

CTY OF KW BUILDING DEP
604 SIMONTON ST
KEY WEST, FL 33040
305-809-3957

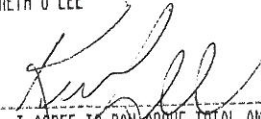
TERMINAL ID.:
MERCHANT #: 300979695243

VISA
*****7814 EXP:XX/XX SWIPED
SALE
BATCH: 000563 INV: 000009
Aug 05, 11 13:48
RRN: 121717213815 AUTH:968027
TRAN SEQ #: 011772

APPROVAL 968027

TOTAL \$61.00

KENNETH O LEE

X 
I AGREE TO PAY ABOVE TOTAL AMOUNT
ACCORDING TO CARD ISSUER AGREEMENT
MERCHANT AGREEMENT IF CREDIT VOUCHER

THANK YOU!

MERCHANT COPY

CTY OF KW BUILDING DEP
604 SIMONTON ST
KEY WEST, FL 33040
305-809-3957

TERMINAL ID.:
MERCHANT #: 300979695243

VISA
*****8271 EXP:XX/XX KEY ENTERED
SALE
BATCH: 000555 INV: 000013
Jul 25, 11 14:17
RRN: 120618201075 AUTH:600172
TRAN SEQ #: 011525

APPROVAL 600172

TOTAL \$50.00

X
I AGREE TO PAY ABOVE TOTAL AMOUNT
ACCORDING TO CARD ISSUER AGREEMENT
MERCHANT AGREEMENT IF CREDIT VOUCHER

THANK YOU!

MERCHANT COPY

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KEY WEST, FL 33040
305-809-3957

TERMINAL ID.:
MERCHANT #: 300979695243

VISA
*****8271 EXP:XX/XX KEY ENTERED
SALE
BATCH: 000555 INV: 000013
Jul 25, 11 14:17
RRN: 120618201075 AUTH:600172
TRAN SEQ #: 011525

APPROVAL 600172

TOTAL \$50.00

THANK YOU!

CUSTOMER COPY

Call for inspections:
293-6462
24-hour inspection line



THE CITY OF KEY WEST

BUILDING DEPARTMENT

P.O. BOX 1409
KEY WEST, FL 33041-1409
(305) 809-3956

Application Number 11-00002694 Date 8/03/11
Application pin number 440822
Property Address 422 EATON ST
RE #/PARCEL #/TAX ID etc 0000-6580-000000- 422-
Application type description RENOVATION, ADDITION, CONVERSION: COMMER
Property Zoning HIGH DENSITY RES/COMM
Application valuation 500

Owner	Contractor
-----	-----
DUVAL STREET RETAIL CENTER INC %JBK CAPITAL LLC (BRAY KELLY) 516 BROADWAY 10TH FLOOR NEW YORK NY 10012 (212) 925-5112	PREFERRED SIGNS INC 1906 N DIXIE HWY HOLLYWOOD FL 33020 (954) 922-0126

Permit BUILDING PERMIT
Additional desc
Permit Fee 20.00
Issue Date 8/03/11 Valuation 500
Expiration Date 7/23/13

Qty	Unit Charge	Per	Extension
		BASE FEE	20.00

Special Notes and Comments
Install 1'X 3" Sandblasted under canopy
sign copy " SUBWAY" N.O.C. exempt. GH
H11-01-984. GH. STAFF APPROVED 7/26/11
ET.

Other Fees	APPLICATION FEE BLDG NEW	50.00
	DCA SURCHARGE: FS553.721	2.00
	EDUCATION FEE	2.00
	PLAN REVIEW FEE	10.00
	DBPR SURCHARGE: FS468.631	2.00

Fee summary	Charged	Paid	Credited	Due
Permit Fee Total	20.00	.00	.00	20.00
Other Fee Total	66.00	50.00	.00	16.00
Grand Total	86.00	50.00	.00	36.00

