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### **Staff Report for Item 3a**

**To:** Chairman Michael Miller and Historic Architectural Review  
Commission Members

**From:** Kelly Perkins  
HARC Assistant Planner

**Meeting Date:** April 28, 2015

**Applicant:** Richard Dostal

**Application Number:** H15-01-0288

**Address:** #210 Truman Avenue

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#### **Description of Work:**

New storage shed.

#### **Site Facts:**

#210 Truman Avenue is listed as a contributing resource and was constructed c.1923 according to the survey. The single story, frame vernacular house is situated on a large lot. There is a small wooden shed to the east side of the main house, but it is not historic.

#### **Guidelines Cited in Review:**

Outbuildings: Carports, Gazebos, Garages, Sheds, Shelters, & Accessory Structures (pages 40-41), specifically guidelines 1, 3, 4, 5, 7, 9, and 11.

#### **Staff Analysis**

This Certificate of Appropriateness proposes constructing a shed next to the contributing house. The house is located in the heart of Bahama Village and the street is made up of one story, frame vernacular houses. The shed will be situated 27 feet from the property line, but will be quite visible from the street. It will be more forward situated than the shed that is currently there. The proposed shed will be 13 feet tall, only two feet shorter than the main house. It will be made of wood and will have architectural details such as a stepped parapet wall and large Z doors. The shed will be quite large, with a footprint of 8 feet by 20 feet.

There are two large trees in the area, and the Urban Forestry Manager has concerns over the impact of constructing the shed. She will need to be consulted before any permits are issued for this shed.

### **Consistency with the Guidelines**

1. The guidelines state that outbuildings should be compatible with the principal structure on the lot in terms of materials, detailing, color, style design, height, scale, and massing. The scale of this shed is too tall, as it will compete with the main house. The shed itself will be taller than the front porch of the main house. The shed is out of proportion in terms of its height compared to its width, and its overall size compared to the main house.
2. The design of new outbuildings must be complementary to the existing streetscape if visible from the public right-of-way. This structure will be visible from the public right-of-way, and
3. If the siting of an outbuilding is considered inappropriate or intrusive to the historic district, it may be denied.

Staff feels that due to the size and proportion of the shed, its siting will be intrusive to the historic district. It will be very publicly visible and is not complementary to the existing streetscape. The lot for this property is quite large, and there are other places to locate the shed on the site. Therefore, staff feels the proposed project is inconsistent with the guidelines regarding outbuildings, due to its size, proportions, massing, and siting.

# APPLICATION

# COMBINATION APPLICATION: FLOODPLAIN, CONSTRUCTION AND HARC

\$50.00 APPLICATION FEE NON-REFUNDABLE



**City of Key West**

3140 FLAGLER AVENUE  
KEY WEST, FLORIDA 33040

Phone: 305.809.3956

HARC PERMIT NUMBER <b>15-01-288</b>	BUILDING PERMIT NUMBER <b>N/A</b>	INITIAL & DATE <b>not at this time</b>
FLOODPLAIN PERMIT		REVISION #
FLOOD ZONE	PANEL #	ELEV. L. FL.
SUBSTANTIAL IMPROVEMENT YES NO %		

ADDRESS OF PROPOSED PROJECT:

**210 TRUMAN AVE**

# OF UNITS

RE # OR ALTERNATE KEY:

NAME ON DEED:

**RICHARD DOSTAL**

PHONE NUMBER

**305-766-0239**

OWNER'S MAILING ADDRESS:

**210 TRUMAN AVE**

EMAIL

**CATRICK@EARTHLINK.NET**

CONTRACTOR COMPANY NAME:

**N/A**

PHONE NUMBER

CONTRACTOR'S CONTACT PERSON:

EMAIL

ARCHITECT / ENGINEER'S NAME:

**WM. VOGAN**

PHONE NUMBER

ARCHITECT / ENGINEER'S ADDRESS:

**205-706 CATHERINE ST**

EMAIL

HARC: PROJECT LOCATED IN HISTORIC DISTRICT OR IS CONTRIBUTING:  YES  NO (SEE PART C FOR HARC APPLICATION.)

CONTRACT PRICE FOR PROJECT OR ESTIMATED TOTAL FOR MAT'L., LABOR & PROFIT:

\$

FLORIDA STATUTE 837.06: 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 PER SECTION 775.082 OR 775.083.

PROJECT TYPE:  ONE OR TWO FAMILY  MULTI-FAMILY  COMMERCIAL  NEW  REMODEL  
 CHANGE OF USE / OCCUPANCY  ADDITION  SIGNAGE  WITHIN FLOOD ZONE  
 DEMOLITION  SITE WORK  INTERIOR  EXTERIOR  AFTER-THE-FACT

DETAILED PROJECT DESCRIPTION INCLUDING QUANTITIES, SQUARE FOOTAGE ETC.,

**STORAGE SHED / REMOVE OLD SHED**

**160 SQ FT**

I'VE OBTAINED ALL NECESSARY APPROVALS FROM ASSOCIATIONS, GOV'T AGENCIES AND OTHER PARTIES AS APPLICABLE TO COMPLETE THE DESCRIBED PROJECT:

OWNER PRINT NAME: **RICK DOSTAL**

QUALIFIER PRINT NAME:

OWNER SIGNATURE: *[Signature]*

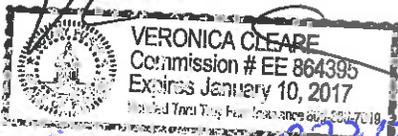
QUALIFIER SIGNATURE:

Notary Signature as to owner:

Notary Signature as to qualifier:

STATE OF FLORIDA; COUNTY OF MONROE, SWORN TO AND SCRIBED BEFORE ME THIS **02** DAY OF **March**, 20 **15**.

STATE OF FLORIDA; COUNTY OF MONROE, SWORN TO AND SCRIBED BEFORE ME THIS \_\_\_\_\_ DAY OF \_\_\_\_\_, 20\_\_\_\_. Receipt no: 20 15025



\* BUILDING PERMITS-NEW  
 1.00 \$50.00  
 Trans number: 3041228  
 via VISA/MASTERC \$50.00  
 Trans date: 3/02/15 Time: 14:55:14

Personally known or produced **FLOL 0031741 51227-0** as identification.

Personally known or produced \_\_\_\_\_ as identification.

**PART B: SUPPLEMENTARY PROJECT DETAILS TO AVOID DELAYS / CALL-BACKS**

PROPERTY STRUCTURES AFFECTED BY PROJECT:  MAIN STRUCTURE  ACCESSORY STRUCTURE  SITE

ACCESSORY STRUCTURES:  GARAGE / CARPORT  DECK  FENCE  OUTBUILDING / SHED

FENCE STRUCTURES:  4 FT.  6 FT. SOLID  6 FT. / TOP 2 FT. 50% OPEN

POOLS:  INGROUND  ABOVE GROUND  SPA / HOT TUB  PRIVATE  PUBLIC  
 PUBLIC POOLS REQUIRE BD. OF HEALTH LICENSE APPLICATION AT TIME OF CITY APPLICATION.  
 PUBLIC POOLS REQUIRE BD. OF HEALTH LICENSE PRIOR TO RECEIVING THE CITY CERTIFICATE OF OCCUPANCY.

ROOFING:  NEW  ROOF-OVER  TEAR-OFF  REPAIR  AWNING  
 5 V METAL  ASPLT. SHGLS.  METAL SHGLS.  BLT. UP  TPO  OTHER

FLORIDA ACCESSIBILITY CODE:  20% OF PROJECT FUNDS INVESTED IN ACCESSIBILITY FEATURES.

