

# Historic Architectural Review Commission

## Staff Report Item 9a

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**Meeting Date:** May 14, 2013

**Applicant:** Bender and Associates/ David Salay, Architect

**Application Number:** H13-01-608

**Address:** #1421 Duncan Street

**Description of Work:** Renovate existing house. Replace doors and windows. New additions on rear of main house. New addition at pool house. New shingle roof on front porch. Renovations of pool and new deck.

**Building Facts:** House is listed as a contributing resource in the 1977 Survey. The one story frame vernacular house was built circa 1920. The house has a "U" shape wrap front porch.

This house was featured in the 1954 film *The Rose Tattoo*; a film adaptation of Tennessee William's play of the same name.

**Guidelines Cited in Review:**

Secretary of the Interior's Standards (pages 16-17), specifically Standards 9 and 10.

Roofing (page 26), specifically guideline 1.

Windows (Pages 29-30), specifically guideline 3.

Entrances, porches and doors (pages 32-33), specifically Guideline 11.

Additions, alterations and new construction (pages 36-38a), specifically guidelines 3, 4, 5 and 8.

### Staff Analysis

The Certificate of Appropriateness proposes the addition of a kitchen space on an existing back side non-historic porch. The enclosure will be done using wood lap siding. Metal shingles are proposed as a replacement of existing metal v-

crimp over the front wrap porch. The plans also include a small addition to the existing non-historic pool house and the installation of an exterior shower. Existing historic 2 over 2 wood windows will be restored and non-historic windows will be replaced with new 2 over 2 wood units. Operable solid wood shutters will be installed in all window openings. An impact french double door with 10 lite glazed panels is proposed on the main façade, while a new impact entry door half glazed is proposed as the main entry unit. The plans also include proposed improvements to the swimming pool; a/c units, back deck and a new 4 feet tall picket fence at the front yard.

### **Consistency with Guidelines**

1. The proposed attached addition for the kitchen will be smaller in footprint and its scale and mass is in keeping with the historic house.
2. The proposed addition to the pool house will be harmonious with the existing urban context.
3. The replacement of metal v-crimp roof over the existing wrap porch with metal shingles is a more appropriate choice for the historic house.
4. The replacement of non-historic windows with wood 2 over 2 windows is consistent with guidelines pertaining replacement of windows units on contributing structures.
5. Although a new pair of French doors will not be used as entryways they will be located in the principal façade. It is staff's opinion that this choice of door is not appropriate for the front façade. A wood door with solid panels on the bottom will be more in keeping with the historic character of the house.
6. The proposed new four feet picket fence in front of the house will be a positive improvement to the streetscape, since it will expose the main façade of the house to the pedestrian urban experience.

It is staff's opinion that the proposed plans are consistent with the Secretary of the Interior's Standards and the Historic Architectural Guidelines. With the exception of the front French door, it is staff's opinion that the plans will bring back this house to its historic character. The proposed enclosure/ addition of the kitchen will not be visible from the street and will not have any adverse effect.

# **Application**



CITY OF KEY WEST
BUILDING DEPARTMENT

CERTIFICATE OF APPROPRIATENESS-25-2013-100608
APPLICATION #

OWNER'S NAME: Carla Agostini / Robin Gay
DATE: 4/25/13
OWNER'S ADDRESS: 1421 Duncan St.
PHONE #: 395-2748
APPLICANT'S NAME: Bender & Associates / David Salay
PHONE #: 296-1347
APPLICANT'S ADDRESS: 410 Angela St
ADDRESS OF CONSTRUCTION: 1421 Duncan St. # OF UNITS 1

THERE WILL BE A FINAL INSPECTION REQUIRED UNDER THIS PERMIT

DETAILED DESCRIPTION OF WORK:
Renovate existing residence. Remove 1980's dormers. Replace doors & windows as shown on drawings. New kitchen addition at rear. New bathroom addition at existing 1980's poolhouse. New metal shingle roof at historic porch. Renovate existing pool at rear. New wood deck at side yard.

Chapter 837.06 F.S.-False Official Statements - Whoever knowingly makes a false statement in writing 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 as provided for in s. 775.082 or 775.083

This application for Certificate of Appropriateness must precede applications for building permits, right of way permits, variances, and development review approvals. Applications must meet or exceed the requirements outlined by the Secretary of the Interior's Standards for Rehabilitation and Key West's Historic Architectural Guidelines.

Once completed, the application shall be reviewed by staff for completeness and either approved or scheduled for presentation to the Historic Architectural Review Commission at the next available meeting. The applicant must be present at this meeting. The filing of this application does not ensure approval as submitted.

Applications that do not possess the required Submittals will be considered incomplete and will not be reviewed for approval.

Date: 4/25/13

Applicant's Signature: [Signature]

Required Submittals

Table with 2 columns: checkbox and description. Rows include: TWO SETS OF SCALED DRAWINGS OF FLOOR PLAN, SITE PLAN AND EXTERIOR ELEVATIONS; TREE REMOVAL PERMIT; PHOTOGRAPHS OF EXISTING BUILDING; PHOTOGRAPHS OF ADJACENT BUILDINGS; ILLUSTRATIONS OF MANUFACTURED PRODUCTS TO BE USED SUCH AS SHUTTERS, DOORS, WINDOWS, PAINT COLOR CHIPS, AND AWNING FABRIC SAMPLES.

Staff Use Only

Date:

Staff Approval:

Fee Due:\$

HISTORIC ARCHITECTURAL REVIEW APPLICATION

# HISTORIC ARCHITECTURAL REVIEW COMMISSION USE ONLY

\*\*\*\*\*

Approved \_\_\_\_\_

Denied \_\_\_\_\_

Deferred \_\_\_\_\_

Reason for Deferral or Denial:

\_\_\_\_\_  
\_\_\_\_\_  
\_\_\_\_\_  
\_\_\_\_\_

HARC Comments:

*House is listed as contributing. Built circa 1925. One story frame  
vernacular.*

*Ordinance for demolition*

*Guidelines for doors/windows, additions, roofing  
and secretary of the Interior's standards.*

Limit of Work Approved, Conditions of Approval and/or Suggested  
Changes:

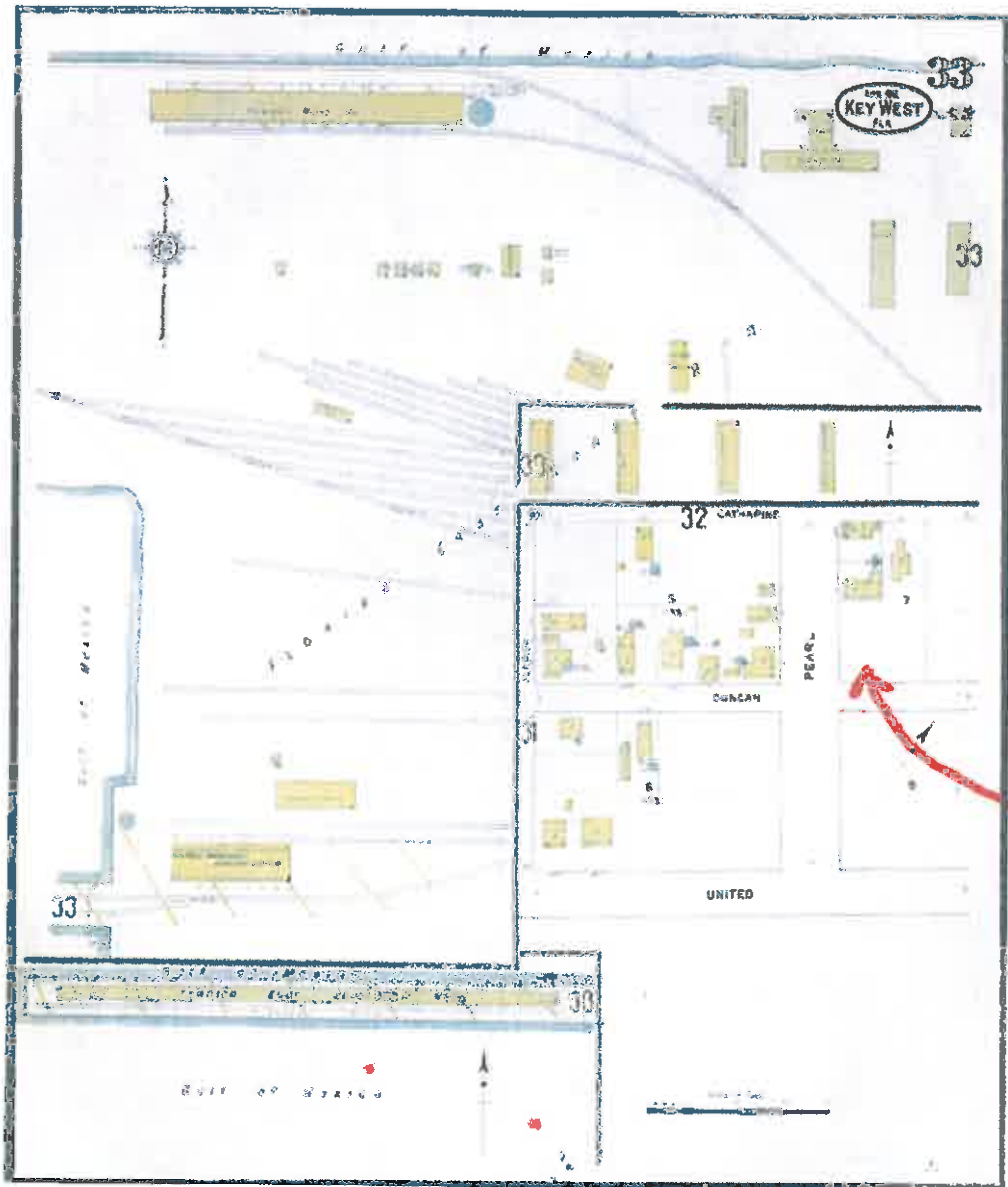
\_\_\_\_\_  
\_\_\_\_\_  
\_\_\_\_\_  
\_\_\_\_\_

Date: \_\_\_\_\_

Signature: \_\_\_\_\_

Historic Architectural  
Review Commission

# **Sanborn Maps**



NO  
HOUSE  
ON  
LOT.

**UF UNIVERSITY of FLORIDA**  
The Foundation for The Gator Nation

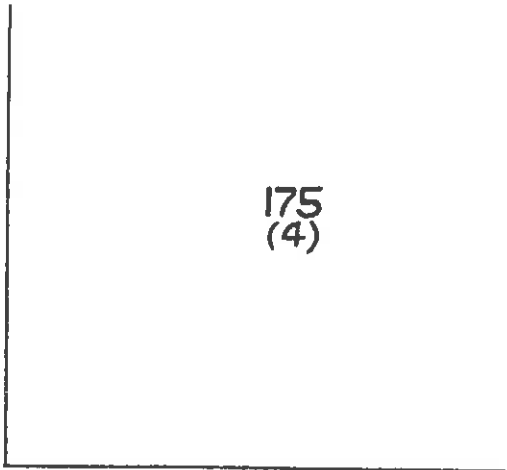
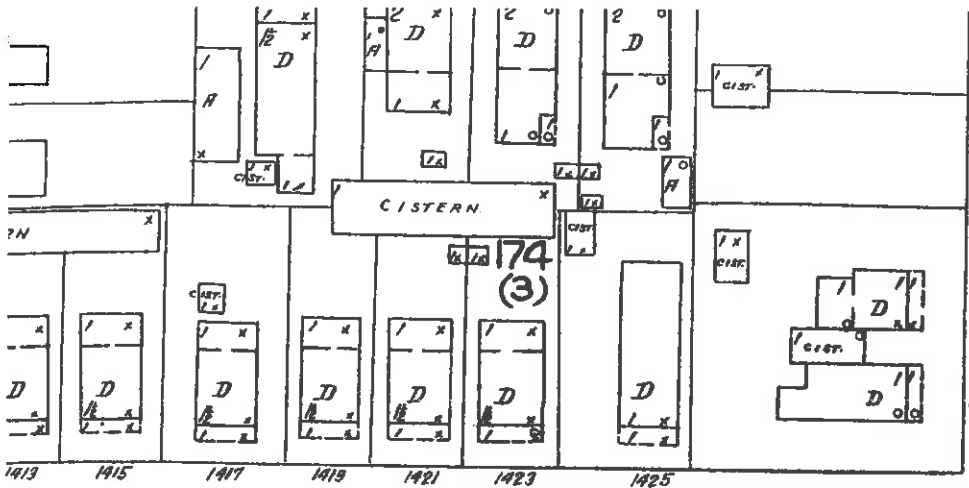
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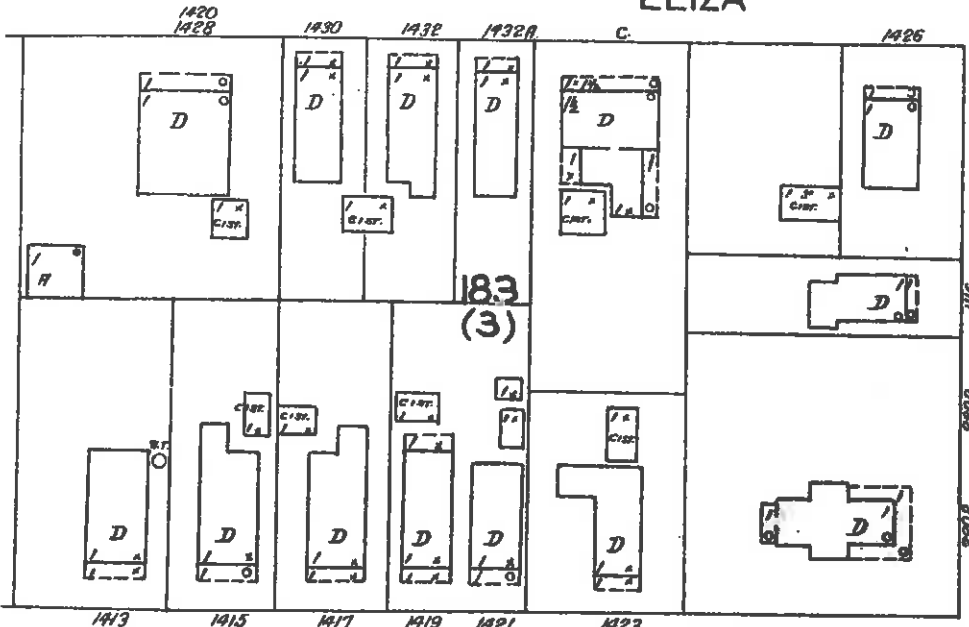
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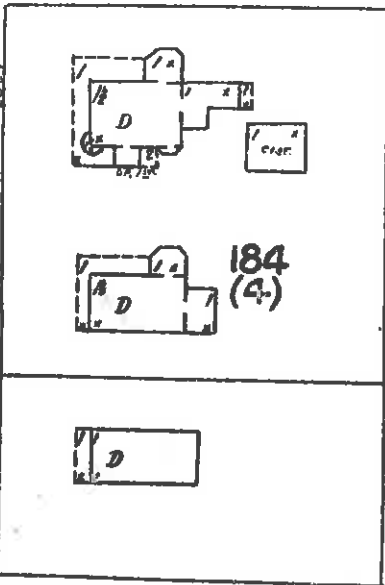
1912 SANBORN