Kevin Lee

THE PROPOSED CONSTRUCTION IS PERMITTED ON CONDITION OF COMPLIANCE WITH ALL APPLICABLE CODES AND ORDINANCES AND IN CONFORMANCE WITH ALL PLANS, SPECIFICATIONS AND ESTIMATES SUBMITTED WITH THE SUBJECT APPLICATION. PERMIT VOID UNLESS CONSTRUCTION COMMENCED WITHIN 180 DAYS OF ISSUE. Type: UC Drawer: 1
Date: 8/05/11 53 Receipt no: 92140

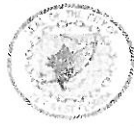
8/5/11
PT * BUILDING PE 1 \$36.00
Trans number: 2660683
VM VISA/MASTERC \$61.00

DATE ISSUED

Trans_date: 8/05/11 Time: 13:47:37



APPLICATION FOR BUILDING PERMIT



CITY OF KEY WEST, FLORIDA
3140 FLAGLER AVE., KEY WEST, FL 33040
PHONE: 305-809-3956 FAX: 305-809-3978

Permit No.
11-2694
FOR OFFICIAL USE ONLY

Note: All owner builders must apply in-person and be present at time of all inspections.

AT TIME OF SUBMITTAL, A \$50 APPLICATION FEE IS DUE.

APPLICATION DATE: 7/20/11

Street Address of proposed construction: 422 EATON STREET Key West FL

Property owner's name as appears on deed: DUNAL STREET RETAIL CENTER Phone #: 305-294-5155

Property owner's mailing address: 336 DUVAL ST E-mail: _____

Contractor's Company name: PREFERRED SIGNS, INC Phone #: 954-922-0126

Contractor's Company Address: 1906 N. DIXIE HWY E-mail: PREFERRED SIGNS 1 @ AOL.COM

Architect/Engineer's Name: HOLLYWOOD FL 33000 Phone #: 954-922-0126

Architect/Engineer's Address: 1 MAY CONSULTANTS E-mail: _____

VALUES

1. Value of improvements: \$ 500.00

2. Value of existing structure: \$ _____

3. Completed value: \$ _____

Check this box, if value of improvements is clearly not a "substantial improvement" (improvement costs less than 50% market value of structure) & complete only #1 above.

Number of Dwelling Units: _____

Type of work. Circle all that apply:

New Construction Commercial

Addition After-the-Fact

Demolition Interior

Renovation/Repair Exterior

Hurricane Shutters _____

HARC # _____

Describe proposed construction in detail, including quantities & square footage:

Install 1'x3' SANDBLASTED

UNDED CANOPY SIGN

copy SUBWAY

FOR PROJECTS INCLUDING:

- New Construction
- Additions
- Renovations exceeding 50% structure value

FLOOD ZONE	PANEL NUMBER	BASE FLOOD ELEVATION	ELEVATION LOWEST FLOOR	SUBSTANTIAL IMPROVEMENT?
				<input type="checkbox"/> Yes <input type="checkbox"/> No

WARNING TO OWNER: Your failure to record a notice of commencement may result in your paying twice for improvements to your property. If you intend to obtain financing, consult with your lender or an attorney before recording your notice of commencement.

I AS OWNER OR CONTRACTOR OF RECORD FOR THIS PROJECT, AGREE THAT I WILL COMPLY WITH THE PROVISIONS OF FLORIDA STATUTE 469.003 AND TO NOTIFY THE DEPARTMENT OF ENVIRONMENTAL PROTECTION OF MY INTENT TO DEMOLISH/RENOVATE A STRUCTURE AND REMOVE ASBESTOS, WHEN APPLICABLE, IN ACCORDANCE WITH STATE AND FEDERAL LAW.

I HEREBY CERTIFY THAT I HAVE READ AND EXAMINED THIS APPLICATION AND KNOW THAT SAME TO BE TRUE AND CORRECT. ALL PROVISIONS OF LAWS AND ORDINANCES GOVERNING THIS TYPE OF WORK WILL BE COMPLIED WITH, WHETHER SPECIFIED HEREIN OR NOT. THE GRANTING OF A PERMIT DOES NOT PRESUME TO GIVE AUTHORITY TO VIOLATE OR CANCEL THE PROVISIONS OF ANY LOCAL, STATE, OR FEDERAL LAWS REGULATING CONSTRUCTION OR THE PERFORMANCE OF CONSTRUCTION.

