

Minutes of the Key West Planning Board

October 18, 2012

DRAFT ACTION MINUTES

Chairman Richard Klitenick called the Key West Planning Board Meeting of October 18, 2012 to order at 5:59pm at Old City Hall, in the antechamber at 510 Greene Street, Key West.

ROLL CALL

Present were: Chairman Richard Klitenick, James Gilleran, Sam Holland, Lisa Tennyson and Michael Browning.

Excused absence: Vice-Chairman Tim Root, Greg Oropeza.

Also in attendance were: Planning Director, Donald Craig; Chief Assistant City Attorney, Larry Erskine; Fire Department Alan Averette; Planning Department staff: Enid Torregrosa, Brendon Cunningham, Ginny Haller and Karen de Berjeois.

PLEDGE OF ALLEGIANCE

APPROVAL OF AGENDA

Mr. Craig informed members of the postponement of items # 1, 5, 6, 7 and the withdrawal of item # 3.

A motion to approve the agenda as amended with items postponed and withdrawn was made by Ms. Tennyson and seconded by Mr. Browning.

Motion carried by unanimous voice vote.

SO ORDERED.

APPROVAL OF MINUTES

September 20, 2012 Meeting

Chairman Klitenick commented on item #3. He stated that he reviewed the disclosure with the City Attorney and the City Attorney opined that there is no conflict of interest.

A motion to approve the September 20, 2012 amended meeting minutes was made by Mr. Browning and seconded by Ms. Tennyson.

Motion carried by unanimous voice vote.

SO ORDERED.

RESOLUTIONS

Old Business

- 1. Conditional Use - 1200 White Street (RE# 00033010-000000) - A request to allow small recreational power-driven equipment rentals in the HNC-1 zoning district per Section 122-808 (14) of the Land Development Regulations of the Code of Ordinances of the City of Key West.**

Postponed to November 15, 2012 Planning Board Meeting.

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New Business

3. Transient License/Unit Transfer – from 3591 South Roosevelt Boulevard (RE# 00054350-000000) to 2801 North Roosevelt Boulevard (RE# 00002410-000400) – A request to transfer three (3) units and licenses from 3591 South Roosevelt Boulevard located in the CT zoning district to 2801 North Roosevelt Boulevard in the CG zoning district per Section 122-1338 of the Land Development Regulations of the Code of Ordinances of the City of Key West.

Application was withdrawn.

5. Landscape Waiver - 825 Duval Street (RE# 00016830-000000) - A request to the waiver of landscaping requirements along street frontage in the HRCC-3 zoning district as per Section 108-413 of the Land Development Regulations of the Code of Ordinances of the City of Key West.

Postponed to November 15, 2012 Planning Board Meeting.

6. Major Development Plan - 951 Caroline Street (RE# 00002970-000000) – A request to amend a Major Development Plan and Conditional Use (CC Res. 99-225) approval in the HRCC-2 zoning district per Section 108-91(A.)(2)(b) of the Land Development Regulations of the Code of Ordinances of the City of Key West.

Postponed to November 15, 2012 Planning Board Meeting.

7. Variances - 951 Caroline Street (RE# 00002970-000000) – A request for building coverage, impervious surface ratio, front-yard setback and parking requirements in the HRCC-2 zoning district per Section 122-720 (4) a. & b. and (6) b. and Section 108-572 (16) of the Land Development Regulations of the Code of Ordinances of the City of Key West.

Postponed to November 15, 2012 Planning Board Meeting.

2. Zoning in Progress – Pain Management Clinics - A resolution amending Planning Board Resolution 2012-38, recommending an ordinance to the City Commission invoking the zoning in progress doctrine; declaring that the City is considering amendments to its Land Development Regulations to adopt criteria permitting and regulating the location of pain management clinics; directing Building and Planning department staff to defer the acceptance and processing of applications requiring the issuance of permitting the location of pain management clinics; continuing this policy until new permit regulations or amended Land Development regulations are adopted by the City Commission or until the passage of 180 days from the date of this resolution, whichever occurs first; providing for severability, providing for repeal of inconsistent provisions, providing for an effective date.

Ms. Haller gave members an overview of the request to amend Planning Board Resolution 2012-38.

There were no public comments.

A motion to approve the resolution amending Planning Board Resolution 2012-38, was made by Mr. Browning and seconded by Ms. Tennyson.

Motion was carried by unanimous voice vote.

SO ORDERED.

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4. **Transient License Transfer – from 506 Bahama Street (RE# 00009490-000000) to 504 Bahama Street (RE# 00009500-000000) – A request to transfer a license from 506 Bahama Street to 504 Bahama Street both located in the located in the HRCC-1 zoning district per Section 122-1339 of the Land Development Regulations of the Code of Ordinances of the City of Key West.**

Mr. Browning recused himself from this request due to a conflict of interest, since Mr. Tanner, who objected to the request, is a client of Mr. Browning.

Mr. Craig gave members an overview of the Transient License Transfer.

Michelle Kirby spoke on behalf of the applicant.

The following member of the public spoke on the matter:

- Glenn Tanner, 516 Fleming.

Chairman Klitenick stated that procedurally we do not have ability to approve this request.

A motion to deny the Transient License Transfer request was made by Mr. Holland and seconded by Ms. Tennyson.

Motion was carried by unanimous voice vote.

SO ORDERED.

PLANNER'S REPORT

Fee Resolution Report

Mr. Craig gave members an overview of the fee resolution request.

A motion to approve the Fee Resolution request was made by Mr. Gilleran and seconded by Mr. Holland.

Motion was carried by unanimous voice vote.

ADJOURNMENT

A motion to adjourn was made by Mr. Browning and seconded by Ms. Tennyson.

Motion was carried by unanimous voice vote.

SO ORDERED.

Meeting adjourned at 6:53 pm.

Respectfully submitted by,
Karen de Berjeois
Administrative Assistant II
Planning Department