

# STAFF REPORT

DATE: August 26, 2019

RE: 707 Truman Avenue-Chelsea House 1  
(permit application # T2019-0384)

FROM: Karen DeMaria, City of Key West Urban Forestry Manager

An application was received requesting the removal of (1) Autograph tree. A site inspection was done and documented the following:

Tree Species: Autograph tree (*Clusia guttifera*)



Photo of tree with no canopy.





Distant view of "tree" showing location on property.





Photo of "tree" showing base of tree (canopy already removed) view 1.





Photo of “tree” showing base of tree (canopy already removed) view 2.



Photo showing remain of tree removed.

Diameter: 12"

Location: 80% (tree located in open area in rear of the property. Not very visible)

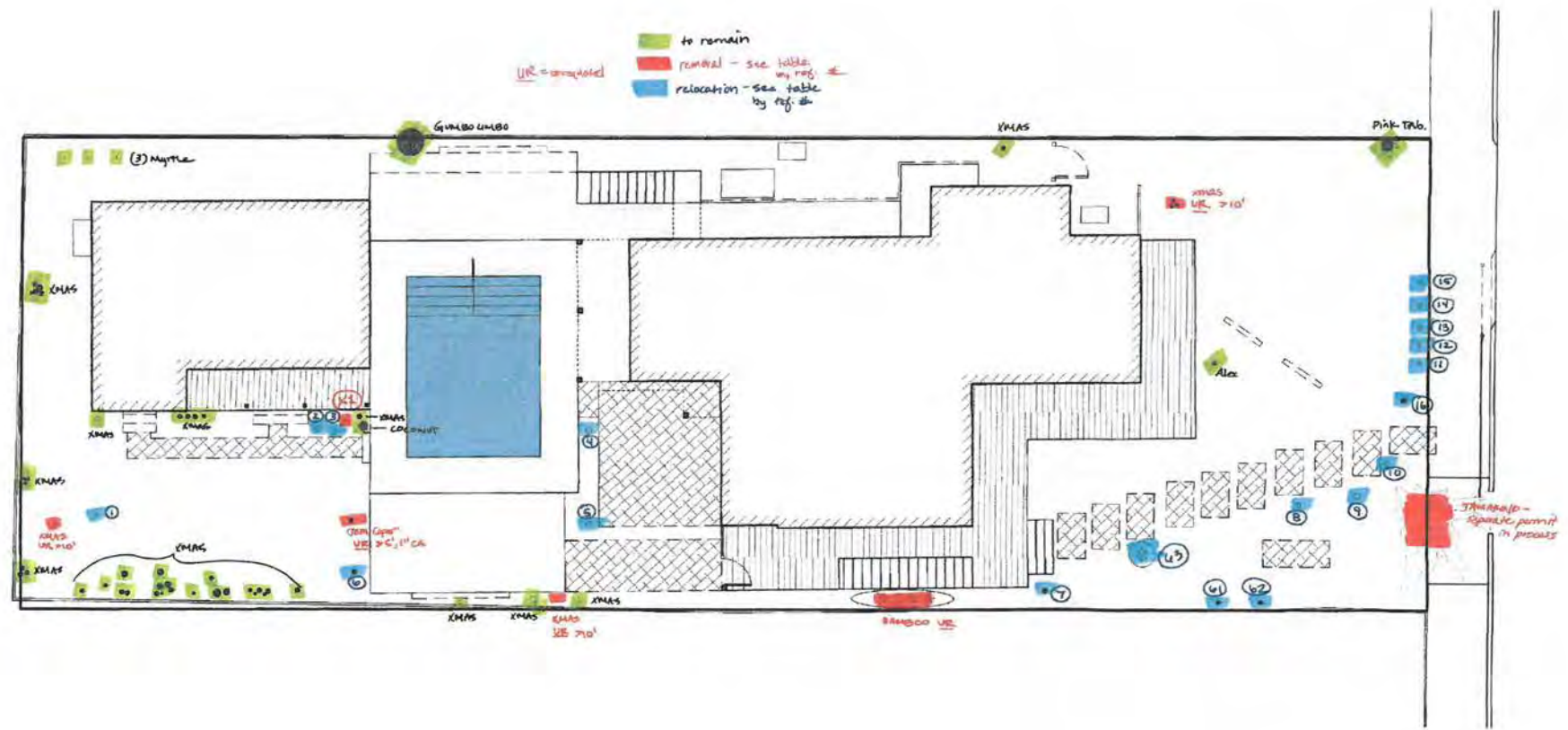
Species: 50% (not on protected or not protected tree list)

Condition: part of tree has already been removed. Cannot accurately give a condition.