"NOTICE: IN ADDITION TO THE REQUIREMENTS OF THIS PERMIT, THERE MAY BE DEED RESTRICTIONS AND/OR ADDITIONAL RESTRICTIONS APPLICABLE TO THIS PROPERTY THAT MAY BE FOUND IN THE PUBLIC RECORDS OF THIS COUNTY AND THERE MAY BE ADDITIONAL PERMITS REQUIRED FROM OTHER GOVERNMENT ENTITIES SUCH AS WATER MANAGEMENT DISTRICTS, STATE AGENCIES OR FEDERAL AGENCIES."

CHAPTER 837.06 F.S. FALSE OFFICIAL STATEMENTS - WHOEVER KNOWINGLY MAKES A FALSE STATEMENT IN WRITING AND WITH THE INTENT TO MISLEAD A PUBLIC SERVANT IN THE PERFORMANCE OF HIS OR HER OFFICIAL DUTY SHALL BE GUILTY OF A MISDEMEANOR OF THE SECOND DEGREE PUNISHABLE AS PROVIDED FOR IN S. 775.082 OR S. 775.063.

I have obtained all necessary approvals from Associations, Government Agencies, H.A.R.C. and other parties as applicable, in order to complete the above described work.

Owner (print name): DUNAL STREET RETAIL CENTER LLC

Owner Signature: [Signature]

State of Florida; County of Monroe, Sworn to and scribed before me this 21 day of JULY, 20 11.

by: CLAUDE J. GARDNER, JR

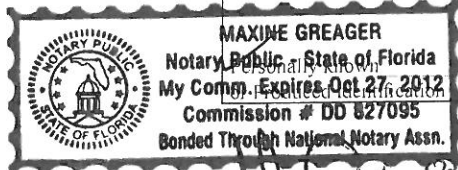
I have obtained all necessary approvals from Associations, Government Agencies, H.A.R.C. and other parties as applicable, in order to complete the above described work.

Contractor Qualifier: MARK WEBER

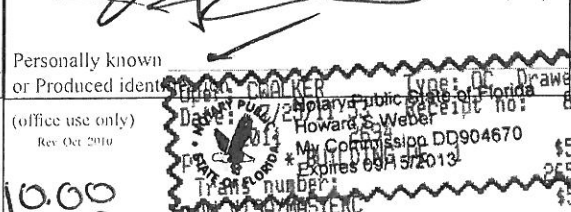
Qualifier Signature: [Signature]

State of Florida; County of Monroe, Sworn to and scribed before me this 20 day of JULY, 20 11.

by: [Signature]



Maxine Greager (seal)



Personally known or Produced identification: MARK WEBER

(office use only) Rev Oct 2010

Trans date: 7/25/11 Time: 14:16:29

Building Official, Assistant Building Official or Plan Reviewer. Reviewed for issuance of permit.

Cost of Permit: \$ 10.00

2.00

2.00

1.00

47016/27241 OK

CITY OF KEY WEST, FLORIDA

3140 FLAGLER AVE., KEY WEST, FL 33040
 PHONE: 305-809-3956 FAX: 305-809-3978

The following list of requirements for new residential/commercial structures, renovations, additions, and demolition etc., needs to be met before the applicaion package is submitted. This is a preliminary list. Additional information may be needed upon review.

Attention Applicants: Please fill out the required submittals with an "X" for included materials and an "N/A" for non-applicable materials in each required list for the proposed construction.

	New buildings or homes	Decks	Shutters Windows Doors	Signs	Awnings	Renovations Additions	Demolition
Completed Application				✓			
N.O.A.'s (Notice of Acceptance)							
Land Survey							
H.A.R.C. Approval**							
Florida Keys Aqueduct Approval							•
Keys Energy Approval							•
Address Assignment							
Design Pressures							
Deed							
Site Plan							
Drainage Calculation							
Swale Location							
Landscape Approval							
Energy Calculations							
Elevation Certificate							
Right-of-Way Approval							
4 Sets of Sealed Plans (Residential)							
5 Sets of Sealed Plans (Commercial)							

Not a required submittal
Required submittal

*Electrical demolition and Plumbing demolition permits must be issued and receive final inspection prior to demolition permit being issued.

