for approval.**

**4. NOMINATION OF CHAIR & VICE CHAIR**

**Nomination by Board member Stephens for Capt. Jim Green as Chairman with Board member Hayden providing the second. The motion passed with a 5-0 vote.**

**Nomination by Chairman Green for John Stephens as Vice Chairman with Board member McKissick providing the second. The motion passed with a 5-0 vote.**

**5. APPROVAL OF MINUTES:**

➤ **October 24, 2024 Minutes**

**Motion by Vice Chair Stephens, seconded by Board member Tadlock, to approve the minutes of the October 24, 2024 meeting as written. The motion passed 5-0.**

**6. OLD BUSINESS:**

**A)711 Sixth St, Residential Marine Construction, HWB-001506-2024**

Ms. Ashley Dominguez Planner for the city explained to the members that Complete Site Source LLC., on behalf of Joshua Livingston, has applied for a Harbor and Waterways Board review. The applicant is seeking a recommendation for a residential marine construction project consisting of a new dock and covered boat slip for 1,328 square feet, the total length of the dock would be 88-feet, noting that the length of the dock has been shortened from the original 94 feet and staff recommends approval of the request on the condition that the revised FDEP and ACE permits are received prior to the issuance of the construction permits being pulled for the project with the city of Destin's Building Department.

**Motion by Vice Chairman Stephens, seconded by Board member Tadlock for the Harbor and Waterways Board to recommend approval of the marine construction project proposed at 711 Sixth Street, for the construction of a new single family dock and covered boat slip, with the following conditions:**

- 1. At time of Building Permit submittal, the applicant shall provide Staff with the FDEP & USACE approval of the revised project scope (88' dock), rather than the 94' Dock.**
- 2. All other applicable Federal or State approvals shall be submitted with the Marine Construction Permit application.**
- 3. All regulations of the City's Marina Siting LDC Section 11.05.00 shall be adhered to and followed at all times.**

Vice Chairman Stephens asked staff if they had any additional information regarding the seagrasses that are in the projected construction area. According to Mr. Daniel Butler Principal Planner, in the FDEP permit requirements, it explains how the project would have to be built at a minimum of 5 feet above the Mean High Line (MHL). With no further comments, the Chairman called for the vote, and **the motion passed with a unanimous vote of 5-0.**

**B) 3815 Indian Trail, Residential Marine Construction, HWB-001514-2024**

Ms. Dominguez explained to the members that Hebert Builders LLC, on behalf of Reginald Guerra, has applied for a Harbor and Waterways Board review for the construction of a new single-family dock and a covered boatlift. The applicant seeks a recommendation of approval from the Harbor and Waterways Board for a residential marine construction project proposing a dock and covered boat slip with a total square footage of 958 feet which consists of one dock with a total length of 109.5' and one slip with a boatlift. Staff recommends approval of the request on the condition that all applicable Federal or State approvals shall be submitted with the Marine Construction Permit application; and all regulations of the City's Marina Siting LDC Section 11.05.00 shall be adhered to and followed at all times.

Board member McKissick asked staff if the covered portion of the boatlift is included in the total square footage of the project and if a navigational light is required to be installed at the end of the dock. According to Ms. Dominguez, the boatlift is included in the total square footage of the project. Mr. Butler informed the Board that all docks over 100 feet are required to have a white navigational light at the furthest point of the dock.

**Motion by Board member Hayden, seconded by Vice Chairman Stephens that the Harbor and Waterways Board recommends approval of the proposed marine construction project located at 3815 Indian Trail, for the construction of a new Single-family residential dock and a covered boatlift, with the following conditions:**

- 1. All applicable Federal or State approvals shall be submitted with the Marine Construction Permit application.**
- 2. All regulations of the City's Marina Siting LDC Section 11.05.00 shall be adhered to and followed at all times.**

**With no further discussion on the request, the motion passed with a unanimous vote of 5-0.**

**C) 127 Calhoun Ave, Non Residential Marine Construction, HWB-001531-2025**

According to Vice Chairman Stephens, he spoke with a couple of people with the Destin Fire Control District (DFCD) and found out that their new fire boat they recently purchased is larger than the previously approved slip would fit. Additionally, there are grass beds present, which requires the dock to be built to a certain height, and because of that, a step platform is now necessary for emergency situations when removing patients off the fire boat.