Total Average Value = NA removal application is an after-the-fact application



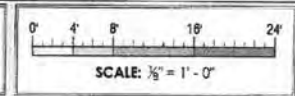
RECEIVED  
 AUG 23 2019  
 BY: KRS



MATCHLINE: SEE CHELSEA HOUSE 1 ON SHEET LC-5

KEY WEST, FLORIDA  
 KHP CAPITAL PARTNERS HOTEL

**CHELSEA 2 SITE DEMOLITION & TREE DISPOSITION PLAN**



DATE: July 1, 2019  
 DRAWN BY: LMK

SHEET  
 LC-6

**CRAIG REYNOLDS**  
 landscape architecture  
 craigreynolds.net 305.292.7243  
 317 David Street, Suite 204 Key West, Florida 33042











**REGULATED REMOVALS (marked with orange skulls tape):**

Property	ref. #	Common name (scientific name)	Apx. Size:	Status/Comments
CH2	X1	Christmas Palm ( <i>Adonidia merrillii</i> )	10' +	Leaning on roof
CH1	X2	Coconut Palm ( <i>Cocos nucifera</i> )	10' +	
CH1	X3	Foxtail Palm ( <i>Wodyetia bifurcata</i> )	10' +	
CH1	X4	Foxtail Palm ( <i>Wodyetia bifurcata</i> )	10' +	
CH1	X5	Foxtail Palm ( <i>Wodyetia bifurcata</i> )	10' +	
CH1	X6	Foxtail Palm ( <i>Wodyetia bifurcata</i> )		Previously removed
CH1	X7	Alexander Palm ( <i>Ptychosperma elegans</i> )		Previously removed
CH1	X8	Clusia ( <i>clusia guttifera</i> )		<b>TREE COMMISSION</b>
CH1	X9	Green Thatch Palm ( <i>Thrinax radiata</i> )		Previously removed
CH1	X10	Green Thatch Palm ( <i>Thrinax radiata</i> )		Previously removed
CH1	X11	Green Thatch Palm ( <i>Thrinax radiata</i> )		Previously removed
CH1	X12	Chinese Fan Palm ( <i>Livistona chinese</i> )	10' +	
CH1	X13	Foxtail Palm ( <i>Wodyetia bifurcata</i> )	10' +	
CH1	X14	Foxtail Palm ( <i>Wodyetia bifurcata</i> )	10' +	
KL	X15	Fan Palm ( <i>Washingtonia robusta</i> )	10' +	
KL	X16	Cabada Palm ( <i>Dypsis cabadae</i> )	10' +	
KL	X17	Plumeria ( <i>Plumeria rubra</i> )	30" DBH.	<b>TREE COMMISSION</b>
-	-	NOW TO RELOCATE - refer to relocation #69		
KL	X19	Foxtail Palm ( <i>Wodyetia bifurcata</i> )	10' +	
KL	X20	Foxtail Palm ( <i>Wodyetia bifurcata</i> )	10' +	
KL	X21	Foxtail Palm ( <i>Wodyetia bifurcata</i> )	10' +	
KL	X22	Foxtail Palm ( <i>Wodyetia bifurcata</i> )	10' +	
-	-	NOW TO REMAIN	-	
KL	X24	Christmas Palm ( <i>Adonidia merrillii</i> )	10' +	In Gumbo Canopy
KL	X25	Christmas Palm ( <i>Adonidia merrillii</i> )		Previously removed
KL	X26	Christmas Palm ( <i>Adonidia merrillii</i> )		Previously removed
KL	X27	Christmas Palm ( <i>Adonidia merrillii</i> )		Previously removed
KL	X28	Christmas Palm ( <i>Adonidia merrillii</i> )		Previously removed
KL	X29	Christmas Palm ( <i>Adonidia merrillii</i> )		Previously removed
KL	X30	Christmas Palm ( <i>Adonidia merrillii</i> )		Previously removed
KL	X31	Christmas Palm ( <i>Adonidia merrillii</i> )		Previously removed
KL	X32	Christmas Palm ( <i>Adonidia merrillii</i> )		Previously removed

