

THE CITY OF KEY WEST
PLANNING BOARD
Staff Report



To: Chairman and Planning Board Members

Through: Katie P. Halloran, Planning Director

From: Daniel Sobczak, AICP-C, Planner II

Meeting Date: August 19th, 2021

Application: **Rescission of Resolution #2021-13** – A request for approval to rescind Resolution #2021-13 for an after-the-fact variance for property at 3226 Eagle Avenue (RE# 00052890-001400)

Request:

The Planning Department is requesting a rescission of Resolution 2021-13 in order to clarify an error made by the City on the approval of the aforementioned Resolution. A subsequent variance has been submitted for the appropriate dimensions and approvals.

Overview:

The Planning Board approved Resolution 2021-13 at the April 22nd, 2021 Planning Board meeting for a storage structure at 3226 Eagle Avenue. The applicant had submitted the appropriate site plans and had submitted accurate dimensions of the proposed structure to the City. Unfortunately, the dimensions were calculated in error by planning staff and were stated incorrectly in the accompanying staff report. Due to the staff's error in calculation the Planning Board approved a variance for an accessory structure that was smaller than what was constructed on the parcel.

Due to the miscalculation, the City is asking that Planning Board Resolution 2021-13 be rescinded and a new variance for an accessory structure at 3226 Eagle Avenue be reviewed. The calculation used in the staff report of 80.5 sqft was in error, the actual size of the structure is 217 sqft, more or less. Of the 217 sqft structure, 72 sqft of the structure has been placed under existing eaves of the principal structure. The total additional building coverage added to the lot is 145 sqft.

Recommendation:

The Planning department recommends that Planning Board Resolution #2021-13 rescission be **approved** due to the staff's error and that the subsequent variance to replace Planning Board Resolution #2021-13 be heard without prejudice.