**Also include signed copy of HARC approved plans for the proposed construction.

The office of the building official of the City of Key West, Florida, shall charge and collect for building permits at the rates set forth below:

New buildings (including balconies, porches, additions, garages and accessory buildings): For each \$1,000.00 of value, or fractional part thereof, of enclosed spa: \$18.00
 Minimum fee: \$60.00

New structures other than buildings (including water towers, radio towers, water plants, bridges, cisterns, seawalls, docks and boat davits): For each \$1,000.00 of cost or fractional part thereof: \$24.00
 Minimum fee: \$60.00

Repairs or remodeling to building:
 Less than \$500.00 estimated cost, no permit required: \$0.00
 For each \$1,000.00 of estimated cost or fractional part thereof: \$24.00
 Minimum fee: \$60.00

Docks and decks:
 For each \$1,000.00 of estimated cost of construction or fractional part thereof: \$24.00
 Inspection: \$80.00

Concrete/asphalt (including driveways, patios, parking lots and sidewalks):
 For each 1,000 square feet or fractional part thereof: \$18.00
 Coating of asphalt: for each 10,000 square feet or fractional part thereof: \$15.00
 Minimum fee: \$60.00

Fences (including wood, chainlink and concrete block):
 For the first 100 linear feet or fractional part thereof: \$75.00
 For each additional linear foot after first 100: \$0.50

Roofing (includes repairs and new roofs):
 For each 100 square feet or fractional part thereof: \$12.00
 Minimum fee: \$60.00

Swimming pools:
 Residential, flat fee: \$250.00
 Commercial, flat fee: \$350.00
 Spa/hot tub (up to 12' diameter): \$75.00
 Repairs: \$100.00

Temporary tents (temporary permit only, issued only for 30-day period): flat fee per tent: \$50.00

Moving building: for each \$1,000.00 of estimated cost of construction or fractional part thereof: \$24.00

Demolition of buildings: for each \$1,000.00 of estimated cost of construction or fractional part thereof: \$30.00

Tanks (gasoline, water, etc., all materials):
 For each 1,000 gallons or fractional part thereof: \$7.00
 Minimum fee, per tank: \$75.00

Signs: For each 50 square feet of each sign face or fractional part thereof: \$35.00

Mobile home installation:
 Tiedown inspection for insurance purposes only: \$75.00
 Tiedowns, blocking, sewer connection, water connection, and electrical connection: \$150.00

Temporary trailer (construction and/or sales); maximum of 180 days (each): \$250.00

Cisterns: Residential: \$100.00
 Commercial (non-potable water only):
 For each 1,000-gallon capacity or fractional part thereof: \$10.00
 Minimum fee: \$150.00

Seawalls and riprap:
 For each 50 lineal feet or fractional part thereof: \$25.00
 Inspection: \$80.00
 Minimum fee: \$60.00

Excavation:
 For each \$1,000.00 of estimated cost of construction or fractional part thereof: \$24.00; Minimum fee: \$60.00

Filling (on land and/or water):
 For each 100 cubic yards or fractional part thereof: \$15.00
 Inspection fee: \$80.00; Minimum fee: \$60.00

Awnings and Removable Canopies:
 For each \$1,000.00 of estimated cost of construction or fractional part thereof: \$24.00; Minimum fee: \$60.00

Hurricane shutters:
 For each \$1,000.00 of estimated cost of construction or fractional part thereof: \$24.00; Minimum fee: \$60.00

Wood lattice and screening:
 For each \$1,000.00 of estimated cost of construction or fractional part thereof: \$24.00
 Minimum fee: \$60.00

Penalty. In the event that any work for which a permit is required is commenced or is in process prior to the issuance of a permit by the building department, then the fees specified for such work shall be doubled. The payment of a double fee shall not relieve any person from fully complying with the requirements of any applicable code.