SIGNAGE:  # OF SINGLE FACE  # OF DOUBLE FACE  REPLACE SKIN ONLY  BOULEVARD ZONE  
 POLE  WALL  PROJECTING  AWNING  HANGING  WINDOW  
 SQ. FT. OF EACH SIGN FACE: \_\_\_\_\_

**SUBCONTRACTORS / SPECIALTY CONTRACTORS SUPPLEMENTARY INFORMATION:**

MECHANICAL:  DUCTWORK  COMMERCIAL EXH. HOOD  INTAKE / EXH. FANS  LPG TANKS  
 A/C:  COMPLETE SYSTEM  AIR HANDLER  CONDENSER  MINI-SPLIT

ELECTRICAL:  LIGHTING  RECEPTACLES  HOOK-UP EQUIPMENT  LOW VOLTAGE  
 SERVICE:  OVERHEAD  UNDERGROUND  1 PHASE  3 PHASE \_\_\_\_\_ AMPS

PLUMBING:  ONE SEWER LATERAL PER BLDG.  INGROUND GREASE INTCPTRS.  LPG TANKS

RESTROOMS:  MEN'S  WOMEN'S  UNISEX  ACCESSIBLE

**PART C: HARC APPLICATION FOR A CERTIFICATE OF APPROPRIATENESS**

APPLICATION FEES: PAINTING SINGLE FAMILY: \$10 STAFF APPROVAL: \$50 COMMISSION REVIEW \$100

PLEASE ATTACH APPROPRIATE VARIANCES / RESOLUTIONS FROM HARC, PLANNING BOARD OR TREE COMMISSION.

ATTENTION: NO BUILDING PERMITS WILL BE ISSUED PRIOR TO HARC APPROVAL.

PLEASE SEND ELECTRONIC SUBMISSIONS TO: [harc@cityofkeywest-fl.gov](mailto:harc@cityofkeywest-fl.gov)

INDICATE TYPE OF CERTIFICATE OF APPROPRIATENESS:  GENERAL  DEMOLITION  SIGN  PAINTING  OTHER

ADDITIONAL INFORMATION: \_\_\_\_\_

**PROJECT SPECIFICATIONS:** PLEASE PROVIDE PHOTOS OF EXISTING CONDITIONS, PLANS, PRODUCT SAMPLES, TECHNICAL DATA

ARCHITECTURAL FEATURES TO BE ALTERED:	ORIGINAL MATERIAL:	PROPOSED MATERIAL:
	V-Crimp ROOF	
	PLYWOOD BOARD + BATTEN	
	WOOD DOORS	

DEMOLITION: PLEASE FILL OUT THE HARC APPENDIX FOR PROPOSED DEMOLITION.

DEMOLITION OF HISTORIC STRUCTURES IS NOT ENCOURAGED BY THE HISTORIC ARCHITECTURAL REVIEW COMMISSION.

SIGNAGE: (SEE PART B)  BUSINESS SIGN  BRAND SIGN  OTHER: \_\_\_\_\_

BUSINESS LICENSE # \_\_\_\_\_ IF FAÇADE MOUNTED, SQ. FT. OF FAÇADE \_\_\_\_\_

SIGN SPECIFICATIONS		
SIGN COPY:	PROPOSED MATERIALS:	SIGNS WITH ILLUMINATION:
		TYPE OF LTG.:
		LTG. LINEAL FTG.:
MAX. HGT. OF FONTS:		COLOR AND TOTAL LUMENS:
IF USING LIGHT FIXTURES PLEASE INDICATE HOW MANY: INCLUDE SPEC. SHEET WITH LOCATIONS AND COLORS.		

OFFICIAL USE ONLY: HARC STAFF OR COMMISSION REVIEW		
<input type="checkbox"/> APPROVED <input type="checkbox"/> NOT APPROVED <input type="checkbox"/> DEFERRED FOR FUTURE CONSIDERATION <input type="checkbox"/> TABLED FOR ADD'L. INFO.		
HARC MEETING DATE:	HARC MEETING DATE:	HARC MEETING DATE:
REASONS OR CONDITIONS:		
STAFF REVIEW COMMENTS:		
HARC PLANNER SIGNATURE AND DATE:		HARC CHAIRPERSON SIGNATURE AND DATE:

## PART D: STATE OF FLORIDA OFFICIAL NOTIFICATIONS AND WARNINGS

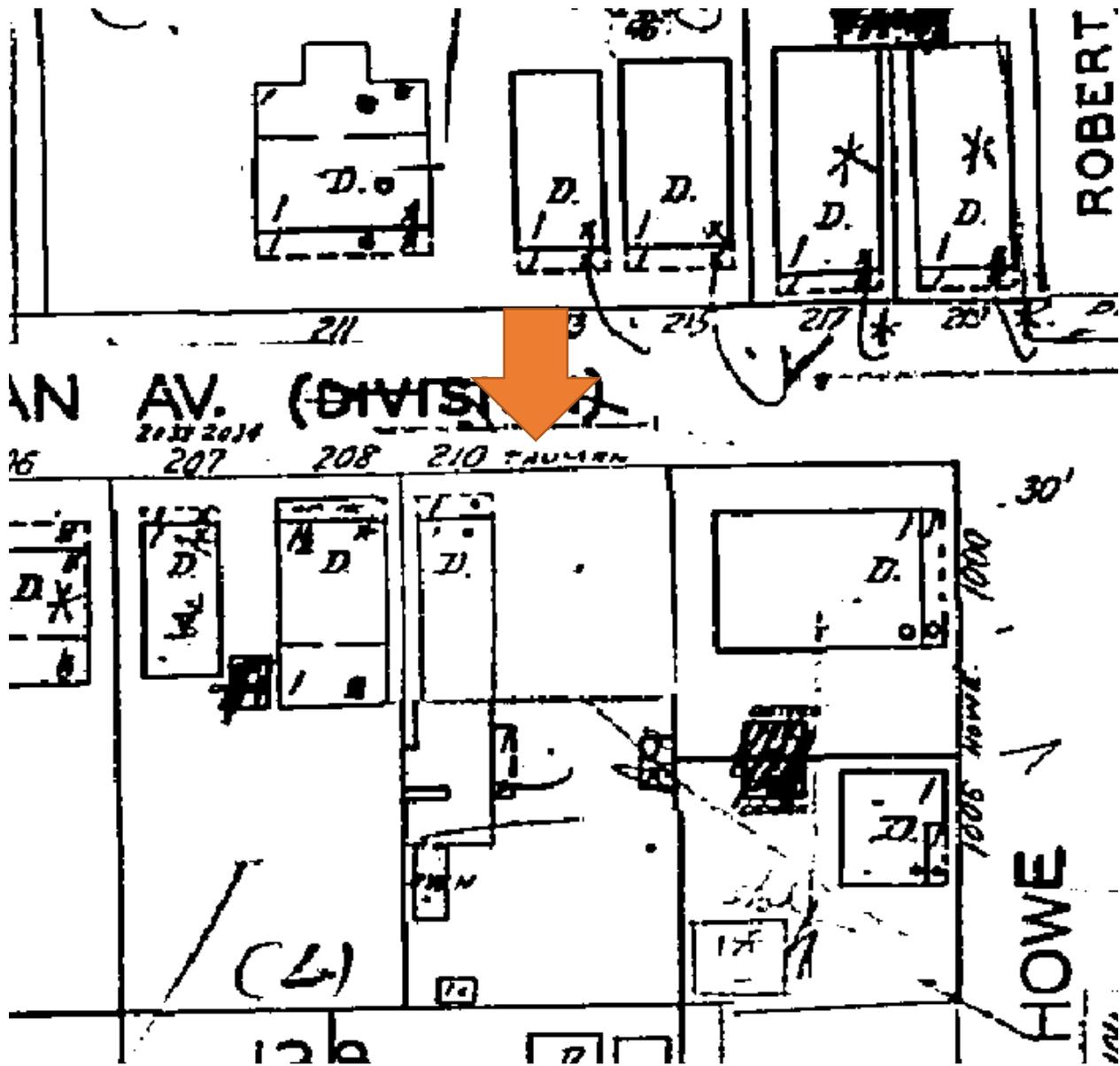
FLORIDA STATUTE 713.135: WARNING TO OWNER: YOUR FAILURE TO RECORD A 'NOTICE OF COMMENCEMENT' MAY RESULT IN YOUR PAYING TWICE FOR IMPROVEMENTS TO YOUR PROPERTY. A NOTICE OF COMMENCEMENT MUST BE RECORDED WITH THE COUNTY RECORDER AND A COPY POSTED ON THE JOB SITE BEFORE THE FIRST INSPECTION. IF YOU INTEND TO OBTAIN FINANCING CONSULT WITH YOUR LENDER OR AN ATTORNEY BEFORE RECORDING A NOTICE.