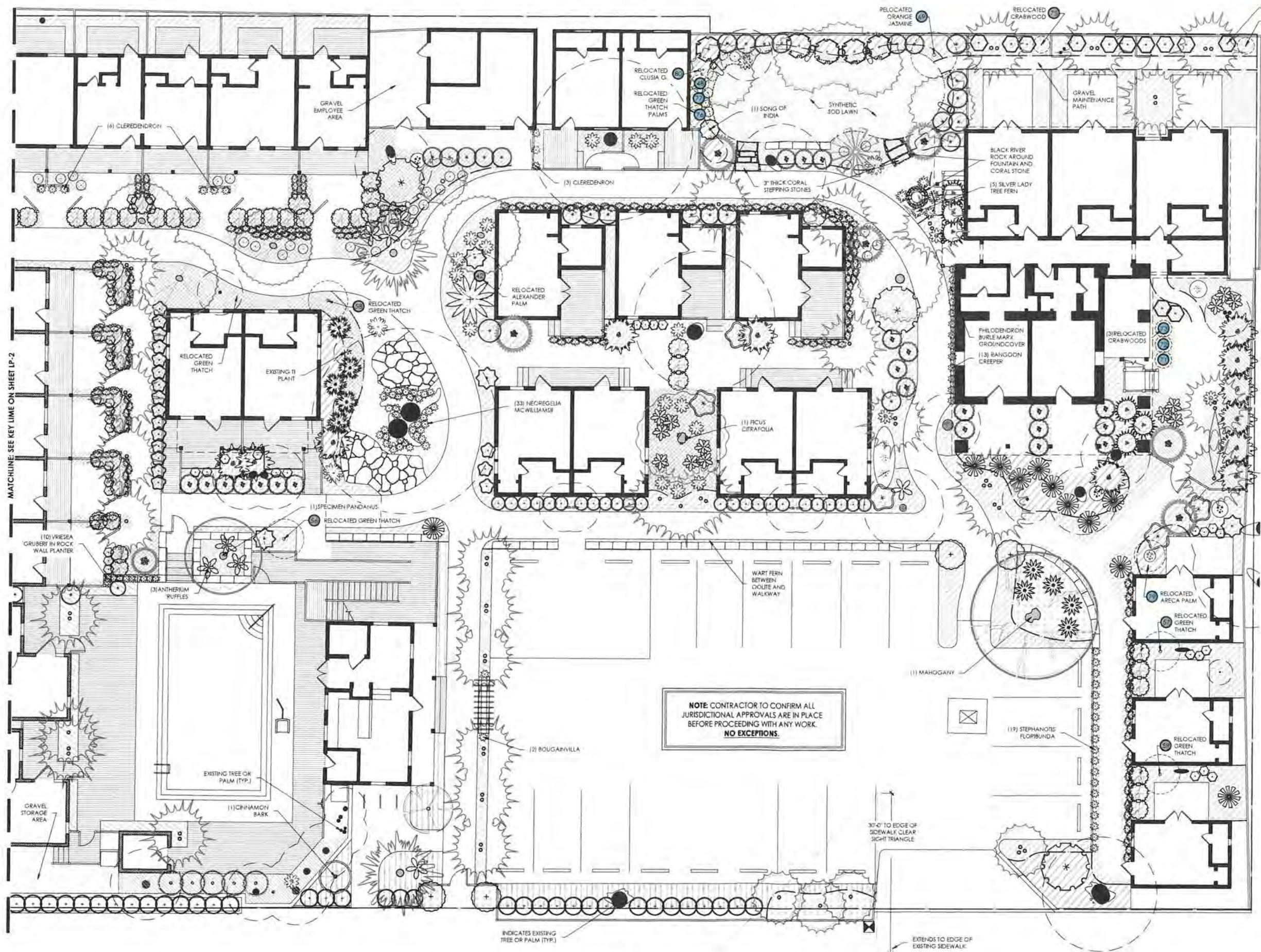
**RELOCATIONS (tagged and numbered on site):**

Property	ref. #	Common name (scientific name)	Apx. Size:	Status/Comments
CH2	1	Christmas Palm ( <i>Adonidia merrillii</i> )	10' +	
CH2	2	Christmas Palm ( <i>Adonidia merrillii</i> )	10' +	
CH2	3	Christmas Palm ( <i>Adonidia merrillii</i> )	10' +	
CH2	4	Christmas Palm ( <i>Adonidia merrillii</i> )	10' +	
CH2	5	Christmas Palm ( <i>Adonidia merrillii</i> )	10' +	
CH2	6	Crabwood ( <i>Gymnanthes Lucida</i> )	6' HT, 1.5" CA	
CH2	7	Spanish Stopper ( <i>Eugenia foetida</i> )	12' HT, 2" CA	
CH2	8	Alexander Palm ( <i>Ptychosperma elegans</i> )	10' +	
CH2	9	Alexander Palm ( <i>Ptychosperma elegans</i> )	10' +	
CH2	10	Christmas Palm ( <i>Adonidia merrillii</i> )	7'	Unregulated
CH2	11	Christmas Palm ( <i>Adonidia merrillii</i> )	10' +	
CH2	12	Christmas Palm ( <i>Adonidia merrillii</i> )	10' +	
CH2	13	Christmas Palm ( <i>Adonidia merrillii</i> )	10' +	
CH2	14	Christmas Palm ( <i>Adonidia merrillii</i> )	10' +	
CH2	15	Christmas Palm ( <i>Adonidia merrillii</i> )	10' +	
CH2	16	Jamaican Caper ( <i>Capparis c.</i> )	7' HT, 2" CA	
CH1	17	Coconut Palm ( <i>Cocos nucifera</i> )	10' +	
CH1	18	Crabwood ( <i>Gymnanthes Lucida</i> )	6' HT, 1.5" CA	
CH1	19	Crabwood ( <i>Gymnanthes Lucida</i> )	6' HT, 1.5" CA	
CH1	20	Christmas Palm ( <i>Adonidia merrillii</i> )	10' +	
CH1	21	Christmas Palm ( <i>Adonidia merrillii</i> )	10' +	
CH1	22	Christmas Palm ( <i>Adonidia merrillii</i> )	10' +	
CH1	23	Alexander Palm ( <i>Ptychosperma elegans</i> )	10' +	
CH1	24	Alexander Palm ( <i>Ptychosperma elegans</i> )	10' +	
CH1	25	Alexander Palm ( <i>Ptychosperma elegans</i> )	10' +	
CH1	26	Clusia ( <i>clusia guttifera</i> )	15' HT, 4" CA	
CH1	27	Pigeon Plum ( <i>Coccoloba diversifolia</i> )	15' HT, 4" CA	
CH1	28	Alexander Palm ( <i>Ptychosperma elegans</i> )	10' +	
CH1	29	Alexander Palm ( <i>Ptychosperma elegans</i> )	10' +	
CH1	30	Alexander Palm ( <i>Ptychosperma elegans</i> )	10' +	
CH1	31	Green Thatch Palm ( <i>Thrinax radiata</i> )	3' PH	
CH1	32	Alexander Palm ( <i>Ptychosperma elegans</i> )	10' +	
KL	33	Christmas Palm ( <i>Adonidia merrillii</i> )	10' +	
KL	34	Christmas Palm ( <i>Adonidia merrillii</i> )	10' +	
KL	35	Christmas Palm ( <i>Adonidia merrillii</i> )	10' +	
KL	36	Christmas Palm ( <i>Adonidia merrillii</i> )	10' +	