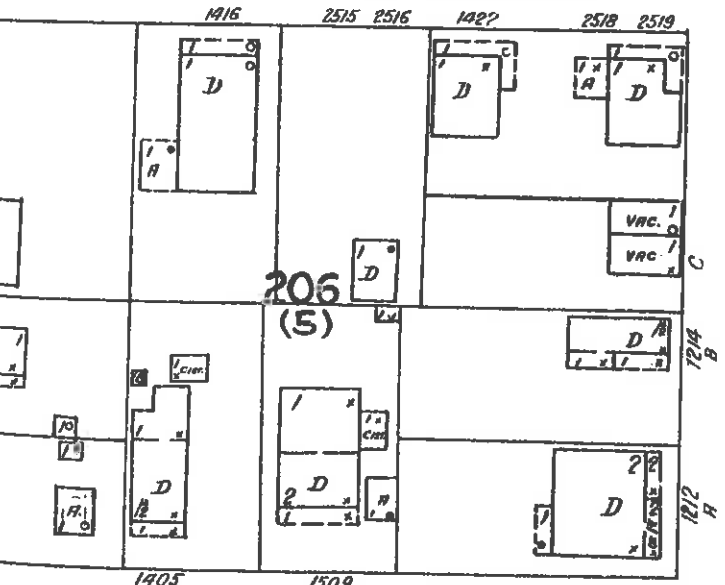
ELIZA



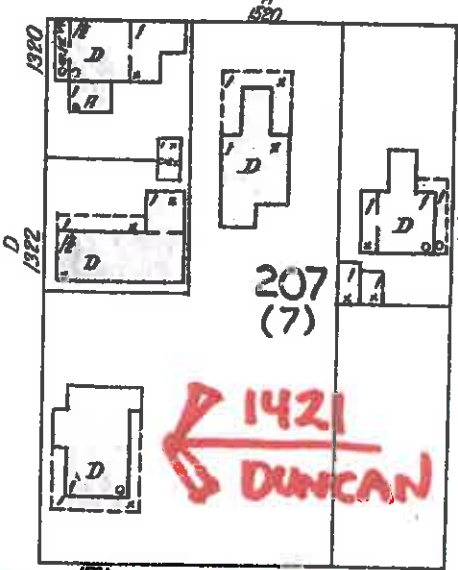
PEARL



CATHARINE



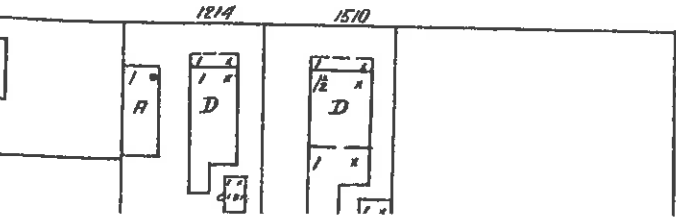
PEARL



LEON

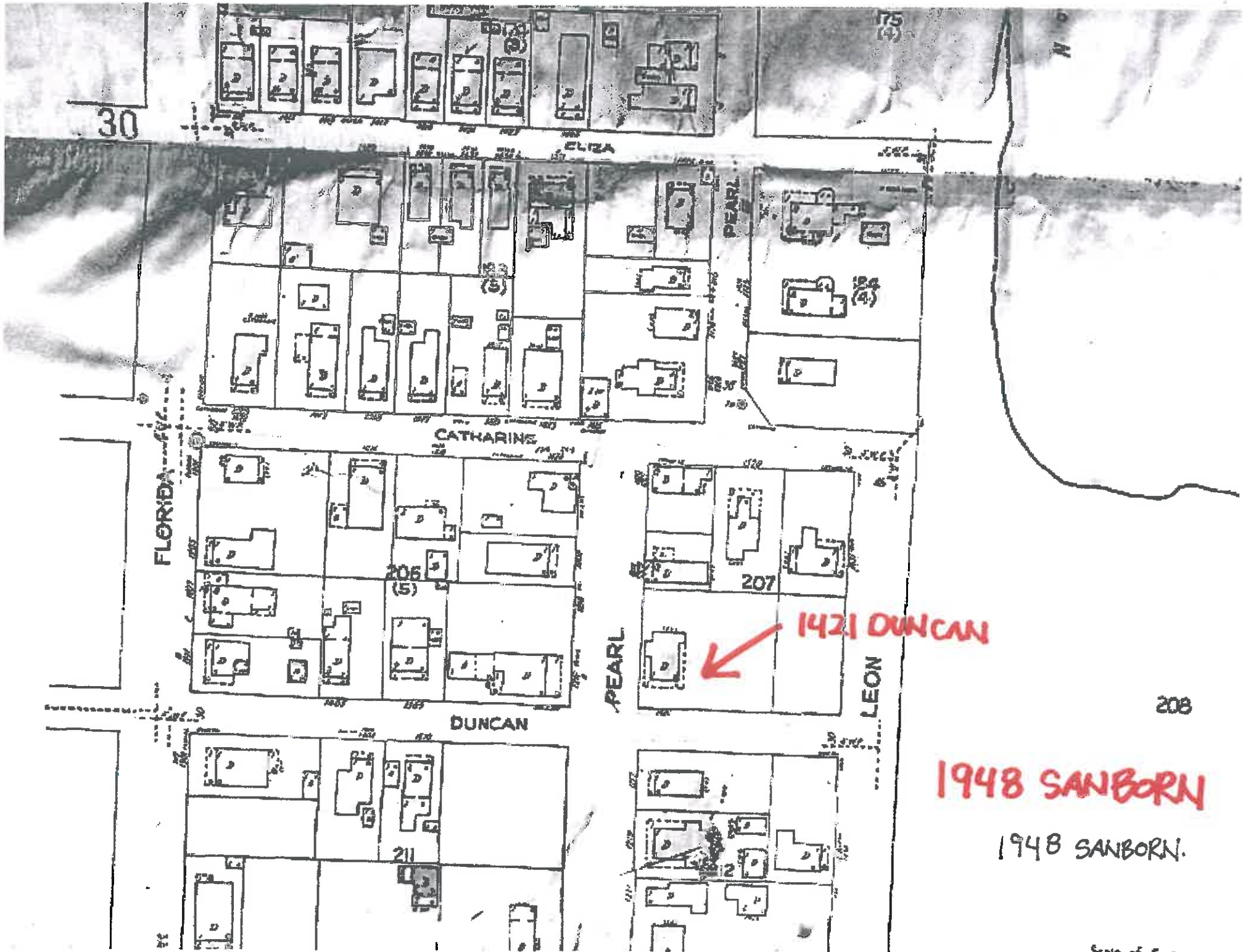
DUNCAN

1926 SANBORN



1926 SANBORN





30

FLORIDA

CATHARINE

PEARL

206  
(5)

207

PEARL

1421 DUNCAN

LEON

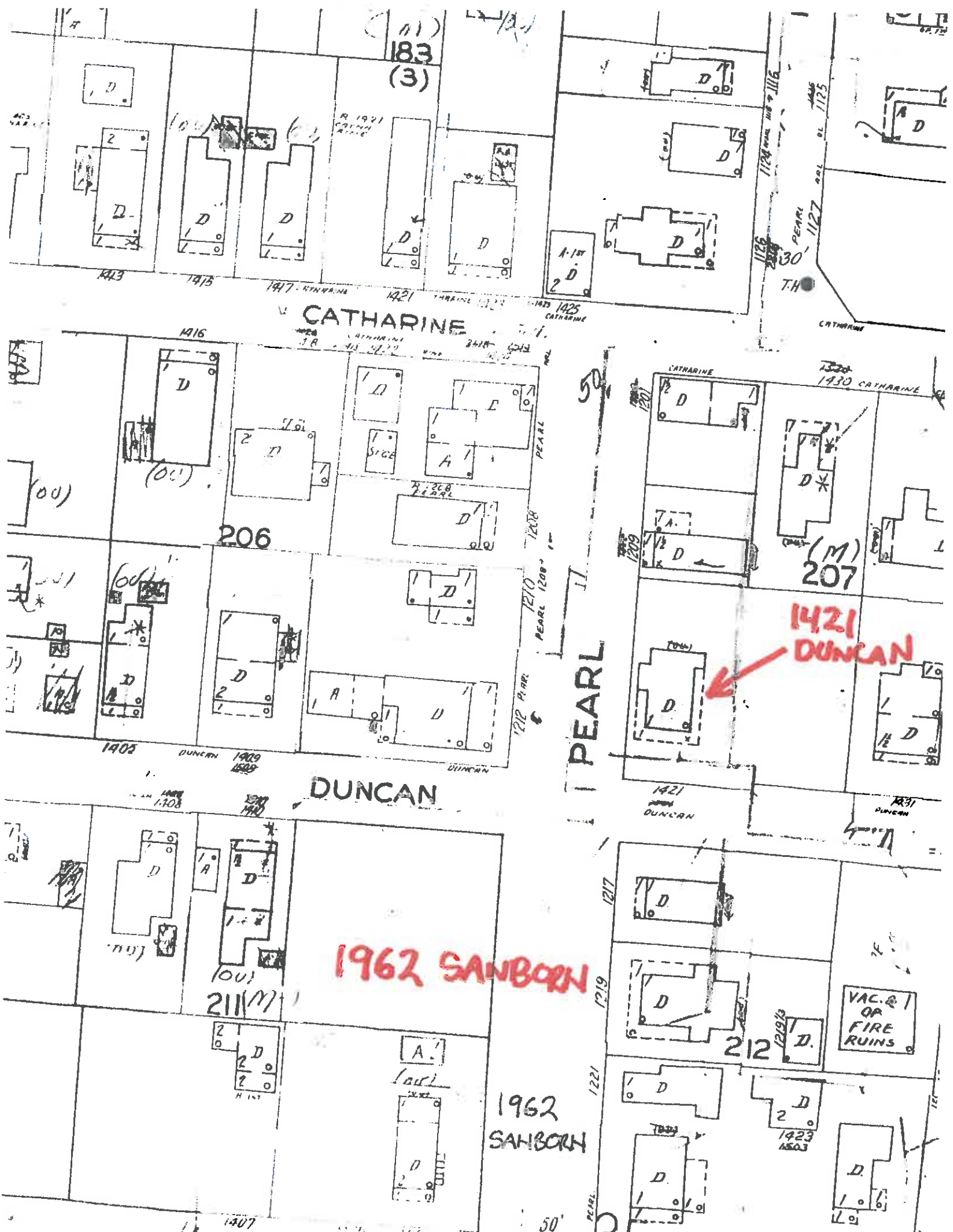
DUNCAN

208

1948 SANBORN

1948 SANBORN.

211



(11)  
183  
(3)

CATHARINE

206

(M)  
207

DUNCAN

PEARL

1421  
DUNCAN

1962 SANBORN

1962  
SANBORN

VAC. & /  
OF  
FIRE  
RUINS

211 (M)

212

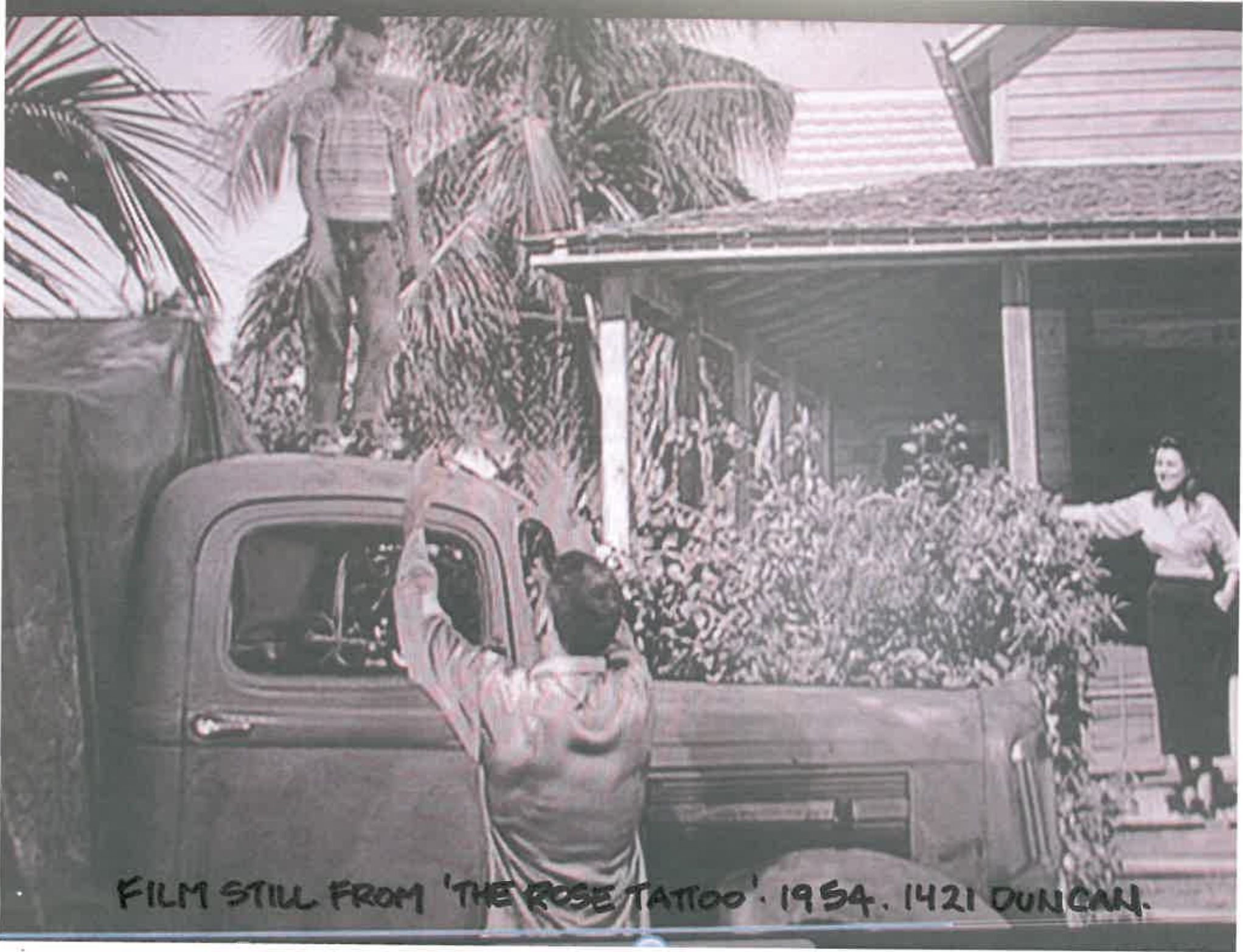
1407

50'

10'

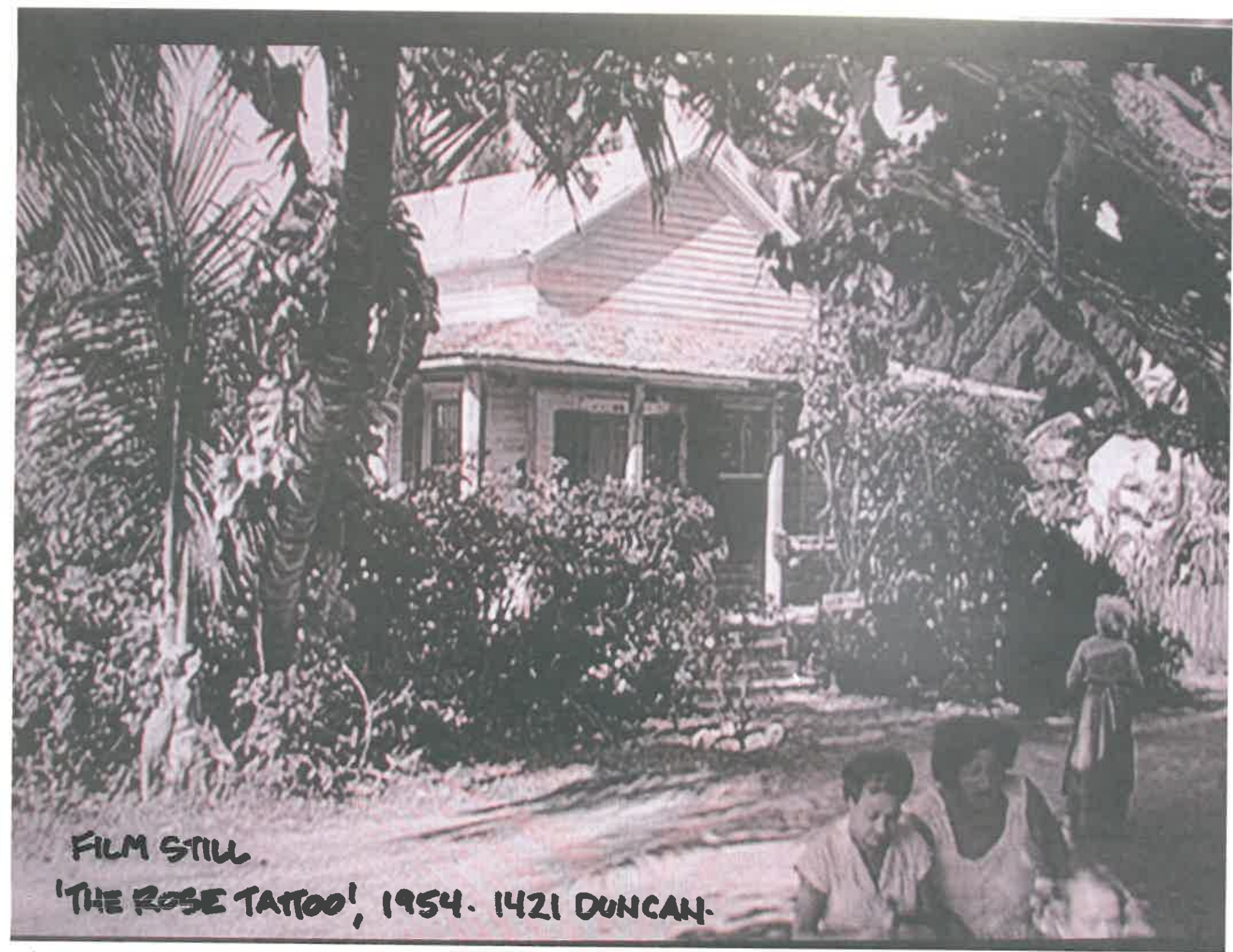
# **Project Photos**





FILM STILL FROM 'THE ROSE TATTOO'. 1954. 1421 DUNCAN.