- If the value of the work (labor and materials) is found by the building official to be \$1,500 or less in value: Double original
- If the value of the work (labor and materials) is found by the building official to exceed \$1,500 in value: \$250.00



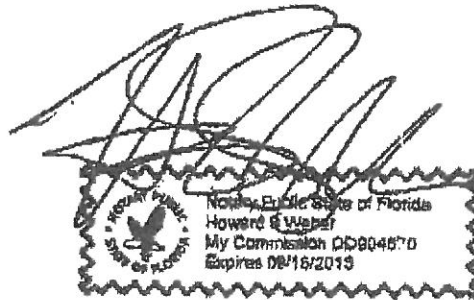
TO: The City of Key West Building Department

8/5/11

To Whom It May Concern, I, Mark Weber, qualifier for Preferred Signs, Inc. am consenting for Ken Lee of Tom's Thumb to act as my representative to pick up the sign permit for Subway at 422 Eaton Street. If you have any other questions feel free to contact me at (954) 922-0126.

Thank you,

Mark Weber
Preferred Signs, Inc.
Qualifier



✓ 7339549
 ✓ x 3-5-14

"WE MAKE OUR SIGNS"
Serving Florida since 1974

1906 N. Dixie Highway • Hollywood, Florida 33020
Tel: 954-922-0126 • Fax: 954-923-3359



**City of Key West
Building Department
3140 Flagler Avenue, Key West, Florida 33040
305-809-3956
NON-SUBSTANTIAL IMPROVEMENT AFFIDAVIT
page 1 of 2**

Contractor (or owner-builder) Name: Duval Street Retail Center LLC **License #:** _____
Address: 422 Eaton Street, Key West, FL 33040 **Phone #:** 305-396-7282
Property Description: Retail building (multiple retail) on Eaton Street

I hereby attest to the fact that I, or a member of my staff, personally inspected the above mentioned property and have reviewed the applicable drawings related to the repairs, remodeling, renovation, addition, rehabilitation, etc. I have also produced the attached itemized list reflecting the aforementioned work. This information is hereby submitted for a non-substantial improvement review. The aforementioned work is all that is proposed for this structure as shown on the submitted plans. All costs listed herein represent true and valid estimates for the work to be done.

I understand that I am subject to penalties (for any and all violations of this affidavit) if the inspection of the property reveals that I have done work not included within the attached cost breakdown or if any nonconforming or illegal structures or additions are included without having presented plans and charges for such modifications or if any false monetary charges are revealed.

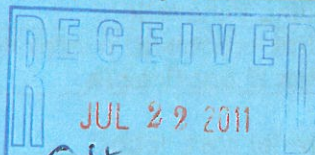
I understand that any permit issued by the City of Key West pursuant to this affidavit does not authorize work on any illegal structures or nonconforming uses on the subject property.

See Attached Itemized List or may use form on reverse of this page

Total Labor and Materials (Including overhead & profit) \$ 500.00

State of Florida

County of Monroe



BY CH (200-458-53-296-0)

Before me this day personally appeared James Cox Jr who being duly sworn deposes and says that he / she attest to the validity of all information submitted herein; and that he / she has read, understands, and agrees to comply with all the aforementioned conditions.

James T. Cox
Contractor's or Owner-builder Signature 7-22-11
Date

Sworn to an subscribed before me this 22 day of July A.D. 2011

Gerzale R. Curry Hill
Notary Public State of Florida

My Commission Expires: _____



City of Key West
Historic Architectural Review Commission
Certificate of Appropriateness
Key West Florida
(305) 809-3956

Application Number 11-01000984 Date 8/03/11
Application pin number 421592
Property Address 422 EATON ST
RE #/PARCEL #/TAX ID etc 0000-6580-000000- 422-
Previous utility acct #
Application type description HARC APPLICATION
Subdivision Name
Property Use
Property Zoning HIGH DENSITY RES/COMM
Application valuation 500

Owner

DUVAL STREET RETAIL CENTER INC
%JBK CAPITAL LLC (BRAY KELLY)
516 BROADWAY 10TH FLOOR
NEW YORK NY 10012
(212) 925-5112

Contractor

PREFERRED SIGNS INC
1906 N DIXIE HWY
HOLLYWOOD FL 33020
(954) 922-0126

Permit HARC PERMIT
Additional desc
Permit Fee 25.00 Plan Check Fee00
Issue Date 8/03/11 Valuation 0
Expiration Date 8/02/13

