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**Historic Architectural Review Commission  
Staff Report for Item 13**

**To:** Chairman Bryan Green and Historic Architectural Review  
Commission Members

**From:** Enid Torregrosa, MSHP  
Historic Preservation Planner

**Meeting Date:** May 28, 2019

**Applicant:** A2O Architecture

**Application Number:** H2019-0012

**Address:** #818 Olivia Street

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**Description of Work**

Relocation of existing house forward on site. Rebuild of rear non-historic additions and new rear addition. New footings 1 foot taller than existing ones and relocation of shed.

**Site Facts**

The building under review is a contributing resource to the historic district. Built circa 1890, the one-story frame vernacular house has an unusual large front yard. The original house consisted of two sawtooths with a transverse rear structure attached at the center of house. Towards the east side of the rear portion of the house there used to be an open porch. New additions on the rear portion of the house have altered the building's historic form. Almost all of the houses on the block have a small front porch.

The plan will require variances from front yard setbacks.

**Guidelines and Ordinances Cited on Review**

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

**Staff Analysis**

A Certificate of Appropriateness is under review for the demolition of rear additions that are not historic. Those additions altered the original form of the rear portion of the house.

The historic architectural review commission shall not issue a certificate of appropriateness that would result in:

- (1) *Removing buildings or structures that are important in defining the overall historic character of a district or neighborhood so that the character is diminished;*

It is staff's opinion that the removal of the non- historic additions will not jeopardize the historic character of the house or the neighborhood. The additions do not define the historic character of the house.

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

The cited rear additions 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 rear additions are not significant or important in defining the historic character of the site or surrounding context.

- (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 additions will not qualify as a contributing element to the house in a near future.

It is staff's opinion that the Commission can review the request for demolition. If approved this will be the only required reading for demolition of non-historic rear additions.

# APPLICATION

# HARC MAJOR PROJECTS CERTIFICATE OF APPROPRIATENESS

\$400 NON-REFUNDABLE BASE APPLICATION FEE - OTHER FEES MAY BE APPLICABLE



City of Key West

1300 WHITE STREET  
KEY WEST, FLORIDA 33040

HARC COA # 2019-0012	REVISION #	INITIAL & DATE MM 4/30/19
FLOOD ZONE X	ZONING DISTRICT HHDR	BLDG PERMIT #

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

ADDRESS OF PROPOSED PROJECT:

818 Olivia Street

NAME ON DEED:

William Buntain

PHONE NUMBER

305-747-8563

OWNER'S MAILING ADDRESS:

818 Olivia Street  
Key West, FL 33040

EMAIL

billbuntain@mac.com

APPLICANT NAME:

A20 Architecture

PHONE NUMBER

305-360-8644

APPLICANT'S ADDRESS:

1107 Key Plaza #130  
Key West, FL 33040

EMAIL

a20architecture@gmail.com

APPLICANT'S SIGNATURE:

*Jules Olson*

DATE

4/29/19

**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

DETAILED PROJECT DESCRIPTION INCLUDING MATERIALS, HEIGHT, DIMENSIONS, SQUARE FOOTAGE, LOCATION, ETC.

GENERAL: Relocate structure forward on-site, creating transition & presence at street. Rebuild rear non-historic additions. New rear addition. New foundations under whole house. Reconfigure landscape in front yard. Relocate water heater, AC & shed within setbacks.

MAIN BUILDING:

"

"

DEMOLITION (PLEASE FILL OUT AND ATTACH DEMOLITION APPENDIX):

see attached.

RECEIVED  
APR 29 2019  
BY: NLH

ACCESSORY STRUCTURE(S): <i>Relocate on site (Reconfigure shed door)</i>	
PAVERS: <i>Reconfigure e front yard.</i>	FENCES: <i>N/A</i>
DECKS: <i>N/A</i>	PAINTING: <i>Repaint - white.</i>
SITE (INCLUDING GRADING, FILL, TREES, ETC.): <i>relocate<sup>(3)</sup> palms. Remove<sup>(2)</sup> palms.</i>	POOLS (INCLUDING EQUIPMENT):
ACCESSORY EQUIPMENT (GAS, A/C, VENTS, ETC.): <i>new water heater + A/c location.</i>	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: <i>House is contributing.</i>		
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 #	INITIAL & DATE
ZONING DISTRICT HHDR	BLDG PERMIT #

ADDRESS OF PROPOSED PROJECT: 818 Olivia Street

PROPERTY OWNER'S NAME: William Buntain

APPLICANT NAME: A20 Architecture, 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

WILLIAM C. BUNTAIN  
 26 APRIL 2019  
 DATE AND PRINT NAME

### DETAILED PROJECT DESCRIPTION OF DEMOLITION

Rebuild non-historic additions & roof @ rear. Move historic structure forward on site w/ new foundations. Demo foundations & cistern.

