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## Historic Architectural Review Commission Staff Report for Item 11

To: Chairman Haven Burkee and Historic Architectural Review  
Commission Members

From: Enid Torregrosa-Silva, MSHP  
Historic Preservation Planner

Meeting Date: December 20, 2022

Applicant: Serge Mashtakov, Engineer

Application Number: H2022-0051

Address: 709 Whitehead Street

### **Description of Work:**

Demolition of rear wall, sheds and carport.

### **Site Facts:**

The house under review is listed as a contributing resource to the historic district. The one-story frame vernacular house was built circa 1899. The house was designed with a “U” shape front porch that has been partially enclosed on the north side. Historically the house used to have an unusual “H” floor plan shape that has been altered. Rear and side additions have been part of the alterations that have changed the building form.

### **Ordinance Cited on Review:**

- Section 102-217 (2), demolition for non-contributing or non-historic structures of the Land Development Regulations.

### **Staff Analysis:**

The Certificate of Appropriateness proposes the demolition of non-historic elements, including rear wall of the house, carport and three metal sheds. None of those structures will be rebuilt. It is



It is staff's opinion that the structures under review are not important character defining features to the historic site. Their demolition will not diminish the historic character of the urban context.

- (2) *Removing historic buildings or structures and thus destroying the historic relationship between buildings or structures and open space;*

The proposed structures to be demolished are not historic.

- (3) *Removing an historic building or structure in a complex; or removing a building facade; or removing a significant later addition that is important in defining the historic character of a site or the surrounding district or neighborhood.*

The non-historic structures under review cannot be considered important elements that can define the historic character of the site and neighborhood.

- (4) *Removing buildings or structures that would otherwise qualify as contributing, as set forth in section 102-62(3).*

It is staff's opinion that the structures under review will not qualify to be contributing to the district in a near future.

In conclusion, it is staff's opinion that the request for demolition of the rear wall of the house, carport and three metal sheds can be considered by the Commission as they meet the criteria for demolition stated under the Land Development Regulations. If approved, this will be the only required reading for demolition.

# APPLICATION

# HARC MAJOR PROJECTS CERTIFICATE OF APPROPRIATENESS

\$420 NON-REFUNDABLE BASE APPLICATION FEE - OTHER FEES MAY BE APPLICABLE Rev 12/14/2020 ET



**City of Key West**

1300 White Street  
Key West, Florida 33040

HARC COA # <i>#2022-0051</i>	REVISION #	INITIAL & DATE
FLOOD ZONE	ZONING DISTRICT	BLDG PERMIT #

**A PRE-APPLICATION MEETING WITH HARC STAFF IS REQUIRED PRIOR TO SUBMITTAL**

ADDRESS OF PROPOSED PROJECT:	709 Whitehead St, Key West, FL 33040	
NAME ON DEED:	John D Wooton	PHONE NUMBER 305-304-3512
OWNER'S MAILING ADDRESS:	201 N Kanawha St, Beckley WV 25801	EMAIL misterjw@me.com
APPLICANT NAME:	Serge Mashtakov P.E.	PHONE NUMBER (305) 304-3512
APPLICANT'S ADDRESS:	3710 N Roosevelt Blvd, Key West, FL 33040	EMAIL Serge@artibusdesign.com
APPLICANT'S SIGNATURE:	<i>Serge Mashtakov</i>	DATE 11/04/2022

**ANY PERSON THAT MAKES CHANGES TO AN APPROVED CERTIFICATE OF APPROPRIATENESS MUST SUBMIT A NEW APPLICATION.**

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. THE APPLICANT FURTHER HEREBY ACKNOWLEDGES THAT THE SCOPE OF WORK AS DESCRIBED IN THE APPLICATION SHALL BE THE SCOPE OF WORK THAT IS CONTEMPLATED BY THE APPLICANT AND THE CITY. THE APPLICANT FURTHER STIPULATES THAT SHOULD FURTHER ACTION BE TAKEN BY THE CITY FOR EXCEEDING THE SCOPE OF THE DESCRIPTION OF WORK AS DESCRIBED HEREIN, AND IF THERE IS CONFLICTING INFORMATION BETWEEN THE DESCRIPTION OF WORK AND THE SUBMITTED PLANS, THE AFOREMENTIONED DESCRIPTION OF WORK SHALL BE CONTROLLING.

PROJECT INCLUDES: REPLACEMENT OF WINDOWS \_\_\_ RELOCATION OF A STRUCTURE \_\_\_ ELEVATION OF A STRUCTURE \_\_\_  
 PROJECT INVOLVES A CONTRIBUTING STRUCTURE: YES  NO \_\_\_ INVOLVES A HISTORIC STRUCTURE: YES  NO \_\_\_  
 PROJECT INVOLVES A STRUCTURE THAT IS INDIVIDUALLY LISTED ON THE NATIONAL REGISTER: YES \_\_\_ NO

<b>DETAILED PROJECT DESCRIPTION INCLUDING MATERIALS, HEIGHT, DIMENSIONS, SQUARE FOOTAGE, LOCATION, ETC.</b>
<b>GENERAL:</b> Remodeling with rear addition and Accessory Structure. Pool
<b>MAIN BUILDING:</b> One story rear addition and changes to altered doors and windows.
<b>DEMOLITION (PLEASE FILL OUT AND ATTACH DEMOLITION APPENDIX):</b>

APPLICATIONS MUST BE SUBMITTED IN PERSON WITH HARD COPIES BY 3PM ON THE SCHEDULED DEADLINE  
 PLEASE SEND AN ELECTRONIC COPY OF ALL DOCUMENTS [CITY\\_HARC@CITYOFKEYWEST-FL.GOV](mailto:CITY_HARC@CITYOFKEYWEST-FL.GOV)

ACCESSORY STRUCTURE(S): One story pool house 12'x17'	
PAVERS: HARC approved concrete pavement	FENCES: Wood Picket Fences
DECKS: Wood frame rear composite decking rear porch. Repairs to the existing wood frame front porch.	PAINTING: White paint or HARC approved pastel color Per approved submitted color
SITE (INCLUDING GRADING, FILL, TREES, ETC): No major grading is proposed.	POOLS (INCLUDING EQUIPMENT): Residential in ground pool in the rear. Pool equipment
ACCESSORY EQUIPMENT (GAS, A/C, VENTS, ETC):	OTHER:

OFFICIAL USE ONLY:	HARC COMMISSION REVIEW	EXPIRES ON:
MEETING DATE:	<input type="checkbox"/> APPROVED <input type="checkbox"/> NOT APPROVED <input type="checkbox"/> DEFERRED FOR FUTURE CONSIDERATION	INITIAL:
MEETING DATE:	<input type="checkbox"/> APPROVED <input type="checkbox"/> NOT APPROVED <input type="checkbox"/> DEFERRED FOR FUTURE CONSIDERATION	INITIAL:
MEETING DATE:	<input type="checkbox"/> APPROVED <input type="checkbox"/> NOT APPROVED <input type="checkbox"/> DEFERRED FOR FUTURE CONSIDERATION	INITIAL:
REASONS OR CONDITIONS:		
STAFF REVIEW COMMENTS:		
FIRST READING FOR DEMO:	SECOND READING FOR DEMO:	
HARC STAFF SIGNATURE AND DATE:	HARC CHAIRPERSON SIGNATURE AND DATE:	

THIS APPLICATION MAY BE REVIEWED BY PLANNING DEPARTMENT STAFF.

# HARC CERTIFICATE OF APPROPRIATENESS: DEMOLITION APPENDIX



**City of Key West**

1300 White Street  
Key West, Florida 33040

HARC COA # <i>H 2022-0057</i>	INITIAL & DATE
ZONING DISTRICT	BLDG PERMIT #

<b>ADDRESS OF PROPOSED PROJECT:</b>	709 Whitehead St, Key West, FL 33040
<b>PROPERTY OWNER'S NAME:</b>	John D Wooton
<b>APPLICANT NAME:</b>	Serge Mashtakov, P.E. Artibus Design LLC

*I hereby certify I am the owner of record and that the work shall conform to all applicable laws of this jurisdiction. By receiving a Certificate of Appropriateness, I realize that this project will require a Building Permit approval PRIOR to proceeding with the work outlined above and that a final inspection is required under this application. I also understand that any changes to an approved Certificate of Appropriateness must be submitted for review.*

PROPERTY OWNER'S SIGNATURE	John D. Wooton 11/7/22 DATE AND PRINT NAME
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DETAILED PROJECT DESCRIPTION OF DEMOLITION
Demolition of the rear wall in non-historic rear addition.

CRITERIA FOR DEMOLITION OF CONTRIBUTING OR HISTORIC STRUCTURES:
<p><b>Before any Certificate of Appropriateness may be issued for a demolition request, the Historic Architectural Review Commission must find that the following requirements are met (please review and comment on each criterion that applies):</b></p> <p>(1) If the subject of the application is a contributing or historic building or structure, then it should not be demolished unless its condition is irrevocably compromised by extreme deterioration or it does not meet any of the following criteria:</p> <p style="margin-left: 20px;">(a) The existing condition of the building or structure is irrevocably compromised by extreme deterioration.</p> <p>N/A</p>
<p>(2) Or explain how the building or structure meets the criteria below:</p> <p style="margin-left: 20px;">(a) Embodies no distinctive characteristics of a type, period, or method of construction of aesthetic or historic significance in the city and is not a significant and distinguishable building entity whose components may lack individual distinction.</p> <p>N/A</p>

Nothing in this application is intended to alter the authority of the Building Official to condemn for demolition dangerous buildings, as provided in Section 102-218 of the Land Development Regulations and Chapter 14 of the Code of Ordinances.

(b) Is not specifically associated with events that have made a significant contribution to local, state, or national history.

Not associated with events of local, state nor national history.

(c) Has no significant character, interest, or value as part of the development, heritage, or cultural characteristics of the city, state or nation, and is not associated with the life of a person significant in the past.

No significant character, interest, or value is affected by the proposed demolition.

(d) Is not the site of a historic event with significant effect upon society.

Property is not the site of a historic event.

(e) Does not exemplify the cultural, political, economic, social, or historic heritage of the city.

No cultural, political, economic, social, or historic heritage of the city is affected by the demolition.

(f) Does not portray the environment in an era of history characterized by a distinctive architectural style.

Does not portray the environment in an era of history.

(g) If a part of or related to a square, park, or other distinctive area, nevertheless should not be developed or preserved according to a plan based on the area's historic, cultural, natural, or architectural motif.

N/A

(h) Does not have a unique location or singular physical characteristic which represents an established and familiar visual feature of its neighborhood or of the city, and does not exemplify the best remaining architectural type in a neighborhood.

N/A

Nothing in this application is intended to alter the authority of the Building Official to condemn for demolition dangerous buildings, as provided in Section 102-218 of the Land Development Regulations and Chapter 14 of the Code of Ordinances.