FILM STILL  
'THE ROSE TATTOO', 1954. 1421 DUNCAN.





FILM STILL - 'THE ROSE TATTOO' - 1954.





FILM STILL  
THE ROSE TATTOO. 1954

DELL



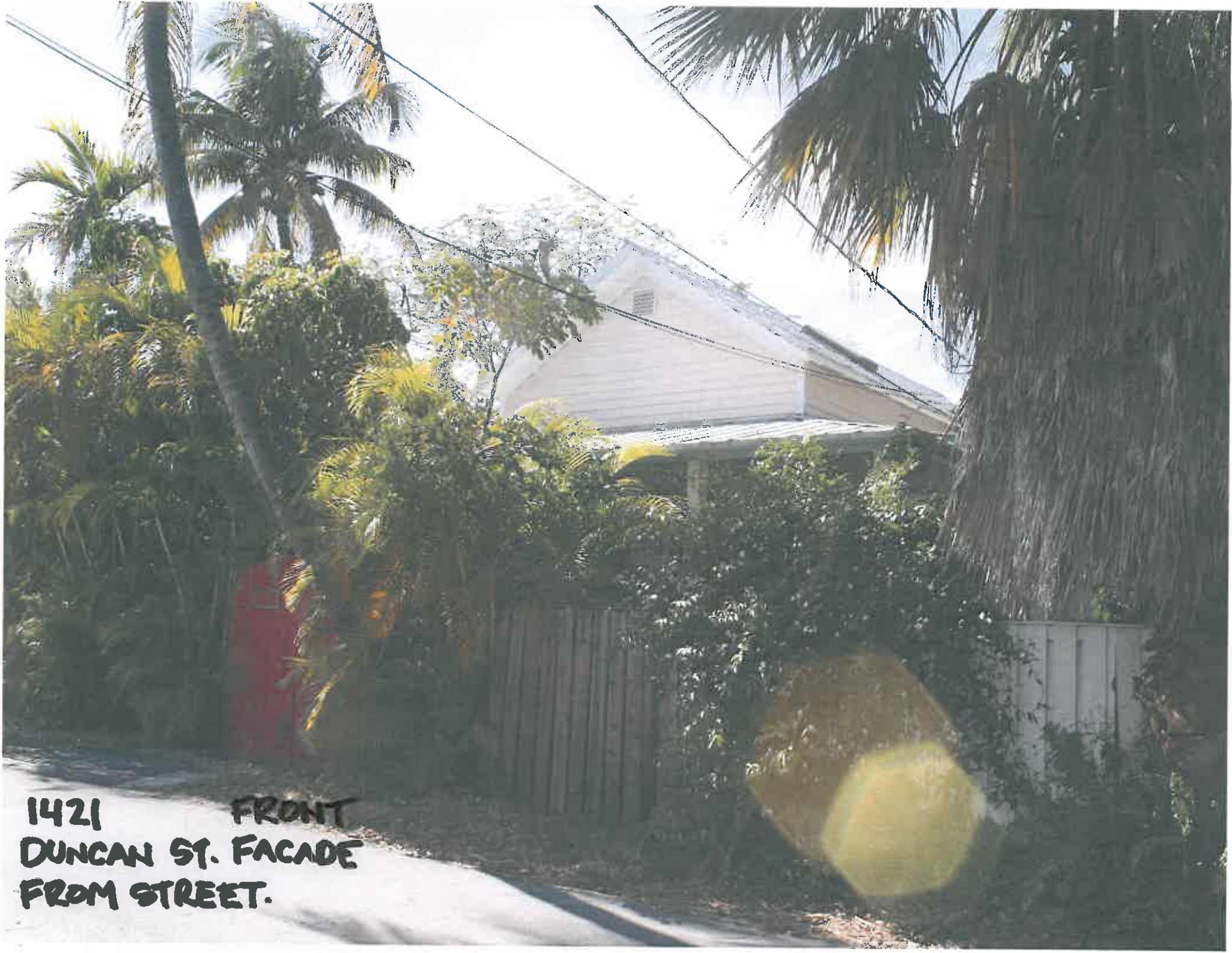
1965 PHOTO






FRONT  
1421 DUNCAN. FACADE FROM STREET.





1421 FRONT  
DUNCAN ST. FACADE  
FROM STREET.



REMOVE EXISTING  
PLYWOOD ROOF.  
REPLACE WITH  
1x6 T&G SHEATHING.

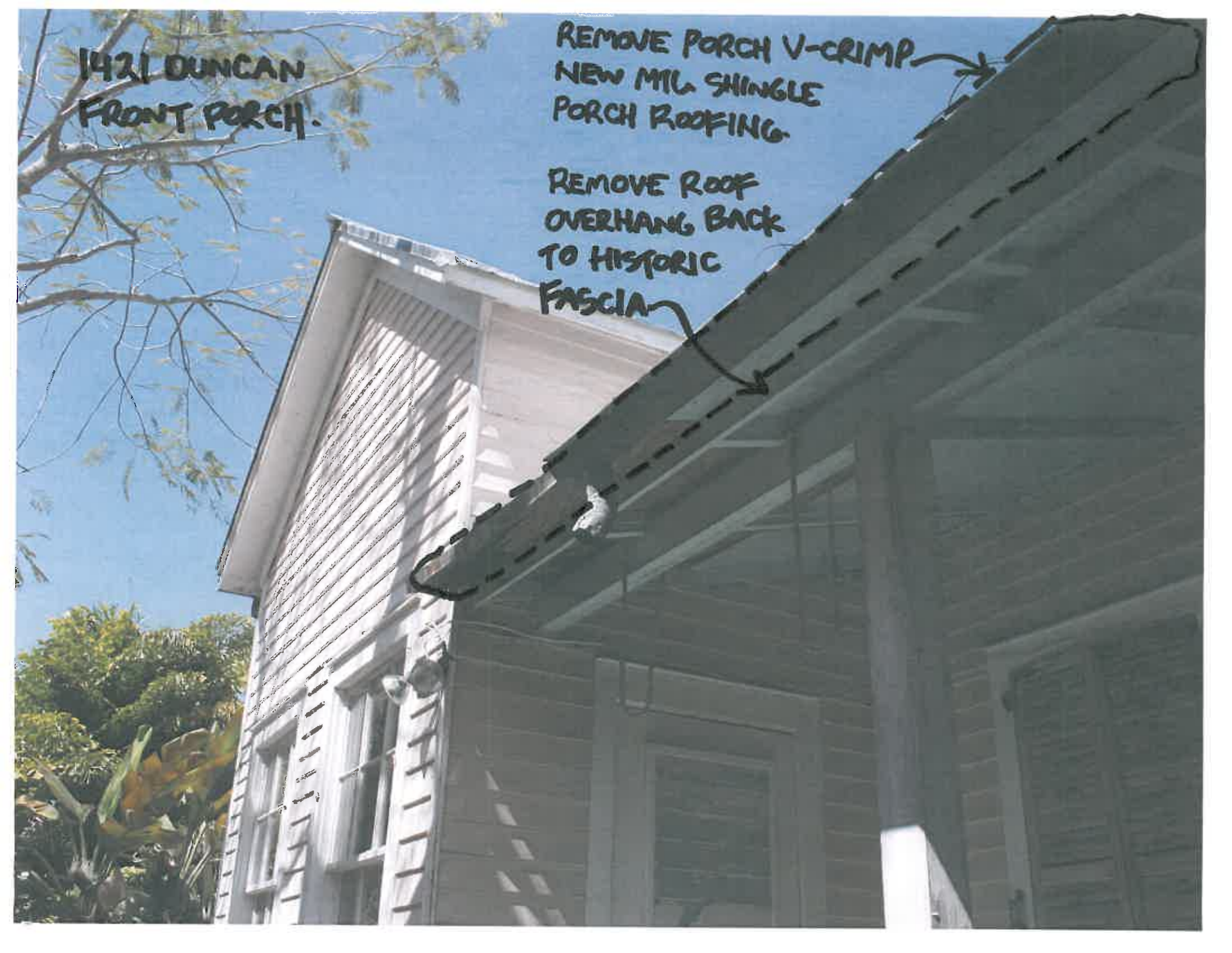
1421 DUNCAN  
EXISTING FRONT PORCH



1421 DUNCAN  
FRONT PORCH.

REMOVE PORCH V-CRIMP  
NEW MIL SHINGLE  
PORCH ROOFING.