KL	37	Christmas Palm ( <i>Adonidia merrillii</i> )	10' +	
KL	38	Christmas Palm ( <i>Adonidia merrillii</i> )	10' +	
KL	39	Christmas Palm ( <i>Adonidia merrillii</i> )	10' +	
KL	40	Christmas Palm ( <i>Adonidia merrillii</i> )	10' +	
KL	41	Christmas Palm ( <i>Adonidia merrillii</i> )	10' +	
KL	42	Alexander Palm ( <i>Ptychosperma elegans</i> )	10' +	
KL	43	Christmas Palm ( <i>Adonidia merrillii</i> )	10' +	
KL	44	Christmas Palm ( <i>Adonidia merrillii</i> )	10' +	
KL	45	Christmas Palm ( <i>Adonidia merrillii</i> )	10' +	
KL	46	Christmas Palm ( <i>Adonidia merrillii</i> )	10' +	
KL	47	Christmas Palm ( <i>Adonidia merrillii</i> )	10' +	
KL	48	Green Thatch Palm ( <i>Thrinax radiata</i> )	3' PH	
KL	49	Christmas Palm ( <i>Adonidia merrillii</i> )	10' +	
KL	50	Christmas Palm ( <i>Adonidia merrillii</i> )	10' +	
KL	51	Christmas Palm ( <i>Adonidia merrillii</i> )	10' +	
KL	52	Christmas Palm ( <i>Adonidia merrillii</i> )	10' +	
KL	53	Christmas Palm ( <i>Adonidia merrillii</i> )	10' +	
KL	54	Christmas Palm ( <i>Adonidia merrillii</i> )	10' +	
KL	55	Christmas Palm ( <i>Adonidia merrillii</i> )	10' +	
KL	56	Green Thatch Palm ( <i>Thrinax radiata</i> )	10' +	
KL	57	Green Thatch Palm ( <i>Thrinax radiata</i> )	8' PH.	
KL	58	Green Thatch Palm ( <i>Thrinax radiata</i> )	10' +	
KL	59	Green Thatch Palm ( <i>Thrinax radiata</i> )	10' +	
KL	60	Vietchia Palm ( <i>Veitchia arecina</i> )	10' +	
CH2	61	Spanish Stopper ( <i>Eugenia foetida</i> )	3' HT, 1" CA	
CH2	62	Spanish Stopper ( <i>Eugenia foetida</i> )	3' HT, 1" CA	
CH2	63	Areca Palm ( <i>Dypsis lutescens</i> )		Unregulated
CH1	64	Robellini Palm ( <i>Phoenix roebelenii</i> )		Unregulated
CH1	65	Robellini Palm ( <i>Phoenix roebelenii</i> )		Unregulated
CH1	66	Alexander Palm ( <i>Ptychosperma elegans</i> )		In planter box
CH1	67	Alexander Palm ( <i>Ptychosperma elegans</i> )		In planter box
CH1	68	Alexander Palm ( <i>Ptychosperma elegans</i> )		In planter box
KL	69	Orange Jasmine ( <i>Murraya paniculata</i> )	8" DBH	
KL	70	Crabwood ( <i>Gymnanthes Lucida</i> )	5' PH.	
KL	71	Crabwood ( <i>Gymnanthes Lucida</i> )	5' PH.	
KL	72	Crabwood ( <i>Gymnanthes Lucida</i> )	5' PH.	
KL	73	Crabwood ( <i>Gymnanthes Lucida</i> )	5' PH.	
KL	74	Crabwood ( <i>Gymnanthes Lucida</i> )	5' PH.	
KL	75	Crabwood ( <i>Gymnanthes Lucida</i> )	5' PH.	
KL	76	Green Thatch Palm ( <i>Thrinax radiata</i> )	4' PH.	
KL	77	Green Thatch Palm ( <i>Thrinax radiata</i> )	7' PH.	
KL	78	Dracena Arborea		Unregualted
KL	79	Areca Palm ( <i>Dypsis lutescens</i> )		Unregualted
KL	80	Clusia ( <i>clusia guttifera</i> )	4" DBH.	





