



MEMORANDUM

PUBLIC NOTICE

The Board of Commissioners of the City of Madeira Beach will hold a Public Hearing on **August 12, 2026, at 6:00 p.m.**, or as soon thereafter as the matter may be heard, at the Patricia Shontz Commission Chambers at 300 Municipal Drive, Madeira Beach, Florida 33708 to review an application for the approval by the Board of Commissioners of a (2COP) alcoholic beverage license for the sale of beer and wine by the drink or in sealed containers for consumption on the vessel operated by Royal Conquest located at 112 Boardwalk Place, 124 Boardwalk Place, and 140 Boardwalk Place, Madeira Beach, FL 33708. This establishment is located in the C-1, John's Pass Village Activity Center Zoning District and Boardwalk Character District. The future land use designation for the property is Activity Center.

ALCOHOLIC BEVERAGE LICENSE APPLICATIONS # 2026-02

Applicant(s): Florida Fisherman INC

Property Owner(s): J E H Investments LLC

Business Location: 112 Boardwalk Place, 124 Boardwalk Place, and 140 Boardwalk Place
Madeira Beach, Florida 33708

Business: Royal Conquest

Application Request: Pursuant to Land Development Code Article VI, Division 6, Alcoholic Beverages, the applicant for ABP 2026-02, is requesting authorization from the Board of Commissioners for the approval of a (2COP) alcoholic beverage license for the sale of beer and wine by the drink or in sealed containers for consumption on the vessel operated by Royal Conquest located at 112 Boardwalk Place, 124 Boardwalk Place and 140 Boardwalk Place, Madeira Beach, FL 33708. This establishment is in the C-1, John's Pass Village Activity Center Zoning District and the Boardwalk Character District. The future land use designation for the property is Activity Center.

Note: You have received this notice, pursuant to City Code Section 110-539, because you are a property owner within 300 feet of the subject property. If you are desirous of voicing approval or disapproval of this application, you may attend the Public Hearing for this application.

A copy of the application is available for inspection in the Community Development Department between the hours of 8:30 a.m. and 4:30 p.m., Monday through Friday or at <https://madeirabeachfl.gov/plan-review-documents/>. If you would like more information



regarding the application, please contact Andrew Morris Long Range Planner at 727-742-3701 or amorris@madeirabeachfl.gov.

Any affected person may become a party to this proceeding and can be entitled to present evidence at the hearing including the sworn testimony of witnesses and relevant exhibits and other documentary evidence and to cross-examine all witnesses by filing the attached Notice of Intent to be a party with the Community Development Department not less than five days prior to commencement of the hearing. The completed form may be emailed or submitted in person to the following:

Community Development Department
300 Municipal Drive
Madeira Beach, FL 33708

Andrew Morris, Long Range Planner
amorris@madeirabeachfl.gov
727-742-3701

Posted:

July 24, 2026, at the Property Site, Gulf Beaches Public Library, City Hall, City of Madeira Beach, and Website Posting Locations.

Note: One or more Elected or Appointed Officials may be in attendance. Any person who decides to appeal any decision of the Board of Commissioners with respect to any matter considered at this meeting will need a record of the proceedings and for such purposes may need to ensure that a verbatim record of the proceedings is made, which record includes the testimony and evidence upon which the appeal is to be based. The law does not require the City to transcribe verbatim minutes; therefore, the affected party must make the necessary arrangements with a private reporter or private reporting firm and bear the resulting expense. In accordance with Section 286.26, Florida Statutes, persons with disabilities needing special accommodations to participate in this meeting must contact the Community Development Director no later than 48 hours prior to the meeting: (727) 391-9951 or send a written request to planning@madeirabeachfl.gov.





AFFIDAVIT OF MAILING

Date: 7/24/2024

Mailings for Case # ABP-2026-02

STATE OF FLORIDA
COUNTY OF PINELLAS

Before me this day Lisa Shuehman personally appeared. He/she has mailed public notices to property owners within a 300 foot radius of the subject property.

Sworn and subscribed before me this 24th day of July, 2026.

Personally known or produced _____ as identification.



Notary Public Stamp

Barbara A. Scott
Notary Public

7/24/24

Date

*Copy of public notice is attached.



AFFIDAVIT OF POSTING

Date: 7/24/2026

Postings for: ABP-2026-08

Before me this day Lisa Scheerman personally appeared. He/she has posted public notices at the locations indicated in the notice document(s).