REMOVE ROOF  
OVERHANG BACK  
TO HISTORIC  
FASCIA

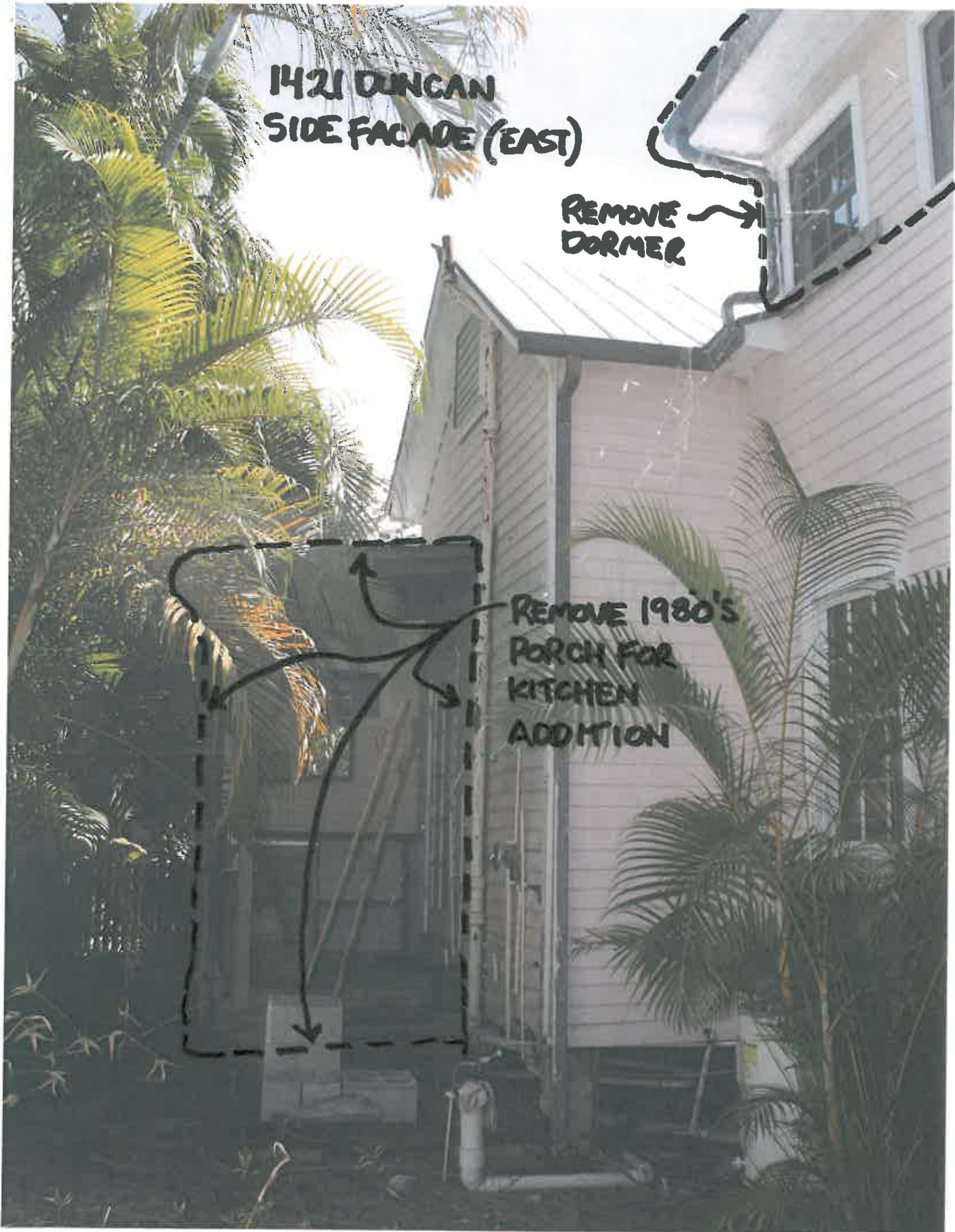




1421 DUNCAN  
SIDE FACADE (EAST)

REMOVE  
DORMER

REMOVE 1980'S  
PORCH FOR  
KITCHEN  
ADDITION





1421 DUNCAN-PEARL ST. ELEVATION  
(SIDE ELEVATION)

REMOVE EXISTING  
1980'S DORMER





REMOVE PORCH OVERHANG

REMOVE DOOR & WINDOW

1421 DUNCAN  
REAR FACADE





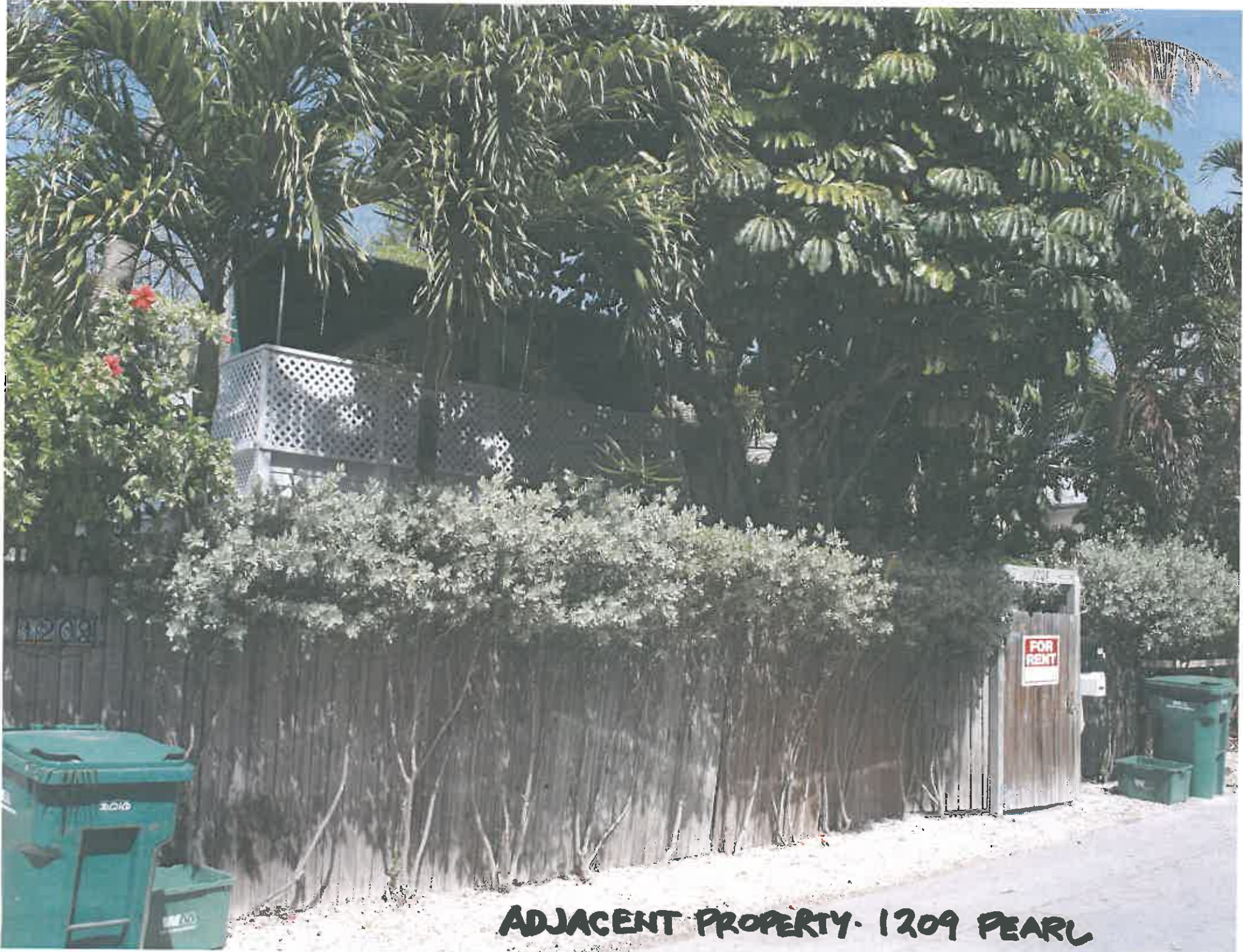
REPLACE  
FRENCH  
DOOR &  
TRANSOM

REMOVE  
WINDOW

1421 DUNCAN •

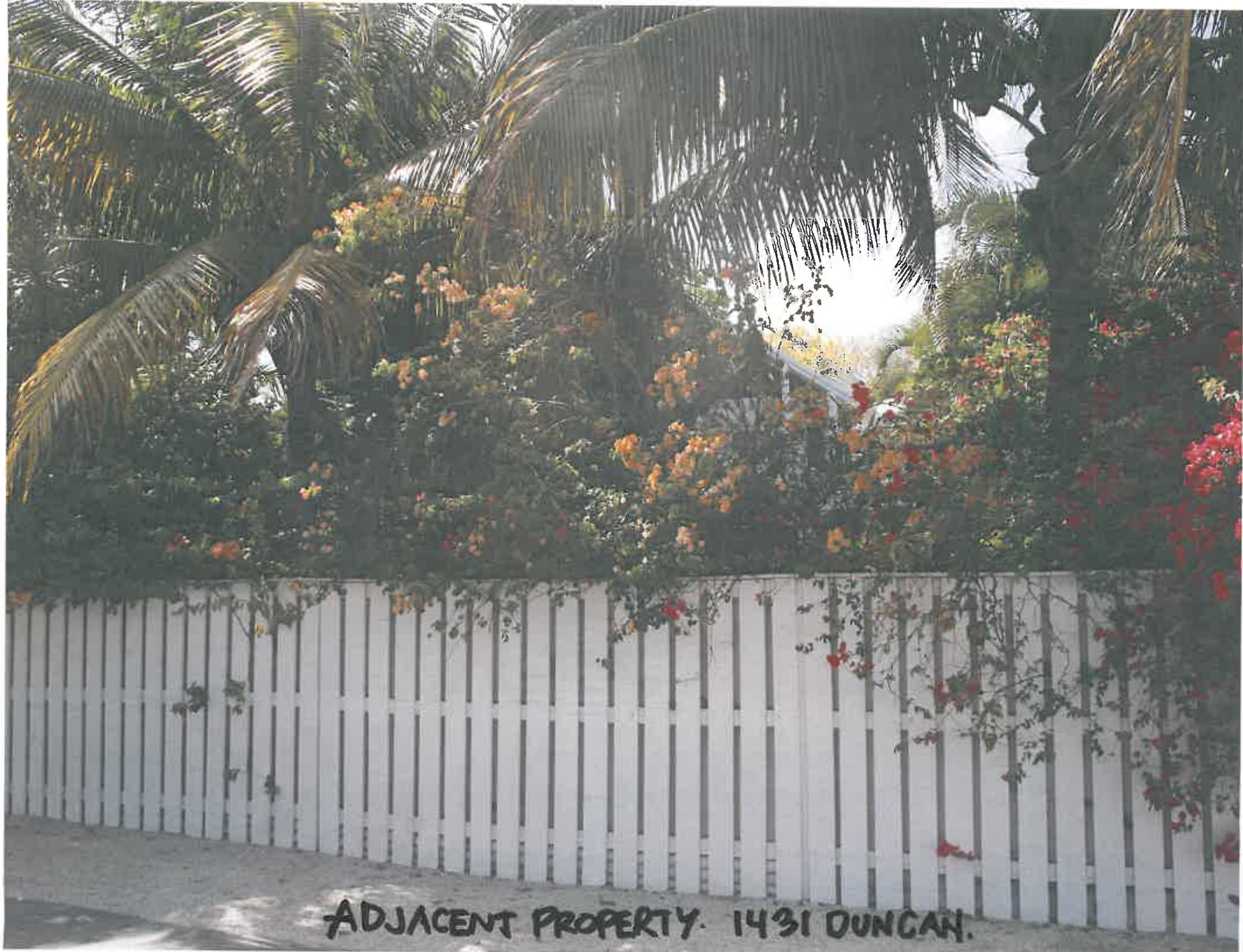
EXISTING POOL HOUSE





**ADJACENT PROPERTY. 1209 PEARL**





ADJACENT PROPERTY. 1431 DUNCAN.

# Proposed Plans

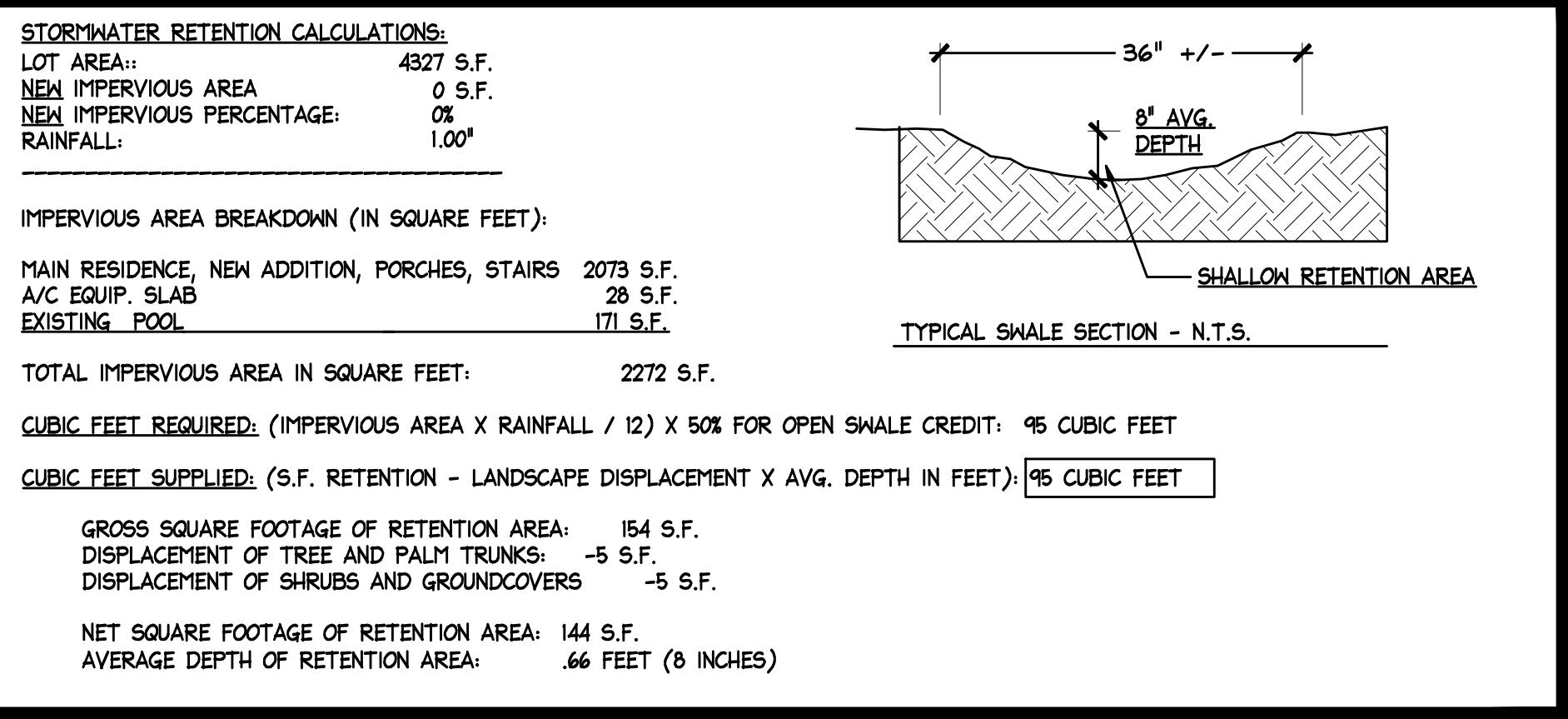


**PROJECT STATISTICS - 1421 DUNCAN**  
LOT DESCRIPTION: SEE SURVEY. LOT SIZE: 4327 S.F.

FEMA FLOOD ZONE: AE-6  
FINISH FLOOR ELEVATION: +6.4'  
ZONING DESIGNATION: HMDR (HISTORIC MEDIUM DENSITY RESIDENTIAL)  
LOT AREA: 4327 S.F.  
BUILDING CONDITIONED AREA: 1384 S.F. (MAIN HOUSE) + 122 S.F. (POOLHOUSE) = 1506 S.F.

SETBACKS:	REQUIRED/ALLOWED	EXISTING:	PROPOSED:
BUILDING HEIGHT:	30' MAXIMUM	20'-2" (EXISTING, NO CHANGE)	20'-2" (EXISTING, NO CHANGE)
FRONT SETBACK:	10' MINIMUM	4'-7" (EXISTING, NO CHANGE)	4'-7" (EXISTING, NO CHANGE)
SIDE YARD SETBACK:	5' MINIMUM	1'-3" (EXISTING, NO CHANGE)	1'-3" (EXISTING, NO CHANGE)
STREET SIDE SETBACK:	7.5' MINIMUM	8'-3" (EXISTING, NO CHANGE)	8'-3" (EXISTING, NO CHANGE)
REAR SETBACK:	15' MINIMUM	1'-4" (EXISTING, NO CHANGE)	1'-4" (EXISTING, NO CHANGE)
IMPERVIOUS SURFACE:	MAX. 60% OF LOT AREA	2618 S.F. / 4327 S.F. = 60.5%	2319 S.F. / 4327 S.F. = 53.5%
BUILDING COVERAGE:	MAX. 40% OF LOT AREA	2090 S.F. / 4327 S.F. = 48.3%	2073 S.F. / 4327 S.F. = 47.9%
F.A.R.:	N/A - RESIDENTIAL	N/A - RESIDENTIAL	N/A - RESIDENTIAL

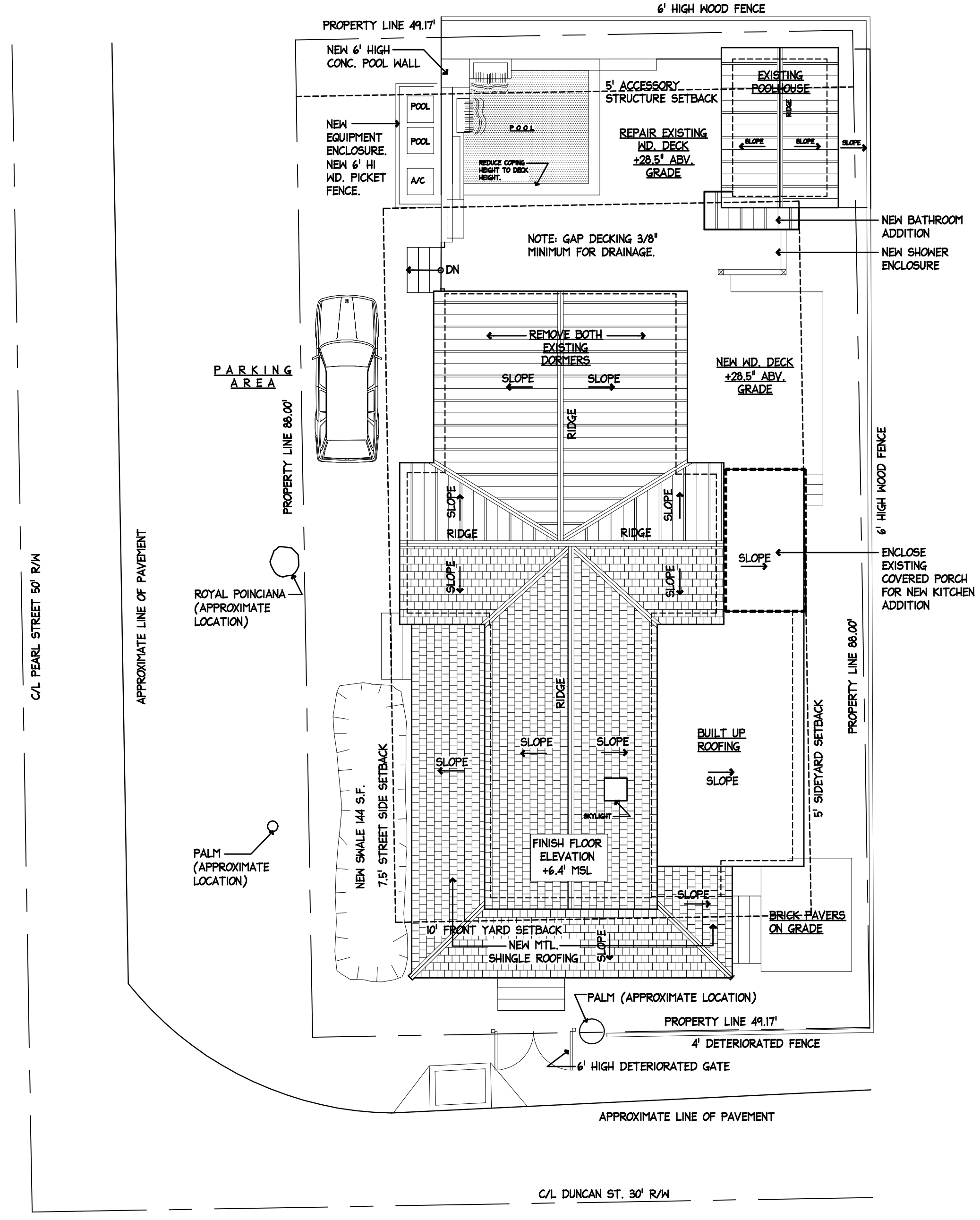
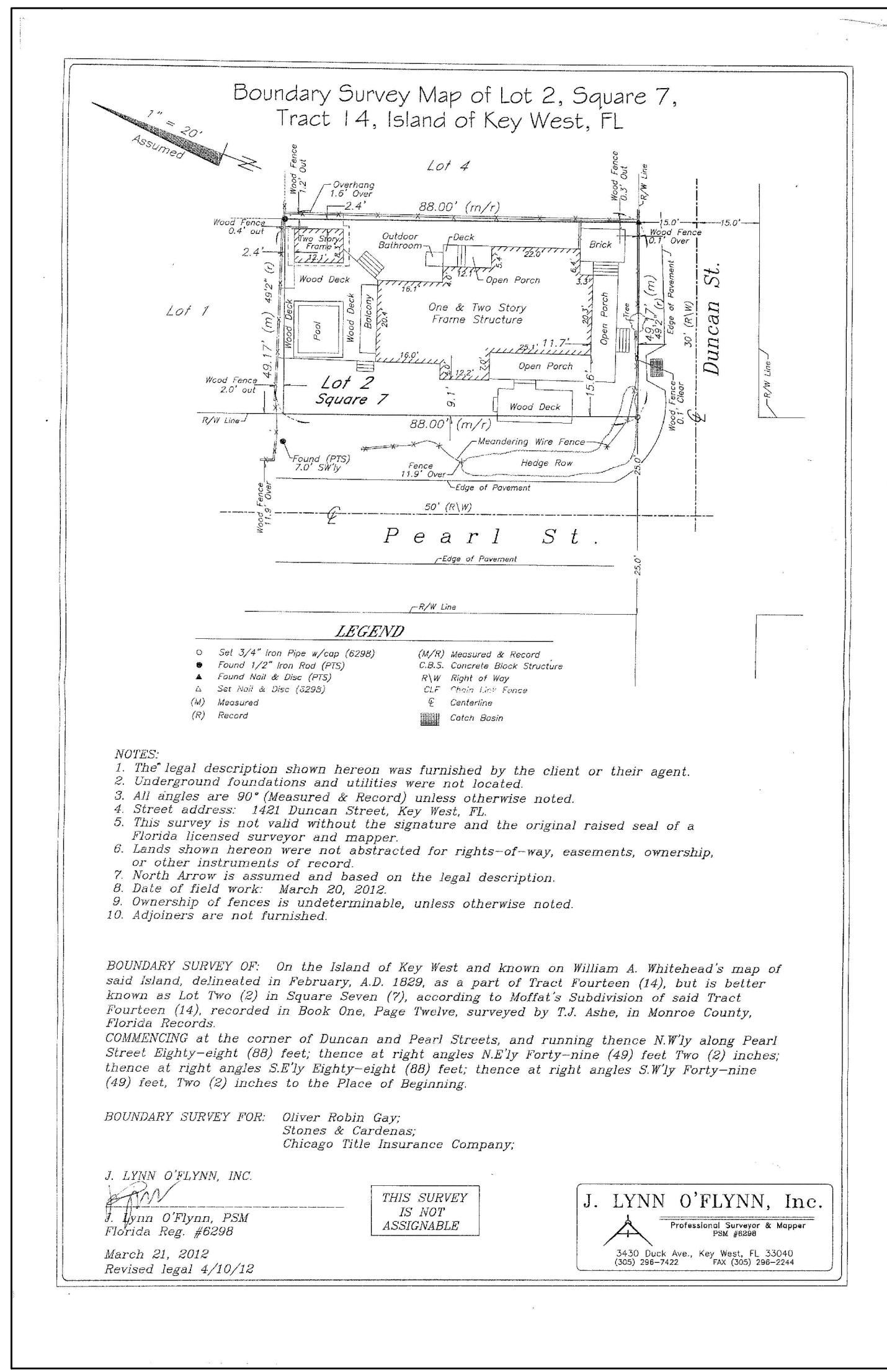
ACCESSORY STRUCTURE SETBACKS:	REQUIRED/ALLOWED	EXISTING:	PROPOSED:
REAR SETBACK:	5' MINIMUM	1'-4" (EXISTING, NO CHANGE)	1'-4" (EXISTING, NO CHANGE)
SIDE SETBACK:	5' MINIMUM	1'-6" (EXISTING, NO CHANGE)	1'-6" (EXISTING, NO CHANGE)