**PLANTING LEGEND**

(SEE SHEET LP-1 FOR COMPLETE PLANT LIST)

- |  |                 |  |                     |
|--|-----------------|--|---------------------|
|  | CROTON          |  | CHINESE PERFUME     |
|  | DIOON           |  | GREEN CRINUM LILY   |
|  | SIMPSON STOPPER |  | PURPLE CRINUM LILY  |
|  | CRABWOOD        |  | CAT PALM            |
|  | HELICONIA       |  | ACALYPHA CHENILLE   |
|  | CLUSIA          |  | PHILO. ROJO CONGO   |
|  | LADY PALM       |  | TI PLANT            |
|  | RADERMACHERA    |  | MYRTLE OF THE RIVER |
|  | BAY CEDAR       |  | (SEE PLAN)          |
|  | SPANISH STOPPER |  | PHILO. WEEKS HYBRID |
|  | PUA KENIKENI    |  | PHILO. GIGANTEUM    |
|  | GIANT IRIS      |  | PHILO. WILSONII     |
|  |                 |  | PHILO. MAGNIFICA    |

**TREES & PALMS**

- |  |                    |  |                   |
|--|--------------------|--|-------------------|
|  | SUGAR PALM         |  | OIL PALM          |
|  | GUMBO LIMBO        |  | SILVER BUTTONWOOD |
|  | CABADA PALM        |  | SABAL PALM        |
|  | ALEXANDER PALM     |  | BISMARKIA PALM    |
|  | IRONWOOD           |  | ROYAL PALM        |
|  | PLUMERIA RUBRA     |  | GREEN THATCH PALM |
|  | SILVER THATCH PALM |  | SILVER SAW PALM   |

**GROUNDCOVERS**

- |  |                    |  |               |
|--|--------------------|--|---------------|
|  | GREEN ISLAND FICUS |  | WART FERN     |
|  | MONSTERA           |  | LIRIOPE       |
|  | BOSTON FERN        |  | COONTIE       |
|  | BURLE MARX         |  | SPANISH SHAWL |
|  |                    |  | MONDO GRASS   |

NOTE: CONTRACTOR TO CONFIRM ALL JURISDICTIONAL APPROVALS ARE IN PLACE BEFORE PROCEEDING WITH ANY WORK. NO EXCEPTIONS.

