

# STAFF REPORT

DATE: March 27, 2018

RE: **715 Bakers Lane (permit application # T18-8927)**

FROM: Karen DeMaria, City of Key West Urban Forestry Manager

An application was received requesting the removal of **(1) Royal Poinciana tree**. A site inspection was done on March 21, 2018 and documented the following:

Tree Species: Royal Poinciana (*Delonix regia*)





03/21/2018





03/21/2018



03/21/2018





03/21/2018



03/21/2018









Diameter: 17.1"

Location: 40% (base of tree and roots impacting concrete porch)

Species: 100% (on protected tree list)

Condition: 70% (fair to good)

Total Average Value = 70%

**Value x Diameter = 11.9 replacement caliper inches**

Additional information is needed regarding damage to the house being caused by the tree and documentation regarding the historical significance of the house and porch structure.

## Karen DeMaria

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**From:** info@darrenjonesart.com  
**Sent:** Tuesday, March 27, 2018 3:52 PM  
**To:** Karen DeMaria  
**Subject:** RE: Tree removal permit for 715 Bakers Lane

Hi Karen,  
We'll check and get back to you before then with any photos/info/repair bills etc.  
Thanks for your help on this.  
Darren

-----Original Message-----

From: "Karen DeMaria" <kdemaria@cityofkeywest-fl.gov>  
Sent: Tuesday, March 27, 2018 3:48pm  
To: "info@darrenjonesart.com" <info@darrenjonesart.com>  
Subject: Tree removal permit for 715 Bakers Lane

Darren:

I am reviewing the application to remove the Royal Poinciana tree in the backyard for the Tree Commission meeting April 9, 2018. I would like some additional information, for the file. The application states that the root system of the tree is doing damage to the house. I can see outside the cracks to the rear porch but I was wondering if you have any photos from inside the house showing cracks/damage? Any repair bills or any other information showing damage to other items on the property due to this tree? The public gets very upset whenever a Royal Poinciana tree is slated for removal so I would like to document as much as possible the issues with the tree and your house. I would need any additional information submitted to my office by April 4.

Sincerely,

Karen

Karen DeMaria  
Urban Forestry Manager/Tree Commission  
Certified Arborist  
305-809-3768

# Application



CANOPY REMOVAL

8927

# Tree Permit Application

Date: 3-21-2018

Please Clearly Print All Information unless indicated otherwise.

Tree Address 715 Baker's Lane  
 Cross/Corner Street Elizabeth St  
 List Tree Name(s) and Quantity 1 Palmetto  
 Species Type(s) check all that apply ( ) Palm ( ) Flowering ( ) Fruit ( ) Shade ( ) Unsure  
 Reason(s) for Application:

- REMOVE ( ) Tree Health ( ) Safety  Other/Explain below
- ( ) TRANSPLANT ( ) New Location ( ) Same Property ( ) Other/Explain below
- ( ) HEAVY MAINTENANCE ( ) Branch Removal ( ) Crown Cleaning/Thinning ( ) Crown Reduction

### Other/Explain

Reason for Request The root system is doing a lot of damage to the house.

Property Owner Name Kirby Congdon + Darren Jones  
 Property Owner eMail Address \_\_\_\_\_  
 Property Owner Mailing Address 715 Baker's Lane  
 Property Owner Mailing City Key West State FL Zip 33040  
 Property Owner Phone Number (646) 201-6933  
 Property Owner Signature \_\_\_\_\_

