



**TOWN OF BELLEAIR SHORE
TOWN MEETING
TUESDAY, FEBRUARY 17TH, 2026 – 6:00 P.M.
CITY OF BELLEAIR BLUFFS CONFERENCE ROOM
2747 SUNSET BLVD, BELLEAIR BLUFFS, FL 33770
MINUTES**

Present upon roll call: Commissioner Tolbert, Commissioner Cain, Commissioner Lally, Vice Mayor Storie, Mayor Blume and Attorney Lewis.

Consideration to Approve Agenda

Commissioner Tolbert moved to approve the agenda, seconded by Commissioner Cain. The voice vote was unanimous.

Comments from the Public on any Agenda Item (3) THREE MINUTES

Belleair Shore resident, Michael Lally commented in favor of restoring his land rights as a resident in reference to umbrellas.

Approval of Meeting Minutes – January 20, 2026

Vice Mayor Storie moved to approve the minutes, seconded by Commissioner Tolbert. The voice vote was unanimous.

Sheriff's Report

Corporal Locke, new Supervisor for the beaches, reported there were no arrests and no significant activity for the month of January.

Code Enforcement Report

Deputy Trump reported twenty-eight entries were logged for the month of January. He was only able to get on the beach twice due to the weather. The property at 1060 Gulf Blvd is now in compliance and 40 Gulf Blvd is in progress.

Suncoast Fire Report

District Chief Grantham reported there were sixty-five fire calls and 246 EMS calls in the month of January and one call for suspected gas leak, responding agency found no gas leak. Staff completed 1330 hours of training.

Treasurers Report – January 2026

Town Clerk Palmer reviewed the report with the Commission. Mayor Blume asked to have the Safe Built invoice attached to the report. There being no further discussion, Commissioner Tolbert moved to approve the report, seconded by Commissioner Lally. The voice vote was unanimous.

Counsel Report

Attorney Lewis reported he has received the revisions for the ILA with Belleair Beach. Himself and Vice Mayor Storie will set a meeting with Mayor Gatis and Attorney Trask to review with them. Attorney Lewis will report next month.

Second Reading – Ordinance 2026-01 – Shark Fishing Prohibited

Mayor Blume opened the Public Hearing. Attorney Lewis read Ordinance 2026-01 by title. Mayor Blume gave a brief background regarding the reason for the ordinance, including carcasses and garbage left on beach, and for safety reasons. Mayor Blume reported that other communities have passed a similar ordinance, and the anglers are traveling to other towns. Carlton Ward, 625 Court Street, asked what is the penalty for violating? Attorney Lewis stated it is the same as the general penalties. Mayor Blume asked for any additional comments. Commissioner Tolbert asked to define beach area. Attorney Lewis stated per state statute everything from the low mean water line landward. Commissioner Tolbert asked Deputy Trump what is the best way to enforce this? Deputy Trump stated residents should call the Pinellas County Sheriff's Office non-emergency line. There being no further discussion, Mayor Blume closed the Public Hearing. Commissioner Tolbert moved to adopt Ordinance 2026-01 prohibiting shark fishing, seconded by Commissioner Cain. The voice vote was unanimous.

Discussion on Town Code Section 30-53; Prohibited Activities

Mayor Blume explained that this town code section was created in 2020 when the COVID Pandemic happened and restrictions on umbrellas were put in place. After adoption, a lawsuit was placed against the town, which lasted three ½ years. Mayor Blume explained that in 2022 Mayor Gatis of Belleair Beach addressed the Commission regarding the code and from those discussions is how the size of the umbrellas was adopted. Mayor Blume stated Commissioner Lally asked to address this section. Commissioner Lally explained since it is now 2026, I would like to discuss if there is a way for residents to have their property rights restored and change the ordinance to allow the residents and guests to have umbrellas on their property. As the code is written, only residents can have umbrellas in front of their property, with proof of residency and can only be seven ½ feet. Commissioner Lally would like to also talk about being able to have a small canopy vs an umbrella, for both the residents and on the beach accesses. Mayor Blume opened the floor for comments. Mayor Blume stated the reason for the size of the umbrellas for the beach access area, was that large tents were being placed for use and there was not enough room for others to enjoy the beach at the accesses, so again that is how the size of the