(i) Has not yielded, and is not likely to yield, information important in history,
N/A

**CRITERIA FOR DEMOLITION OF NON-CONTRIBUTING OR NON-HISTORIC STRUCTURES:**

The following criteria will also be reviewed by the Historic Architectural Review Commission for proposed demolitions. The Commission shall not issue a Certificate of Appropriateness that would result in the following conditions (please review and comment on each criterion that applies):

(1) Removing buildings or structure that are important in defining the overall historic character of a district or neighborhood so that the character is diminished.

The rear wall is not an important in defining the overall historic character of a district.

(2) Removing historic buildings or structures and thus destroying the historic relationship between buildings or structures and open space.

No historic relationship between other buildings or structures and open space.

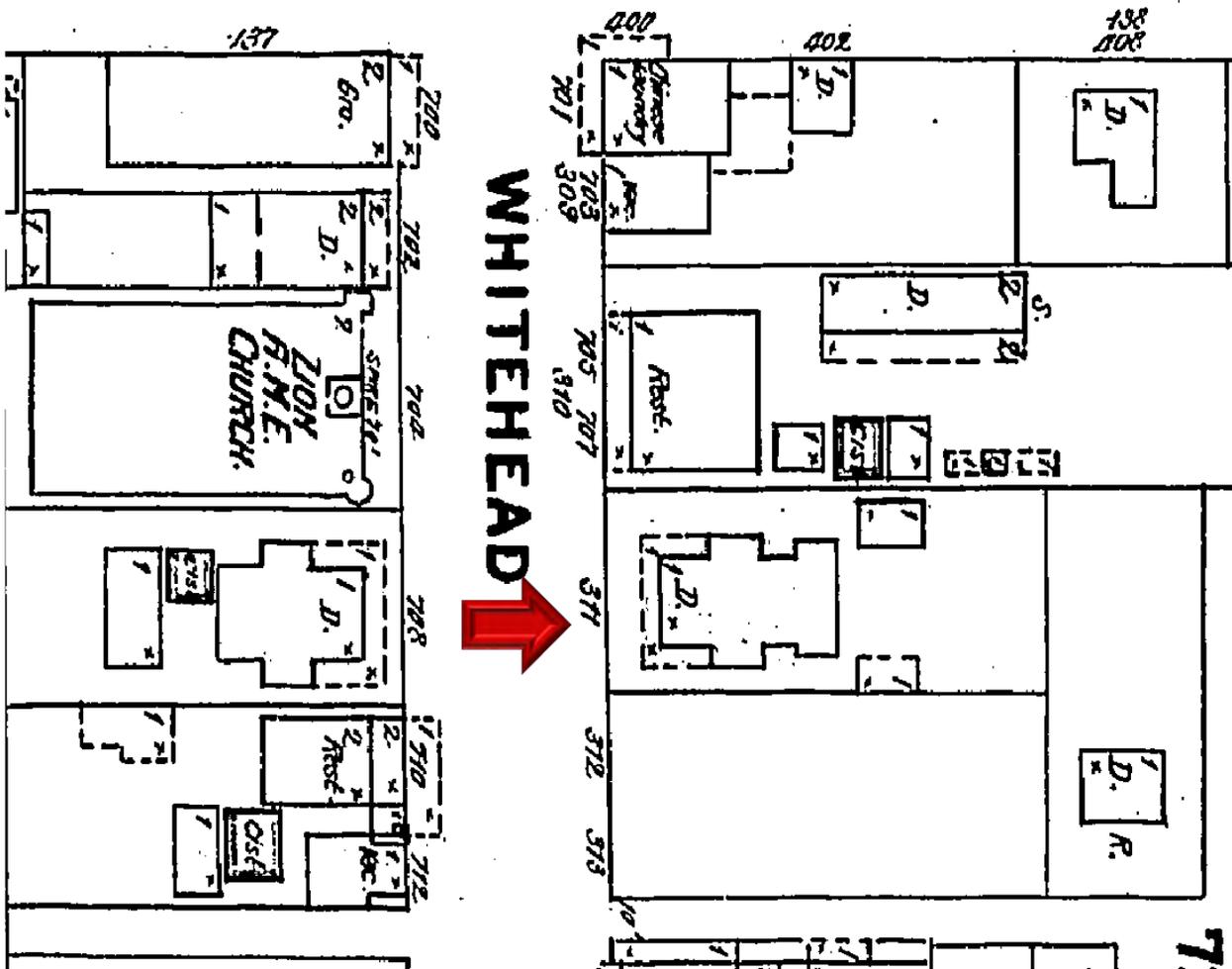
(3) Removing an historic building or structure in a complex; or removing a building façade; or removing a significant later addition that is important in defining the historic character of a site or the surrounding district or neighborhood.

Not defining to the historic character of a site or the surrounding district.

(4) Removing buildings or structures that would otherwise qualify as contributing.

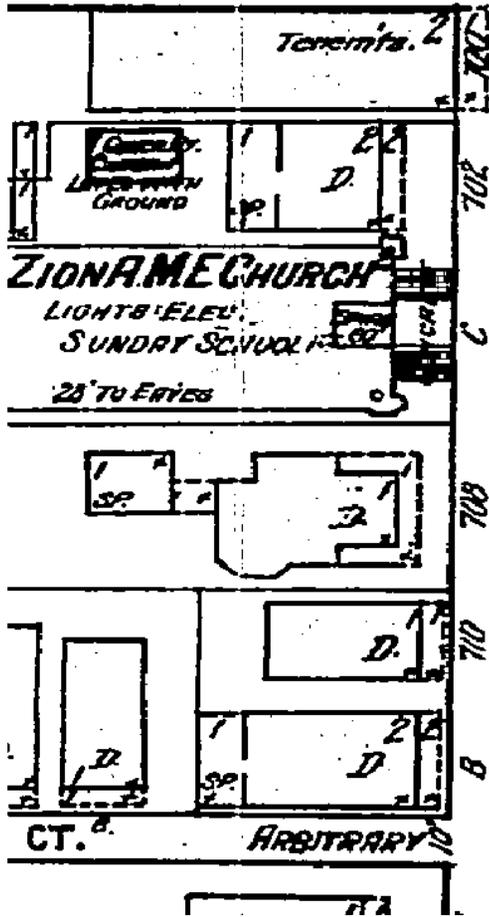
Does not qualify as contributing structure.