Qty Unit Charge Per Extension
BASE FEE 25.00

Special Notes and Comments
1-Wall 12" X 36" 12" X 36" X 2" CEDAR
SANDBLASTED "SUBWAY" H11-01-984. GH
T/S:07/25/2011 11:06 AM KEYWGRC ---

Fee summary	Charged	Paid	Credited	Due
Permit Fee Total	25.00	.00	.00	25.00
Plan Check Total	.00	.00	.00	.00
Grand Total	25.00	.00	.00	25.00



Over: CWALKER Type: GC Drawer: 1
Date: 8/05/11 53 Receipt no: 92140
2011 1000984
+ BUILDING PE 1 \$25.00
Trans number: 2660685 \$61.00
VISA/MASTERC
Trans date: 8/5/11

DATE ISSUED 8/5/11 BY [Signature]



**CITY OF KEY WEST
BUILDING DEPARTMENT
CERTIFICATE OF APPROPRIATENESS**

RECEIVED
JUL 22 2011
By

APPLICATION # H11-01-984

OWNER'S NAME: DUVAL STREET RETAIL CENTER ^{ULC} DATE: 7/20/11

OWNER'S ADDRESS: 336 DUVAL STREET PHONE #: 305 294-5155

APPLICANT'S NAME: SUBWAY PHONE #: 305 885-5451

APPLICANT'S ADDRESS: 422 EATON STREET

ADDRESS OF SIGN LOCATION:
422 EATON STREET

THERE WILL BE A FINAL INSPECTION REQUIRED UNDER THIS PERMIT

SIGN TYPE:

<input checked="" type="checkbox"/> WALL	<input type="checkbox"/> DETACHED
<input type="checkbox"/> HANGING	<input type="checkbox"/> WINDOW
<input type="checkbox"/> AWNING	<input type="checkbox"/> TRANSOM

MATERIALS DESCRIPTION:
12" X 36" X 2" CEDAR SANDBLASTED SIGN

SIGN COPY:
SUBWAY

SIZE OF SIGN:
12" X 36"

OF EXISTING SIGNS ON PREMISES:

TYPE OF ILLUMINATION:
NONE

Chapter 837.06 F.S.-False Official Statements - Whoever knowingly makes a false statement in writing with the intent to mislead a public servant in the performance of his or her official duty shall be guilty of a misdemeanor of the second degree punishable as provided for in s. 775.082 or 775.083

This application for Certificate of Appropriateness must precede applications for building permits, right of way permits, variances, and development review approvals. Applications must meet or exceed the requirements outlined by the Secretary of the Interior's Standards for Rehabilitation and Key West's Historic Architectural Guidelines.

Once completed, the application shall be reviewed by staff for completeness and either approved or scheduled for presentation to the Historic Architectural Review Commission at the next available meeting. The applicant must be present at this meeting. The filing of this application does not ensure approval as submitted.

Applications that do not possess the required Submittals will be considered incomplete and will not be reviewed for approval.

Date: 7/20/11
Applicant's Signature: [Signature]

Required Submittals

PHOTOGRAPHS OF EXISTING BUILDING AND SIGN LOCATION
SCALED DRAWING OF PROPOSED SIGN
SCALED SITE PLAN INDICATING LOCATION OF SIGN
ILLUSTRATIONS OF MANUFACTURED PRODUCTS TO BE USED SUCH AS PAINT COLOR CHIPS AND AWNING FABRIC SAMPLES

Staff Use Only
Date: July 20, 2011
Staff Approval: [Signature]
Fee Due: \$ 25.00

HISTORIC ARCHITECTURAL REVIEW APPLICATION - SIGN



36"