**Motion by Vice Chairman Stephens, seconded by Board member Tadlock, that the Harbor and Waterways Board to recommend approval of the marine construction project proposed at 127 Calhoun Ave., for the extension of an existing finger pier and staging area, with the following conditions:**

- 1. At the time of Building Permit submittal, the applicant shall provide Staff with the FDEP & USACE approval of the proposed scope of work.**
- 2. All regulations of the City's Marina Siting LDC Section 11.05.00 shall be adhered to and followed at all times.**

Chairman Green announced that he would recuse himself from voting on the project due to the fact that his father is a fire commissioner. **The motion passed 4-0, with Board member Green recusing himself from voting, due to a personal conflict of interest.**

**D) 925 Peacock's Point Dr., Residential Marine Construction, HWB-001489-2024**

Ms. Dominguez explained to the members that LD&L Marine Contractors LLC, on behalf of Scott Harris, has applied for Harbor and Waterways Board review for the construction of a new swim deck, a dock addition, and the installation of four (4) new mooring piles, creating a 13 x 40' boat slip located at 925 Peacock's Point Drive.

The applicant is seeking a recommendation of approval from the Harbor and Waterways Board for a Residential Marine Construction project proposing a dock addition and the installation of new pilings, the total square footage is 224 feet, with one dock with a length of 78 feet and one boat slip located on Choctawhatchee Bay. Additionally, the applicant provided a receipt of submittal from the Florida Department of Environmental Protection (FDEP), Self-Certification File No.: 0454305001EE.

**Motion by Vice Chairman Stephens, seconded by Board member Tadlock the members unanimously voted 5-0 for the Harbor and Waterways Board to recommend approval of the proposed marine construction project located at 925 Peacocks Point Drive, for the construction of a new swim deck, a dock addition, and installation of two new additions to the existing dock and four (4) new mooring piles, creating a boat slip, with the following conditions:**

**1. All applicable Federal or State approvals shall be submitted with the Marine Construction Permit application.**

**2. All regulations of the City's Marina Siting LDC Section 11.05.00 shall be adhered to and followed at all times.**

**7. Council member Sandy Trammell**

Council member Trammell encouraged the members to create work plan items for concerns or ideas they may have in order to keep track of them, so they can be tracked, and what they accomplish other than project recommendations is reported to Council.

**8. MEMBER COMMENTS:**

Board member Tadlock spoke of the water quality reports that he has spoken of in the past and how he would like this to always be on their agenda for discussion, as well as the progress report for the pumping station status and the run times data.

Vice Chairman Stephens spoke of asking Donnie Brown and Craig Barker of Pump Out USA to attend their next meeting to speak to the Board about water quality and options for ways

to assist the city. He then spoke of an idea he'd like to work towards having a break water or living shoreline installed at Clement Taylor Park, just outside to the swimming area that may prevent people from coming into the swimming area on a boat or jet-ski/waverunners. He spoke of how it may eventually create an area for snorkeling for those that prefer not to go to the Gulf. He also mentioned the possibility of a potential grant opportunity from the FWC to help fund this.

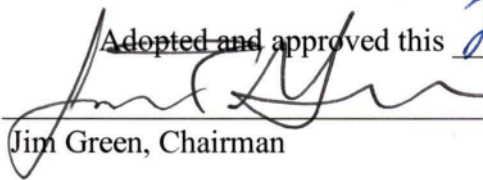
Council member Trammell pointed out how these are perfect examples of Work Plan items for this Board.

**9. PUBLIC COMMENTS: NONE**

**10. ADJOURNMENT:**

With there being no further discussion, the meeting adjourned at 6:20 p.m.

Adopted and approved this 27<sup>th</sup> day of March 2025.

  
\_\_\_\_\_  
Jim Green, Chairman

  
\_\_\_\_\_  
Kim Montgomery, Deputy City Clerk

# FORM 8B MEMORANDUM OF VOTING CONFLICT FOR COUNTY, MUNICIPAL, AND OTHER LOCAL PUBLIC OFFICERS

LAST NAME—FIRST NAME—MIDDLE NAME <b>GREEN III JAMES THOMAS</b>	NAME OF BOARD, COUNCIL, COMMISSION, AUTHORITY, OR COMMITTEE <b>HARBOR ? WATERWAYS BOARD</b>
MAILING ADDRESS <b>824 N LAKESIDE DR</b>	THE BOARD, COUNCIL, COMMISSION, AUTHORITY OR COMMITTEE ON WHICH I SERVE IS A UNIT OF: <input checked="" type="checkbox"/> CITY <input type="checkbox"/> COUNTY <input type="checkbox"/> OTHER LOCAL AGENCY
CITY      COUNTY <b>DESTIN      OKALOOSA</b>	NAME OF POLITICAL SUBDIVISION: <b>CITY OF DESTIN</b>
DATE ON WHICH VOTE OCCURRED <b>02/27/25</b>	MY POSITION IS: <input type="checkbox"/> ELECTIVE <input checked="" type="checkbox"/> APPOINTIVE

## WHO MUST FILE FORM 8B

This form is for use by any person serving at the county, city, or other local level of government on an appointed or elected board, council, commission, authority, or committee. It applies equally to members of advisory and non-advisory bodies who are presented with a voting conflict of interest under Section 112.3143, Florida Statutes.