FLORIDA STATUTE 469: ABESTOS ABATEMENT. AS OWNER / CONTRACTOR / AGENT OF RECORD FOR THE CONSTRUCTION APPLIED FOR IN THIS APPLICATION, I AGREE THAT I WILL COMPLY WITH THE PROVISIONS F. S. 469.003 AND TO NOTIFY THE FLORIDA D. E. P. OF MY INTENT TO DEMOLISH / REMOVE ASBESTOS. IN ADDITION TO THE REQUIREMENTS OF THIS PERMIT APPLICATION, THERE MAY BE DEED RESTRICTIONS AND / OR ADDITIONAL RESTRICTIONS APPLICABLE TO THIS PROPERTY THAT MAY BE FOUND IN THE PUBLIC RECORDS OF MONROE COUNTY AND THERE MAY BE ADDITIONAL PERMITS REQUIRED FROM OTHER GOVERNMENT ENTITIES SUCH AS AQUADUCT AUTHORITY, FLORIDA DEP OR OTHER STATE AGENCIES; ARMY CORPS OF ENGINEERS OR OTHER FEDERAL AGENCIES.

FEDERAL LAW REQUIRES LEAD PAINT ABATEMENT PER THE STANDARDS OF THE USEP ON STRUCTURES BUILT PRIOR TO 1978.

OFFICIAL USE ONLY BY PLANS EXAMINER OR CHIEF BUILDING OFFICIAL:				CBO OR PL. EXAM. APPROVAL:
HARC FEES:	BLDG. FEES:	FIRE MARSHAL FEE:	IMPACT FEES:	
				DATE:

# SANBORN MAPS



1962 Sanborn Map

# PROJECT PHOTOS



Property Appraiser's Photograph, c. 1965.  
Monroe County Public Library.







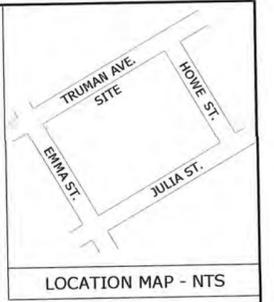
For reference, the height of the new shed (in a similar location, will be as tall as that window a/c unit.



# SURVEY

# MAP OF BOUNDARY SURVEY

## Lots 3 and 4 in Square 7 of Tract 10 according to E.C. Howe's Map ON THE ISLAND OF KEY WEST, MONROE COUNTY, FLORIDA



**LEGAL DESCRIPTIONS :**

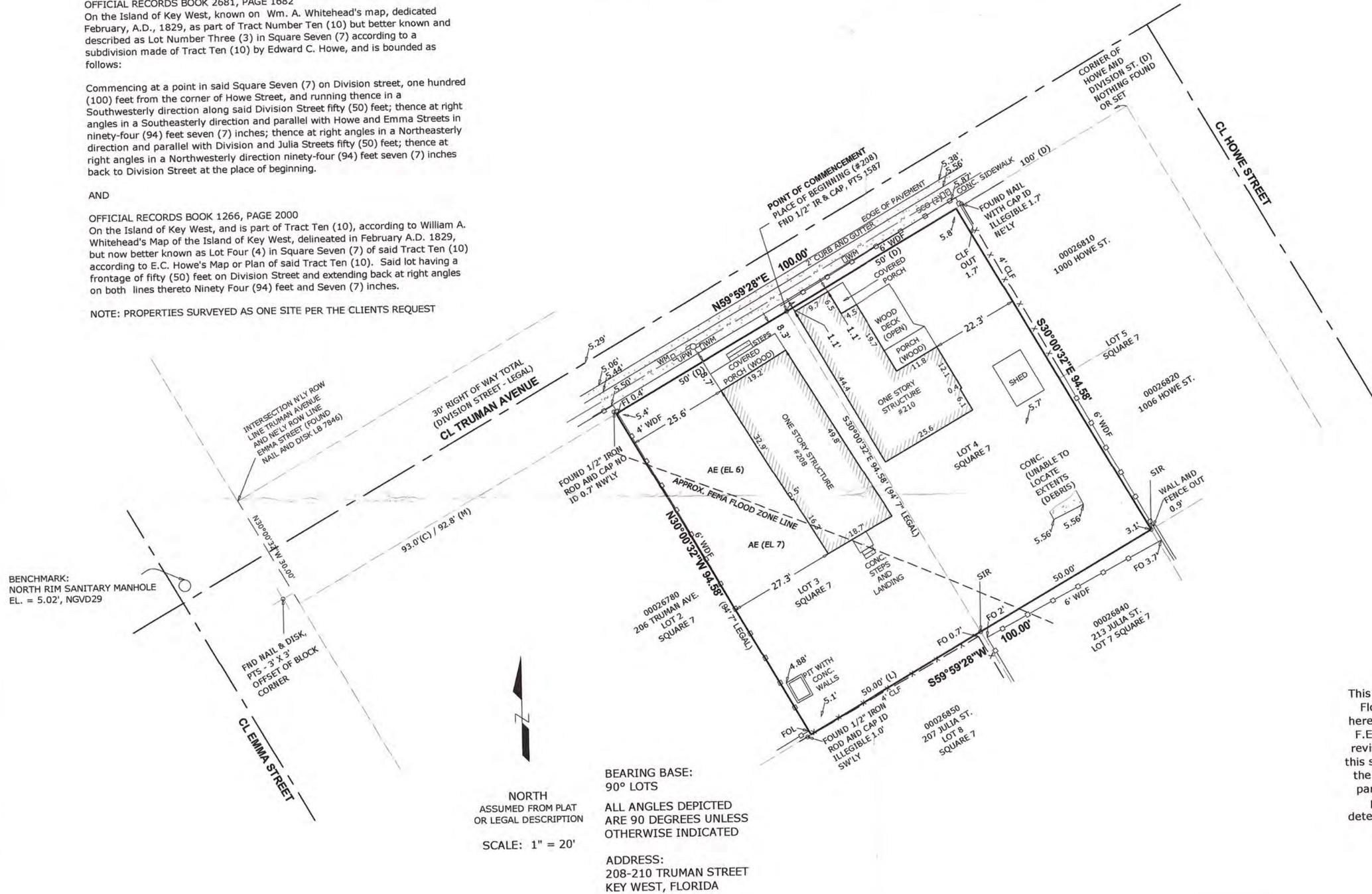
OFFICIAL RECORDS BOOK 2681, PAGE 1682  
On the Island of Key West, known on Wm. A. Whitehead's map, dedicated February, A.D., 1829, as part of Tract Number Ten (10) but better known and described as Lot Number Three (3) in Square Seven (7) according to a subdivision made of Tract Ten (10) by Edward C. Howe, and is bounded as follows:

Commencing at a point in said Square Seven (7) on Division street, one hundred (100) feet from the corner of Howe Street, and running thence in a Southwesterly direction along said Division Street fifty (50) feet; thence at right angles in a Southeasterly direction and parallel with Howe and Emma Streets in ninety-four (94) feet seven (7) inches; thence at right angles in a Northeasterly direction and parallel with Division and Julia Streets fifty (50) feet; thence at right angles in a Northwesterly direction ninety-four (94) feet seven (7) inches back to Division Street at the place of beginning.