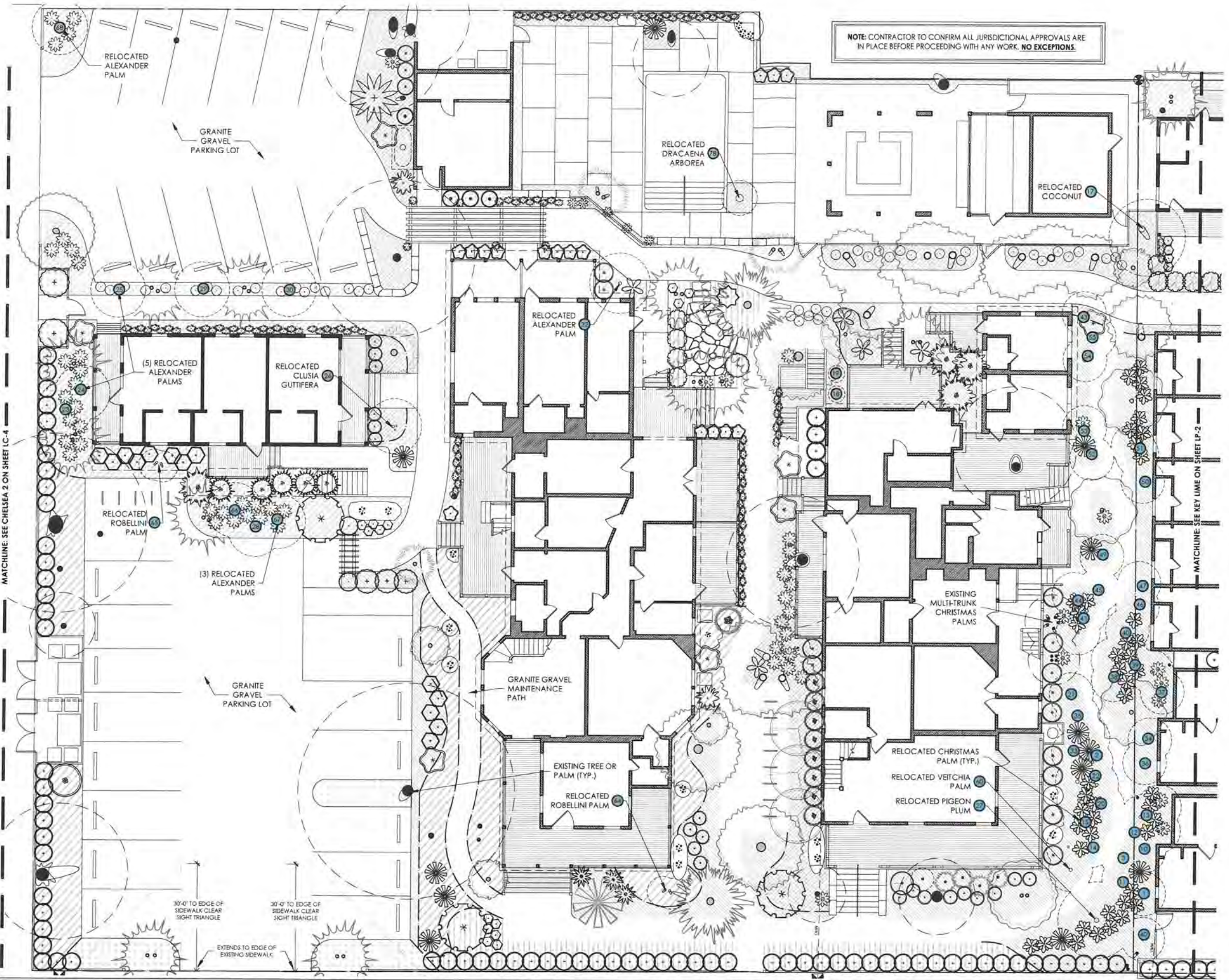
MATCHLINE SEE KEY LINE ON SHEET LP-2

30'-0" TO EDGE OF SIDEWALK CLEAR SIGHT TRIANGLE  
EXTENDS TO EDGE OF EXISTING SIDEWALK

INDICATES EXISTING TREE OR PALM (TYP.)



NOTE: CONTRACTOR TO CONFIRM ALL JURISDICTIONAL APPROVALS ARE IN PLACE BEFORE PROCEEDING WITH ANY WORK. NO EXCEPTIONS.



### PLANTING LEGEND

(SEE SHEET LP-1 FOR COMPLETE PLANT LIST)

	MAST TREE		LOCUST BERRY
	CROTON		CHINESE PERFUME
	DIOON		GREEN CRINUM LILY
	SILVER THATCH PALM		PURPLE CRINUM LILY
	SIMPSON STOPPER		CAT PALM
	CRABWOOD		ACALYPHA CHENILLE
	HELICONIA		PHILO. ROJO CONGO
	CLUSIA		IXORA 'AURORA'
	LADY PALM		MUSSAENDA
	RADERMACHERA		KENTIA PALM
	SILVER SAW PALMETTO		RANGOON CREEPER
	BAY CEDAR		ALLAMANDA VINE
	SPANISH STOPPER		PHILO. GIGANTEUM
	PUA KENIKEN		PHILO. WILSONII
	GIANT IRIS		PHILO. MAGNIFICA

### TREES & PALMS

	SUGAR PALM		OIL PALM
	GUMBO LIMBO		OLD MAN PALM
	CABADA PALM		SABAL PALM
	CHAMBEYRONIA		BISMARKIA PALM
	ALEXANDER PALM		ROYAL PALM
	IRONWOOD		GREEN THATCH PALM
	JATROPHA		PLUMERIA OBTUSA
			PLUMERIA RUBRA