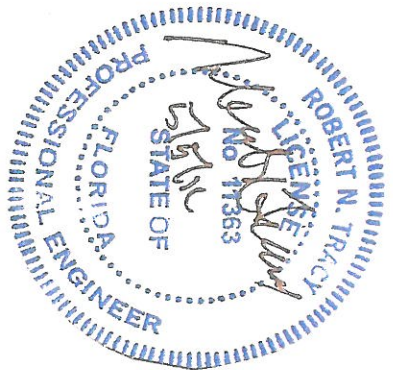
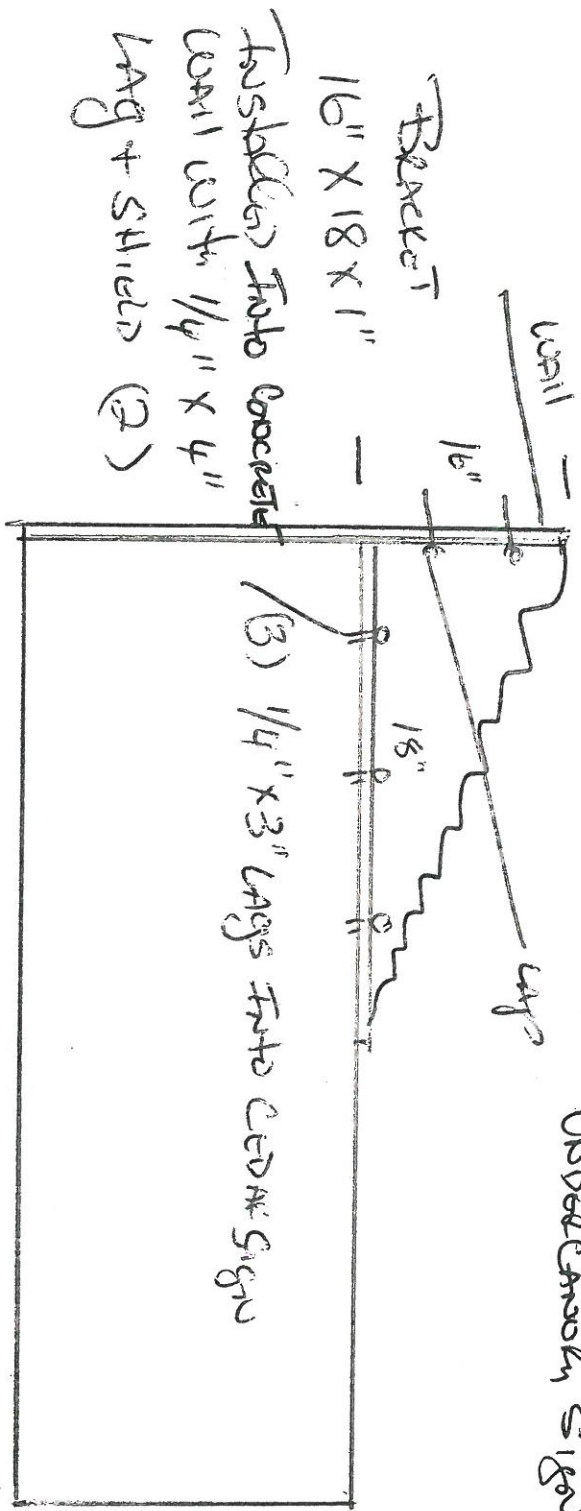
DESIGN 2007 FL BLDG. CODE & ASCE 7-05
 HVHZ V 140 MPH DADE COUNTY 146 EXPOSURE C



12"

Undercandy Sign

#11363
 ROBERT TRACY
 4660 S.W. 128th AVENUE
 DAVIE, FL 33330
 STRUCTURAL ENGINEER



PREFERRED SIGNS

1906 N. DIXIE HWY.
 HOLLYWOOD FL. 33020

HOLLYWOOD: 922-0126
 FT. LAUDERDALE: 731-5448
 FACSIMILE: 923-3359

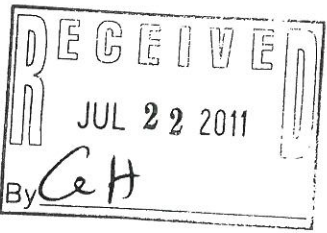
SCALE: DATE: PHONE #
 DRAWN BY: NEON: mm / COLOR: TRANSFORMER:

NAME	Subway
ADDRESS	422 Eston St
CITY	Kewest Fl
SHOPPING CENTER:	
STORE FRONTAGE:	