AND

OFFICIAL RECORDS BOOK 1266, PAGE 2000  
On the Island of Key West, and is part of Tract Ten (10), according to William A. Whitehead's Map of the Island of Key West, delineated in February A.D. 1829, but now better known as Lot Four (4) in Square Seven (7) of said Tract Ten (10) according to E.C. Howe's Map or Plan of said Tract Ten (10). Said lot having a frontage of fifty (50) feet on Division Street and extending back at right angles on both lines thereto Ninety Four (94) feet and Seven (7) inches.

NOTE: PROPERTIES SURVEYED AS ONE SITE PER THE CLIENTS REQUEST



**SURVEYORS NOTES:**  
ELEVATIONS SHOWN AS X.XX REFER TO NGVD29 VERTICAL DATUM  
BENCHMARK USED: PID AA0018  
STAMPING: U26-7, 1966  
ELEV.: 11.63', NGVD29  
COMMUNITY NO.: 120168  
MAP NO.: 12087C-1516K  
MAP DATE: 02-18-05  
FLOOD ZONE: AE  
BASE ELEVATION: 6' & 7'

This parcel crosses more than one National Flood Insurance Program Flood Zone line(s), the approximate location of which are shown hereon. These lines are approximate in their location, as scaled from F.E.M.A. Flood Insurance Rate Map 12087C, Panel No. 1516K, last revised on 02/18/05. The flood map is at a scale of 1" = 500' ±. At this scale the line itself is 10'± in width. In addition to the small scale the map is extremely vague, making precise location of the subject parcel impossible. These lines are shown hereon for informational purposes only, and should not be used as the sole criteria for determining construction limits. The location of these lines should be verified by the appropriate authorities prior to construction.

BEARING BASE:  
90° LOTS  
ALL ANGLES DEPICTED  
ARE 90 DEGREES UNLESS  
OTHERWISE INDICATED  
ADDRESS:  
208-210 TRUMAN STREET  
KEY WEST, FLORIDA

LEGAL DESCRIPTION -  
SEE ABOVE

CERTIFIED TO -  
RICHARD DOSTAL  
210 TRUMAN

SCALE: 1" = 20'  
FIELD WORK DATE: 03-26-15  
REVISION DATE: -/-/  
SHEET 1 OF 1  
DRAWN BY: GF  
CHECKED BY: RER  
INVOICE #: 15032302