### CRITERIA FOR DEMOLITION OF CONTRIBUTING OR HISTORIC STRUCTURES:

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);

(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:

(a) The existing condition of the building or structure is irrevocably compromised by extreme deterioration.

(2) Or explain how the building or structure meets the criteria below:

(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.

The proposed area of Demolition is a non-historic addition, enclosure & facade w/ non-original or historic windows & doors; also area is so greatly modified it does not resemble the original historic configuration.

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

No evidence has been found to suggest this.

(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.

As the house stands today, it has no significant character to the city, as it is hidden from view. Proposed demo is also non-historic.

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

No known historic event occurred at this location.

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

No.

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

Area of work does not.

(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.

No.

(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.

This structure has no presence in the neighborhood, nor is it the best remaining type in the area.

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

No.

#### 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 structures that are important in defining the overall historic character of a district or neighborhood so that the character is diminished.

Area of Demo is not character defining to the whole structure, nor neighborhood. Proposed work enhances character & proportions.

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

Proposed work improves the historic relationship between buildings, and improves the setbacks between structures on adjacent properties.

(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.

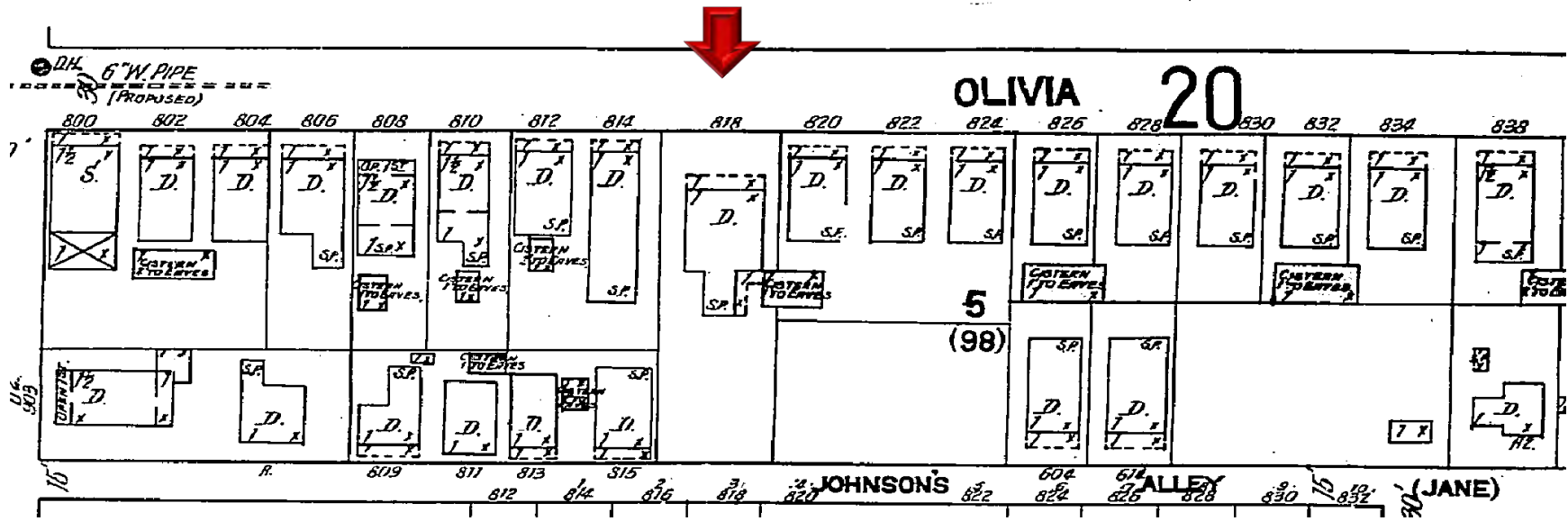
Areas of Demo are not character defining; proposed work will improve the properties historic character, both within the site, & the neighborhood.

