

**PLANNING BOARD
RESOLUTION NO. 2019-**

A RESOLUTION OF THE CITY OF KEY WEST PLANNING BOARD APPROVING BUILDING PERMIT ALLOCATION SYSTEM (BPAS) RANKINGS AND MAKING THE FINAL DETERMINATION OF AWARD OF NINE MARKET-RATE UNITS AND ONE-HUNDRED SIX (106) AFFORDABLE-RATE UNITS FROM YEAR 6 (JULY 1, 2018 TO JUNE 30, 2019) PURSUANT TO SECTIONS 86-9 AND 108-997 OF THE LAND DEVELOPMENT REGULATIONS OF THE CITY OF KEY WEST, FLORIDA; PROVIDING FOR AN EFFECTIVE DATE.

WHEREAS, the City of Key West, Florida, (the 'City') adopted Ordinance No. 13-19, which became effective on February 27, 2014, establishing a Building Permit Allocation System ("BPAS") in order to limit the amount of new permanent and transient residential development in the City pursuant to Objective 1-1.16 of the Comprehensive Plan; and

WHEREAS, the BPAS is now codified in Chapter 108, Article X of the Land Development Regulations ("LDRs") of the Code of Ordinances (the "Code"); and

WHEREAS, City Code Section 108-995 identifies the annual amount of residential development that may be allocated by housing type (affordable, market-rate, and transient) using the Equivalent Single-Family Unit (ESFU) Factors of City Code Section 108-994; and

WHEREAS, for Year 6 (July 1, 2018-June 30, 2019), a maximum of 46 market-rate units and a minimum of 45 affordable units are available for allocation; and

WHEREAS, City Code Section 86-9 provides that, upon ranking, in the event that two applications are determined to have the same numerical ranking score, and units are not available to provide awards to both projects, a drawing of lots will determine the awardee; and

_____Chairman

_____Planning Director

WHEREAS, on April 18, 2019, the Planning Board conducted a public hearing regarding the BPAS rankings and Final Determination of Award prepared by the Planning Director; and

WHEREAS, the Planning Board desires to approve the rankings and make the final determination of award for Year 6:

NOW, THEREFORE, BE IT RESOLVED BY THE PLANNING BOARD OF THE CITY OF KEY WEST, FLORIDA:

Section 1: That the above recitals are incorporated by reference as if fully set forth herein.

Section 2: The Planning Board approves the attached rankings and makes its Final Determination of Award of nine (9) market-rate units and one-hundred six (106) affordable-rate units from BPAS Year 6:

Market-Rate:

- One (1) unit with a 1.00 ESFU to 2303 Linda Avenue with 65 points
- One (1) unit with a 1.00 ESFU to 322 Amelia Street with 60 points
- Two (2) units with a 2.00 ESFU to 423 Front Street with 40 points
- Two (2) units with a 2.00 ESFU to 1319 William Street with 0 points
- Two (2) units with a 2.00 ESFU to 917 Duval Street with 0 points
- One (1) unit with a 1.00 ESFU to 524 Southard Street with 0 points

Affordable-Rate:

- One (1) unit with a 0.78 ESFU to 2303 Linda Avenue with 65 points
- One-hundred four (104) units with a 104.00 ESFU to 5220-5230 College Rd with 30 points
- One (1) unit with a 0.78 ESFU to 1721 Johnson Street with 5 points

_____Chairman

_____Planning Director

Section 3: This resolution shall go into effect immediately upon its passage and adoption and authentication by the signatures of the presiding officer and the Clerk of the Board.

Section 4: This resolution is subject to appeal periods as provided by the City of Key West Code of Ordinances (including the Land Development Regulations). After the City appeal period has expired, this permit or development order shall be rendered to the Florida Department of Economic Opportunity. Pursuant to Chapter 73C-44, F.A.C., this permit or development order is not effective for 45 days after it has been properly rendered to the DEO with all exhibits and applications attached to or incorporated by reference in this approval; that within the 45-day review period, the DEO can appeal the permit or development order to the Florida Land and Water Adjudicatory Commission; and that such an appeal stays the effectiveness of the permit until the appeal is resolved by agreement or order.

_____Chairman

_____Planning Director

Read and passed on first reading at a regularly scheduled meeting held this 18th day of April 2019.

Authenticated by the Chairman of the Planning Board and the Planning Director;

Sam Holland, Key West Planning Board Chairman Date

Attest:

Patrick Wright, Planning Director Date

Filed with the Clerk:

Cheryl Smith, City Clerk Date

_____ Chairman

_____ Planning Director