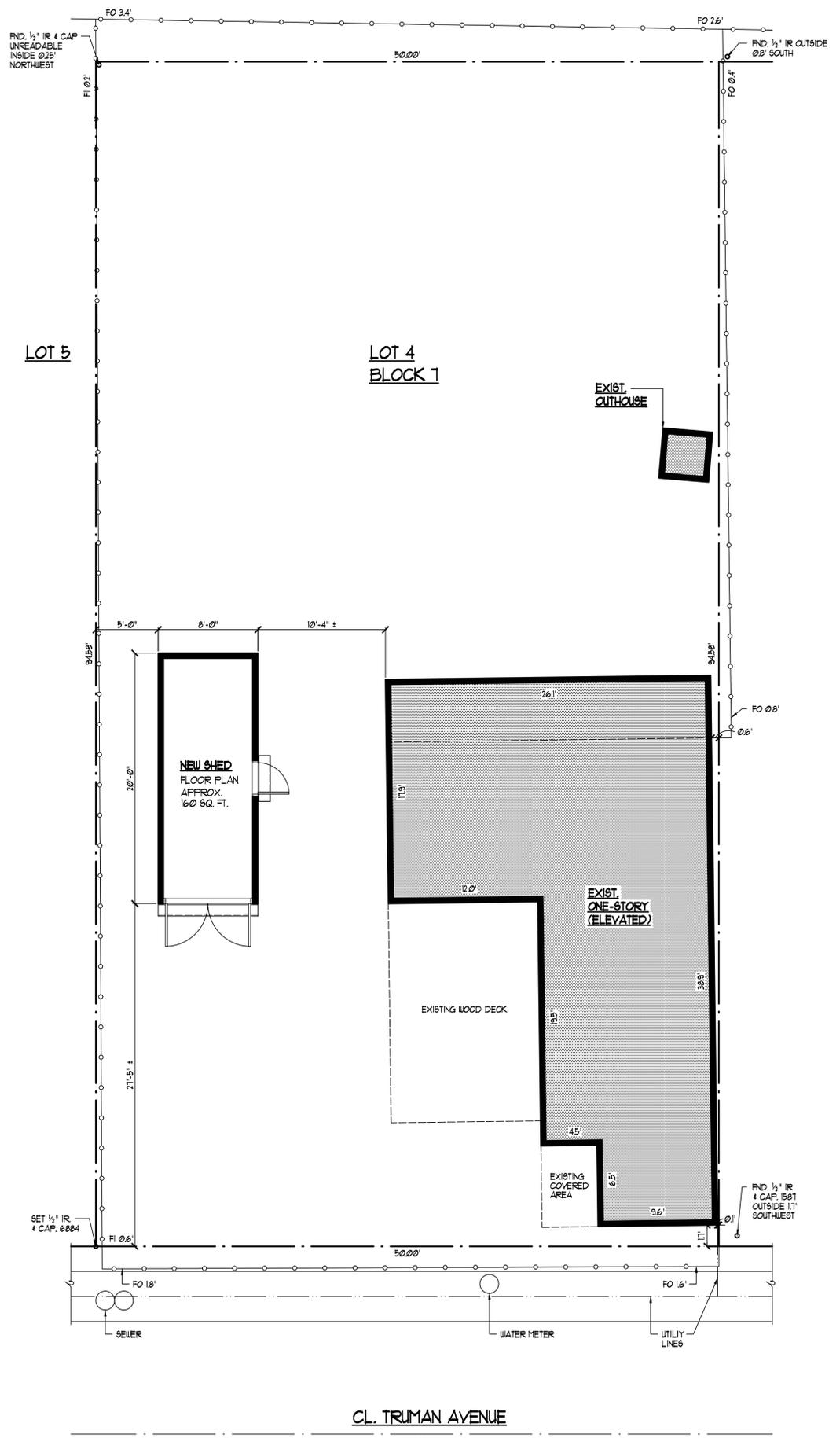
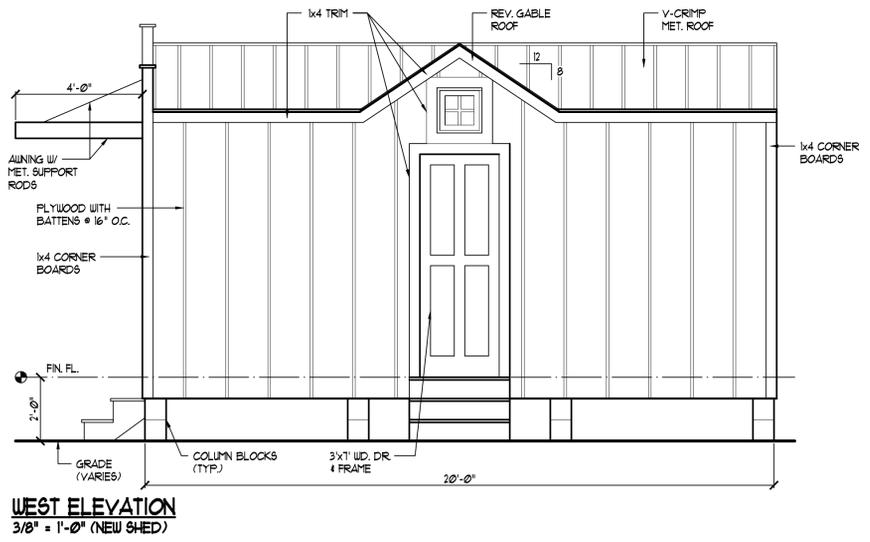
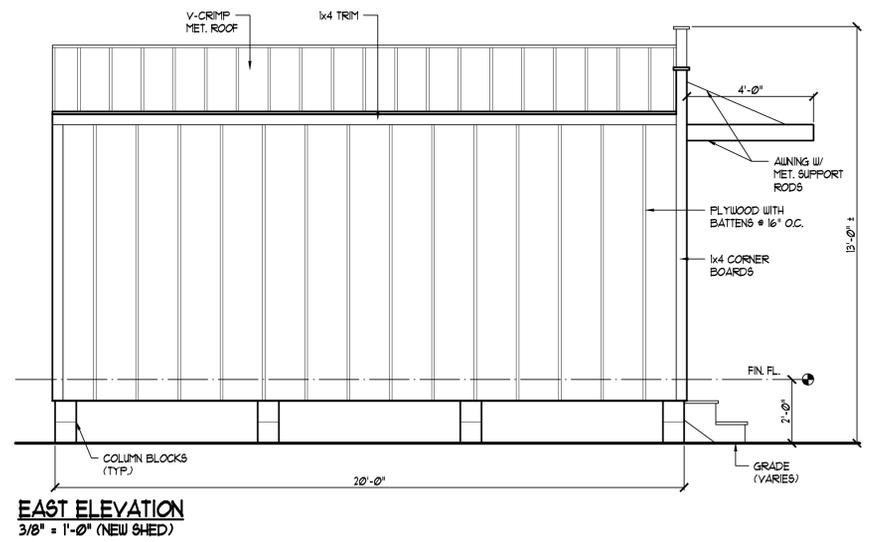
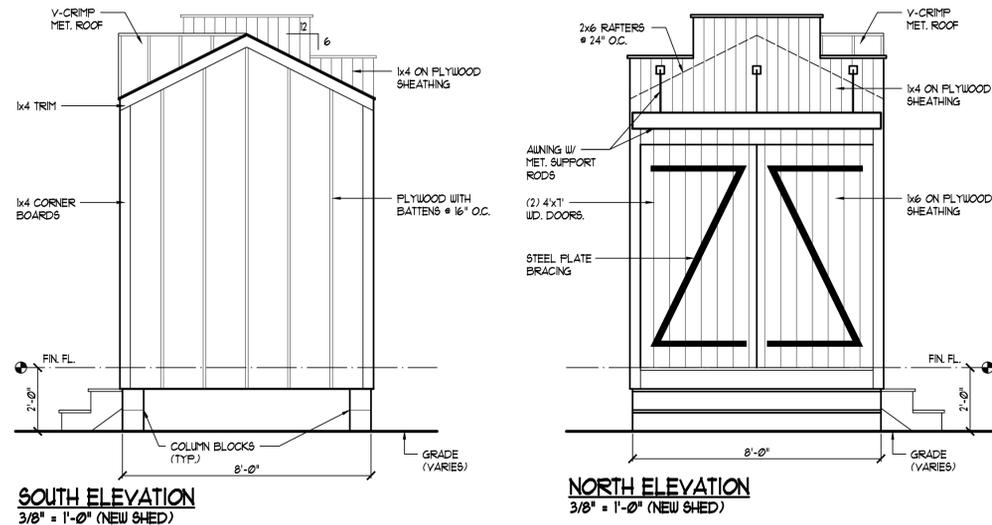
I HEREBY CERTIFY THAT THIS SURVEY WAS MADE UNDER MY RESPONSIBLE CHARGE AND MEETS THE STANDARDS OF PRACTICE AS SET FORTH BY THE FLORIDA BOARD OF PROFESSIONAL SURVEYORS AND MAPPERS IN CHAPTER 53-17, FLORIDA ADMINISTRATIVE CODE, PURSUANT TO SECTION 472.027, FLORIDA STATUTES. THIS SURVEY, WHEN SCHEDULE B HAS BEEN PROVIDED MEETS THE PROVISIONS OF FLORIDA ENDORSEMENT FORM 9, SUBPARAGRAPH 1(B) 1 (SETBACKS), 1(B)3 (ENCROACHMENTS), & 1(B)4 (EASEMENTS), SCHEDULE "B" HAS NOT BEEN PROVIDED.  
NOT VALID WITHOUT THE SIGNATURE AND THE ORIGINAL RAISED SEAL OF A FLORIDA SURVEYOR AND MAPPER  
SIGNED  
ROBERT E. REECE, PSM 5632, PROFESSIONAL SURVEYOR AND MAPPER

**REECE & ASSOCIATES**  
PROFESSIONAL SURVEYOR AND MAPPER, LB 7846  
127 INDUSTRIAL ROAD, BIG PINE KEY, FL 33043  
OFFICE (305) 872 - 1348  
FAX (305) 872 - 5622

NOTES:  
THIS SURVEY WAS PERFORMED FOR THE SOLE AND EXCLUSIVE BENEFIT OF THE PARTIES LISTED HEREIN AND SHALL NOT BE RELIED UPON BY ANY OTHER ENTITY OR INDIVIDUAL WHOMSOEVER. LIKEWISE, ANY REUSE OF THIS SURVEY FOR ANY PURPOSE OTHER THAN WHICH WAS ORIGINALLY INTENDED, WITHOUT THE WRITTEN PERMISSION OF THE UNDERSIGNED SURVEYOR & MAPPER, WILL BE DONE SO AT THE RISK OF THE REUSING PARTY AND WITHOUT ANY LIABILITY TO THE UNDERSIGNED SURVEYOR & MAPPER.  
LEGAL DESCRIPTIONS HAVE BEEN FURNISHED BY THE CLIENT OR HIS/HER REPRESENTATIVE. PUBLIC RECORDS HAVE NOT BEEN RESEARCHED BY THE SURVEYOR TO DETERMINE THE ACCURACY OF THESE DESCRIPTIONS NOR HAVE ADJOINING PROPERTIES BEEN RESEARCHED TO DETERMINE OVERLAPS OR HIATUS.  
THIS SURVEY DOES NOT PURPORT TO SHOW OWNERSHIP OF WALLS OR FENCES ALONG PROPERTY LINES.  
ADDITIONS OR DELETIONS TO THIS SURVEY MAP BY OTHER THAN THE SIGNING PARTY OR PARTIES IS PROHIBITED WITHOUT WRITTEN CONSENT OF THE SIGNING PARTY OR PARTIES.

