



City of Key West, FL

City Hall
1300 White Street
Key West FL 33040

Meeting Agenda Full Detail - Final Planning Board

Thursday, April 20, 2017

6:00 PM

City Hall

ADA Assistance: It is the policy of the City of Key West to comply with all requirements of the Americans with Disabilities Act (ADA). Please call the TTY number 1-800-955-8771 or for voice 1-800-955-8770 or the ADA Coordinator at 305-809-3811 at least five business days in advance for sign language interpreters, assistive listening devices, or materials in accessible format.

ALL VISUAL PRESENTATIONS FOR AGENDA ITEMS MUST BE RECEIVED (24) TWENTY-FOUR HOURS PRIOR TO THE MEETING.

Call Meeting To Order

Roll Call

Pledge of Allegiance to the Flag

Approval of Agenda

Approval of Minutes

1 March 16, 2017

Attachments: [Minutes](#)

Action Items

2 Change in meeting date from September 21 to September 14, 2017.

Old Business

- 3** **Alcohol Sales Special Exception - 700 Eaton Street (RE# 00006120-000000, AK# 1006343)** - A request for special exception to the prohibition of alcoholic beverage sales within 300 feet of a church, school, cemetery or funeral home for property located within the Historic Neighborhood Commercial-2 (HNC-2) Zoning District pursuant to the Code of Ordinances of the City of Key West, Florida

Attachments: [April 20 2017 Package](#)

[Noticing Package](#)

[Preserve Our Residential Neighborhood - Keep It Alcohol Free Petition Signatur](#)

[Emails Between Owner and Christian Science Society](#)

[Official Response from Christian Science Society](#)

[Letter from Applicants' Attorney](#)

[Public Comments](#)

[Support Letters](#)

- 4** **Variance - 821-823 Whitehead Street (RE # 00017250-000100,00017250-000000)** - A request for a Variance to the minimum parking requirements for 12.2 parking spaces on property located in the Historic Medium Density (HMDR) zoning district pursuant to Sections 90-395,108-572 of the Land Development Regulations of the Code of Ordinances of the City of Key West, Florida.

Attachments: [Package](#)

[Noticing Package](#)

[Letters of Support](#)

[Public Comment](#)

- 5** **Change of Non-Conforming Use - 821-823 Whitehead Street (RE #00017250-000100; 00017250-000000)** - A request for a change of nonconforming use in order to change the use of 552 square feet of commercial retail to an expansion of the café's consumption area on property located within the Historic Medium Density Residential (HMDR) Zoning District pursuant to Section 122-32(e) of the code of Ordinances of the City of Key West, Florida.

Attachments: [Package](#)

[Noticing Package](#)

[Letters of Support](#)

[Public Comment](#)

- 6** **Variance - 1107 Southard Street (RE# 00007140-000000)** - A request for variances to the minimum open space requirements, side and rear setback requirements in order to reconstruct a rear addition and porch located within the Historic High Density Residential (HHDR) Zoning District pursuant to Section 90-395, 108-346(b), 122-630(6)(b), 122-630(6)(e) of the Land Development Regulations of the Code of Ordinances of the City of Key West, Florida.
- Attachments: [Package](#)
 [Noticing Package](#)
 [Support Letters](#)
- 7** **Variance - 1424 Von Phister (RE # 00040810-000000; AK # 1041491)**
- A request for a variance to maximum building coverage requirements in order to construct a carport on property located within the Single Family (SF) Zoning District pursuant to Section 90-395 and -122-238(4) (a) of the Land Development Regulations of the Code of Ordinances of the City of Key West, Florida.
- Attachments: [April 20 2017 Package](#)
 [Noticing Package](#)
- 8** **An After-the-Fact Variance - 1109 Stump Lane (RE# 00007120-000000)** - A request for an after-the-fact variance to rear and side setback requirements in order to maintain the raised walls, the redesign of the roof and to renovate the existing interior accessory structure located within the Historic High Density Residential (HHDR) Zoning District pursuant to Sections 122-630(6) (b.) and 122-630(6) (c.) of the Land Development Regulations of the Code of Ordinances of the City of Key West, Florida.
- Attachments: [Package](#)
 [Noticing Package](#)
 [Public Comments](#)
 [Haffenreffer Comment](#)
 [Mastrobuono Comment](#)

New Business

- 9** **Variance - 1004 Eaton Street (RE # 000052900-000000)** A request for variances to rear setback, maximum impervious surface ratio, and open space/landscaping requirements in order to construct a swimming pool and pool equipment on commercial property located within the Historic Medium Density Residential (HMDR) Zoning District of the Land Development Regulations of the Code of Ordinances of the City of Key West, Florida.

Attachments: [April 20, 2017 Package](#)

[Noticing Package](#)

- 10** **Transient License Transfer - Unassigned address-formerly 425 Frances St. #3 (RE# 00004970-000103)** to 219 Ann Street Rear (RE# 00001200-000500) - A request to transfer one transient license from property located within the Historic Medium Density Residential (HMDR) Zoning District to property located within the Historic Residential Commercial Core -Duval Street Gulfside (HRCC-1) Zoning District of the Land Development Regulations of the Code of Ordinances of the City of Key West, Florida.

Attachments: [April 20, 2017 Package-TLT.](#)

[Noticing Package](#)

[Comment](#)

- 11** **An After-the-Fact Variance- 1601 Government Road (RE# 00064550-000000)** - A after-the-fact variance request to maintain a solid fence six foot in height located in the front and street side yard of the property located in the Single Family (SF) Zoning District.

Attachments: [Package](#)

[Noticing Package](#)

- 12** **Parking Variance- 315 Catherine Street (RE # 00026320-000000)** - A request for a variance to the minimum parking requirements for 3 parking spaces located within the Historic Medium Density (HMDR) Zoning District.

Attachments: [Package](#)

[Noticing Package](#)

13

Minor Development Plan and Landscape Waiver - 315 Catherine Street (RE # 00026320-000000) - A request for a Minor Development Plan and Landscape waiver approval for the construction of three 2 bed/2bath apartments located within the Historic Medium Density (HMDR) Zoning District.

Attachments: [Package.pdf](#)
[Noticing Package](#)

Public Comment

Reports

Adjournment