# SANBORN MAPS

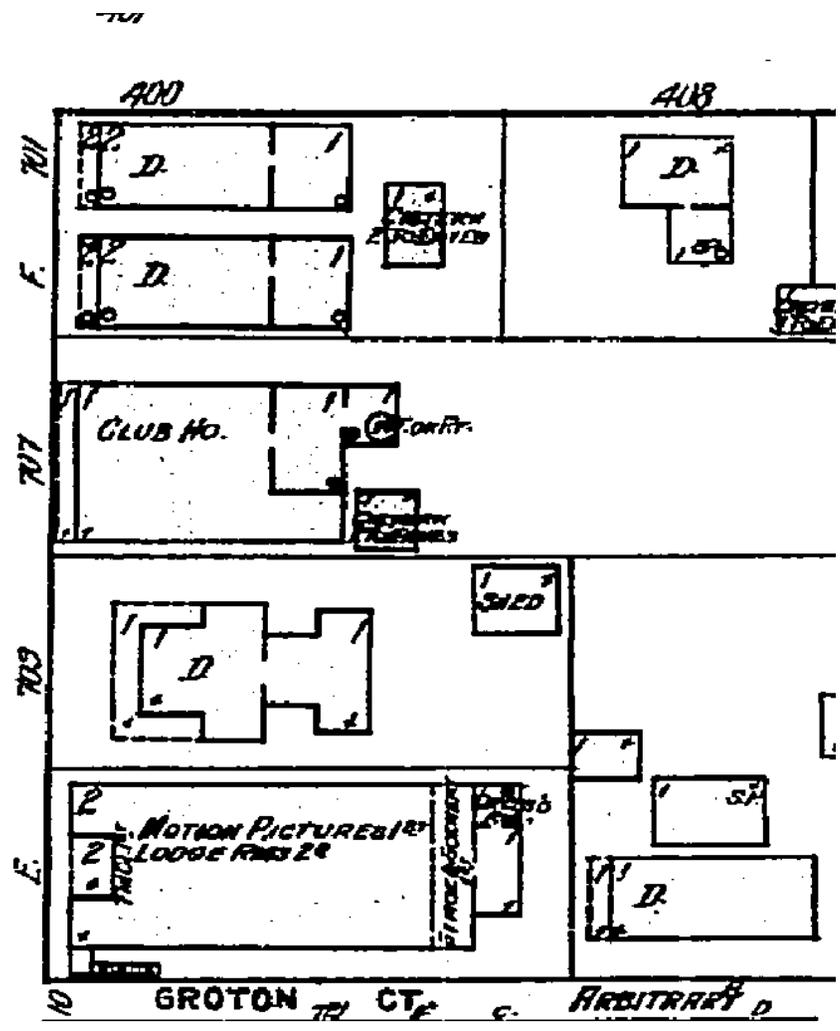


Sanborn Map 1899

# ANGELA

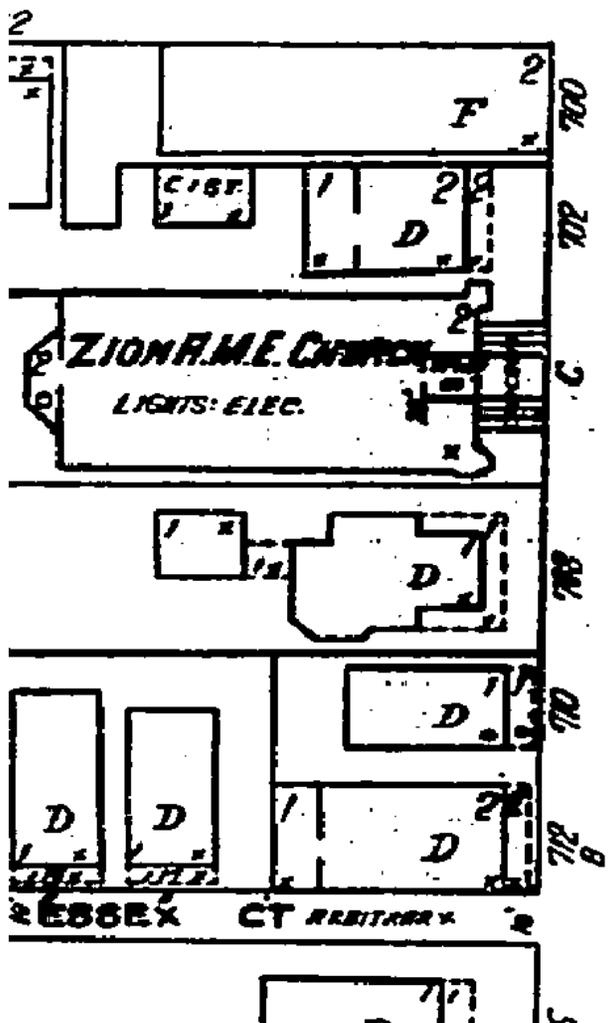


**WHITEHEAD**

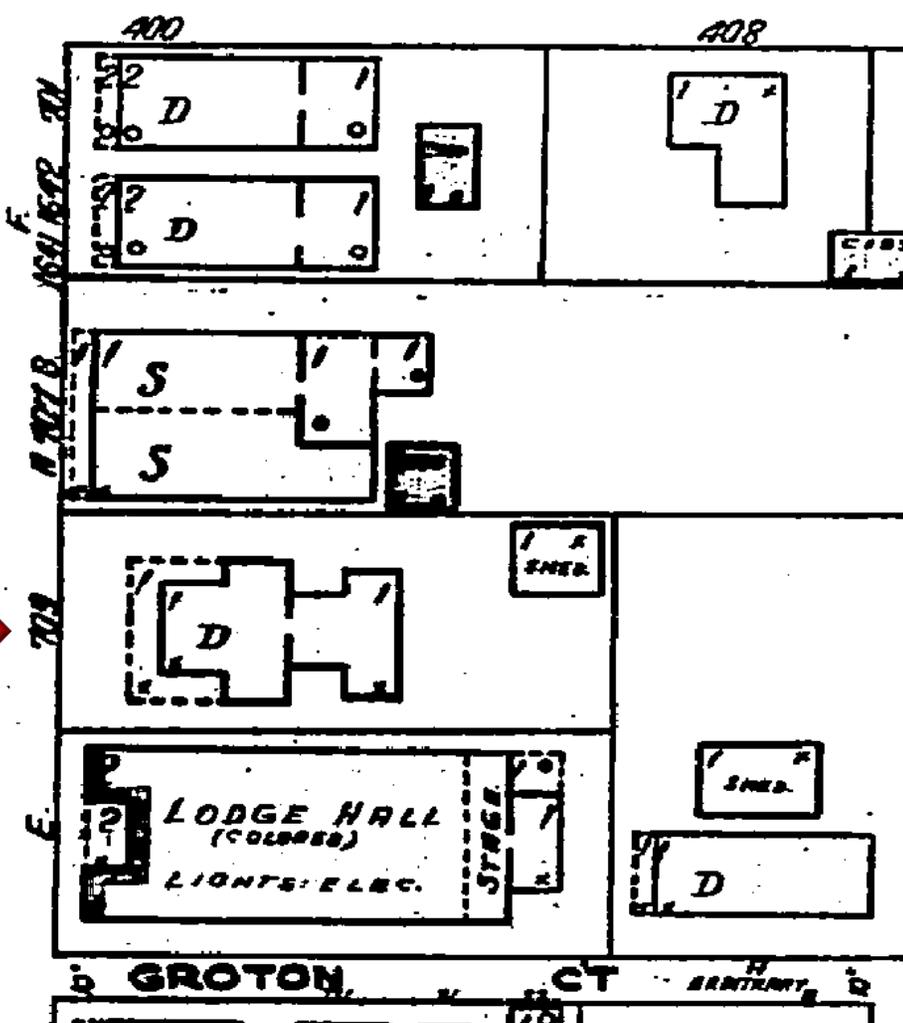


Sanborn Map 1912

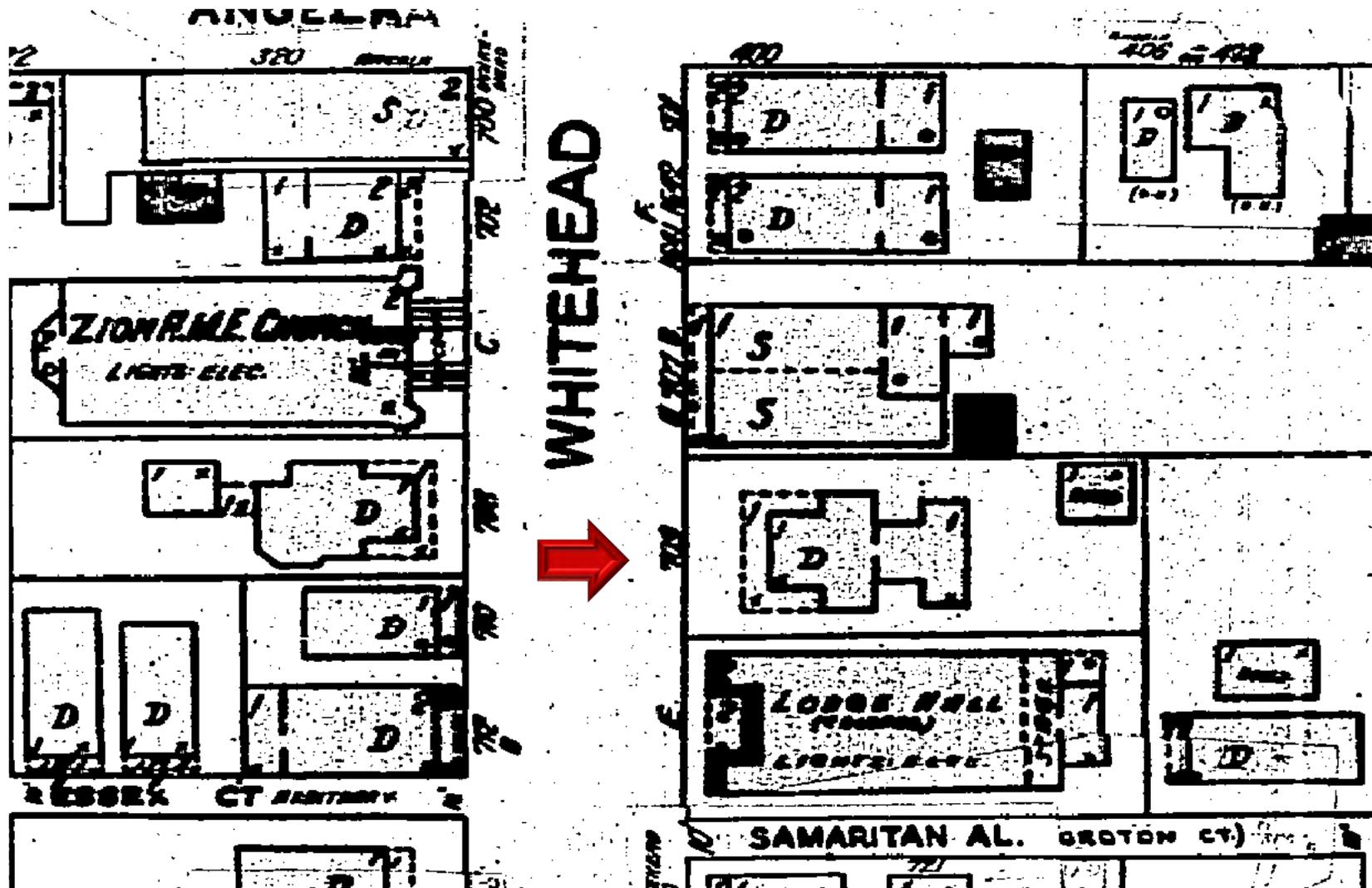
# ANGELA



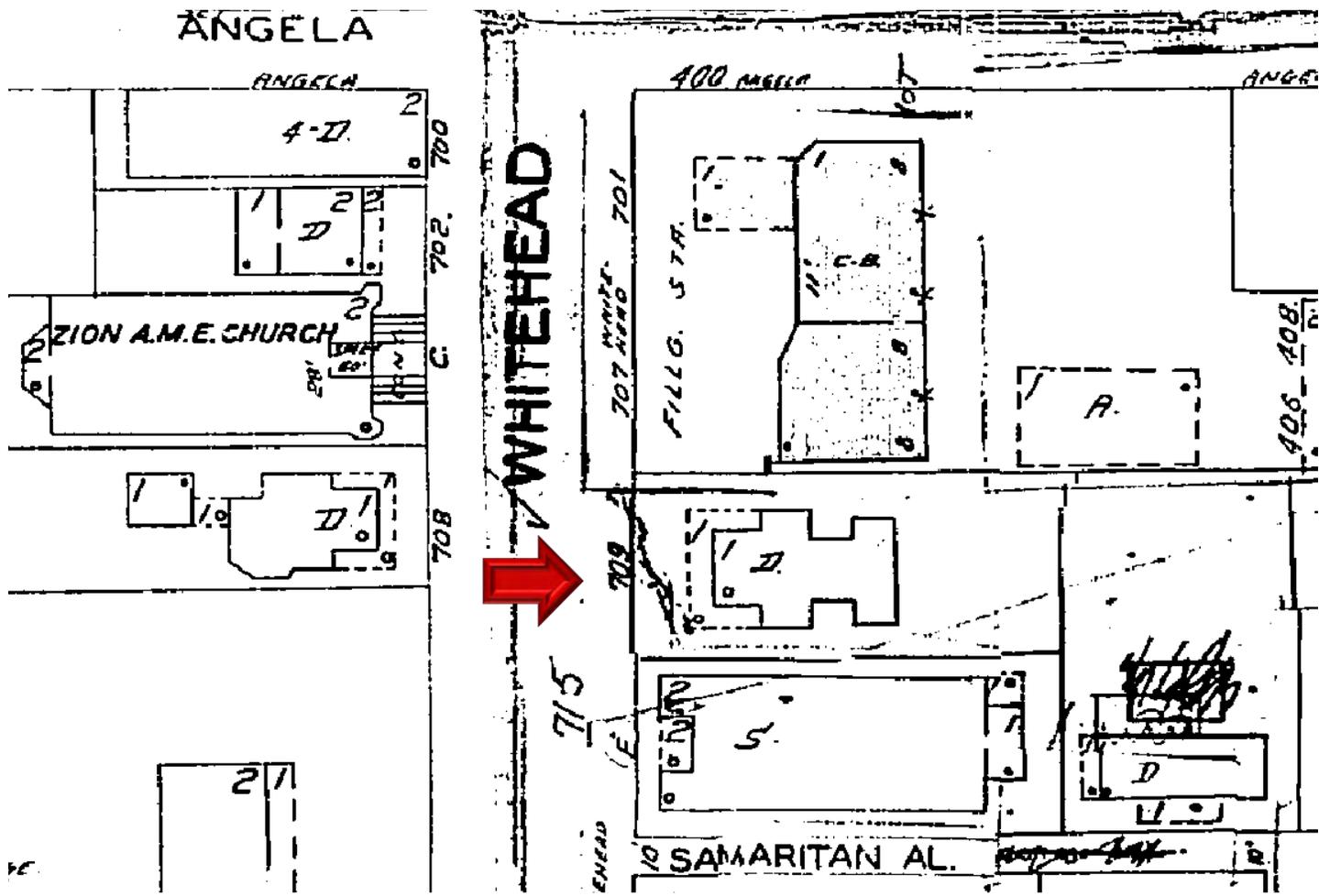
WHITEHEAD



Sanborn Map 1926



Sanborn Map 1948



Sanborn Map 1962

# PROJECT PHOTOS



**709 Whitehead Street circa 1965. Monroe County Library.**

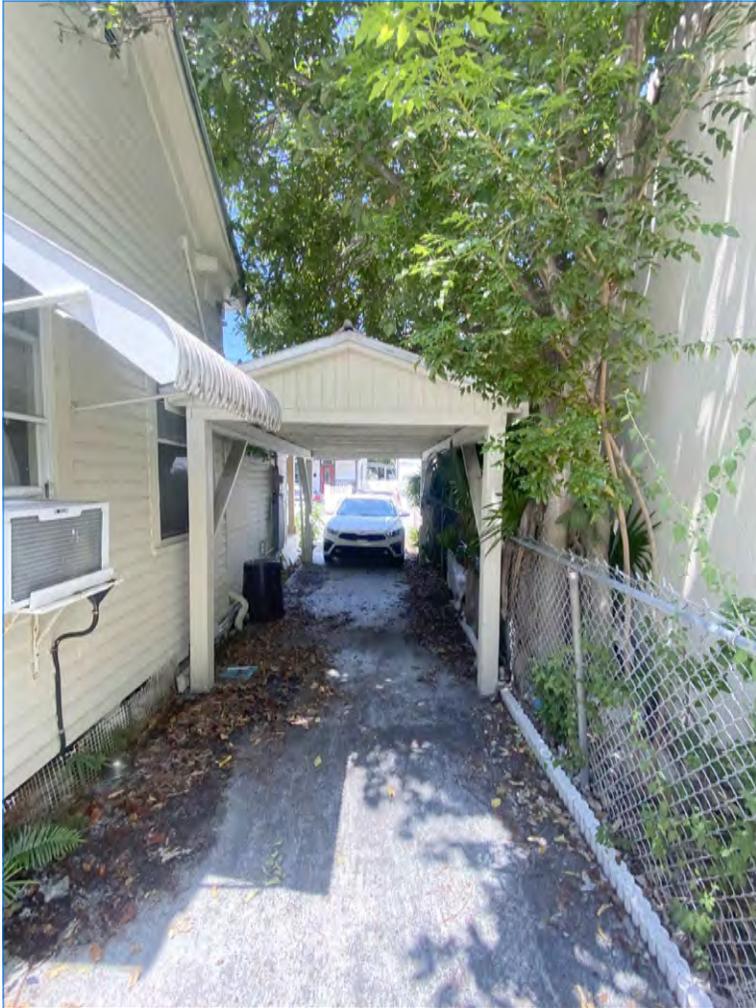
# 709 WHITEHEAD ST (FRONT VIEW)



709 WHITEHEAD ST  
(REAR VIEW)



709 WHITEHEAD ST  
(LEFT VIEW)

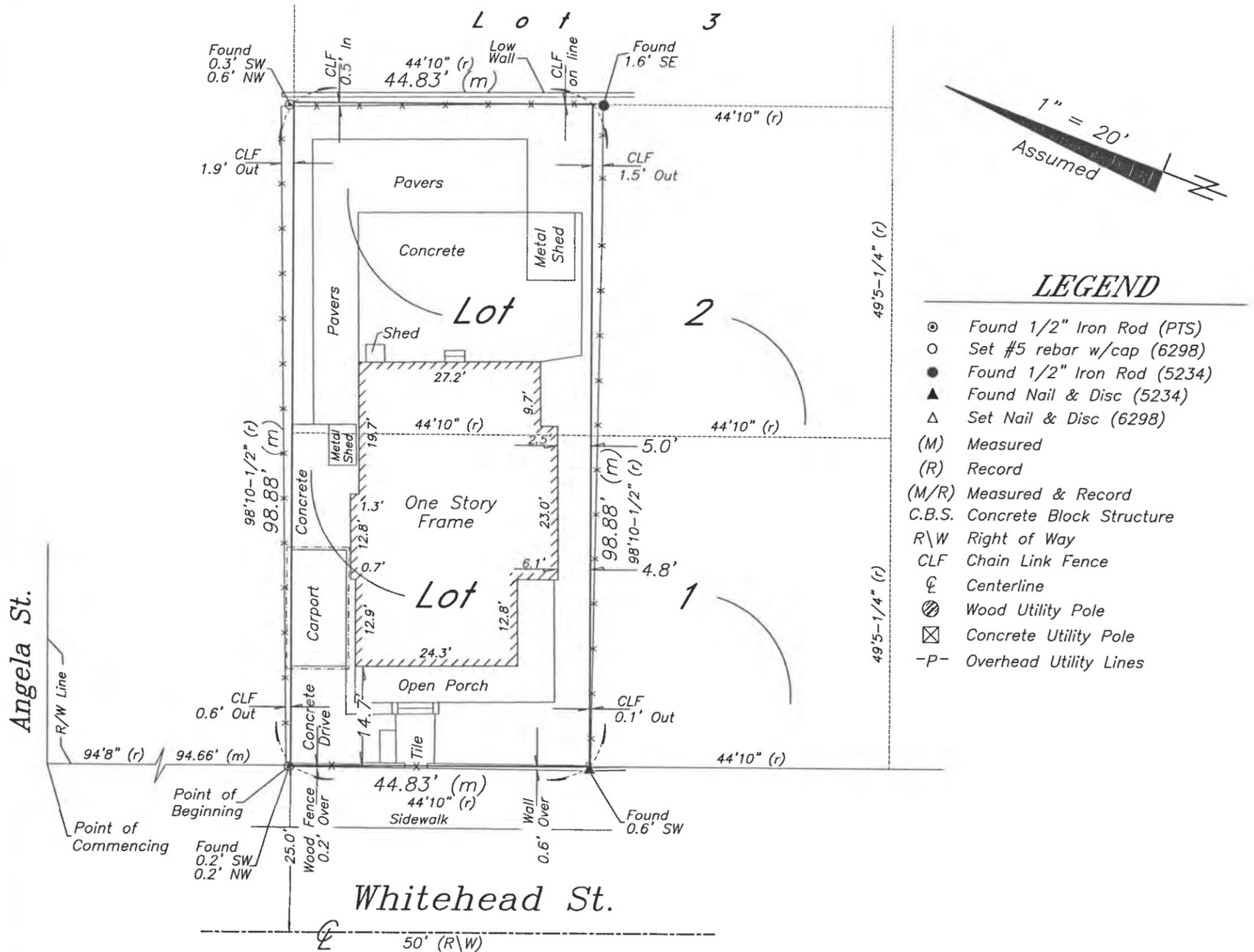


709 WHITEHEAD ST  
(RIGHT VIEW)



# SURVEY

# Boundary Survey Map of part of Lots 1 & 2, Square 3, Tract 4, THOMAS LANCASTER'S SUBDIVISION, Island of Key West



**NOTES:**

1. The legal description shown hereon was furnished by the client or their agent.
2. Underground foundations and utilities were not located.
3. All angles are 90° (Measured & Record) unless otherwise noted.
4. Street address: 709 Whitehead Street, Key West, FL.
5. This survey is not valid without the signature and the original raised seal of a Florida licensed surveyor and mapper.
6. Lands shown hereon were not abstracted for rights-of-way, easements, ownership, or other instruments of record.
7. North Arrow is assumed and based on the legal description.
8. All bricking and concrete is not shown.
9. Date of field work: July 8, 2021
10. Ownership of fences is undeterminable, unless otherwise noted.

**BOUNDARY SURVEY OF:** On the Island of Key West, Monroe County, Florida,, and being the North half (1/2) of Lots One (1) and Two (2), Square Three (3), Tract Four (4), Thomas Lancaster's Subdivision of Part of Square 3, according to the map or plat thereof as recorded in Plat Book 1, Page 29, Public Records of Monroe County, Florida, further described as follows; Beginning Ninety-Four (94) feet and eight (8) inches from the corner of Whitehead and Angela Street; thence running in a Southeasterly direction