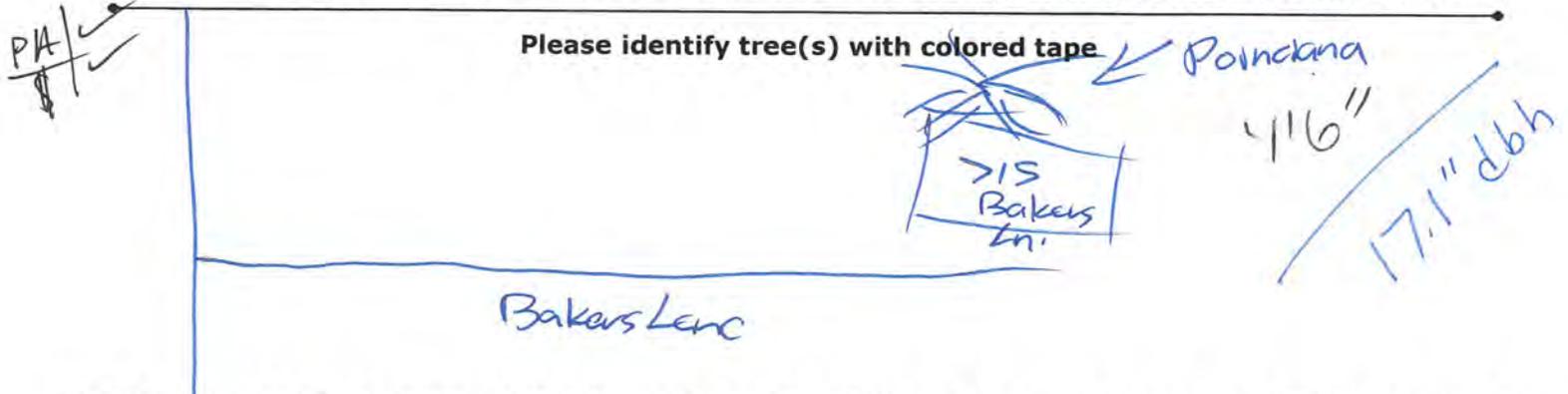
Representative Name Kenneth King  
 Representative eMail Address \_\_\_\_\_  
 Representative Mailing Address 1602 Laird St.  
 Representative Mailing City Key West State FL Zip 33040  
 Representative Phone Number (305) 296-8101

NOTE: A Tree Representation Authorization form must accompany this application if someone other than the owner will be representing the owner at a Tree Commission meeting or picking up an issued Tree Permit.

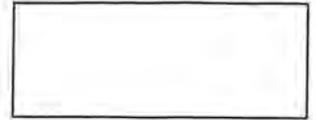
Tree Representation Authorization form attached ( )

### <<<< Sketch location of tree in this area including cross/corner Street >>>>

Please identify tree(s) with colored tape



If this process requires blocking of a City right-of-way, a separate ROW Permit is required. Please contact 305-809-3740.



### Tree Representation Authorization

Date: 03/14/2018

Attendance at the Tree Commission meeting on the date when your request will be discussed is necessary in order to expedite the resolution of your application. This Tree Representation Authorization form must accompany the application if the property owner is unable to attend or will have someone else pick up the Tree Permit once issued.

**Please Clearly Print All Information unless indicated otherwise.**

Tree Address 715 BAKERS LANE

Property Owner Name KIRBY CONGDON + DARREN JONES

Property Owner eMail Address info@darrenjonesart.com

Property Owner Mailing Address SAME AS ABOVE 715 BAKERS LANE, KEY

Property Owner Mailing City KEY WEST State FL Zip 33041

Property Owner Phone Number (466) 205-4933

Property Owner Signature Kirby Congdon Darren Jones

Representative Name Kenneth King

Representative eMail Address \_\_\_\_\_

Representative Mailing Address 1602 Laird St.

Representative Mailing City Key West State FL Zip 33040

Representative Phone Number (305) 296 8101

I Kirby Congdon and Darren Jones, hereby authorize the above listed agent(s) to represent me in the matter of obtaining a Tree Permit from the City of Key West for my property at the tree address above listed. You may contact me at the telephone listed above is there is any questions or need access to my property.

Property Owner Signature Kirby Congdon Darren Jones

The forgoing instrument was acknowledged before me on this 14th day March, 2018.

By (Print name of Affiant) Kirby Congdon and Darren Jones who is personally known to me or has produced Florida Drivers License as identification and who did take an oath.