**BUILDING COVERAGE CALCULATIONS:**

	EXISTING	PROPOSED
LOT AREA:	4327 S.F.	4327 S.F.
BUILDING COVERAGE:	2090 S.F.	2073 S.F.
% BUILDING COVERAGE (40% ALLOWED)	48.3%	47.9%

**.4% NET REDUCTION OF BUILDING COVERAGE.**



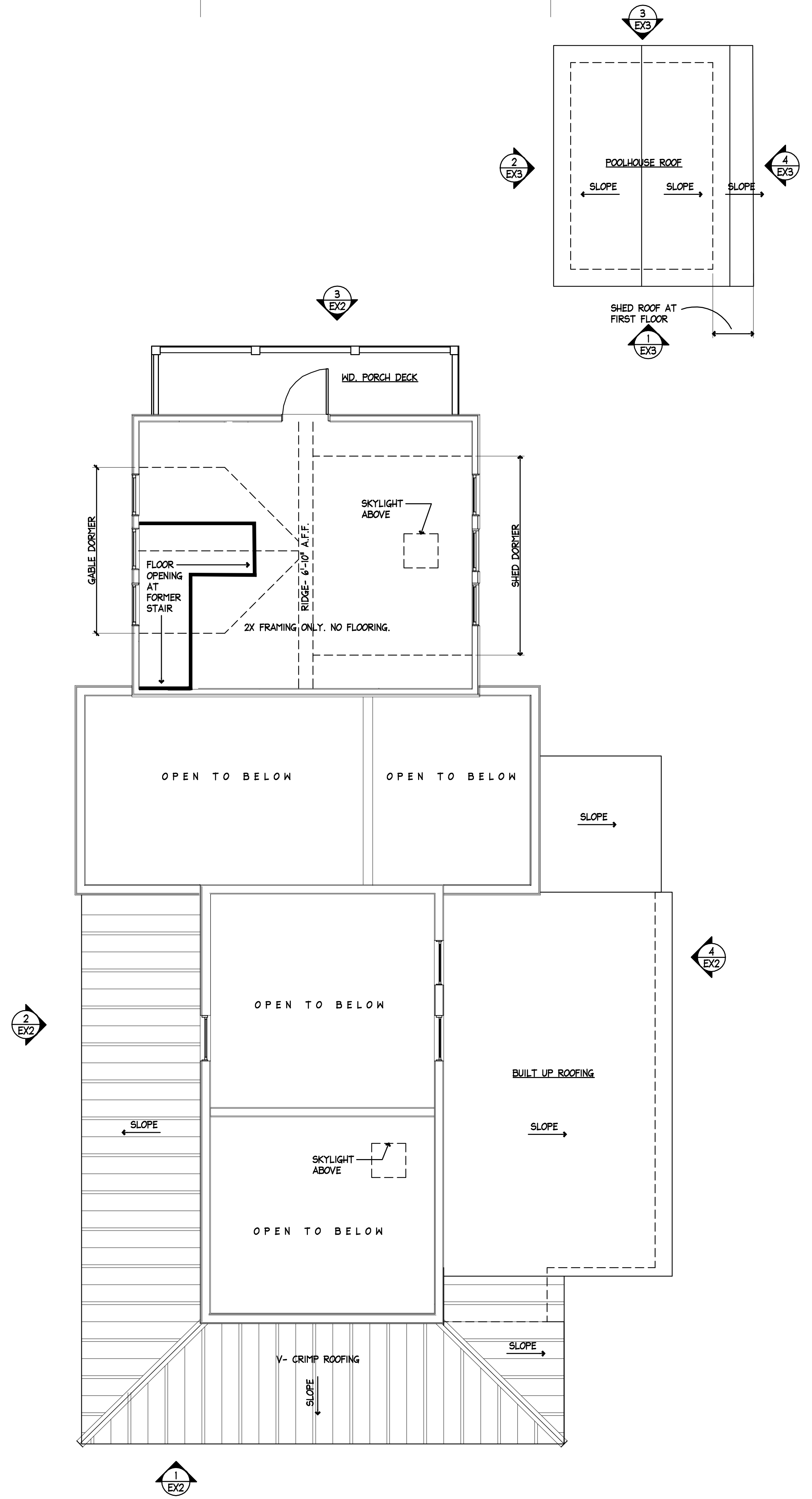
**AGOSTINI / GAY RESIDENCE**  
1421 DUNCAN STREET  
KEY WEST FLORIDA

410 Angela Street  
Key West, Florida 33040  
Telephone (305) 296-1347  
Facsimile (305) 296-2727  
Florida License AAC002022

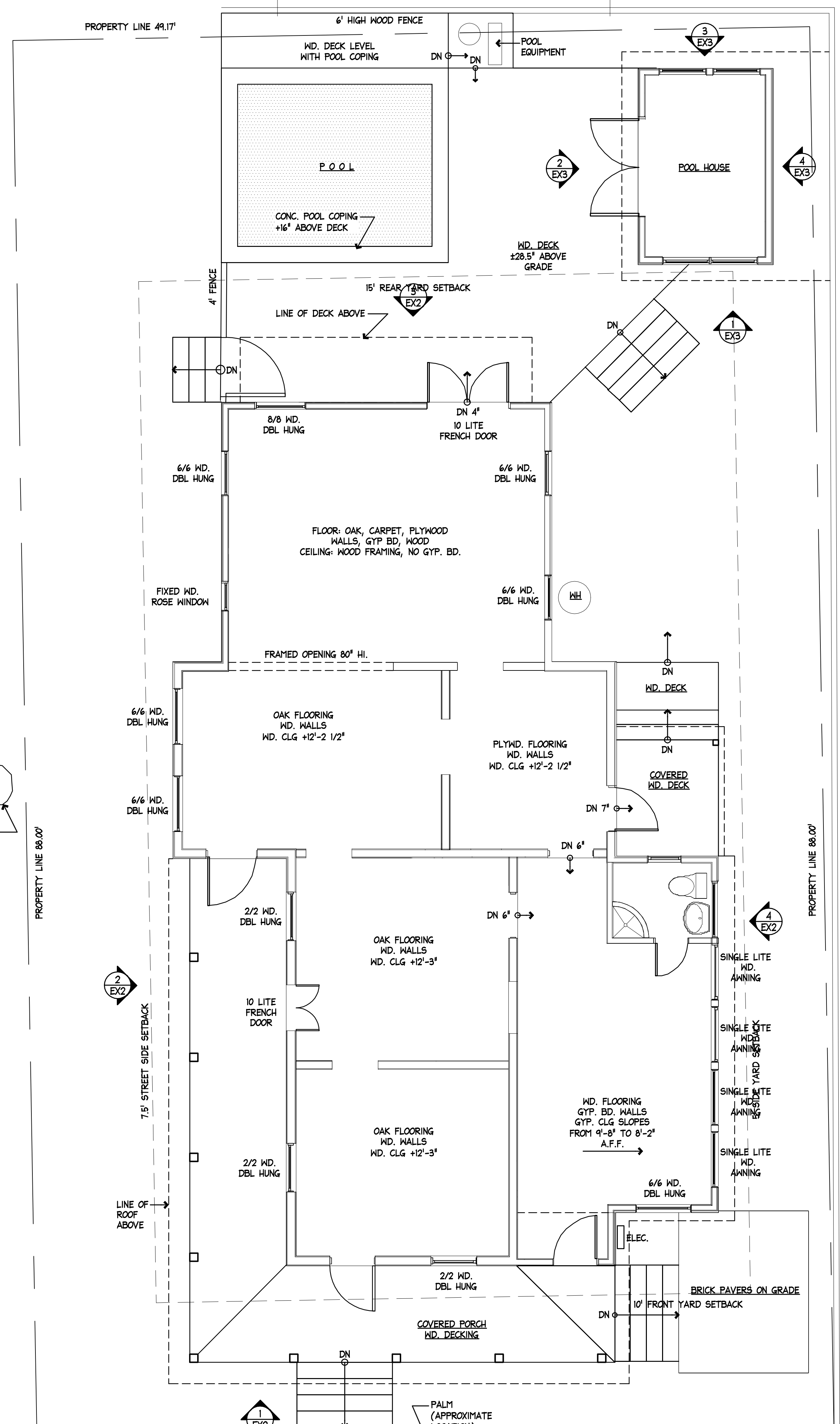
Bender & Associates  
**ARCHITECTS**  
p.a.

Project No: 1304  
SITEPLAN SURVEY PROJECT STATS  
Date: 4/17/13

**A2**  
2 OF 13



2 EX1 EXISTING SECOND FLOOR PLAN  
SCALE: 1/4"=1'-0"



1 EX1 EXISTING FIRST FLOOR PLAN  
SCALE: 1/4"=1'-0"

AGOSTINI / GAY RESIDENCE  
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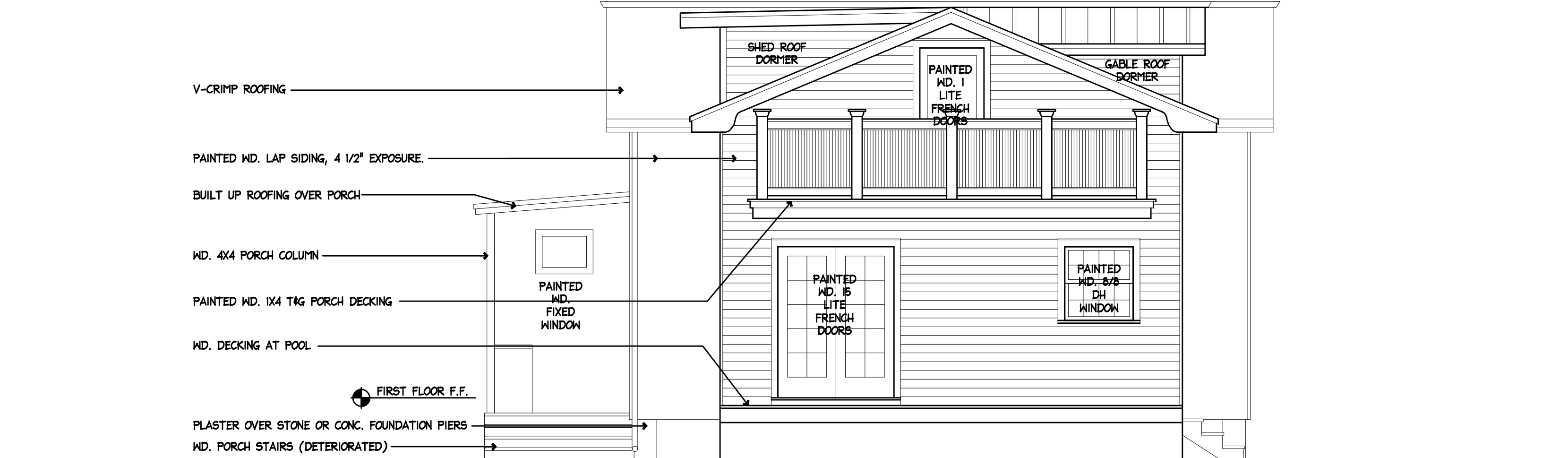
Bender & Associates  
ARCHITECTS  
p.a.