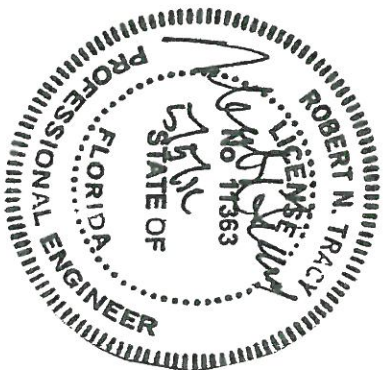
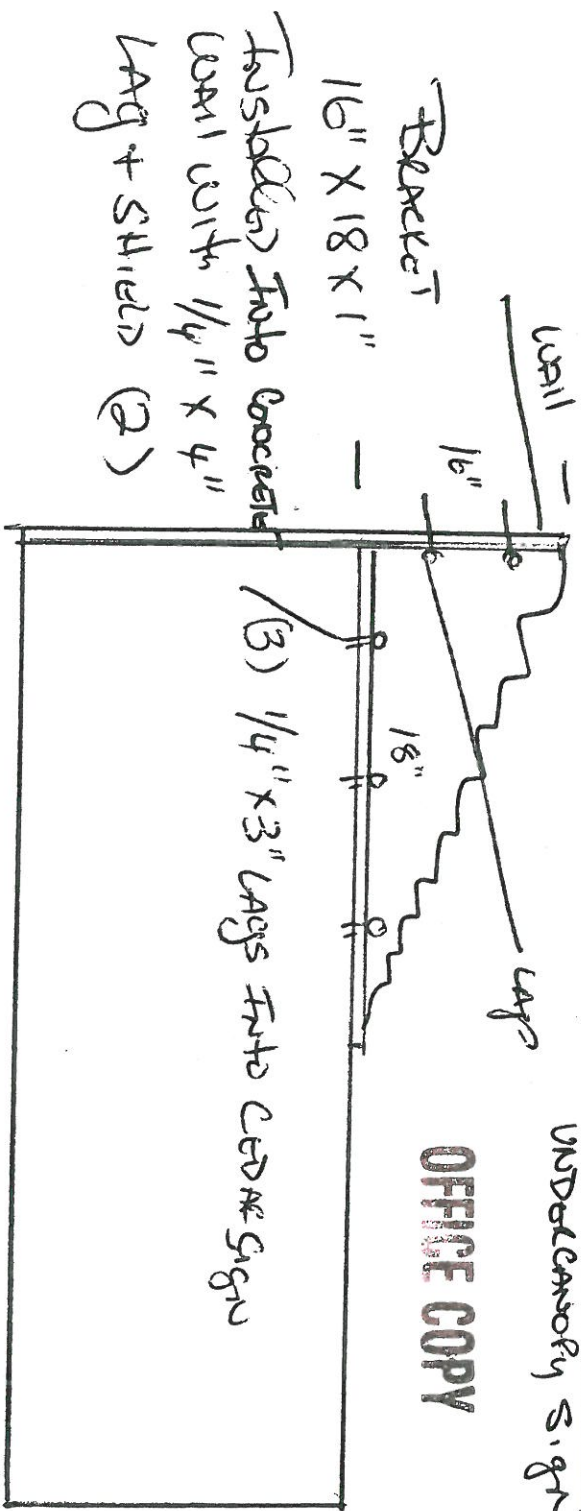
36"

DESIGN 2007 FL BLDG. CODE & ASCE 7-05
 HVHZ V 140 MPH DADE COUNTY 146 EXPOSUREC



UNDOLEANSORY S.IGN
 OFFICE COPY

#11363
 ROBERT TRACY
 4660 S.W. 128th AVENUE
 DAVIE, FL 33330
 STRUCTURAL ENGINEER



PREFERRED SIGNS

1906 N. DIXIE HWY.
 HOLLYWOOD FL. 33020

HOLLYWOOD: 922-0126
 FT. LAUDERDALE: 731-5448
 FACSIMILE: 923-3359

SCALE:	DATE:	PHONE #
DRAWN BY:	NEON: mm / COLOR:	TRANSFORMER:
NAME		Subway
ADDRESS		422 ESTON ST
CITY		KYWBST FL
SHOPPING CENTER:		
STORE FRONTAGE:		