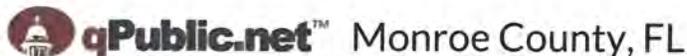
NOTARY PUBLIC  
Sign Name: Colleen L Fuller

Notary Public - State of Florida (seal)

Print Name: Colleen L Fuller

My Commission Expires: June 03, 2019





**Disclaimer**

The Monroe County Property Appraiser's office maintains data on property within the County solely for the purpose of fulfilling its responsibility to secure a just valuation for ad valorem tax purposes of all property within the County. The Monroe County Property Appraiser's office cannot guarantee its accuracy for any other purpose. Likewise, data provided regarding one tax year may not be applicable in prior or subsequent years. By requesting such data, you hereby understand and agree that the data is intended for ad valorem tax purposes only and should not be relied on for any other purpose.

By continuing into this site you assert that you have read and agree to the above statement.

**Summary**

Parcel ID 00011760-000000  
 Account # 1012076  
 Property ID 1012076  
 Millage Group 10KW  
 Location 715 BAKERS Ln , KEY WEST  
 Address  
 Legal SQR 59 PT LT 2 KEY WESTOR253-167/168 OR253-172/176 OR404-681/682 OR2706-1675/76L/E OR2719-252/54C  
 Description (Note: Not to be used on legal documents)  
 Neighborhood 6103  
 Property Class SINGLE FAMILY RESID (0100)  
 Subdivision  
 Sec/Twp/Rng 06/68/25  
 Affordable No  
 Housing



**Owner**

CONGDON ALDEN KIRBY  
 715 Bakers Ln  
 Key West FL 33040

**Valuation**

	2017	2016	2015	2014
+ Market Improvement Value	\$118,529	\$104,205	\$108,449	\$104,871
+ Market Misc Value	\$2,068	\$2,068	\$1,798	\$1,634
+ Market Land Value	\$558,441	\$502,668	\$565,786	\$471,488
= Just Market Value	\$679,038	\$608,941	\$676,033	\$577,993
= Total Assessed Value	\$209,157	\$204,856	\$203,432	\$201,817
- School Exempt Value	(\$25,000)	(\$25,000)	(\$25,000)	(\$25,000)
= School Taxable Value	\$184,157	\$179,856	\$178,432	\$176,817

**Land**

Land Use	Number of Units	Unit Type	Frontage	Depth
SFR LANE (01LN)	4,440.00	Square Foot	0	0

**Buildings**

Building ID	834	Exterior Walls	ABOVE AVERAGE WOOD	
Style		Year Built	1938	
Building Type	S.F.R. - R1 / R1	EffectiveYearBuilt	1995	
Gross Sq Ft	1471	Foundation	WD CONC PADS	
Finished Sq Ft	1076	Roof Type	GABLE/HIP	
Stories	1 Floor	Roof Coverage	METAL	
Condition	AVERAGE	Flooring Type	CONC S/B GRND	
Perimeter	136	Heating Type	NONE with 0% NONE	
Functional Obs	0	Bedrooms	2	
Economic Obs	0	Full Bathrooms	1	
Depreciation %	30	Half Bathrooms	0	
Interior Walls	WALL BD/WD WAL	Grade	500	
		Number of Fire Pl	0	
Code	Description	Sketch Area	Finished Area	Perimeter
DCF	F DET CARPORT	180	0	0
FLA	FLOOR LIV AREA	1,076	1,076	0



Map



No data available for the following modules: Commercial Buildings, Mobile Home Buildings, Exemptions, Permits.

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Last Data Upload: 3/27/2018 1:29:30 AM



Schneider

Developed by  
The Schneider  
Corporation

Code	Description	Sketch Area	Finished Area	Perimeter
OPU	OP PR UNFIN LL	168	0	0
OPF	OP PRCH FIN LL	47	0	0
<b>TOTAL</b>		<b>1,471</b>	<b>1,076</b>	<b>0</b>