Forty-Four (44) feet and ten (10) inches; thence in a Northeasterly direction Ninety-Eight (98) feet and ten and one-half (10 1/2) inches; thence in a Northwesterly direction Forty-Four (44) feet and ten (10) inches; thence in a Southwesterly direction Ninety-Eight (98) feet and ten and one-half (10 1/2) inches to the point of Beginning.

**BOUNDARY SURVEY FOR:** Goldeneye, LLC, an Ohio limited liability company;  
Oropeza Stones & Cardenas, PLLC;  
Old Republic National Title Insurance Company;

I HEREBY CERTIFY that this survey was made under my responsible charge and meets the Standard of Practice as set forth by the Florida Board of Professional Surveyors & Mappers in Chapter 5J-17, Florida Administrative Code, pursuant to Section 472.027, Florida Statutes.

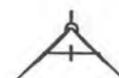
J. LYNN O'FLYNN, INC.

J. Lynn O'Flynn, PSM  
Florida Reg. #6298

July 9, 2021

THIS SURVEY  
IS NOT  
ASSIGNABLE

**J. LYNN O'FLYNN, Inc.**



Professional Surveyor & Mapper  
PSM #6298

3430 Duck Ave., Key West, FL 33040  
(305) 296-7422 FAX (305) 296-2244

# PROPOSED DESIGN

# HARC APPLICATION SET FOR 709 WHITEHEAD ST

SITE LOCATION



LOCATION MAP:

PROJECT LOCATION:  
709 WHITEHEAD ST,  
KEY WEST, FL 33040

CLIENT:  
JOHN WOOTON

THIS DRAWING IS NOT VALID WITHOUT THE SIGNATURE AND ORIGINAL SEAL

SIGNATURE:  
DATE:

REV. DESCRIPTION      BY      DATE  
REV. NO.      FINAL

**ARTIBUS DESIGN**  
ENGINEERING AND PLANNING

ARTIBUS DESIGN  
3710 N. ROOSEVELT BLVD  
KEY WEST, FL 33040  
(305) 304-3512  
WWW.ARTIBUSDESIGN.COM  
CA # 30835

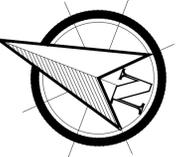
CLIENT:  
JOHN WOOTON

PROJECT:  
709 WHITEHEAD ST

DATE: 709 WHITEHEAD ST,  
KEY WEST, FL 33040

TITLE:  
COVER

<small>DATE</small>	<small>BY</small>	<small>CHKD</small>	<small>DATE</small>	<small>BY</small>
<small>AS SHOWN</small>	<small>08/08/23</small>	<small>DA</small>	<small>SAH</small>	
<small>PROJECT NO.</small>	<small>2206-12</small>	<small>SCALE</small>	<small>B-100</small>	<small>REVISION</small>
				<small>1</small>



