



City of Key West, FL

City Hall
1300 White Street
Key West FL 33040

Meeting Agenda Full Detail

Historic Architectural Review Commission

Tuesday, August 26, 2025

5:00 PM

City Hall

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

Administering the Oath by the Clerk of the Commission

Approval of Minutes

1 July 22, 2025

Attachments: [Minutes](#)

HARC Planner's Report

City Attorney's Report

Old Business

2 Second Reading: Demolition of rear historic sawtooth, demolition of small shed in north elevation, partial demolition of a section of shed in the rear, demolition of covered porch on south elevation, and reduction of pool size - **906 Grinnell Street - Jeff Burnham (C2025-0039)**

Attachments: [*Large Item* 906 Grinnell Street - Demolition - Second Reading](#)

Legislative History

7/22/25 Historic Architectural Approved
 Review Commission

3 Second Reading: Partial demolition of covered Florida room on south elevation to extend gable roof, removal of deck in north elevation, partial demolition of walls in north elevation to accommodate new addition, and demolition of existing pool -

417 Elizabeth Street Rear - William Rowan (C2025-0057)

Attachments: [*Large Item* 417 Elizabeth Street rear - Demolition - Second Reading](#)

Legislative History

6/24/25 Historic Architectural Postponed
 Review Commission

7/22/25 Historic Architectural Approved
 Review Commission

4 New two-story single-family residence, ~~one and a half story~~ accessory structure, pool, and site improvements - **704 Russell Lane - Bert Bender, Architect (C2025-0062)**

Attachments: [*Large Item* 704 Russell Lane - Design](#)
[Public Comment - 704 Russell Lane.pdf](#)
[704 Russell Lane opposition letter - HARC](#)
[704 Russell Lane Opposition Letter Aug 26 2025](#)
[Professional Letter](#)

Legislative History

6/24/25 Historic Architectural Postponed
 Review Commission

7/22/25 Historic Architectural Postponed
 Review Commission

5 Demolition of non-historic carport and brick paving - **704 Russell Lane - Bert Bender, Architect (C2025-0062)**

Attachments: [*Large Item* 704 Russell Lane - Demolition](#)
[Public Comment - 704 Russell Lane.pdf](#)

Legislative History

6/24/25 Historic Architectural Postponed
 Review Commission

7/22/25 Historic Architectural Postponed
 Review Commission

6 Second Reading: Partial demolition of existing historic rear sawtooth and rear second story wall on main structure - **620 Dey Street - Rob Delaune (C2025-0063)**

Attachments: [*Large Item* 620 Dey Street - Demolition](#)

Legislative History

7/22/25 Historic Architectural Approved
Review Commission

7 New accessory structure at rear of property - **726 Poorhouse Lane - Carlos Rojas (C2025-0065)**

Attachments: [*Large Item* 726 Poorhouse Lane - Design](#)

Legislative History

7/22/25 Historic Architectural Postponed
Review Commission

8 Demolition of 12x12 shed at rear of property - **726 Poorhouse Lane - Carlos Rojas (C2025-0065)**

Attachments: [*Large Item* 726 Poorhouse Lane - Demolition](#)

Legislative History

7/22/25 Historic Architectural Postponed
Review Commission

New Business

9 New addition on north elevation of new construction. New pool, pool deck, and site improvements - **1318 William Street - Sandbar Design Studio Inc. (C2025-0073)**

Attachments: [*Large Item* 1318 William Street - Design](#)

10 Renovations to contributing structure. New addition at rear, new accessory structure, new pool, new pool deck, and site improvements - **1118 Watson Street - Sandbar Design Studio Inc. (C2025-0074)**

Attachments: [*Large Item* 1118 Watson Street - Design](#)

11 Demolition of rear sawtooths and shed roofs. Demolition of rear shed, concrete pad, and cistern - **1118 Watson Street - Sandbar Design Studio Inc. (C2025-0074)**

Attachments: [*Large Item* 1118 Watson Street - Demolition](#)

12 Reconfiguration of front portion of roof. Conversion from gable to hip roof to gable roof and addition of upper gable end window - **510 Fleming Street - Gary the Carpenter (C2025-0075)**

Attachments: [*Large File* 510 Fleming Street-Design](#)

13 Partial demolition of front portion of roof - **510 Fleming Street - Gary the Carpenter (C2025-0075)**
Attachments: [*Large Item* 510 Fleming Street-Demolition](#)

14 New two-story wood frame residence, new pool, and site improvements - **612 Petronia Street Rear - T.S. Neal Architects (C2025-0035)**
Attachments: [*Large Item* 612 Petronia Street Rear - Design](#)

15 Demolition of existing one-story wood and CMU structure and site features - **612 Petronia Street Rear - T.S. Neal Architects (C2025-0035)**
Attachments: [*Large Item* 612 Petronia Street Rear-Demolition](#)

16 Replacement of historic amber glass with clear glass at sanctuary doors on east and west elevations. Two new doors at sides of contributing structure, new ADA ramp at side entry, and relocation of condenser units - **1010 Windsor Lane - T.S. Neal Architects (C2025-0071)**
Attachments: [*Large Item* 1010 Windsor Lane - Design](#)
[Public Comment - Thompson](#)
[Public Comments - 1010 Windsor Lane.pdf](#)
[Andrea Weitz Opposition](#)

17 Renovations to contributing structure. New addition at rear, new accessory storage structure and site improvements at Lighthouse Museum - **938 Whitehead Street - T.S. Neal Architects (C2025-0072)**
Attachments: [*Large Item* 938 Whitehead Street-Design](#)

Public Comment

Commissioner Comment

Adjournment