

**SPECIAL OCCUPANCY TECHNICAL ADVISORY COMMITTEE CONCURRENT
WITH
THE STRUCTURE TECHNICAL COMMITTEE
THIS MEETING WILL BE HELD VIA TELECONFERENCE/WEBINAR
MEETING VIRTUALLY AT
[HTTPS://GLOBAL.GOTOMEETING.COM/JOIN/533378925](https://global.gotomeeting.com/join/533378925)
CONFERENCE CALL:
UNITED STATES (TOLL FREE): 1 877 309 2073
ACCESS CODE: 533-378-925**

**OCTOBER 3, 2025
1:30 P.M.**

Minutes

SPECIAL OCCUPANCY TAC PRESENT:

Don Whitehead, Chairman
Doug Aarons
Elijah Flowers
Anthony Jusevitch
Rebecca Quinn for Jillian Kraynak

Asael Marrero
Crystal Myers
Josh Phillips
Scott Waltz
Jack Williams

STAFF PRESENT:

Alan Burke
Sabrina Evans
Jim Hammers
Joe Bigelow

Marlita Peters
Mo Madani
Justin Vogel
Marlita Peters

MEETING FACILITATION:

The meeting was facilitated by Jeff Blair from Facilitated Solutions, LLC. Consultation, Process Design & Facilitation. Information at: facilitatedsolutions.org

Time: 1:30 p.m.

Mr. Blair welcomed everyone to the meeting of the Special Occupancy TAC.

Roll Call:

Mr. Blair performed roll call for the Special Occupancy TAC. A quorum was determined with 10 members present at roll call.

Agenda Approval:

Mr. Whitehead moved to approve the agenda for today's meeting as posted. Mr. Waltz seconded the motion. The motion passed unanimously with a vote of 10 to 0.

Approval of the minutes from September 8, 2025:

Mr. Whitehead moved to approve the minutes from September 8, 2025, as posted. Mr. Waltz seconded the motion. The motion passed unanimously with a vote of 10 to 0.

Declaratory Statement:

1) DS 2025-028 by Timothy Krebs of Architecture T.A. Krebs, LLC.

Staff:

Mr. Madani provided the background information on the petition, along with full analysis.

Petitioner Question:

Is a detached accessory structure that complies with the requirements of Section R322.2.2 without the floor below grade on all sides limited to 600 square feet?

Staff Analysis:

Section R322.2.2 of the Florida Building Code (FBC), Residential, 8th Edition (2023) does not apply to the project in question. This section governs enclosed areas below buildings that are elevated in accordance with section R322.2.1 of the FBC, Residential, 8th Edition (2023). Pursuant to section R322.2.1, the project in question is required to be elevated to or above the base flood elevation plus 1 foot. However, pursuant to section R322.1.1 of the FBC, Residential and, Table 2-1 and Chapter 6 of ASCE 24-14, as an alternative to compliance with elevations specified in section R322.2.1, the project in question is permitted to be constructed below the required minimum elevation if the said project meets the dry floodproofing requirements of section 6.2 of ASCE 24-14 or the wet floodproofing requirements of section 6.3 of ASCE 24-14.

TAC:

Ms. Rebecca Quinn, on behalf of the Florida Department of Emergency Management (FDEM), provided a comment.

Motion:

Commissioner Marrero entered a motion to recommend that the Commission adopt the staff analysis. Mr. Waltz seconded the motion. The motion passed unanimously with a vote of 10 to 0.

Other TAC Business:

None.

Public Comment:

None.

Member and Staff Comment:

None.

Adjourn:

There being no further business before the Committee, Chairman Whitehead adjourned the meeting at 1:51 p.m.