**EXISTING SITE PLAN / DEMO**  
 SCALE: 1/4" = 1'-0"

THIS DRAWING IS NOT VALID WITHOUT THE SIGNATURE AND ORIGINAL SEAL

SIGNATURE:  
 DATE:  
 SERGE MASHYAGOV  
 PROFESSIONAL ENGINEER  
 STATE OF FLORIDA  
 LICENSE NO. 71480

REV	DESCRIPTION	BY	DATE
1	FINAL		

**ARTIBUS DESIGN**  
 ENGINEERING AND PLANNING

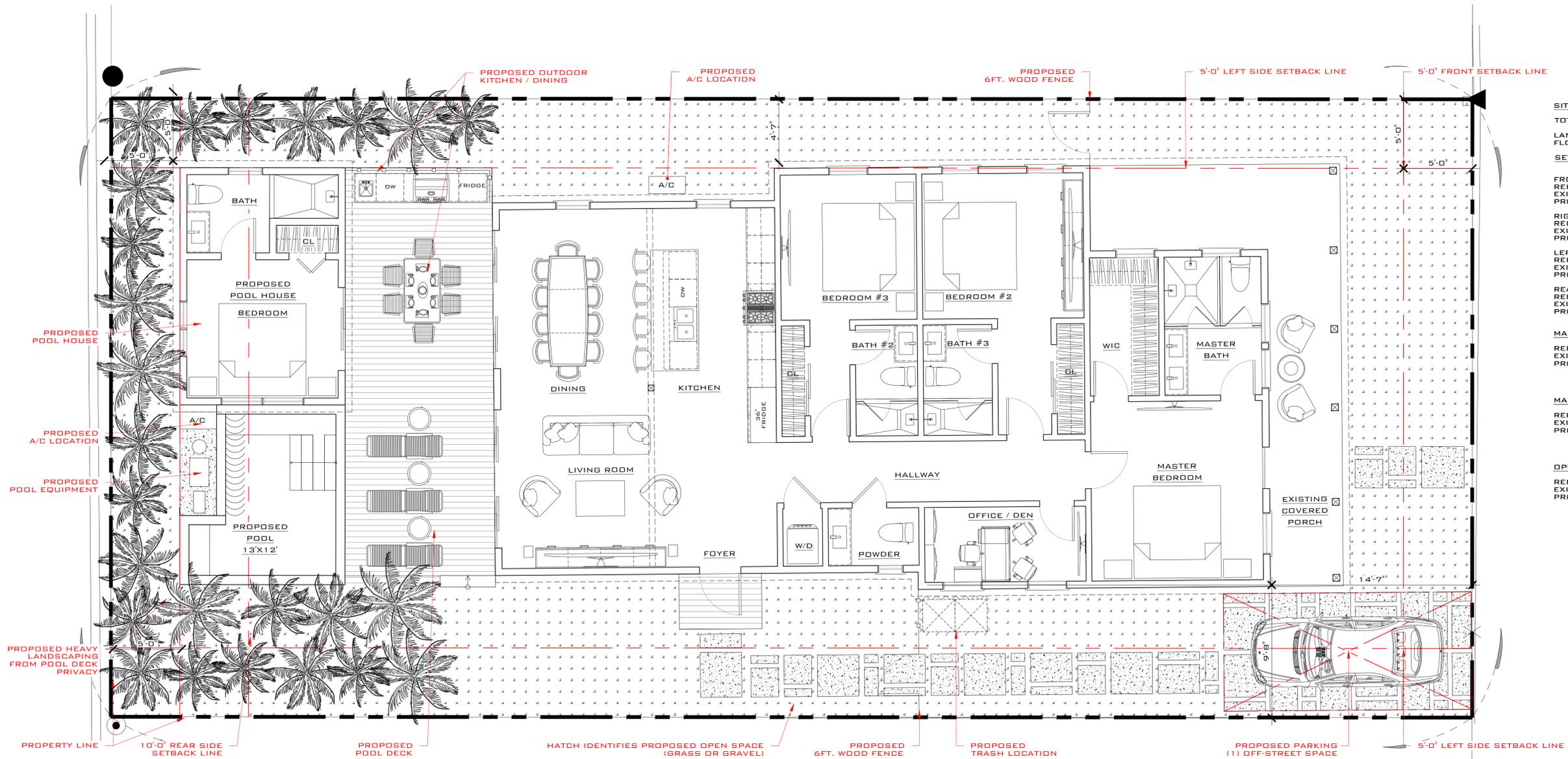
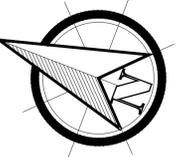
3710 N. ROOSEVELT BLVD  
 KEY WEST, FL 33040  
 (305) 304-3512  
 WWW.ARTIBUSDESIGN.COM  
 CA # 30835

CLIENT:  
**JOHN WOOTON**

PROJECT:  
**709 WHITEHEAD ST**

DATE:  
**709 WHITEHEAD ST,  
 KEY WEST, FL 33040**

DATE	BY	DATE	BY	DATE	BY
AS SHOWN	08/08/23	CA	SAH		
2206-12		C-101			1



**SITE DATA:**

TOTAL SITE AREA: ±4,422.19 SQ.FT

LAND USE: HRD (HISTORIC MEDIUM DENSITY RESIDENTIAL)

FLOOD ZONE: AE6

**SETBACKS**

**FRONT:**  
 REQUIRED 5'-0"  
 EXISTING 14'-7"  
 PROPOSED NO CHANGES

**RIGHT SIDE:**  
 REQUIRED 5'-0"  
 EXISTING 4'-7"  
 PROPOSED NO CHANGES

**LEFT SIDE:**  
 REQUIRED 5'-0"  
 EXISTING 9'-8"  
 PROPOSED NO CHANGES

**REAR:**  
 REQUIRED 10'-0"  
 EXISTING 39'-2"  
 PROPOSED 28'-0"

**MAXIMUM IMPERVIOUS SURFACE RATIO:**

REQUIRED: 60% (±2,653.31 SQ.FT.)  
 EXISTING: 78.2% (±3,462.1 SQ.FT.)  
 PROPOSED: 57.4% (±2,539.7 SQ.FT.)  
**IMPROVEMENT**

**MAXIMUM BUILDING COVERAGE:**

REQUIRED: 50% (±2,211.0 SQ.FT.)  
 EXISTING: 41.2% (±1,823.5 SQ.FT.)  
 PROPOSED: 47.7% (±2,109.6 SQ.FT.)

**OPEN SPACE MINIMUM:**

REQUIRED: 35% (±1,547.7 SQ.FT.)  
 EXISTING: 21.9% (±971.7 SQ.FT.)  
 PROPOSED: 35.1% (±1,552.1 SQ.FT.)  
**IMPROVEMENT**

**PROPOSED SITE PLAN**  
 SCALE: 1/4" = 1'-0"

THIS DRAWING IS NOT VALID WITHOUT THE SIGNATURE AND ORIGINAL SEAL

SIGNATURE:  
 DATE:

BERGE HASHTAGOV  
 PROFESSIONAL ENGINEER  
 STATE OF FLORIDA  
 LICENSE NO. 71480

REV	DESCRIPTION	BY	DATE
01	FINAL		

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 CA # 30835

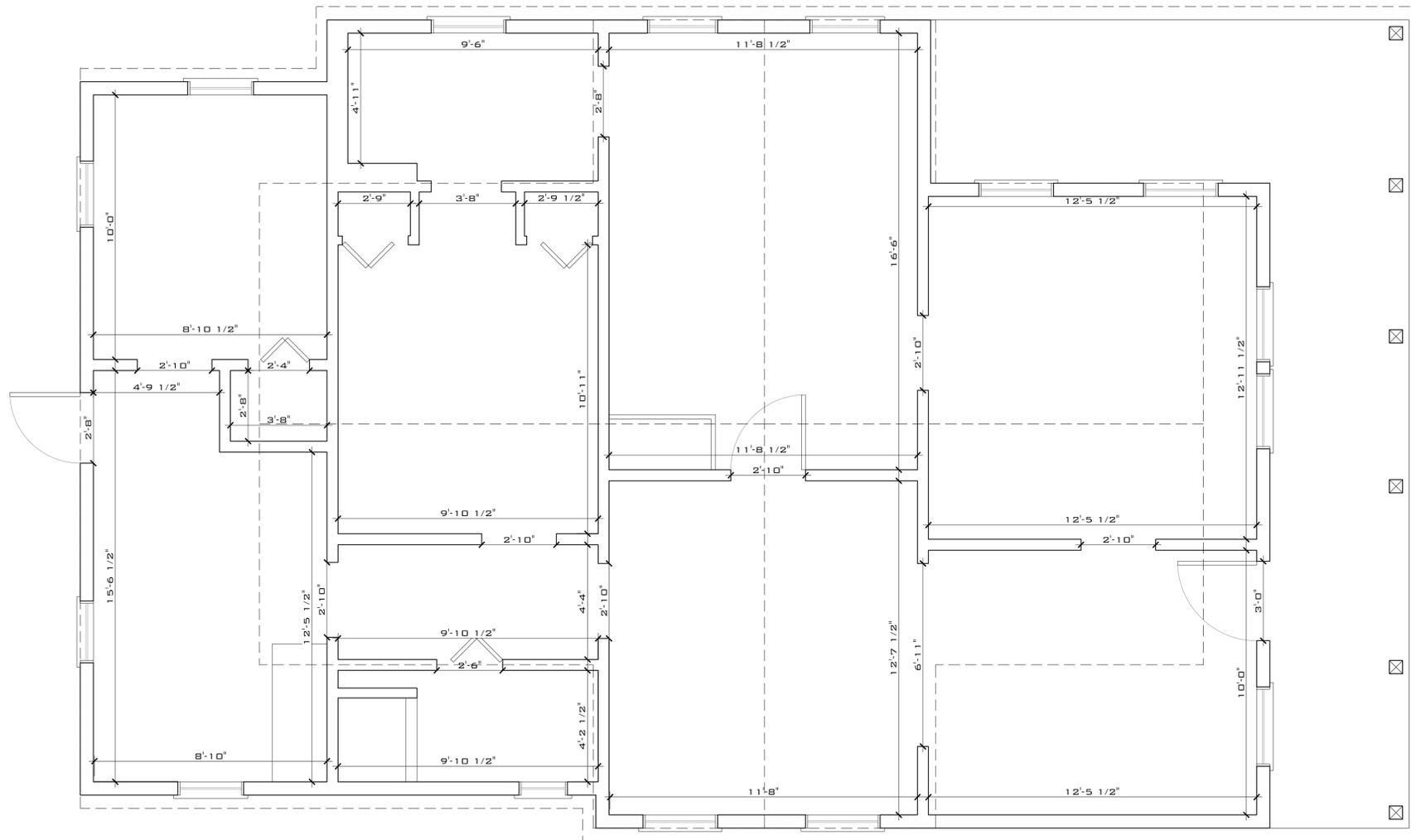
CLIENT:  
**JOHN WOOTON**

PROJECT:  
**709 WHITEHEAD ST**

DATE:  
 709 WHITEHEAD ST,  
 KEY WEST, FL 33040

TITLE:  
**PROPOSED SITE PLAN**

DATE	BY	DATE	BY	DATE	BY
AS SHOWN	08/08/23	CA	SAM		
2206-12		C-102			1



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

THIS DRAWING IS NOT VALID WITHOUT THE SIGNATURE AND ORIGINAL SEAL

SIGNATURE: \_\_\_\_\_  
 DATE: \_\_\_\_\_

BERGE MASHITAGOV  
 PROFESSIONAL ENGINEER  
 STATE OF FLORIDA  
 LICENSE NO. 71480

REV	DESCRIPTION	BY	DATE
1	FINAL		

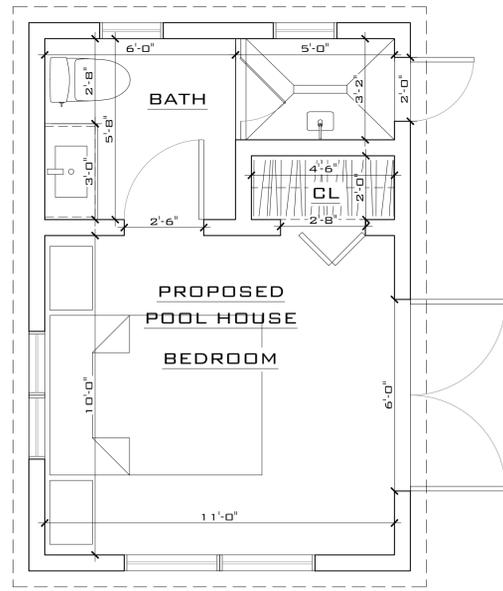
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 CA # 30835

