

S. Brandon Dimando, Esq. TEL: 305 304 1620  
Authorized Agent for  
Mathews Development Company Inc.  
3320 W. Highway 30A  
Santa Rosa Beach, FL 32459

December 19, 2023

801 Eaton Street, LLC  
801 Eaton Street  
Key West, FL 33040

Via Email: [info@kwseafood.com](mailto:info@kwseafood.com)

For submittal to:

City of Key West, Florida/ Planning Department  
1300 White Street, Key West FL 33040

**RE: LETTER OF SUPPORT/ NON-OBJECTION FOR Increased Seating and Parking Variance requested by 801 Eaton Street, LLC. ("Applicant")**

To Whom It May Concern

We are Mathews Development Company, Inc. The owner of 802–806 Eaton Street, comprising of 9 residential units, is located directly across the street from the Applicant. We have owned this property since 2005.

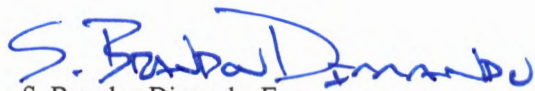
We support and do not object to the request made by the Applicant for additional seating of seven seats and a variance for parking spaces.

We have known the applicant since their inception at this property. They are good neighbors and always responsive to any concerns of the neighborhood. Prior unrelated businesses at that location have had a negative impact on our neighborhood and the current applicant has had nothing but a positive impact with their well-run business approach and considerations.

We have observed that the vehicle parking and bicycle parking are mainly used by locals for the fish market and have never seen any overflow of vehicles into surrounding street parking spaces. The restaurant seems to draw customers that are walking in the neighborhood, or occasionally bicycling. The applicant is a staple in our neighborhood and is enjoyed by all.

Please do not hesitate to contact us if we can provide more information in support of the applicant's request. Thank you in advance for your consideration of this letter.

Regards,



S. Brandon Dimando, Esq.  
Fla Bar No. 0159281  
Authorized Representative for  
Mathews Development Company, Inc.