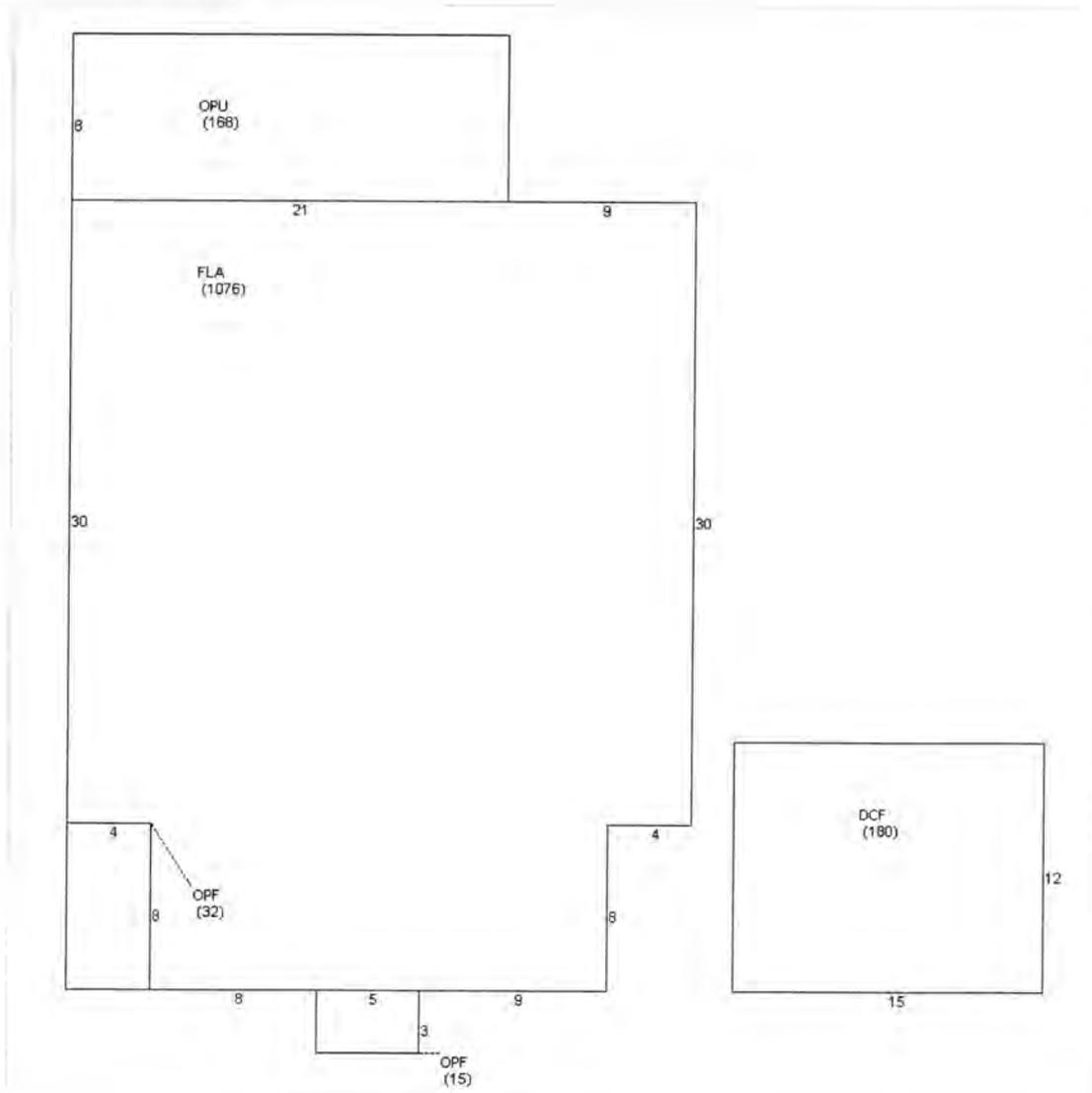
**Yard Items**

Description	Year Built	Roll Year	Quantity	Units	Grade
FENCES	1959	1960	1	270 SF	1
BRICK PATIO	1979	1980	1	300 SF	2
UTILITY BLDG	1983	1984	1	48 SF	3
FENCES	1983	1984	1	96 SF	2

**Sales**

Sale Date	Sale Price	Instrument	Instrument Number	Deed Book	Deed Page	Sale Qualification	Vacant or Improved
12/31/2014	\$0	Warranty Deed		2719	252	11 - Unqualified	Improved
9/16/2014	\$100	Warranty Deed		2706	1676	11 - Unqualified	Improved

**Sketches (click to enlarge)**



**Photos**