### GROUNDCOVERS

	GREEN ISLAND FICUS		WART FERN
	MONSTERA		LIRIOPE
	BOSTON FERN		COONTIE
	BURLE MARX		



### PLANTING LEGEND

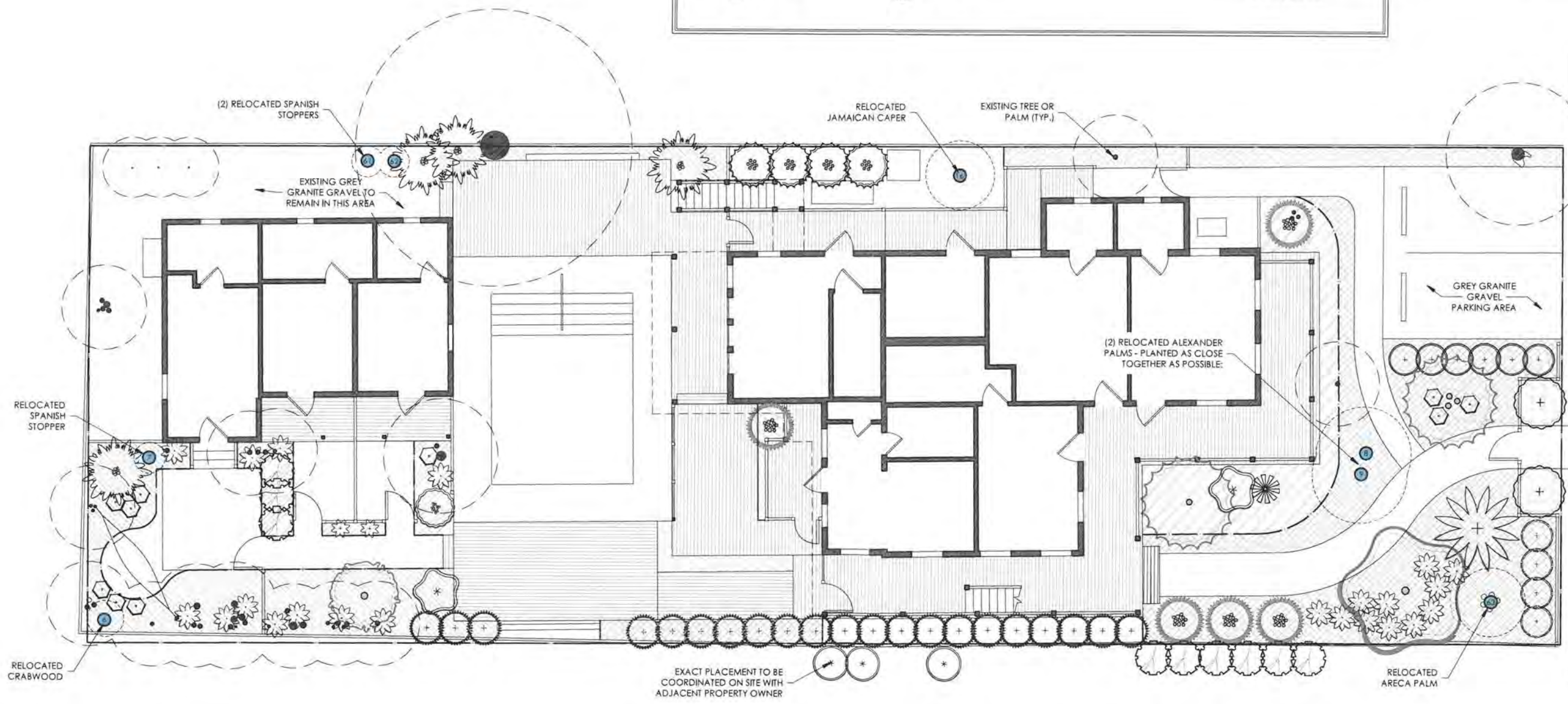
(SEE SHEET LP-1 FOR COMPLETE PLANT LIST)

<ul style="list-style-type: none"> <li> DIOON</li> <li> CABADA PALM</li> <li> COCOTHRINAX ALTA</li> <li> BULNESIA</li> <li> ALEXANDER PALM (RELOCATED)</li> <li> MAST TREE</li> </ul>	<ul style="list-style-type: none"> <li> ARECA PALM</li> <li> SIMPSON STOPPER</li> <li> CRABWOOD</li> <li> HELICONIA</li> <li> CLUSIA</li> <li> PLUMERIA RUBRA</li> <li> LADY PALM</li> </ul>	<ul style="list-style-type: none"> <li> SILVER THATCH PALM</li> <li> PHILODENDRON GIGANTEUM</li> <li> PHILODENDRON MAGNIFICA</li> <li> CLERODENDRUM SPECIOSUM</li> <li> RADERMACHERA</li> <li> CROTON</li> </ul>
---	--	--

<ul style="list-style-type: none"> <li> COONTIE</li> <li> GREEN ISLAND FIGUS</li> <li> MONSTERA</li> <li> AGLAONEMA SILVER BAY</li> <li> BOSTON FERN</li> <li> BURLE MARX</li> <li> GRANITE GRAVEL</li> </ul>
---

**NOTE:** CONTRACTOR TO CONFIRM ALL JURISDICTIONAL APPROVALS ARE IN PLACE BEFORE PROCEEDING WITH ANY WORK. **NO EXCEPTIONS.**



ELIZABETH STREET

MATCHLINE: SEE KEY LIME ON SHEET LP-3



# Application



**RECEIVED**  
**AUG 08 2019**  
 BY: MS

8-15-19  
 KAD



✓ Canopy removal T2019-0384  
 canopy transplant T2019-0385  
 ✓ Palm removal T2019-0386  
 ✓ Palm transplant T2019-0387

**Tree Permit Application**

Date: \_\_\_\_\_

Please Clearly Print All Information unless indicated otherwise.

**Tree Address** Chelsea 1 Chelsea 2  
**Cross/Corner Street** 707 Truman Ave 916 Elizabeth St  
Truman and Elizabeth  
**List Tree Name(s) and Quantity** (9) Removals - Palms (45) Relocations  
**Species Type(s) check all that apply**  Palm  Flowering  Fruit  Shade  Unsure  
**Reason(s) for Application:**

- REMOVE  Tree Health  Safety  Other/Explain below
- TRANSPLANT  New Location  Same Property  Other/Explain below
- HEAVY MAINTENANCE  Branch Removal  Crown Cleaning/Thinning  Crown Reduction

**Additional Information and Explanation** Clusia gattifera approx 12" dbh

8-23-19 removal ATF

**Property Owner Name** KHP IV Key West LLC  
**Property Owner eMail Address** joel@jds-construction.com  
**Property Owner Mailing Address** 101 California St, Suite 980  
**Property Owner Mailing City** San Francisco **State** CA **Zip** 94111  
**Property Owner Phone Number** (305) 923-1796  
**Property Owner Signature** \_\_\_\_\_

**Representative Name** Mama's Garden Center  
**Representative eMail Address** jnc@mamasgardencenter.com  
**Representative Mailing Address** 111 US Hwy 1, Box 108,  
**Representative Mailing City** Key West **State** FL **Zip** 33040  
**Representative Phone Number** (305) 296-1617

NOTE: A Tree Representation Authorization form must accompany this application if someone other than the owner will be representing the owner at a Tree Commission meeting or picking up an issued Tree Permit.