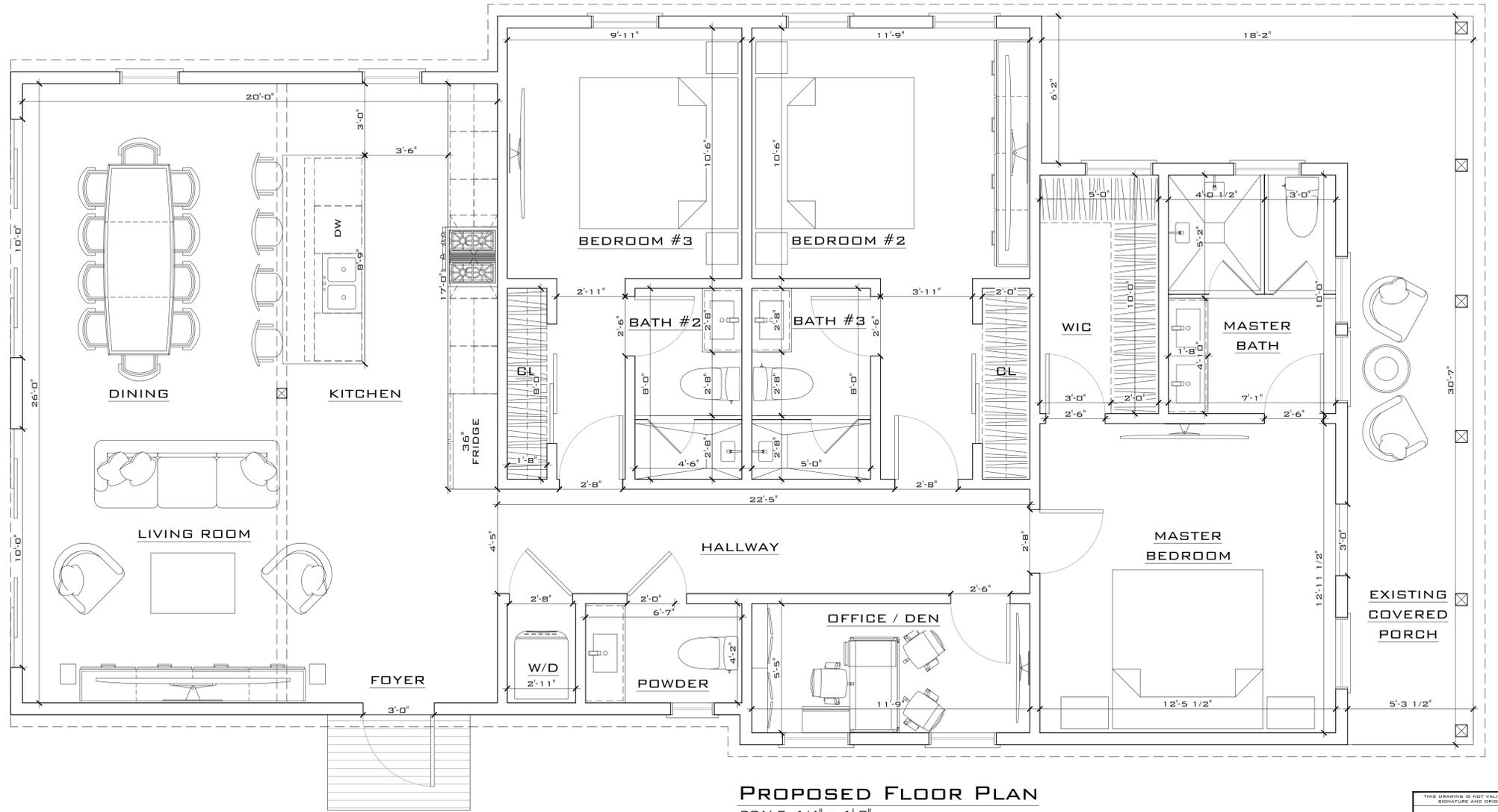
CLIENT: JOHN WOOTON  
 PROJECT: 709 WHITEHEAD ST

DATE: 709 WHITEHEAD ST.  
 KEY WEST, FL 33040

DATE	BY	CHKD	APPD
AS SHOWN	08/08/23	DA	SAH
PROJECT NO.	2206-12	SHEET NO.	A-101
			1



**PROPOSED FLOOR PLAN (POOL HOUSE)**  
SCALE: 1/4" = 1'-0"



**PROPOSED FLOOR PLAN**  
SCALE: 1/4" = 1'-0"

THIS DRAWING IS NOT VALID WITHOUT THE SIGNATURE AND ORIGINAL SEAL

SIGNATURE: \_\_\_\_\_  
DATE: \_\_\_\_\_

BERGE HASHTAGOV  
PROFESSIONAL ENGINEER  
STATE OF FLORIDA  
LICENSE NO. 71480

REV	DESCRIPTION	BY	DATE
1	FINAL		

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CLIENT: JOHN WOOTON

PROJECT: 709 WHITEHEAD ST

DATE: 709 WHITEHEAD ST,  
KEY WEST, FL 33040

DATE	BY	DATE	DATE	DATE
AS SHOWN	08/08/23	CA	SAH	
2206-12	A-101			1



**EXISTING FRONT ELEVATION**  
SCALE: 3/8" = 1'-0"



**EXISTING FRONT ELEVATION**  
SCALE: 3/8" = 1'-0"

THIS DRAWING IS NOT VALID WITHOUT THE SIGNATURE AND ORIGINAL SEAL

SIGNATURE:  
DATE:

BERGE HASHTAGOV  
PROFESSIONAL ENGINEER  
STATE OF FLORIDA  
LICENSE NO. 71480

REV. DESCRIPTION: REV. DATE:  
FINAL

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CA # 30835

CLIENT:  
**JOHN WOOTON**

PROJECT:  
**709 WHITEHEAD ST**

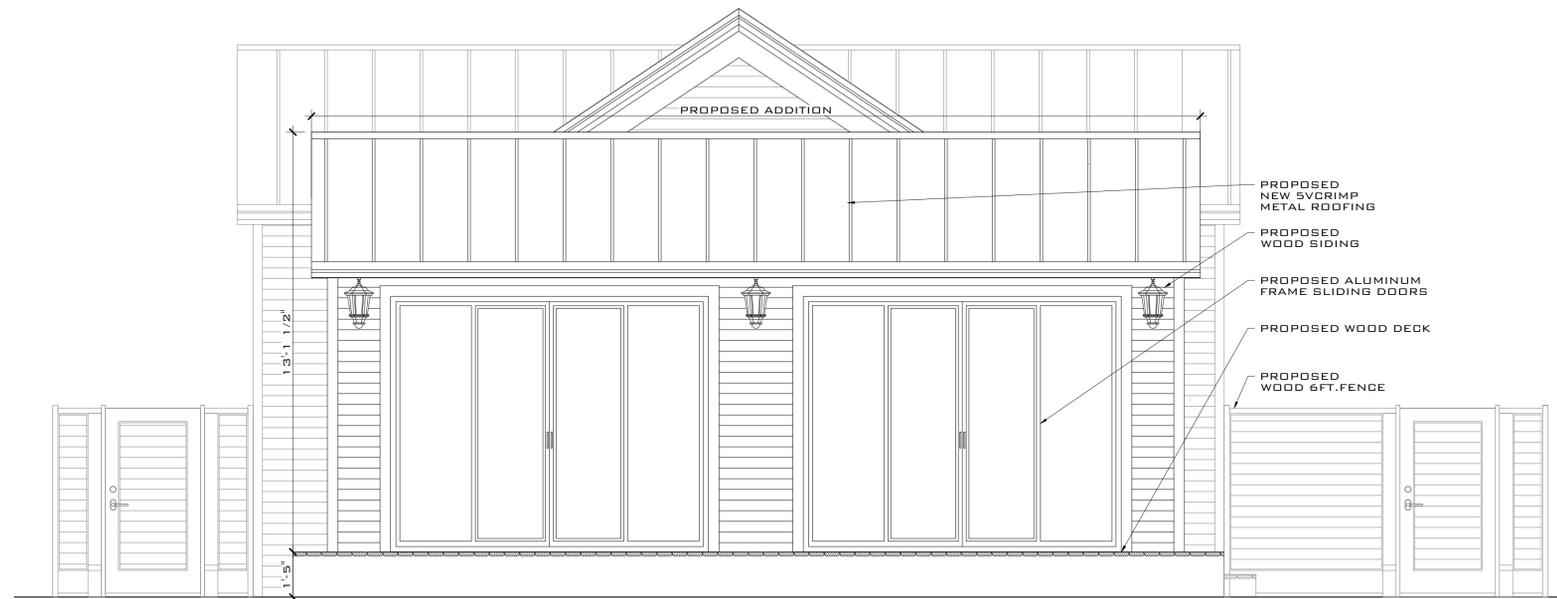
DATE:  
**709 WHITEHEAD ST,  
KEY WEST, FL 33040**