- NOTE: MEASURED DIMENSIONS EQUAL PLATTED OR DESCRIBED DIMENSIONS UNLESS INDICATED OTHERWISE. FOUNDATIONS BENEATH THE SURFACE ARE NOT SHOWN. THE FOLLOWING IS A LIST OF ABBREVIATIONS THAT MAY BE FOUND ON THIS SHEET.
- |                                      |  |                                    |                                      |
|--------------------------------------|--|------------------------------------|--------------------------------------|
| BFP = BACK-FLOW PREVENTER            | FI = FENCE INSIDE                              | P = PLAT                           | TOS = TOP OF BANK                    |
| BO = BLOW OUT                        | FN = FOUND                                     | PC = POINT OF CURVE                | TOS = TOE OF SLOPE                   |
| C = CALCULATED                       | FNBD = FOUND NAIL & DISK (#XXXX)               | PCC = POINT OF COMPOUND CURVE      | TS = TRAFFIC SIGN                    |
| C&G = 2' CONCRETE CURB & GUTTER      | FO = FENCE OUTSIDE                             | PCP = PERMANENT CONTROL POINT      | TY = TYPICAL                         |
| CB = CONCRETE BLOCK                  | FOL = FENCE ON LINE                            | PI = POINT OF INTERSECTION         | UEASE = UTILITY EASEMENT             |
| CBW = CONCRETE BLOCK WALL            | GB = GRADE BREAK                               | PK = PARKER KALON NAIL             | UPC = CONCRETE UTILITY POLE          |
| CBRW = CONCRETE BLOCK RETAINING WALL | GI = GRATE INLET                               | PM = PARKING METER                 | UPW = WOOD UTILITY POLE              |
| CI = CURB INLET                      | GL = GROUND LEVEL                              | POB = POINT OF BEGINNING           | VB = VIDEO BOX                       |
| CL = CENTERLINE                      | GW = GUY WIRE                                  | POC = POINT OF COMMENCEMENT        | WD = WOOD DISK                       |
| CLF = CHAINLINK FENCE                | HB = HOSE BIB                                  | PRC = POINT OF REVERSE CURVE       | WDF = WOOD FENCE                     |
| CM = CONCRETE MONUMENT               | IP = IRON PIPE                                 | PRM = PERMANENT REFERENCE MONUMENT | WL = WOOD LANDING                    |
| CONC = CONCRETE                      | IR = IRON ROD                                  | PT = POINT OF TANGENT              | WM = WATER METER                     |
| C/S = CONCRETE SLAB                  | L = ARC LENGTH                                 | R = RADIUS                         | WRACK LINE = LINE OF DEBRIS ON SHORE |
| COVD = COVERED                       | LE = LOWER ENCLOSURE                           | ROL = ROOF OVERHANG LINE           | WV = WATER VALVE                     |
| DEASE = DRAINAGE EASEMENT            | LS = LANDSCAPING                               | ROWL = RIGHT OF WAY LINE           | T = TREE                             |
| DELTA = DELTA ANGLE                  | M = MEASURED                                   | R/W = RIGHT OF WAY                 | TBW = BUTTWOOD                       |
| DWH = DRAINAGE MANHOLE               | MB = MAILBOX                                   | SCO = SANITARY CLEAN-OUT           | TGL = GUMBO LIMBO                    |
| EB = ELECTRIC BOX                    | MHWL = MEAN HIGH WATER LINE                    | SMBD = SET NAIL & DISK LB 7846     | TMA = MAHOGANY                       |
| EL = ELEVATION                       | MTLF = METAL FENCE                             | SIR = SET IRON ROD 1/2" LB 7846    | TO = OAK                             |
| ELEV = ELEVATED                      | NAVD = NORTH AMERICAN VERTICAL DATUM (1988)    | SPW = SANITARY MANHOLE             | TPA = PALM                           |
| EM = ELECTRIC METER                  | NGVD = NATIONAL GEODETIC VERTICAL DATUM (1929) | SPW = SPRINKLER CONTROL VALVE      | YPAC = COCONUT PALM                  |
| ENCL = ENCLOSURE                     | NTS = NOT TO SCALE                             | SV = SEWER VALVE                   | TPOW = ROYAL POINCIANA               |
| FEE = FINISHED FLOOR ELEVATION       | OHW = OVERHEAD WIRES                           | TB = TELEPHONE BOX                 | TSG = SCHEFFLERIA                    |
| PH = FIRE HYDRANT                    |  | TBM = TIDAL BENCHMARK              | TUNK = UNKNOWN                       |

# PROPOSED DESIGN



**LEGAL DESCRIPTION:**  
ON THE ISLAND OF KEY WEST, AND IS PART OF TRACT TEN (10) ACCORDING TO WILLIAM A. WHITEHEAD'S MAP OF THE ISLAND OF KEY WEST, DELINEATED IN FEBRUARY A.D. 1928 BUT NOW BETTER KNOWN AS LOT FOUR (4) IN SQUARE SEVEN (7) OF SAID TRACT TEN (10) ACCORDING TO E.C. HOLE'S MAP OR PLAN OF SAID TRACT TEN (10), SAID LOT HAVING A FRONTAGE OF FIFTY (50) FEET ON DIVISION STREET AND EXTENDING BACK AT RIGHT ANGLES ON BOTH LINES THERETO NINETY FOUR (94) FEET AND SEVEN (7) INCHES.

DO NOT SCALE FROM DRAWINGS



706 Catherine St.  
Key West, FL.  
33040  
T: (305) 296-4435

ARCHITECTURAL SEAL:

**PROJECT:**  
210 TRUMAN AVE.  
RENOVATIONS  
210 TRUMAN AVE.  
KEY WEST, FL. 33040

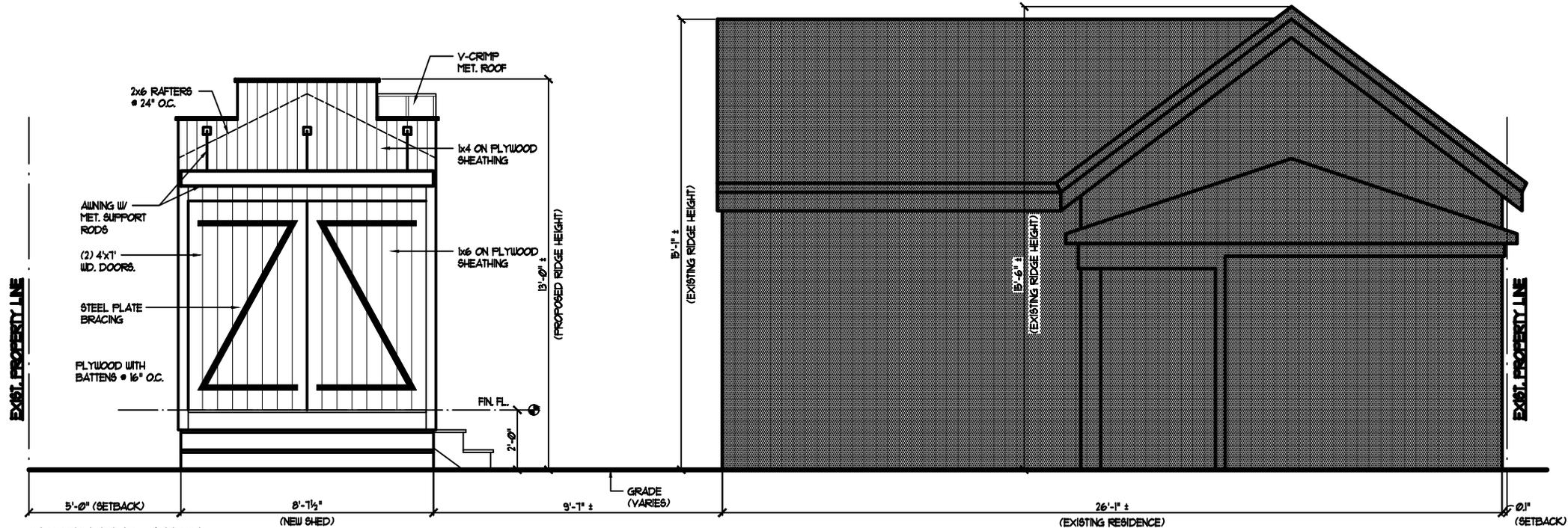
**ISSUE:**

**DRAWN BY:** MK  
**CHECKED BY:** WV  
**APPROVED BY:** WV  
**PROJECT NO.:** 1402

**TITLE:**  
PROPOSED  
SITE PLAN &  
EXT. ELEV.

**NUMBER:**

**PA1.1**



**NORTH ELEVATION**  
N.T.S.

# NOTICING

# Public Meeting Notice

The Historic Architectural Review Commission will hold a public hearing at 5:30 p.m., April 28, 2015 at Old City Hall, 510 Greene Street, Key West, Florida. The purpose of the hearing will be to consider a request for:

**NEW STORAGE SHED. DEMOLITION OF WOOD SHED.**

**FOR- #210 TRUMAN STREET**

**Applicant – Richard Dostal**

**Application # H15-01-0288**

If you wish to see the application or have any questions, you may visit the Planning Department during regular office hours at 3140 Flagler Avenue, call 809-3975 or visit our website at [www.cityofkeywest-fl.gov](http://www.cityofkeywest-fl.gov).