Project No: 1304  
EXISTING FLOOR PLANS  
Date: 4/13

EX1  
1 OF --



4 EXISTING EAST (SIDE) EXTERIOR ELEVATION  
EX2 SCALE: 1/4"=1'-0"



3 EXISTING NORTH (REAR) EXTERIOR ELEVATION  
EX2 SCALE: 1/4"=1'-0"



2 EXISTING WEST (SIDE) EXTERIOR ELEVATION  
EX2 SCALE: 1/4"=1'-0"



1 EXISTING SOUTH (FRONT) EXTERIOR ELEVATION  
EX2 SCALE: 1/4"=1'-0"

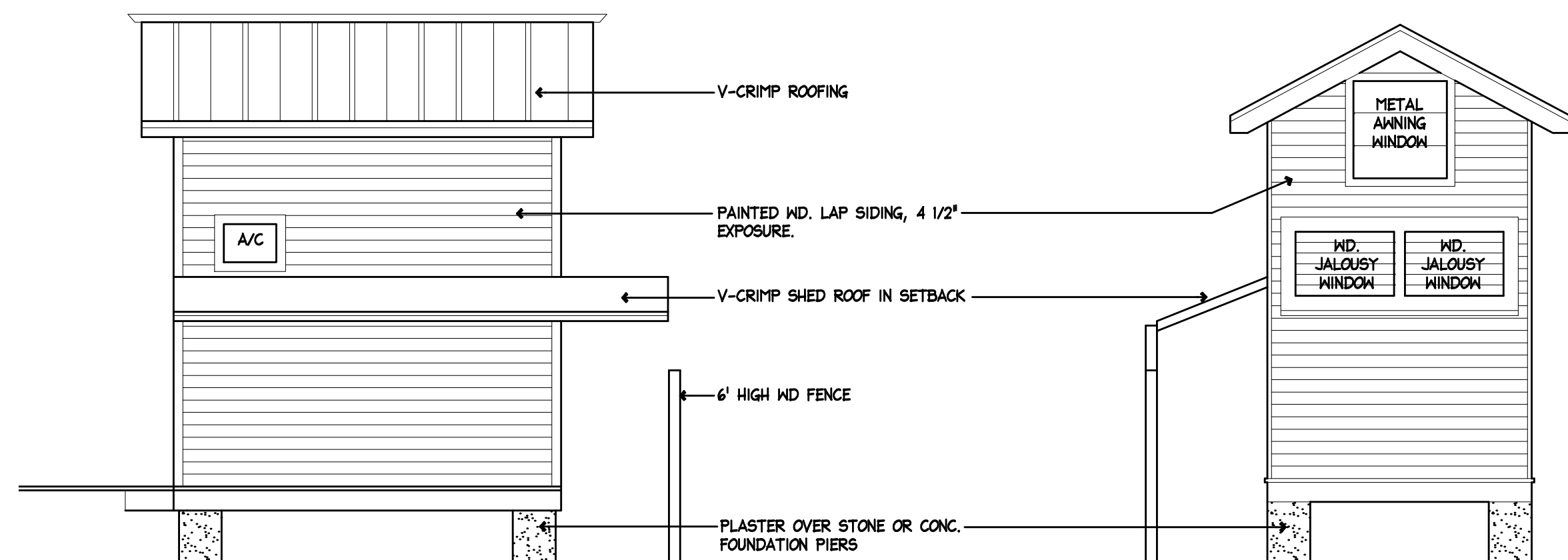
AGOSTINI / GAY RESIDENCE  
1421 DUNCAN STREET  
KEY WEST FLORIDA

410 Angela Street  
Key West, Florida 33040  
Telephone (305) 296-1347  
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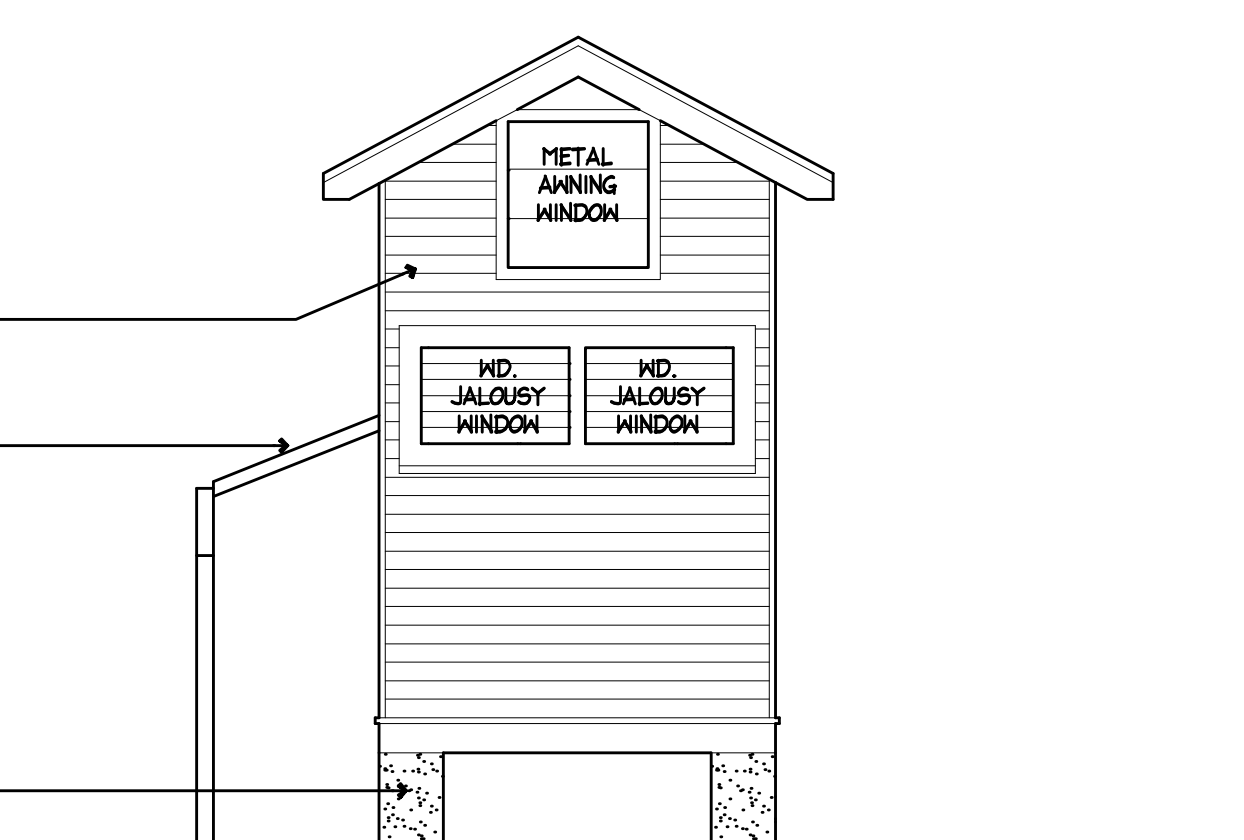
Bender & Associates  
ARCHITECTS  
p.a.

Project No: 1304  
EXISTING EXTERIOR ELEVATIONS  
Date: 4/13

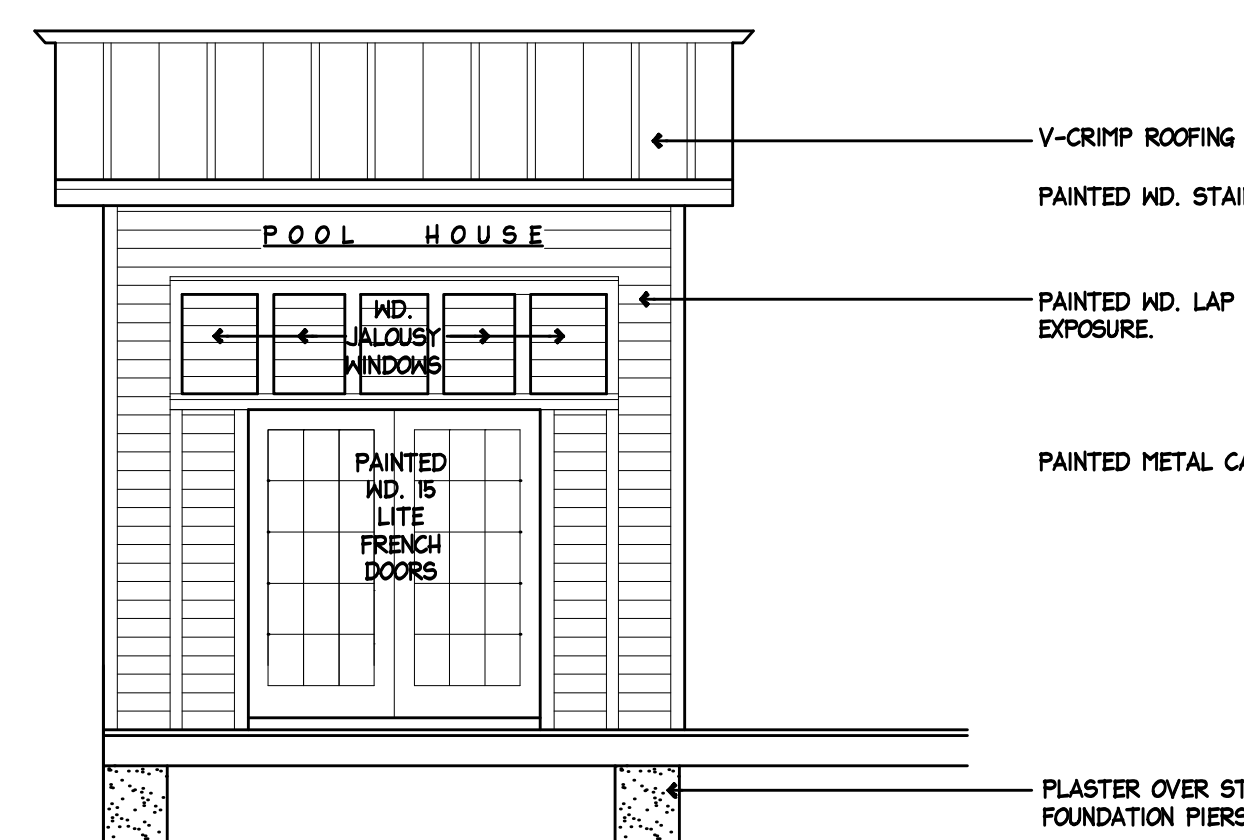
EX2



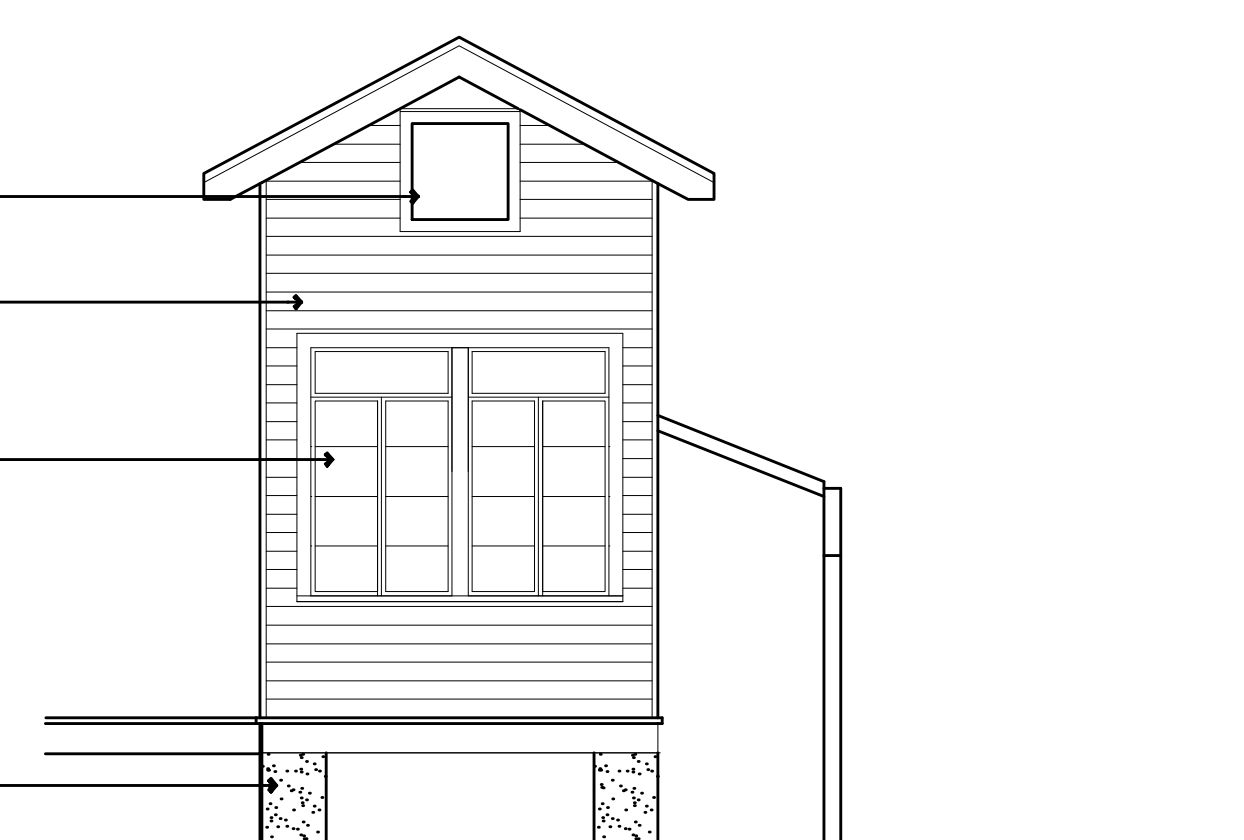
4 EXISTING EAST POOLHOUSE EXTERIOR ELEVATION  
EX3 SCALE: 1/4"=1'-0"



3 EXISTING NORTH POOLHOUSE EXTERIOR ELEVATION  
EX3 SCALE: 1/4"=1'-0"

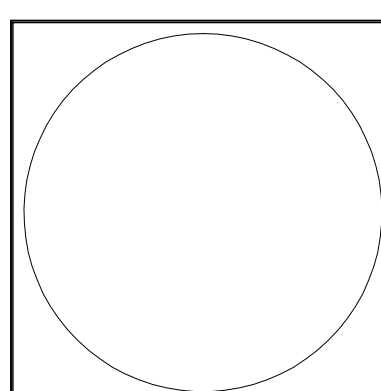


2 EXISTING WEST POOLHOUSE EXTERIOR ELEVATION  
EX3 SCALE: 1/4"=1'-0"



1 EXISTING SOUTH POOLHOUSE EXTERIOR ELEVATION  
EX3 SCALE: 1/4"=1'-0"

AGOSTINI / GAY RESIDENCE  
1421 DUNCAN STREET  
KEY WEST FLORIDA



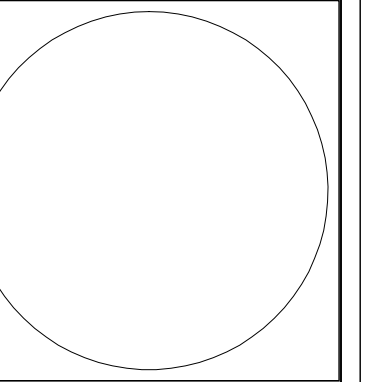
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Facsimile (305) 296-2727  
Florida License AAC002022

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ARCHITECTS  
p.a.

Project No: 1304  
EXISTING POOLHOUSE  
EXTERIOR ELEVATIONS  
Date: 4/1/13

EX3  
3 OF --

**AGOSTINI / GAY RESIDENCE**  
 1421 DUNCAN STREET  
 KEY WEST FLORIDA



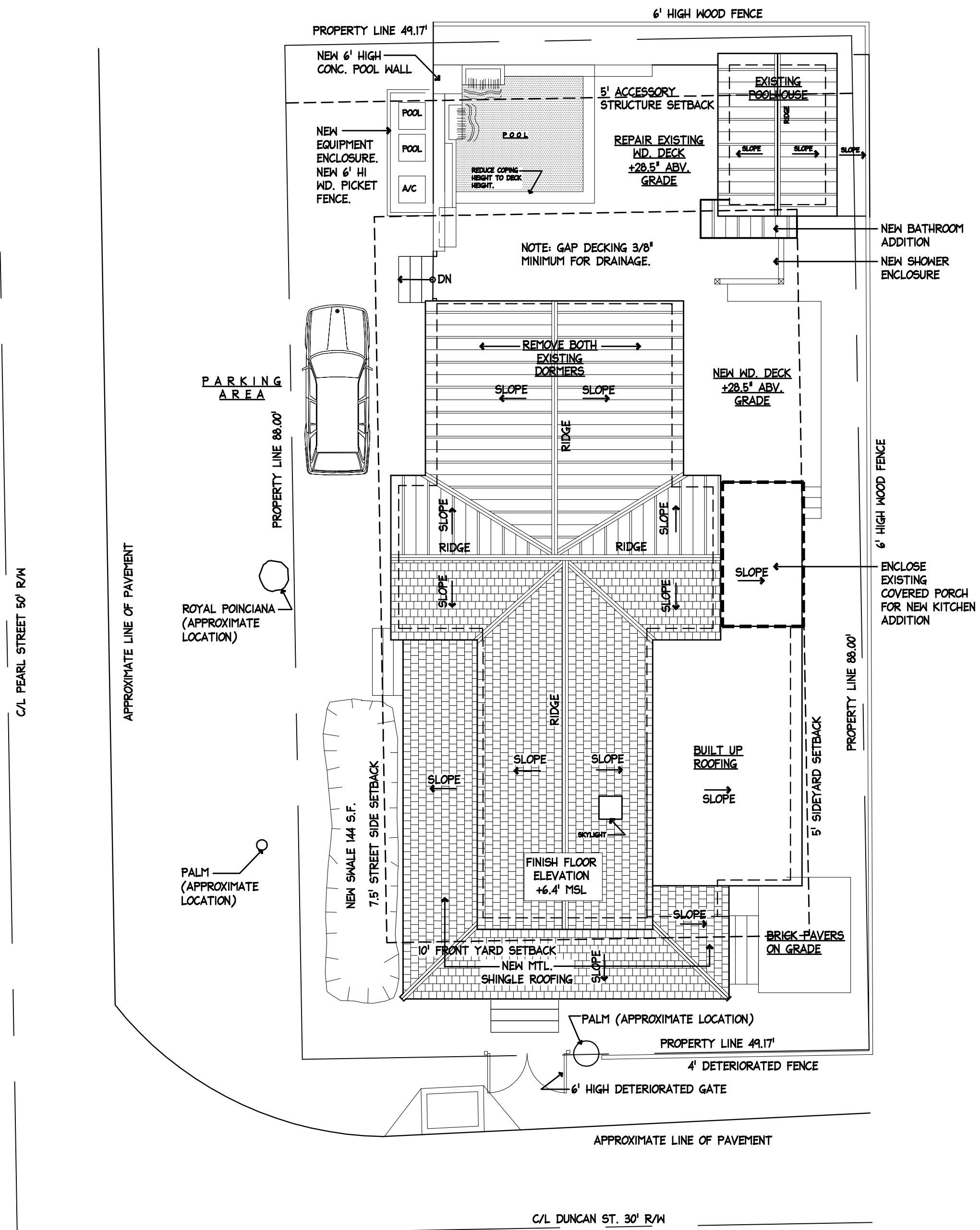
410 Angela Street  
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 Florida License AAC002022

*Bender & Associates*  
**ARCHITECTS**  
 p.a.