TITLE:  
**PROPOSED ELEVATIONS**

DATE: 08/08/23  
DRAWN: DA  
CHECKED: SAM  
PROJECT NO: 2206-12  
SHEET NO: A-103  
REVISION: 1



**EXISTING REAR ELEVATION**  
SCALE: 3/8" = 1'-0"



**PROPOSED REAR ELEVATION**  
SCALE: 3/8" = 1'-0"

THIS DRAWING IS NOT VALID WITHOUT THE SIGNATURE AND ORIGINAL SEAL

SIGNATURE: \_\_\_\_\_  
DATE: \_\_\_\_\_

BERGE MASHKOV  
PROFESSIONAL ENGINEER  
STATE OF FLORIDA  
LICENSE NO. 71480

REV. DESCRIPTION: \_\_\_\_\_ REV. DATE: \_\_\_\_\_  
BY: FINAL

**ARTIBUS DESIGN**  
ENGINEERING AND PLANNING

ARTIBUS DESIGN  
3710 N. ROOSEVELT BLVD  
KEY WEST, FL 33040  
(305) 304-3512  
WWW.ARTIBUSDESIGN.COM  
CA # 30835

CLIENT: JOHN WOOTON

PROJECT: 709 WHITEHEAD ST

DATE: 709 WHITEHEAD ST.  
KEY WEST, FL 33040  
TITLE: PROPOSED ELEVATIONS

DATE PLOTTED:	DATE:	DRAWN:	CHECKED:
AS SHOWN	08/08/23	DA	SAH
PROJECT NO.:	DWG NO.:	SCALE:	REVISION:
2206-12	A-104		1



**EXISTING RIGHT ELEVATION**  
SCALE: 3/8" = 1'-0"



**PROPOSED RIGHT ELEVATION**  
SCALE: 3/8" = 1'-0"

THIS DRAWING IS NOT VALID WITHOUT THE SIGNATURE AND ORIGINAL SEAL

SIGNATURE:  
DATE:

BERGE HASHTAGOV  
PROFESSIONAL ENGINEER  
STATE OF FLORIDA  
LICENSE NO. 71480

REV. DESCRIPTION:      BY:      DATE:

01: FINAL

**ARTIBUS DESIGN**  
ENGINEERING AND PLANNING

ARTIBUS DESIGN  
3710 N. ROOSEVELT BLVD  
KEY WEST, FL 33040  
(305) 304-3512  
WWW.ARTIBUSDESIGN.COM  
CA # 30835

DESIGNER:  
**JOHN WOOTON**

PROJECT:  
**709 WHITEHEAD ST**

DATE:  
**709 WHITEHEAD ST,  
KEY WEST, FL 33040**

TITLE:  
**PROPOSED ELEVATIONS**

DATE PLOTTED:	DATE:	DRAWN:	CHECKED:
AS SHOWN	08/08/23	GA	SAH
PROJECT NO.:	DWG NO.:	SHEET NO.:	TOTAL SHEETS:
2206-12	A-105	1	1



**EXISTING LEFT ELEVATION**  
SCALE: 1/4" = 1'-0"



**PROPOSED LEFT ELEVATION**  
SCALE: 1/4" = 1'-0"

THIS DRAWING IS NOT VALID WITHOUT THE SIGNATURE AND ORIGINAL SEAL

SIGNATURE: \_\_\_\_\_  
DATE: \_\_\_\_\_

BERGE HASHTAGOV  
PROFESSIONAL ENGINEER  
STATE OF FLORIDA  
LICENSE NO. 71480

REV. DESCRIPTION: \_\_\_\_\_ REV. DATE: \_\_\_\_\_  
TYPE: FINAL

**ARTIBUS DESIGN**  
ENGINEERING AND PLANNING

ARTIBUS DESIGN  
3710 N. ROOSEVELT BLVD  
KEY WEST, FL 33040  
(305) 304-3512  
WWW.ARTIBUSDESIGN.COM  
CA # 30835

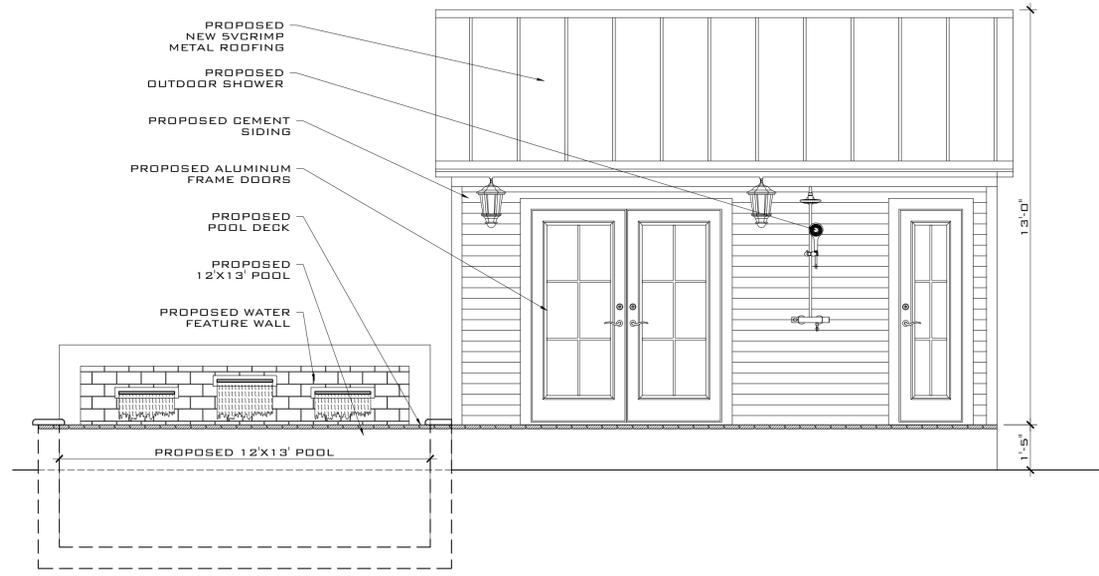
OWNER: JOHN WOOTON

PROJECT: 709 WHITEHEAD ST

DATE: 709 WHITEHEAD ST,  
KEY WEST, FL 33040

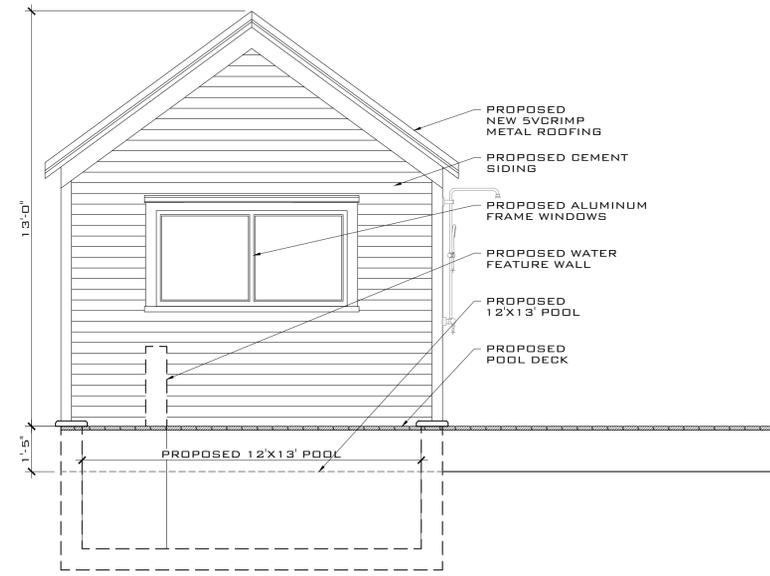
TITLE: PROPOSED ELEVATIONS

DATE PLOTTED:	DATE:	DRAWN:	CHECKED:
AS SHOWN	08/08/23	DA	SAH
PROJECT NO.:	DRAWING NO.:	SHEET NO.:	TOTAL SHEETS:
2206-12	A-106	1	1



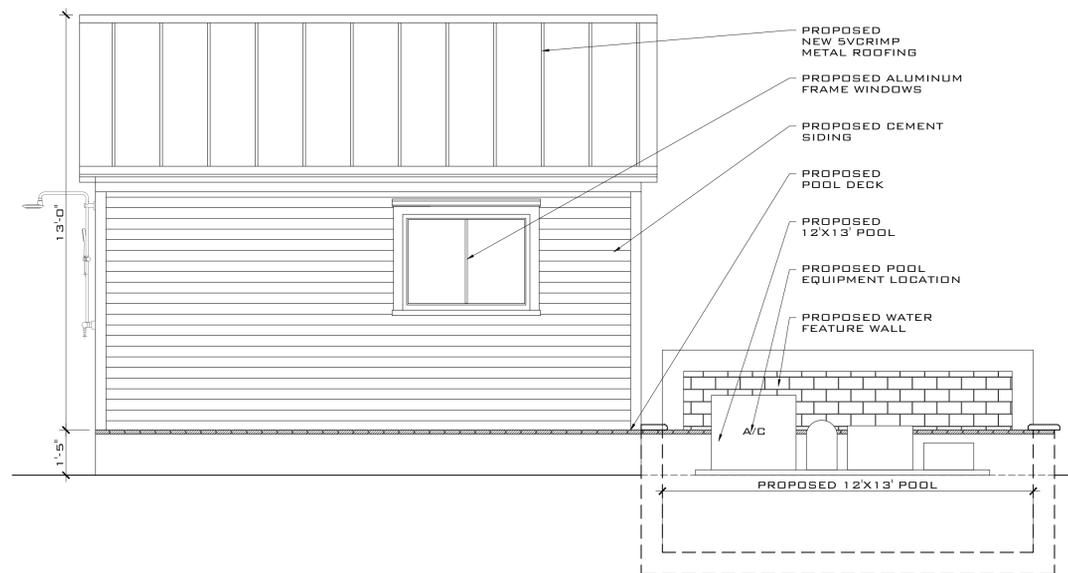
**PROPOSED FRONT ELEVATION (POOL HOUSE)**

SCALE: 3/8" = 1'-0"



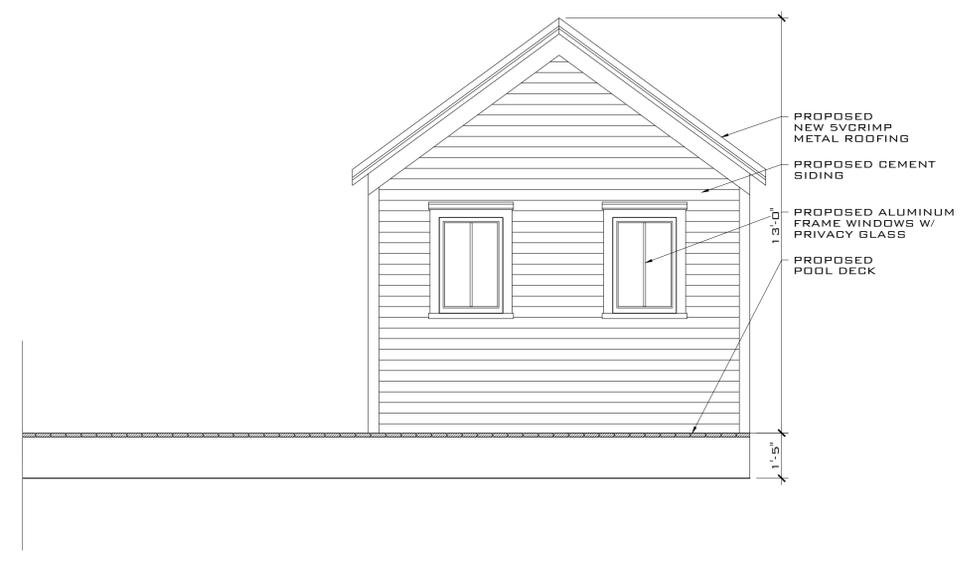
**PROPOSED LEFT ELEVATION (POOL HOUSE)**