umbrellas came about. Mayor Blume suggested using permits, just like permits that are issued for parking needs on the accesses. Commissioner Tolbert first thanked everyone for coming out to the meeting, as resident input is valued. Commissioner Tolbert stated he leans towards what the mayor is suggesting, as guests should have the same opportunity as the homeowner. Attorney Lewis stated there should be a permitting system for Belleair Shore and Belleair Beach residents and it should be the same for all. Discussion ensued amongst the Commission regarding trespass vs land rights. Commissioner Lally expressed that there are two items being discussed, trespass vs right to use your land, and the two should be separate discussions. At this time, Commissioner Tolbert moved to open the discussion to the public, seconded by Vice Mayor Storie. The voice vote was unanimous.

Belleair Shore resident, Lori Shelly suggested using a placard permit on an annual basis.

Resident, Carlton Ward stated he is confused as to what the council tried to achieve when the ordinance was created. Mayor Blume gave a brief background on the ordinance.

There being no further comments, Mayor Blume closed the public comments. Deputy Trump stated he likes the idea of a placard/permit system, as it would be easier for code enforcement. Commissioner Tolbert wanted to clarify that if we are to go forward with a placard/permit system, that during the talks about the ILA ask if Belleair Beach would do the same. Commissioner Lally moved for Attorney Lewis to start working on a modification to ordinance 2022-01 that would allow resident tags for family and guest on an annual basis, seconded by Vice Mayor Storie. The voice vote was unanimous.

Discussion of Removal of Erosion Control Line (ECL) in the Town of Belleair Shore

Mayor Blume reported that Commissioner Lally has been working diligently collecting signatures, even going door to door. Signatures are also being collected electronically. Attorney Lewis stated he has seventeen signed petitions and has provided a cover letter that will go with the petitions. Attorney Lewis asked that the commission give the mayor the right to sign for the property at the beach accesses. Vice Mayor Storie spoke regarding the wrongly established ECL and the process for gathering the petitions is being followed by the Florida Statutes. Commissioner Lally reiterated that the town needs 51% of the owners to sign the petition to move forward. If a resident would like to sign, she does have copies of the petition here tonight. Commissioner Tolbert moved to open the discussion to the public, seconded by Commissioner Lally.

Gene Camali, 1020 Gulf Blvd. asked what venue the petitions are to go to. Attorney Lewis stated the FDEP. Mr. Camali asked when Belleair Beach acquired the beach

accesses. Mayor Blume stated they do not own the accesses, they have a license to use them.

Resident Kevin Cox, 540 Gulf Blvd, stated he is in support of this action and appreciates what the commission has done.

Resident Nada Camali, 1020 Gulf Blvd. asked what changes the usage of the beach behind their properties. Mayor Blume commented it enhances your property and gives you more rights than you have now.

Resident Lori Shelly asked if the property is in a Trust/LLC who can sign it, and do you need to supply documentation. Attorney Lewis stated he has not read anything regarding this; the legal representative can sign.

Mayor Blume closed the public comments. Commissioner Tolbert moved to give authorization for Mayor Blume to sign for the beach access lots relative to the petition, seconded by Commissioner Lally. The voice vote was unanimous.

Mayor/Commissioner Comment on Non-Agenda Items

None

Public Comment on Non-Agenda Items – (3) THREE MINUTES

Resident, Bob Schmidt, 1460 Gulf Blvd. asked if Deputy Trump could check 1440 Gulf Blvd., as it has not been touched since the hurricanes. Deputy Trump will check the property.

The next meeting will be held on Monday, March 16, 2026, at 6:00 p.m. Attorney Lewis will not be in attendance but will be sending an associate to the meeting.

Commissioner Tolbert moved to adjourn the meeting, seconded by Commissioner Cain. The voice vote was unanimous.

Respectfully submitted,

Mary Palmer

Mary Palmer, MMC
Town Clerk