Your responsibilities under the law when faced with voting on a measure in which you have a conflict of interest will vary greatly depending on whether you hold an elective or appointive position. For this reason, please pay close attention to the instructions on this form before completing the reverse side and filing the form.

## INSTRUCTIONS FOR COMPLIANCE WITH SECTION 112.3143, FLORIDA STATUTES

A person holding elective or appointive county, municipal, or other local public office **MUST ABSTAIN** from voting on a measure which inures to his or her special private gain or loss. Each elected or appointed local officer also is prohibited from knowingly voting on a measure which inures to the special gain or loss of a principal (other than a government agency) by whom he or she is retained (including the parent organization or subsidiary of a corporate principal by which he or she is retained); to the special private gain or loss of a relative; or to the special private gain or loss of a business associate. Commissioners of community redevelopment agencies under Sec. 163.356 or 163.357, F.S., and officers of independent special tax districts elected on a one-acre, one-vote basis are not prohibited from voting in that capacity.

For purposes of this law, a "relative" includes only the officer's father, mother, son, daughter, husband, wife, brother, sister, father-in-law, mother-in-law, son-in-law, and daughter-in-law. A "business associate" means any person or entity engaged in or carrying on a business enterprise with the officer as a partner, joint venturer, coowner of property, or corporate shareholder (where the shares of the corporation are not listed on any national or regional stock exchange).

\* \* \* \* \*

### ELECTED OFFICERS:

In addition to abstaining from voting in the situations described above, you must disclose the conflict:

**PRIOR TO THE VOTE BEING TAKEN** by publicly stating to the assembly the nature of your interest in the measure on which you are abstaining from voting; *and*

**WITHIN 15 DAYS AFTER THE VOTE OCCURS** by completing and filing this form with the person responsible for recording the minutes of the meeting, who should incorporate the form in the minutes.

\* \* \* \* \*

### APPOINTED OFFICERS:

Although you must abstain from voting in the situations described above, you otherwise may participate in these matters. However, you must disclose the nature of the conflict before making any attempt to influence the decision, whether orally or in writing and whether made by you or at your direction.

**IF YOU INTEND TO MAKE ANY ATTEMPT TO INFLUENCE THE DECISION PRIOR TO THE MEETING AT WHICH THE VOTE WILL BE TAKEN:**

- You must complete and file this form (before making any attempt to influence the decision) with the person responsible for recording the minutes of the meeting, who will incorporate the form in the minutes. (Continued on other side)

**APPOINTED OFFICERS (continued)**

- A copy of the form must be provided immediately to the other members of the agency.
- The form must be read publicly at the next meeting after the form is filed.

IF YOU MAKE NO ATTEMPT TO INFLUENCE THE DECISION EXCEPT BY DISCUSSION AT THE MEETING:

- You must disclose orally the nature of your conflict in the measure before participating.
- You must complete the form and file it within 15 days after the vote occurs with the person responsible for recording the minutes of the meeting, who must incorporate the form in the minutes. A copy of the form must be provided immediately to the other members of the agency, and the form must be read publicly at the next meeting after the form is filed.

**DISCLOSURE OF LOCAL OFFICER'S INTEREST**

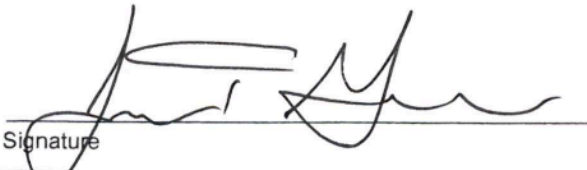
I, JAMES T. GREEN III, hereby disclose that on 02/27, 20 25:

(a) A measure came or will come before my agency which (check one)

- inured to my special private gain or loss;
- inured to the special gain or loss of my business associate, \_\_\_\_\_;
- inured to the special gain or loss of my relative, JAMES T. GREEN JR.;
- inured to the special gain or loss of \_\_\_\_\_, by whom I am retained; or
- inured to the special gain or loss of \_\_\_\_\_, which is the parent organization or subsidiary of a principal which has retained me.

(b) The measure before my agency and the nature of my conflicting interest in the measure is as follows:

02/27/25  
Date Filed

  
Signature

NOTICE: UNDER PROVISIONS OF FLORIDA STATUTES §112.317, A FAILURE TO MAKE ANY REQUIRED DISCLOSURE CONSTITUTES GROUNDS FOR AND MAY BE PUNISHED BY ONE OR MORE OF THE FOLLOWING: IMPEACHMENT, REMOVAL OR SUSPENSION FROM OFFICE OR EMPLOYMENT, DEMOTION, REDUCTION IN SALARY, REPRIMAND, OR A CIVIL PENALTY NOT TO EXCEED \$10,000.