SCALE: 3/8" = 1'-0"



**PROPOSED REAR ELEVATION (POOL HOUSE)**

SCALE: 3/8" = 1'-0"



**PROPOSED RIGHT ELEVATION (POOL HOUSE)**

SCALE: 3/8" = 1'-0"

THIS DRAWING IS NOT VALID WITHOUT THE SIGNATURE AND ORIGINAL SEAL

SIGNATURE: \_\_\_\_\_  
 DATE: \_\_\_\_\_

BERGE HASHTAGOV  
 PROFESSIONAL ENGINEER  
 STATE OF FLORIDA  
 LICENSE NO. 71480

REV. DESCRIPTION: \_\_\_\_\_ REV. DATE: \_\_\_\_\_  
 TYPE: FINAL

**ARTIBUS DESIGN**  
 ENGINEERING AND PLANNING

3710 N. ROOSEVELT BLVD  
 KEY WEST, FL 33040  
 (305) 304-3512  
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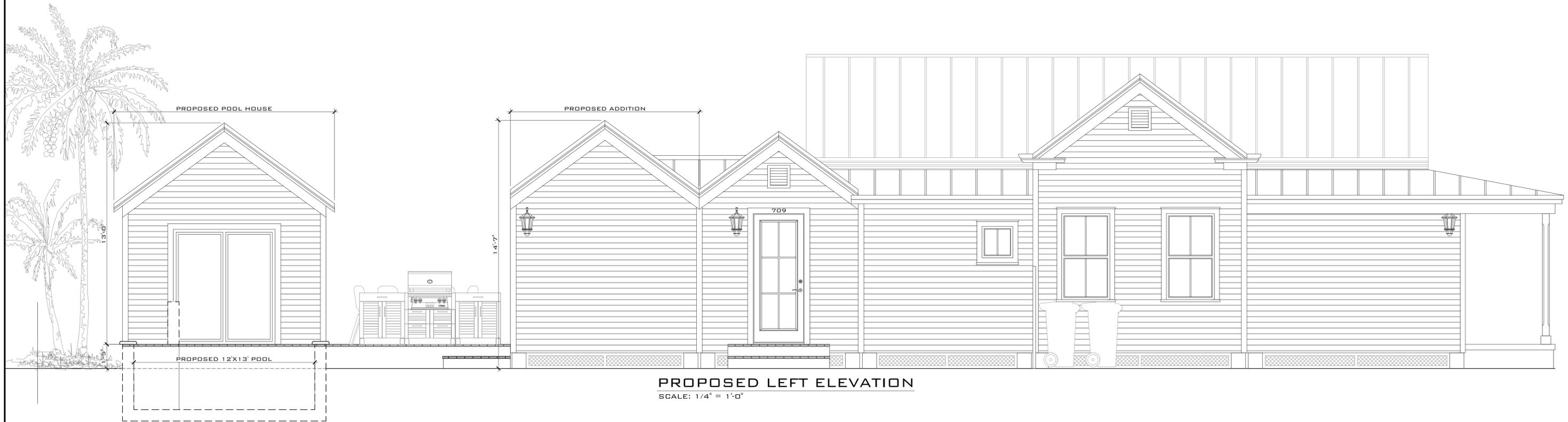
DESIGNER: JOHN WOOTON

PROJECT: 709 WHITEHEAD ST

DATE: 709 WHITEHEAD ST, KEY WEST, FL 33040

TITLE: PROPOSED ELEVATIONS

DATE/TITLE	DATE	DESIGN	CHECK
AS SHOWN	08/08/23	DA	SAH
PROJECT NO.	2206-12	DATE PLOTTED	A-107
			1



**PROPOSED LEFT ELEVATION**  
SCALE: 1/4" = 1'-0"



**PROPOSED RIGHT ELEVATION**  
SCALE: 3/8" = 1'-0"

THIS DRAWING IS NOT VALID WITHOUT THE SIGNATURE AND ORIGINAL SEAL

SIGNATURE: \_\_\_\_\_  
DATE: \_\_\_\_\_

BERGE HASHTAGOV  
PROFESSIONAL ENGINEER  
STATE OF FLORIDA  
LICENSE NO. 71480

REV. DESCRIPTION: \_\_\_\_\_ REV. DATE: \_\_\_\_\_  
BY: \_\_\_\_\_ DATE: \_\_\_\_\_  
TYPE: FINAL

**ARTIBUS DESIGN**  
ENGINEERING AND PLANNING

CLIENT: JOHN WOOTON  
PROJECT: 709 WHITEHEAD ST

DATE: 709 WHITEHEAD ST.  
KEY WEST, FL 33040  
TITLE: PROPOSED ELEVATIONS

SCALE	BY	DATE	DESIGN	CHECKED
AS SHOWN	DB/BSJ	04	SAH	
PROJECT NO.	DRAWING NO.	SHEET NO.	TOTAL SHEETS	
2206-12	A-107		1	

# NOTICING

# Public Meeting Notice

The Historic Architectural Review Commission will hold a public meeting at **5:00 p.m., December 20, 2022, at City Hall, 1300 White Street**, Key West, Florida. To view the live feed of the meeting, you can tune in to Comcast channel 77, AT&T Uverse channel 99. If you wish to participate virtually, please contact HARC staff at 305-809-3973. The purpose of the hearing will be to consider a request for:

**RENOVATIONS OF EXISTING HOUSE. NEW REAR ADDITION, NEW ACCESSORY STRUCTURE AND POOL. SITE IMPROVEMENTS. DEMOLITION OF REAR ADDITION AND SHEDS.**  
**#709 WHITEHEAD STREET**

**Applicant –Serge Mashtakov P.E.      Application #H2022-0051**

**If you wish to see the application or have any questions, you may visit the Planning Department during regular office hours at 1300 White Street, call 305-809-3973 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**

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 at 800-955-8771 or 800-955-8770 (Voice) 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.

# PROPERTY APPRAISER INFORMATION

**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 00016050-000000  
 Account# 1016438  
 Property ID 1016438  
 Millage Group 10KW  
 Location 709 WHITEHEAD St, KEY WEST  
 Address  
 Legal KW PT SUBS 1-2 PT LOT 2 SQR 3 TR 4 E1-117 OR298-553 OR1288-751 OR1339-288  
 Description OR1355-2250 OR2829-1645 OR2829-1647 OR2957-1512 OR3113-0344 OR3184-2320 OR3194-2378  
 (Note: Not to be used on legal documents.)  
 Neighborhood 6021  
 Property SINGLE FAMILY RESID (0100)  
 Class  
 Subdivision  
 Sec/Twp/Rng 06/68/25  
 Affordable No  
 Housing



**Owner**

[WOOTON JOHN D](#)  
 201 N Kanawha St  
 Beckley WV 25801

**Valuation**

	2022 Certified Values	2021 Certified Values	2020 Certified Values	2019 Certified Values
+ Market Improvement Value	\$296,491	\$154,082	\$130,643	\$132,653
+ Market Misc Value	\$4,105	\$4,145	\$4,183	\$4,222
+ Market Land Value	\$545,944	\$442,657	\$427,902	\$455,937
= Just Market Value	\$846,540	\$600,884	\$562,728	\$592,812
= Total Assessed Value	\$846,540	\$600,884	\$562,728	\$209,933
- School Exempt Value	\$0	\$0	\$0	(\$25,500)
= School Taxable Value	\$846,540	\$600,884	\$562,728	\$184,433

**Land**

Land Use	Number of Units	Unit Type	Frontage	Depth
RES SUPERIOR DRY (01SD)	4,431.00	Square Foot	44.9	98.9

**Buildings**

Building ID 1172  
 Style 1 STORY ELEV FOUNDATION  
 Building Type S.F.R. - R1 / R1  
 Gross Sq Ft 3344  
 Finished Sq Ft 1308  
 Stories 1 Floor  
 Condition AVERAGE  
 Perimeter 154  
 Functional Obs 0  
 Economic Obs 0  
 Depreciation % 30  
 Interior Walls WALL BD/WD WAL  
 Exterior Walls ABOVE AVERAGE WOOD  
 Year Built 1933  
 EffectiveYearBuilt 2000  
 Foundation WD CONC PADS  
 Roof Type GABLE/HIP  
 Roof Coverage METAL  
 Flooring Type CERM/CLAY TILE  
 Heating Type NONE with 0% NONE  
 Bedrooms 3  
 Full Bathrooms 2  
 Half Bathrooms 0  
 Grade 450  
 Number of Fire Pl 0

Code	Description	Sketch Area	Finished Area	Perimeter
DCF	F DET CARPORT	144	0	52
FLA	FLOOR LIV AREA	1,308	1,308	154
OPF	OP PRCH FIN LL	264	0	100
PTO	PATIO	1,608	0	168
SBF	UTIL FIN BLK	20	0	18
<b>TOTAL</b>		<b>3,344</b>	<b>1,308</b>	<b>492</b>

**Yard Items**

Description	Year Built	Roll Year	Quantity	Units	Grade
CH LINK FENCE	1964	1965	1	1020 SF	1
TILE PATIO	1978	1979	1	32 SF	4
FENCES	1978	1979	1	93 SF	5
LC UTIL BLDG	1979	1980	1	70 SF	1
CONC PATIO	1986	1987	1	302 SF	2
LC UTIL BLDG	1991	1992	1	24 SF	1
TILE PATIO	2000	2001	1	156 SF	1
TILE PATIO	2000	2001	1	80 SF	1

**Sales**

Sale Date	Sale Price	Instrument	Instrument Number	Deed Book	Deed Page
9/9/2022	\$100	Quit Claim Deed	2392094	3194	2378
7/15/2022	\$1,125,000	Warranty Deed	2384158	3184	2320
7/15/2021	\$925,000	Warranty Deed	2330531	3113	0344
12/7/2016	\$100	Warranty Deed	2102409	2829	1647

**Permits**

Number	Date Issued	Date Completed	Amount	Permit Type
22-0365	5/5/2022		\$48,000	Residential
22-0839	5/5/2022		\$0	Residential
22-0365	3/4/2022		\$0	Residential
15-2179	6/12/2015	4/6/2016	\$3,800	Residential
8-549	3/3/2008	7/8/2008	\$7,500	Residential
05-0478	2/10/2005	12/31/2005	\$1,000	Residential
E951407	4/1/1995	10/1/1995	\$250	Residential

**View Tax Info**

[View Taxes for this Parcel](#)

**Sketches (click to enlarge)**



Photos



Map



TRIM Notice

2022 TRIM Notice (PDF)

2022 Notices Only

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