Project No: 1304  
**PROPOSED SITE PLAN**  
 Date: 4/22/13

**A0**

1 OF --



**1**  
**A0** PROPOSED SITE PLAN  
 SCALE: 1/8" = 1'-0"





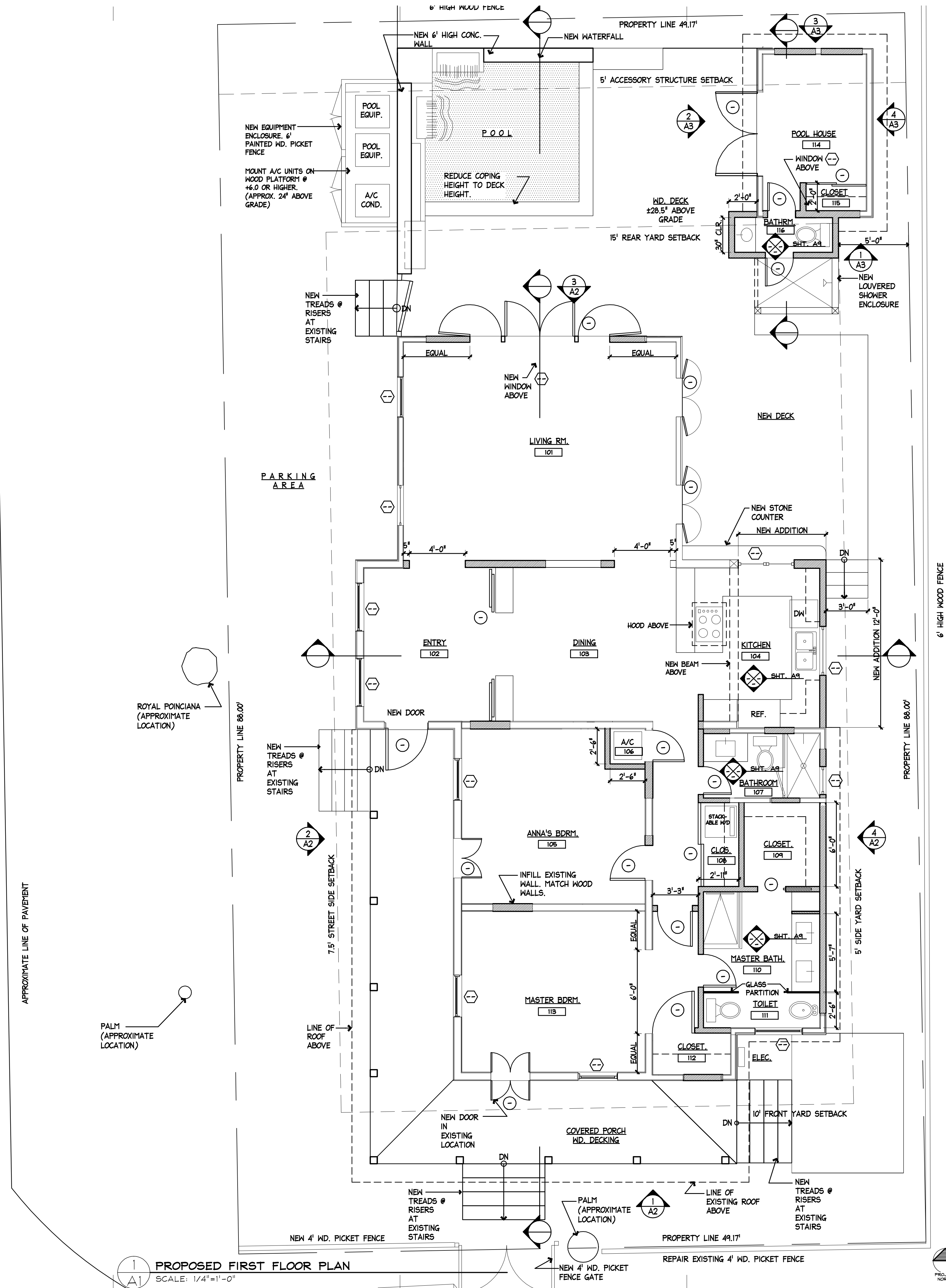
**AGOSTINI / GAY RESIDENCE**  
 1421 DUNCAN STREET  
 KEY WEST FLORIDA

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*Bender & Associates*  
**ARCHITECTS**  
 p.a.

Project No: 1304  
 PROPOSED FIRST FLOOR PLAN  
 Date: 4/22/13

**A1**  
 1 OF --

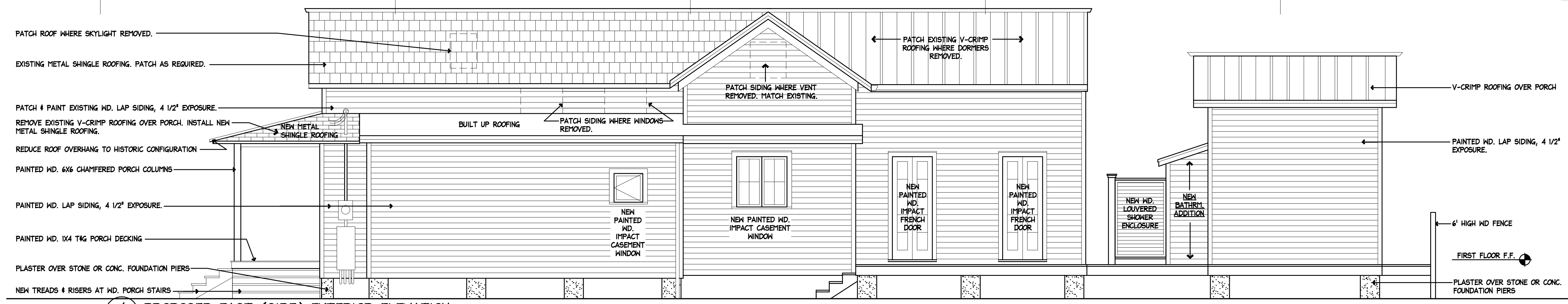


**1**  
**A1**

**PROPOSED FIRST FLOOR PLAN**

SCALE: 1/4" = 1'-0"





4 PROPOSED EAST (SIDE) EXTERIOR ELEVATION  
A2 SCALE: 1/4"=1'-0"



3 PROPOSED NORTH (REAR) EXTERIOR ELEVATION  
A2 SCALE: 1/4"=1'-0"



2 PROPOSED WEST (SIDE) EXTERIOR ELEVATION  
A2 SCALE: 1/4"=1'-0"



1 PROPOSED SOUTH (FRONT) EXTERIOR ELEVATION  
A2 SCALE: 1/4"=1'-0"

AGOSTINI / GAY RESIDENCE  
1421 DUNCAN STREET  
KEY WEST FLORIDA

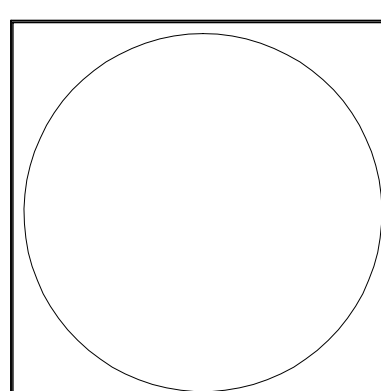
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Bender & Associates  
ARCHITECTS  
p.a.

Project No: 1304  
PROPOSED EXTERIOR ELEVATIONS  
Date: 4/22/13

A2

**AGOSTINI / GAY RESIDENCE**  
 1421 DUNCAN STREET  
 KEY WEST FLORIDA

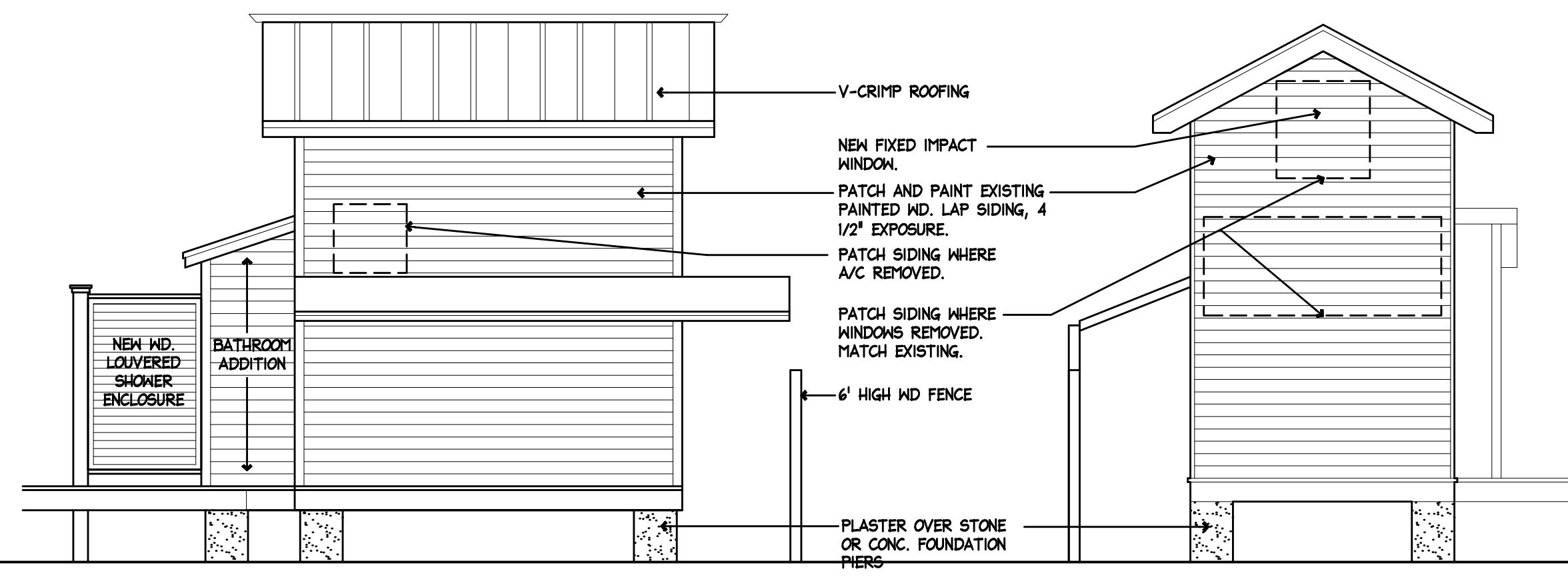


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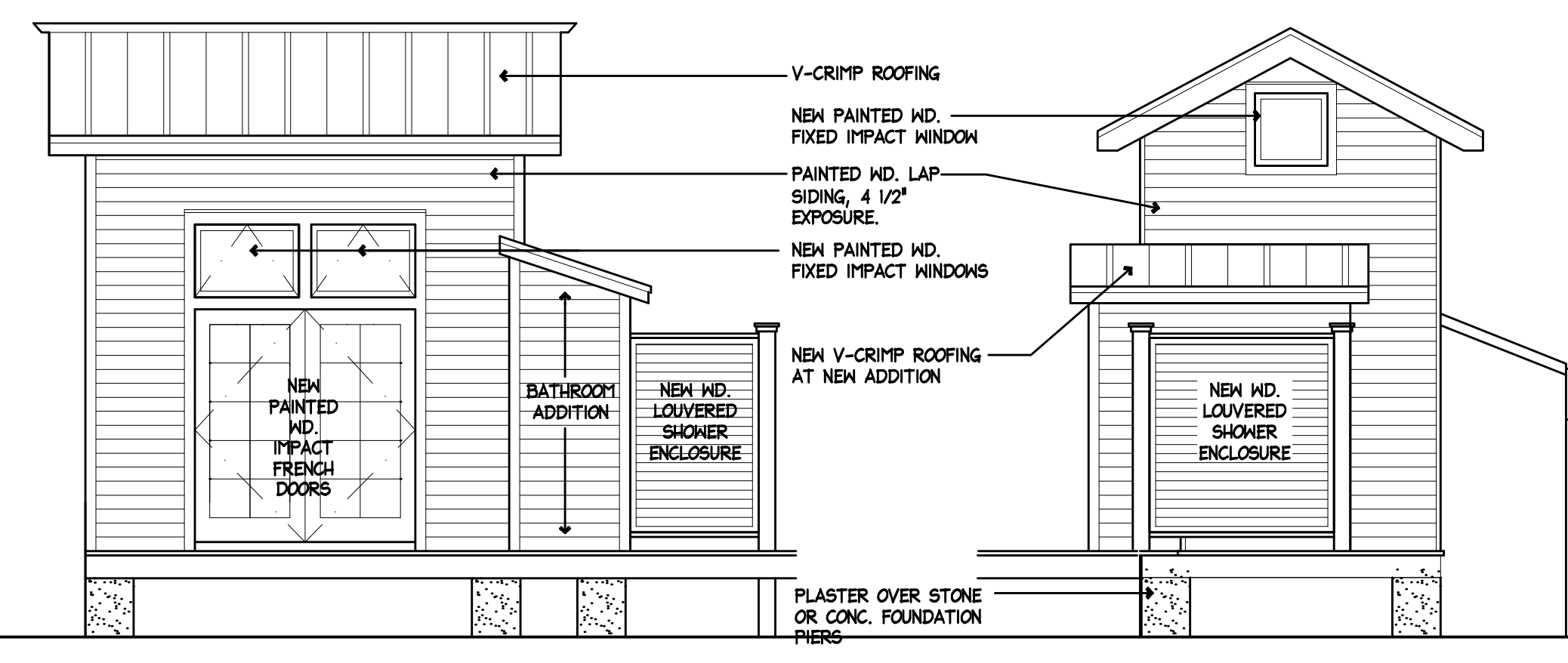
*Bender & Associates*  
**ARCHITECTS** p.a.