**THIS NOTICE CAN NOT BE REMOVED FROM THE SITE UNTIL HARC FINAL DETERMINATION**

# HARC POSTING AFFIDAVIT

STATE OF FLORIDA:  
COUNTY OF MONROE:

BEFORE ME, the undersigned authority, personally appeared RICHARD DOSTAL, who, first being duly sworn, on oath, depose and says that the following statements are true and correct to the best of his/her knowledge and belief:

1. That a legal notice for Public Notice of Hearing of the Historic Architectural Review Commission (HARC) was placed on the following address: 210 TRUMAN AVE on the 21ST day of APRIL, 2015.

This legal notice(s) contained an area of at least 8.5"x11".

The property was posted to notice a public hearing before the Key West Historic Architectural Review Commission to be held on 4-28, 2015.

The legal notice(s) is/are clearly visible from the public street adjacent to the property.

The Certificate of Appropriateness number for this legal notice is H15-01-288

2. A photograph of that legal notice posted in the property is attached hereto.

Signed Name of Affiant:

Date: 4.21.15  
Address: 210 TRUMAN AVE  
City: KW  
State, Zip: 33040

The forgoing instrument was acknowledged before me on this 21 day of APRIL, 2015.

By (Print name of Affiant) RICK DOSTAL who is personally known to me or has produced FL, DL 0234 741 51 227-0 as identification and who did take an oath.

NOTARY PUBLIC

Sign Name: Veronica

Print Name: Veronica

Notary Public - State of Florida (seal)

My Commission Expires: 1/10/17



40



# PROPERTY APPRAISER INFORMATION



**Scott P. Russell, CFA**  
**Property Appraiser**  
**Monroe County, Florida**

Key West (305) 292-3420  
Marathon (305) 289-2550  
Plantation Key (305) 852-7130

## Property Record Card -

**Maps are now launching the new map application version.**

Alternate Key: 1027596 Parcel ID: 00026800-000000

### Ownership Details

**Mailing Address:**

DOSTAL RICHARD A  
210 TRUMAN AVE  
KEY WEST, FL 33040

### Property Details

**PC Code:** 01 - SINGLE FAMILY

**Millage Group:** 11KW

**Affordable Housing:** No

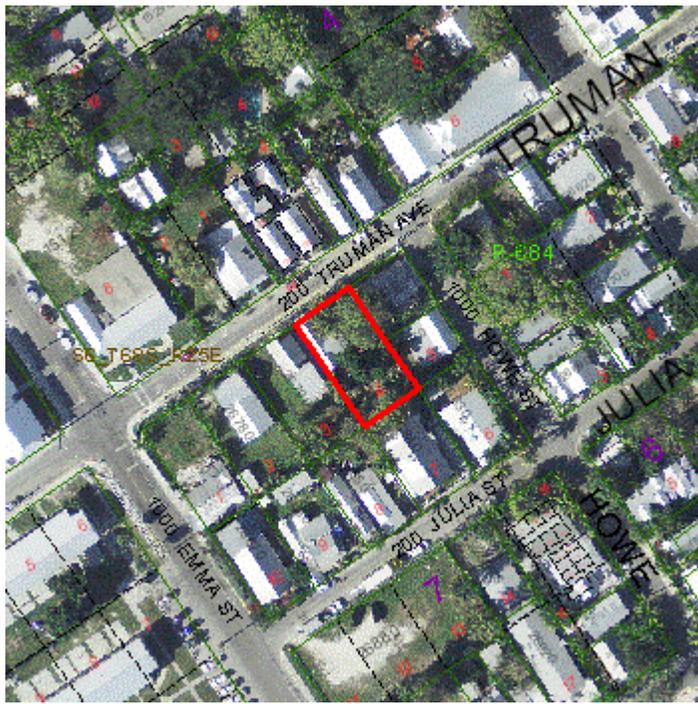
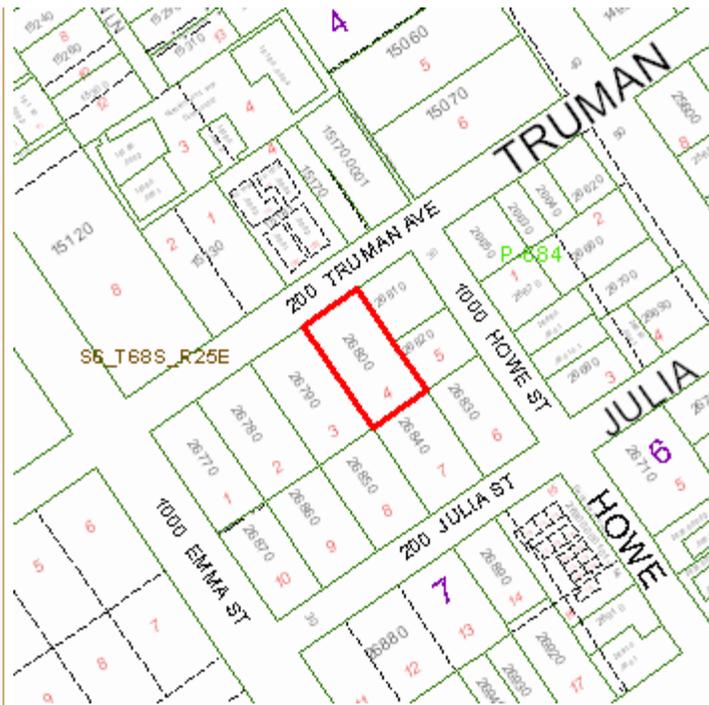
**Section-Township-Range:** 06-68-25

**Property Location:** 210 TRUMAN AVE KEY WEST

**Legal** KW PB1-25-40 LOT 4 SQR 7 TR 10 H1-164 G24-253 OR876-302/04 OR876-305D/C OR876-306/08 PROBATE

**Description:** #83-86-CP-10 OR876-309/310D/C OR876-336D/C OR877-92/95 OR880-1004 PROBATE #83-87-CP-23OR1138-452D/C OR1266-2000/01C/T-CASE #92-613-CA-09(CMS) OR1476-990/991(NOTICE)(LG)

**Click Map Image to open interactive viewer**



### Exemptions

Exemption	Amount
44 - ADDL HOMESTEAD	25,000.00
39 - 25000 HOMESTEAD	25,000.00

### Land Details

Land Use Code	Frontage	Depth	Land Area
010D - RESIDENTIAL DRY	50	95	4,729.00 SF

## Building Summary

Number of Buildings: 1  
 Number of Commercial Buildings: 0  
 Total Living Area: 774  
 Year Built: 1923

