



(305) 295-1000  
1001 James Street  
PO Box 6100  
Key West, FL 33040-6100  
www.KeysEnergy.com

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UTILITY BOARD OF THE CITY OF KEY WEST

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June 12, 2026

Planning Director  
City of Key West  
PO Box 1409  
Key West, Florida 33040

RE: DEVELOPMENT REVIEW COMMITTEE KEYS ENERGY SERVICES COMMENTS FOR MEETING OF JUNE 25, 2026

Dear Planning Director:

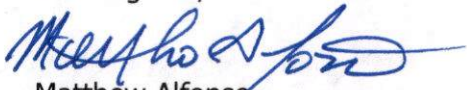
Keys Energy Services (KEYS) received the Development Review Committee Agenda for June 25, 2026. KEYS reviewed the items that will be discussed at the City's Development Review Committee meeting.

Below are KEYS' comments:

- LOCATION: Major Development Plan & Conditional Use - 2900 N. Roosevelt Boulevard, 3022 N. Roosevelt Boulevard, 3026 N. Roosevelt Boulevard, and 900-924 Kennedy Drive
- COMMENT: KEYS has no objection to the Major Development Plan & Conditional Use request. An underground line extension will be required to serve the anticipated load by KEYS policy. To properly determine the transformer sizes needed, KEYS will require a full set of project plans submitted with a Project View form. This will ensure that the new development receives adequate power without impacting existing customers.
- LOCATION: Major Development Plan & Conditional Use - 3401 Duck Avenue
- COMMENT: KEYS has no objections to the Major Development Plan & Conditional Use request. However, KEYS does not have three-phase power available near the project site. An overhead line extension will be required to serve the anticipated load by KEYS policy. To properly determine the transformer sizes needed, KEYS will require a full set of project plans submitted with a Project View form. This will ensure that the new development receives adequate power without impacting existing customers.

Thank you for giving KEYS the opportunity to participate in the City's review process. If you have any questions, please call me at 305.295.1055.

Best regards,

A handwritten signature in blue ink, appearing to read "Matthew Alfonso".

Matthew Alfonso  
Supervisor of Engineering  
[Matthew.Alfonso@KeysEnergy.com](mailto:Matthew.Alfonso@KeysEnergy.com)

MA/cdc

Attachment

Copied via electronic mail:

- L. Tejada, General Manager & CEO
- S. Gaccione, Director of Engineering & Control
- E. Zarate, Director of Customer Services



# City of Key West, FL

City Hall  
1300 White Street  
Key West FL 33040

## Meeting Agenda Full Detail

### Development Review Committee

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Thursday, June 25, 2026

11:00 AM

City Hall

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**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.

**FOR VISUAL PRESENTATIONS:** For City Commission meetings the City Clerk's Office will need a copy of all presentations for the agenda at least 7 days before the meeting.

#### Call Meeting To Order

#### Roll Call

#### Pledge of Allegiance to the Flag

#### Approval of Agenda

#### Approval of Minutes

1 May 21, 2026

Attachments: [Minutes](#)

#### Discussion Items

- 2**                    **Major Development Plan and Conditional Use - 2900 N Roosevelt Boulevard (RE# 00065640-000000), 3022 N Roosevelt Boulevard (RE# 00065640-000800), 3026 N Roosevelt Boulevard (RE# 00065640-000400), and 900-924 Kennedy Drive (RE# 00065660-000000)** A request for a Major Development Plan and Conditional Use to allow the redevelopment of a shopping center containing approximately 190,925 square feet of commercial retail floor area at properties located in the General Commercial (CG) zoning district, pursuant to Section 108-91 and Sections 122-416 through 122-445 of the Code of Ordinances of the City of Key West, Florida.

*Attachments:* [Planning Packet](#)

- 3**                    **Major Development Plan and Conditional Use - 3401 Duck Avenue (RE# 00064740-000000)**  
A request for a Major Development Plan and Conditional Use to allow the redevelopment of a portion of the property known as 3401 Duck Avenue, including 1623-1624 Spalding Court, with the reconstruction of a 42-unit residential structure at a property located in the Medium Density Residential-1 (MDR-1) zoning district, pursuant to Sections 122-276 through 122-295 of the Code of Ordinances of the City of Key West, Florida.

*Attachments:* [Planning Packet](#)

**Reports**

**Public Comment**

**Adjournment**