Lisa Scheerman
Signature

STATE OF FLORIDA
COUNTY OF PINELLAS

Sworn to and subscribed before me this 24th day of July, 202026.

Personally known or produced _____ as identification.



Notary Public Stamp

Barbara A. Scott
Notary Public

7/24/26
Date

*Copy of public notice is attached.



MIKE TWITTY, MAI, CFA
Pinellas County Property Appraiser

www.pcpao.gov

mike@pcpao.gov

Run Date: 10 Jul 2026

Subject Parcel: 15-31-15-00000-410-1300

Radius: 300 feet

Parcel Count: 19

Total pages: 2

Public information is furnished by the Property Appraiser's Office and must be accepted by the recipient with the understanding that the information received was developed and collected for the purpose of developing a Property Value Roll per Florida Statute. The Pinellas County Property Appraiser's Office makes no warranties, expressed or implied, concerning the accuracy, completeness, reliability or suitability of this information for any other particular use. The Pinellas County Property Appraiser's Office assumes no liability whatsoever associated with the use or misuse of such information.

FL INT IMP FUND TRE
CRITELLI FAMILY LIVING TRUST
8162 TERRACE GARDEN DR N UNIT 102
ST PETERSBURG, FL 33709-1055

FL INT IMP FUND TRE
C/O GARDNER PROPERTIES INC
555 SE ST LUCIE BLVD
STUART, FL 34996-1320

N J E PROPERTIES INC
C/O HAMUY
PO BOX 14433
TALLAHASSEE, FL 32317-4433

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C/O HAMUY
PO BOX 14433
TALLAHASSEE, FL 32317-4433

DE LOSAS PIZZA & RESTAURANT
12800 VILLAGE BLVD
MADEIRA BEACH, FL 33708-2653

JPV HOTEL PROPERTY LLC
101 150TH AVE
ST PETERSBURG, FL 33708-2450

DE LOSAS PIZZA & RESTAURANT
12800 VILLAGE BLVD
MADEIRA BEACH, FL 33708-2653

JPV HOTEL PROPERTY LLC
101 150TH AVE
ST PETERSBURG, FL 33708-2450

LUPER REAL ESTATE INC
7262 SAWGRASS POINT DR N
PINELLAS PARK, FL 33782-4202

MADEIRA BEACH, CITY OF
300 MUNICIPAL DR
MADEIRA BEACH, FL 33708-1916

MERMAID HOLDINGS LLC
12831 VILLAGE BLVD
MADEIRA BEACH, FL 33708-2654

JPV HOTEL PROPERTY LLC
101 150TH AVE
ST PETERSBURG, FL 33708-2450

JPV HOTEL PROPERTY LLC
101 150TH AVE
ST PETERSBURG, FL 33708-2450

PERSHING ENTERPRISES LLC
9226 143RD LN
SEMINOLE, FL 33776-1959

JPV RESTAURANT PROPERTY LLC
101 150TH AVE
ST PETERSBURG, FL 33708-2450

JPV HOTEL PROPERTY LLC
101 150TH AVE
ST PETERSBURG, FL 33708-2450

CRITELLI FAMILY LIVING TRUST
8162 TERRACE GARDEN DR N UNIT 102
ST PETERSBURG, FL 33709-1055

JPV HOTEL PROPERTY LLC
101 150TH AVE
ST PETERSBURG, FL 33708-2450

JOHN'S PASS PLAZA LLC
10225 ULMERTON RD STE 12A
LARGO, FL 33771-3520

2026 RESIDENT PARKING PASS REGISTRATION

[Community Development Department](#) /
 [Community Development Documents](#) /
 [Plan Review Documents](#)

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Plan Review Documents

John's Pass Village Activity Center Plan

 Marci Forbes
 Director of Community Development

 (727) 391-9951

 planning@madeirabeachfl.gov

 300 Municipal Drive

 Monday - Friday
 8:30 am - 4:00 pm

Plan Review Documents

Alcoholic Beverage License Public Hearings BOC Regular Meeting August 12, 2026

ABP 2026-01 Florida Fisherman INC

[ABP 2026-01 Florida Fisherman INC Application](#)

[ABP 2026-01 Public Notice](#)

ABP 2026-02 Florida Fisherman INC

[ABP 2026-02 Florida Fisherman INC Application](#)

[ABP 2026-02 Public Notice](#)

Special Magistrate Variance and Administrative Appeal