## Building 1 Details

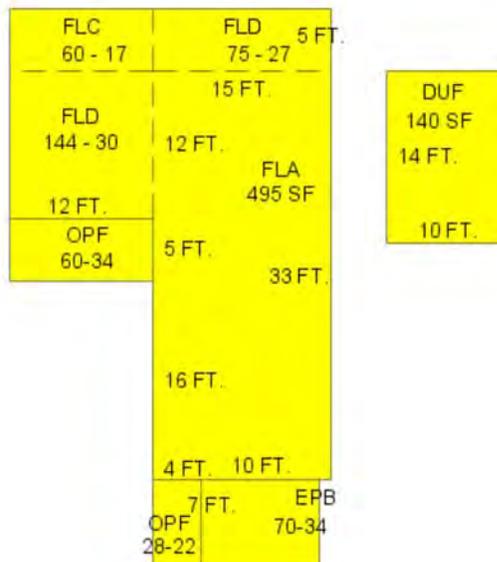
Building Type <u>R1</u>	Condition <u>G</u>	Quality Grade 450
Effective Age 29	Perimeter 157	Depreciation % 34
Year Built 1923	Special Arch 0	Grnd Floor Area 774
Functional Obs 0	Economic Obs 0	

**Inclusions:** R1 includes 1 3-fixture bath and 1 kitchen.

Roof Type GABLE/HIP	Roof Cover METAL	Foundation WD CONC PADS
Heat 1 NONE	Heat 2 NONE	Bedrooms 2
Heat Src 1 NONE	Heat Src 2 NONE	

**Extra Features:**

2 Fix Bath 0	Vacuum 0
3 Fix Bath 1	Garbage Disposal 0
4 Fix Bath 0	Compactor 0
5 Fix Bath 0	Security 0
6 Fix Bath 0	Intercom 0
7 Fix Bath 0	Fireplaces 0
Extra Fix 0	Dishwasher 0



**Sections:**

Nbr	Type	Ext Wall	# Stories	Year Built	Attic	A/C	Basement %	Finished Basement %	Area
1	FLA	1:WD FRAME	1	1922	N	N	0.00	0.00	495
2	EPB	1:WD FRAME	1	1922			0.00	0.00	70

3	<u>OPF</u>		1	1922			0.00	0.00	28
5	<u>DUF</u>		1	1922	N	N	0.00	0.00	140
6	<u>FLD</u>	2:B & B	1	2003	N	N	0.00	0.00	144
7	<u>OPF</u>		1	2003			0.00	0.00	60
8	<u>FLD</u>	2:B & B	1	2005					75
9	<u>FLC</u>	1:WD FRAME	1	2007					60

## Misc Improvement Details

Nbr	Type	# Units	Length	Width	Year Built	Roll Year	Grade	Life
1	FN2:FENCES	300 SF	6	50	1996	1997	2	30

## Building Permits

Bldg Number	Date Issued	Date Completed	Amount	Description	Notes
12	05-0348	02/14/2005	12/14/2005	350 Residential	change perimeter beam 2'x8'
13	05-1429	05/20/2005	12/14/2005	1,000 Residential	ENCLOSE PORCH FOR A BATHROOM.
14	05-2033	05/29/2005	12/14/2005	1,000 Residential	PLUMBING
	07-2641	06/01/2007	08/03/2007	3,000 Residential	EXTEND ORIGINAL PERMIT ENCLOSE FOR A BATHROOM
	07-2643	06/01/2007	08/03/2007	1,000 Residential	RENEW EXISTING PERMIT #05-2033 INSTALL BATHROOM FIXTURES
	07-2644	06/01/2007	08/03/2007	500 Residential	RENEW EXISTING PERMIT # 05-1975 INSTALL LIGHTS, SWITCHES & OUTLETS
1	B952279	07/01/1995	12/01/1997	1,500 Residential	REPAIR PORCH
2	9700037	01/01/1997	12/01/1997	1,500 Residential	FENCE
3	9701019	04/01/1997	12/01/1997	2,000 Residential	FENCE
4	9902372	09/13/1999	10/07/2002	3,209 Residential	RENOVATIONS
5	9904060	12/16/1999	10/07/2002	1,000 Residential	V-CRIMP ROOF
6	0000543	03/30/2000	10/07/2002	500 Residential	REPLACE OLD FIXTURES
7	0000612	03/09/2000	10/07/2002	2,000 Residential	REWIRE ELECTRIC
8	0001037	04/19/2000	10/07/2002	2,600 Residential	INSTALL CEIL FANS/LITES
9	0000919	04/24/2000	10/07/2002	3,000 Residential	KITCHEN CABINETS/BATH ETC
10	0103059	09/06/2001	10/07/2002	600 Residential	DECK AT REAR
11	03-2543	09/27/2002	10/08/2003	3,000 Residential	BEDROOM ADDITION

## Parcel Value History

Certified Roll Values.

[View Taxes for this Parcel.](#)

Roll Year	Total Bldg Value	Total Misc Improvement Value	Total Land Value	Total Just (Market) Value	Total Assessed Value	School Exempt Value	School Taxable Value
2014	71,433	452	212,630	284,515	175,923	25,000	150,923
2013	72,515	494	253,132	326,141	173,323	25,000	148,323

2012	73,597	525	157,785	231,907	170,426	25,000	145,426
2011	73,597	557	160,182	234,336	165,462	25,000	140,462
2010	79,009	599	176,820	256,428	163,017	25,000	138,017
2009	89,202	630	235,760	325,592	158,731	25,000	133,731
2008	83,255	662	368,204	452,121	158,572	25,000	133,572
2007	94,863	704	449,255	544,822	147,347	25,000	122,347
2006	251,645	735	341,670	594,050	143,753	25,000	118,753
2005	56,625	767	331,030	388,422	108,340	25,000	83,340
2004	32,803	809	321,572	355,184	105,184	25,000	80,184
2003	37,915	840	113,496	152,251	102,883	25,000	77,883
2002	16,832	872	82,758	100,462	100,462	25,000	75,462
2001	15,331	914	82,758	99,003	99,003	0	99,003
2000	15,331	825	56,748	72,904	72,904	0	72,904
1999	14,873	690	56,748	72,311	72,311	0	72,311
1998	11,742	567	56,748	69,057	69,057	0	69,057
1997	10,568	0	47,290	57,858	57,858	25,000	32,858
1996	9,628	0	47,290	56,918	56,918	25,000	31,918
1995	9,628	0	47,290	56,918	56,918	25,000	31,918
1994	8,611	0	47,290	55,901	55,901	25,000	30,901
1993	8,611	0	47,290	55,901	55,901	0	55,901
1992	8,611	0	47,290	55,901	55,901	0	55,901
1991	8,611	0	47,290	55,901	55,901	0	55,901
1990	19,319	0	37,832	57,151	57,151	25,000	32,151
1989	17,036	0	36,650	53,686	53,686	25,000	28,686
1988	14,091	0	27,192	41,283	41,283	25,000	16,283
1987	13,940	0	16,906	30,846	30,846	25,000	5,846
1986	14,011	0	15,606	29,617	29,617	25,000	4,617
1985	13,650	0	15,438	29,088	29,088	25,000	4,088
1984	12,779	0	15,438	28,217	28,217	25,000	3,217
1983	12,779	0	15,438	28,217	28,217	25,000	3,217
1982	13,007	0	11,448	24,455	24,455	24,455	0

## Parcel Sales History

NOTE: Sales do not generally show up in our computer system until about two to three months after the date of sale. If a recent sale does not show up in this list, please allow more time for the sale record to be processed.

Thank you for your patience and understanding.

Sale Date	Official Records Book/Page	Price	Instrument	Qualification
7/1/1993	1266 / 2000	40,100	CT	T

This page has been visited 214,960 times.

Monroe County Property Appraiser  
Scott P. Russell, CFA

P.O. Box 1176 Key West, FL 33041-1176