Tree Representation Authorization form attached ( )

<<<<< Sketch location of tree in this area including cross/corner Street >>>>>

Please identify tree(s) with colored tape

canopy removal - 1- Clusia & 1-Tamarind

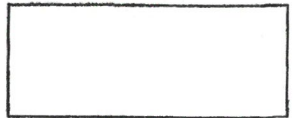
canopy transplant - 1-Pigeon Plum  
 1-Clusia  
 2-Crabwood

Palm removal - Foxtail - 6  
 Fan Palm - 2  
 Christmas palm - 1

Palm Transplant -  
 Christmas Palms - 17  
 Alexander Palm - 9  
 Coconut Palm - 3  
 Thatch palm - 5  
 Roebelin palm - 7

If this process requires blocking of a City right-of-way, a separate ROW Permit is required. Please contact 305-809-3740.





**Tree Representation Authorization**

Date: 8/26/19

Attendance at the Tree Commission meeting on the date when your request will be discussed is necessary in order to expedite the resolution of your application. This Tree Representation Authorization form must accompany the application if the property owner is unable to attend or will have someone else pick up the Tree Permit once issued.

**Please Clearly Print** All Information unless indicated otherwise.

Tree Address 725 TRUMAN AVE, 709 TRUMAN AVE

Property Owner Name KHP IV KEY WEST LLC  
Property Owner eMail Address KEN.REYNOLDS@KHPCC.COM  
Property Owner Mailing Address 101 CALIFORNIA, STE 980  
Property Owner Mailing City SAN FRANCISCO State CA Zip 94111  
Property Owner Phone Number ( ) - (415) 944-1557  
Property Owner Signature [Signature]

Representative Name MICHAEL MCCOY  
Representative eMail Address MMCCOY@NEWLEAF.EXPERT  
Representative Mailing Address 57 SILVERSPRINGS DR.  
Representative Mailing City KEY LARGO State FL Zip 33037  
Representative Phone Number (954) 643-0423

I JOE DOS SANTOS, hereby authorize the above listed agent(s) to represent me in the matter of obtaining a Tree Permit from the City of Key West for my property at the tree address above listed. You may contact me at the telephone listed above if there is any questions or need access to my property.

Property Owner Signature [Signature]

The forgoing instrument was acknowledged before me on this 26 day August.

By (Print name of Affiant) Michael McCoy who is personally known to me or has produced \_\_\_\_\_ as identification and who did take an oath.

NOTARY PUBLIC  
Sign Name: M. Holly Booton  
Print Name: M. Holly Booton  
My Commission Expires: 12/26/21

Notary Public - State of Florida (seal)





## Karen DeMaria

---

**From:** Lea Kindt <lea@craigreynolds.net>  
**Sent:** Tuesday, August 27, 2019 1:46 PM  
**To:** Karen DeMaria  
**Subject:** Re: Timeline and Tree Protection at Key Lime/Chelsea House property  
**Attachments:** Tree representation Auth.pdf

Karen,

Great! Thank you.

Mike Mccoy will be representing at the tree commission meeting. I am attaching the representation authorization. Let me know if you need the original and I will drop it off.

Lea

**Lea Kindt**  
Associate Designer  
Craig Reynolds Landscape Architecture  
517 Duval Street Suite 204  
Key West, FL 33040  
305.292.7243 EX. 3  
[www.craigreynolds.net](http://www.craigreynolds.net)

---

**From:** Karen DeMaria <kdemaria@cityofkeywest-fl.gov>  
**Sent:** Tuesday, August 27, 2019 1:09 PM  
**To:** Lea Kindt <lea@craigreynolds.net>  
**Cc:** Craig Reynolds <craig@craigreynolds.net>  
**Subject:** RE: Timeline and Tree Protection at Key Lime/Chelsea House property

The palm removals and transplants and the canopy transplant permits should be ready this afternoon.

By the way, who is representing at the Tree Commission meeting for the three removals? I have rep forms for Joel and for Mama's Garden Center and am in the process of getting notice letters mailed.

Sincerely,

Karen

---

**From:** Lea Kindt <lea@craigreynolds.net>  
**Sent:** Tuesday, August 27, 2019 10:00 AM  
**To:** Karen DeMaria <kdemaria@cityofkeywest-fl.gov>  
**Cc:** Craig Reynolds <craig@craigreynolds.net>  
**Subject:** Timeline and Tree Protection at Key Lime/Chelsea House property

Hi Karen,







# Untitled Map

Write a description for your map.

Legend



Google Earth

90 ft