Project No: 1304  
 PROPOSED  
 POOLHOUSE  
 EXTERIOR  
 ELEVATIONS  
 Date: 4/1/13

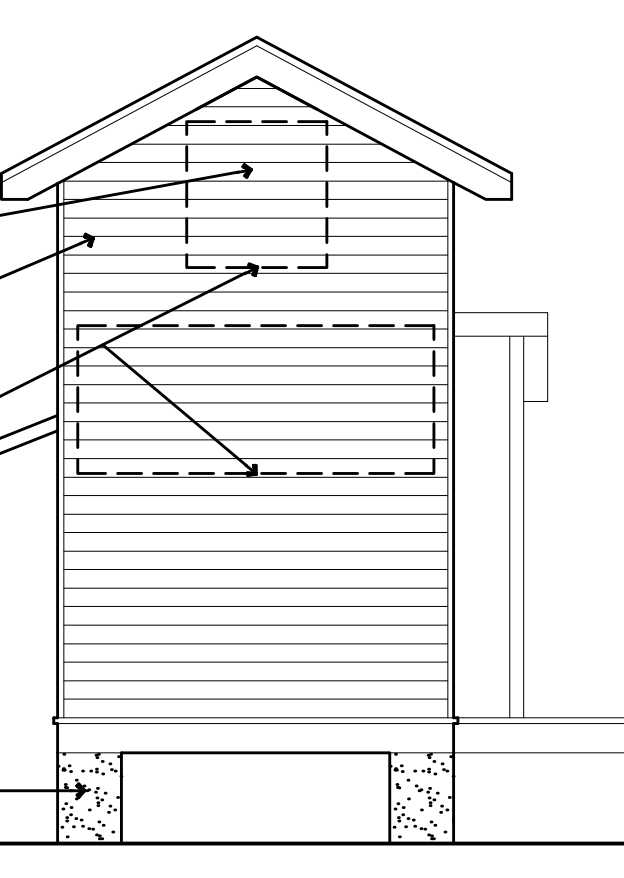
**A3**  
 3 OF --



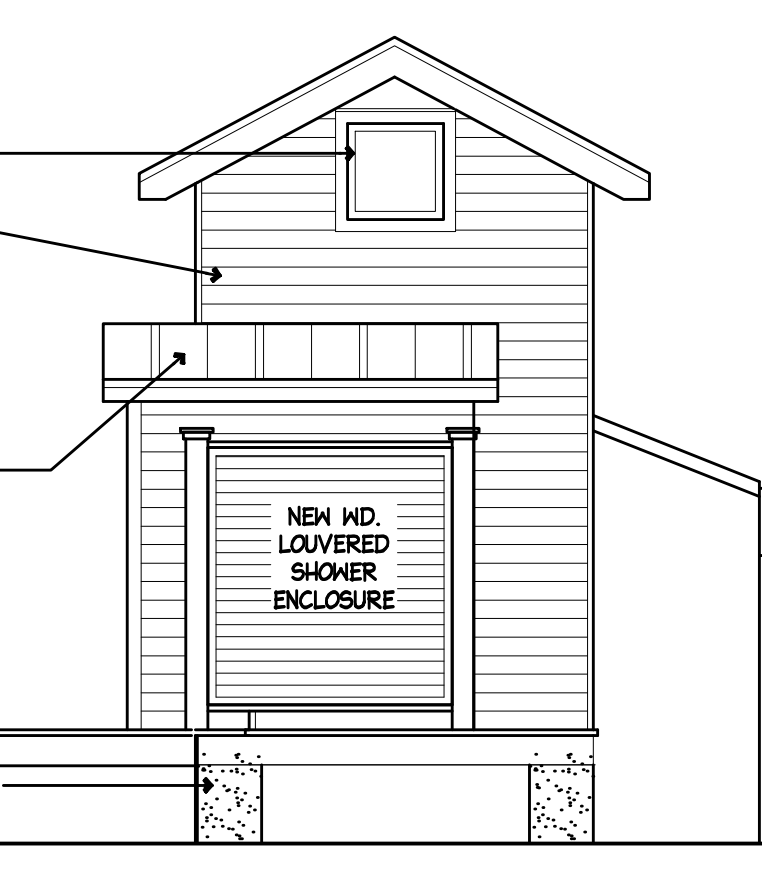
**4** EAST POOLHOUSE EXTERIOR ELEVATION  
 A3 SCALE: 1/4"=1'-0"



**2** WEST POOLHOUSE EXTERIOR ELEVATION  
 A3 SCALE: 1/4"=1'-0"



**3** NORTH POOLHOUSE EXTERIOR ELEVATION  
 A3 SCALE: 1/4"=1'-0"



**1** SOUTH POOLHOUSE EXTERIOR ELEVATION  
 A3 SCALE: 1/4"=1'-0"

# Noticing

# Public Meeting Notice

The Historic Architectural Review Commission will hold a public hearing at 5:30 p.m., May 14, 2013 at Old City Hall, 510 Greene Street, Key West, Florida. The purpose of the hearing will be to consider a request for:

**INSTALL BARREL STYLE METAL PANELS. METAL PANELS WILL BE MISSION RED IN COLOR. REMOVE CLAY TILES FROM THE ROOFS.**

**FOR- #422 FRONT STREET**

**Applicant- Keys Roofing, Inc.**

**Application # H13-01-538**

**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 809-3973 or visit our website at [www.keywestcity.com](http://www.keywestcity.com).**

**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 David Salay  
\_\_\_\_\_, 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:  
1421 Duncan St. on the  
7th day of May, 2013.

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 May 14, 2013  
20    .

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 H13-01-608.

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

**Signed Name of Affiant:**

**Date:** 7 May 2013

**Address:** 410 Angela St.

**City:** Key West

**State, Zip:** FL 33040

The forgoing instrument was acknowledged before me on this 7<sup>th</sup> day of  
May, 2013.

By (Print name of Affiant) David Salay who is  
personally known to me or has produced \_\_\_\_\_ as  
identification and who did take an oath.

**NOTARY PUBLIC**

Sign Name: Daina D. Katubi  
Print Name: \_\_\_\_\_  
Notary Public - State of Florida (seal)  
My Commission Expires: \_\_\_\_\_







**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.**

Website tested on IE8,  
IE9, & Firefox.  
Requires Adobe Flash  
10.3 or higher

**Alternate Key: 1036633 Parcel ID: 00035770-000000**

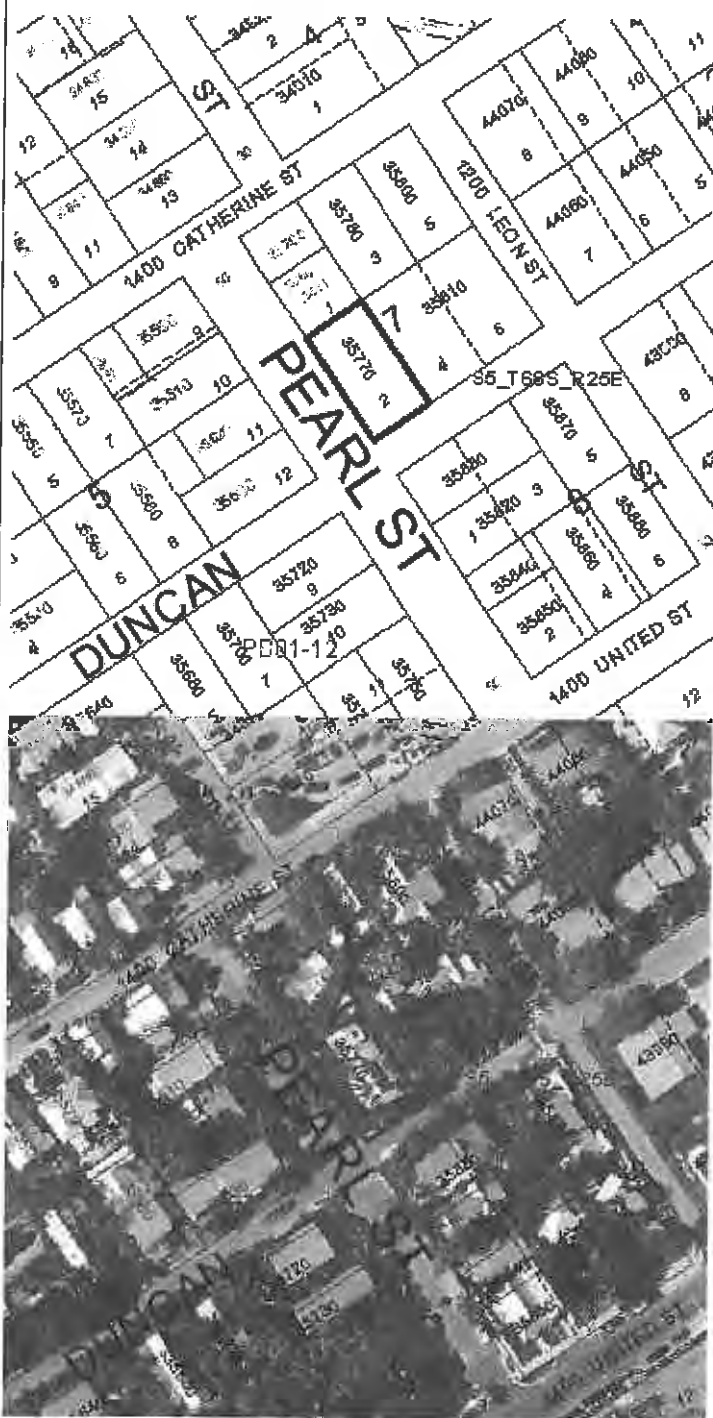
**Ownership Details**

Mailing Address:  
AGOSTINI CARLA  
1421 DUNCAN ST  
KEY WEST, FL 33040-3472

**Property Details**

PC Code: 01 - SINGLE FAMILY  
Millage Group: 10KW  
Affordable Housing: No  
Section-Township-Range: 05-68-25  
Property Location: 1421 DUNCAN ST KEY WEST  
Subdivision: Moffat's Sub  
Legal Description: KW MOFFATS SUB PB 1-12 LOT 2 SQR 7 TR 14 YY-393 OR471-544/545 OR494-972 PROB 81-274-CP-12 OR881-525 OR2570-2463/64

Click Map Image to open interactive viewer



**Land Details**

Land Use Code	Frontage	Depth	Land Area
010D - RESIDENTIAL DRY	49	88	4,326.00 SF

**Building Summary**

Number of Buildings: 1

Number of Commercial Buildings: 0  
 Total Living Area: 1752  
 Year Built: 1943

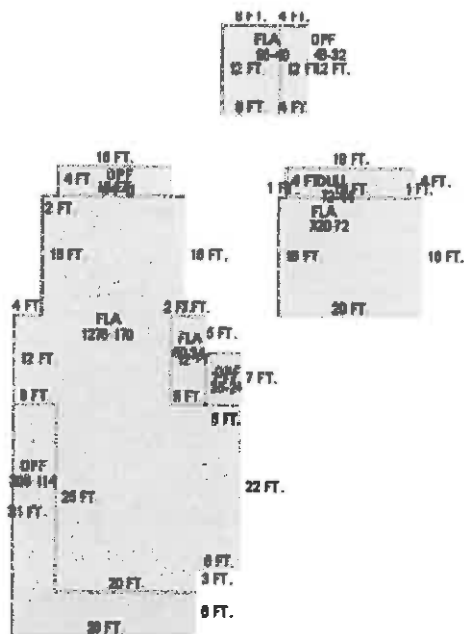
### Building 1 Details

Building Type R1 Condition A Quality Grade 450  
 Effective Age 42 Perimeter 316 Depreciation % 41  
 Year Built 1943 Special Arch 0 Grnd Floor Area 1,752  
 Functional Obs 0 Economic Obs 0

Inclusions: R1 includes 1 3-fixture bath and 1 kitchen.  
 Roof Type GABLE/HIP Roof Cover METAL Foundation CONC BLOCK  
 Heat 1 NONE Heat 2 NONE Bedrooms 3  
 Heat Src 1 NONE Heat Src 2 NONE

Extra Features:

2 Fix Bath	1	Vacuum	0
3 Fix Bath	0	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	1	Dishwasher	0



Sections:

Nbr	Type	Ext Wall	# Stories	Year Built	Attic A/C	Basement %	Finished Basement %	Area
1	FLA	1:WD FRAME/COMPOSITE	1	1990	N N	0.00	0.00	1,276
2	OPF		1	1990	N N	0.00	0.00	306
3	FLA	1:WD FRAME/COMPOSITE	1	1990	N N	0.00	0.00	60

4	FLA	1:WD FRAME/COMPOSITE	1	1990	N	N	0.00	0.00	320
5	OUU		1	1990	N	N	0.00	0.00	72
6	OPF		1	2003	N	N	0.00	0.00	35
8	OPF		1	2003	N	N	0.00	0.00	64
9	FLA	1:WD FRAME/COMPOSITE	1	2003	N	N	0.00	0.00	96
10	OPF		1	2003	N	N	0.00	0.00	48

### Misc Improvement Details

Nbr	Type	# Units	Length	Width	Year Built	Roll Year	Grade	Life
1	PO4:RES POOL	140 SF	14	10	1987	1988	5	50
2	WD2:WOOD DECK	200 SF	0	0	2003	2004	1	40
3	WD2:WOOD DECK	371 SF	0	0	2003	2004	1	40
4	FN2:FENCES	84 SF	14	6	1983	1984	5	30
5	AC2:WALL AIR COND	1 UT	0	0	2003	2004	2	20
6	PT5:TILE PATIO	121 SF	67	2	2003	2004	1	50

### Appraiser Notes

MLS ORIGINAL PRICE: \$675,000. LISTING PRICE: \$615,000. 307 DOM. TENNESSEE WILLIAMS' RENOWNED MOVIE, ROSE TATTOO, WAS FILMED AT THIS HOUSE IN 1954. THIS 1752 SF CONCH COTTAGE IS READY FOR UPDATING WITH HIGH CEILINGS AND GOOD LIGHT. CURRENTLY CONFIGURED WITH 3BR/1.5 BA PLUS A LOFT ON THE MAIN FLOOR, A BONUS MOTHER IN LAW UNIT AND A SEPARATE STUDIO ACROSS THE POOL. LOCATED ON A LOVELY CORNER LOT TUCKED BEHIND HEDGES WITH LOTS OF COVERED PORCHES AND GARDENS AND OFF STREET PARKING

### Building Permits

Bldg	Number	Date Issued	Date Completed	Amount	Description	Notes
	08-2704	08/02/2008	12/31/2008	3,500		PAINT ROOF.
	02-1029	05/15/2002	08/16/2002	2,000		GUTTER REPAIRS
	03-1256	04/08/2003	07/26/2003	2,400		UPGRADE ELECTRIC

### 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
2012	226,951	8,665	315,556	551,172	482,296	0	551,172
2011	229,719	8,990	205,111	443,820	438,451	0	443,820
2010	232,486	9,314	156,792	398,592	398,592	0	398,592
2009	261,562	9,639	313,584	584,785	584,785	0	584,785
2008	247,765	9,962	467,208	724,935	724,935	0	724,935



2007	291,976	8,008	692,160	992,144	992,144	0	992,144
2006	516,624	8,259	410,970	832,528	832,528	0	832,528
2005	460,265	8,509	346,080	814,854	814,854	0	814,854
2004	341,235	8,760	237,930	587,925	587,925	0	587,925
2003	268,034	7,549	103,824	379,407	379,407	0	379,407
2002	245,895	17,721	97,335	360,951	360,951	0	360,951
2001	201,228	18,425	97,335	316,988	316,988	0	316,988
2000	201,228	30,671	64,890	296,790	296,790	0	296,790
1999	196,740	31,129	64,890	292,758	292,758	0	292,758
1998	147,894	24,328	64,890	237,112	237,112	0	237,112
1997	129,407	22,052	56,238	207,697	207,697	0	207,697
1996	99,828	17,457	56,238	173,523	173,523	0	173,523
1995	90,955	16,439	56,238	163,632	163,632	0	163,632
1994	81,342	15,066	56,238	152,645	152,645	0	152,645
1993	81,533	15,543	56,238	153,314	153,314	25,000	128,314
1992	81,533	15,906	56,238	153,677	153,677	25,000	128,677
1991	81,533	16,387	56,238	154,158	154,158	25,000	129,158
1990	97,090	16,563	44,342	157,995	157,995	25,000	132,995
1989	88,264	15,485	43,260	147,009	147,009	25,000	122,009
1988	58,153	945	35,690	94,788	94,788	25,000	69,788
1987	57,444	977	24,334	82,755	82,755	25,000	57,755
1986	57,761	998	23,360	82,119	82,119	25,000	57,119
1985	56,014	1,029	15,739	72,782	72,782	25,000	47,782
1984	52,251	0	15,739	67,990	67,990	25,000	42,990
1983	20,293	0	15,739	36,032	36,032	0	36,032
1982	20,699	0	13,453	34,152	34,152	0	34,152

## 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
5/11/2012	2570 / 2463	530,000	<u>WD</u>	<u>02</u>
5/1/1983	881 / 525	80,000	<u>WD</u>	<u>U</u>

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Monroe County Monroe County Property Appraiser  
 Scott P. Russell, CFA  
 P.O. Box 1176 Key West, FL 33041-1176