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

Area of Demo is non historic & not a significant addition to be considered contributing.

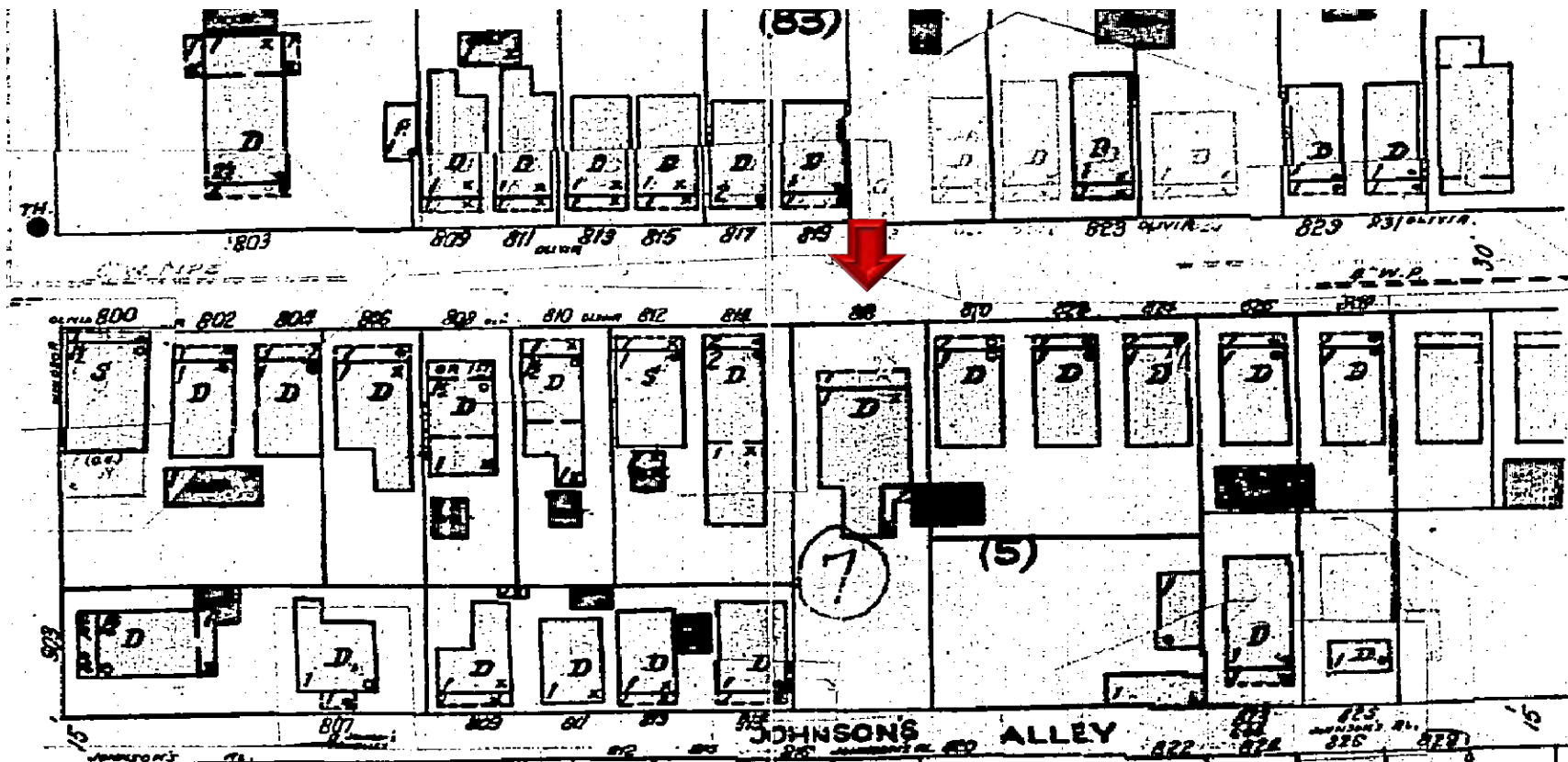


# SANBORN MAPS

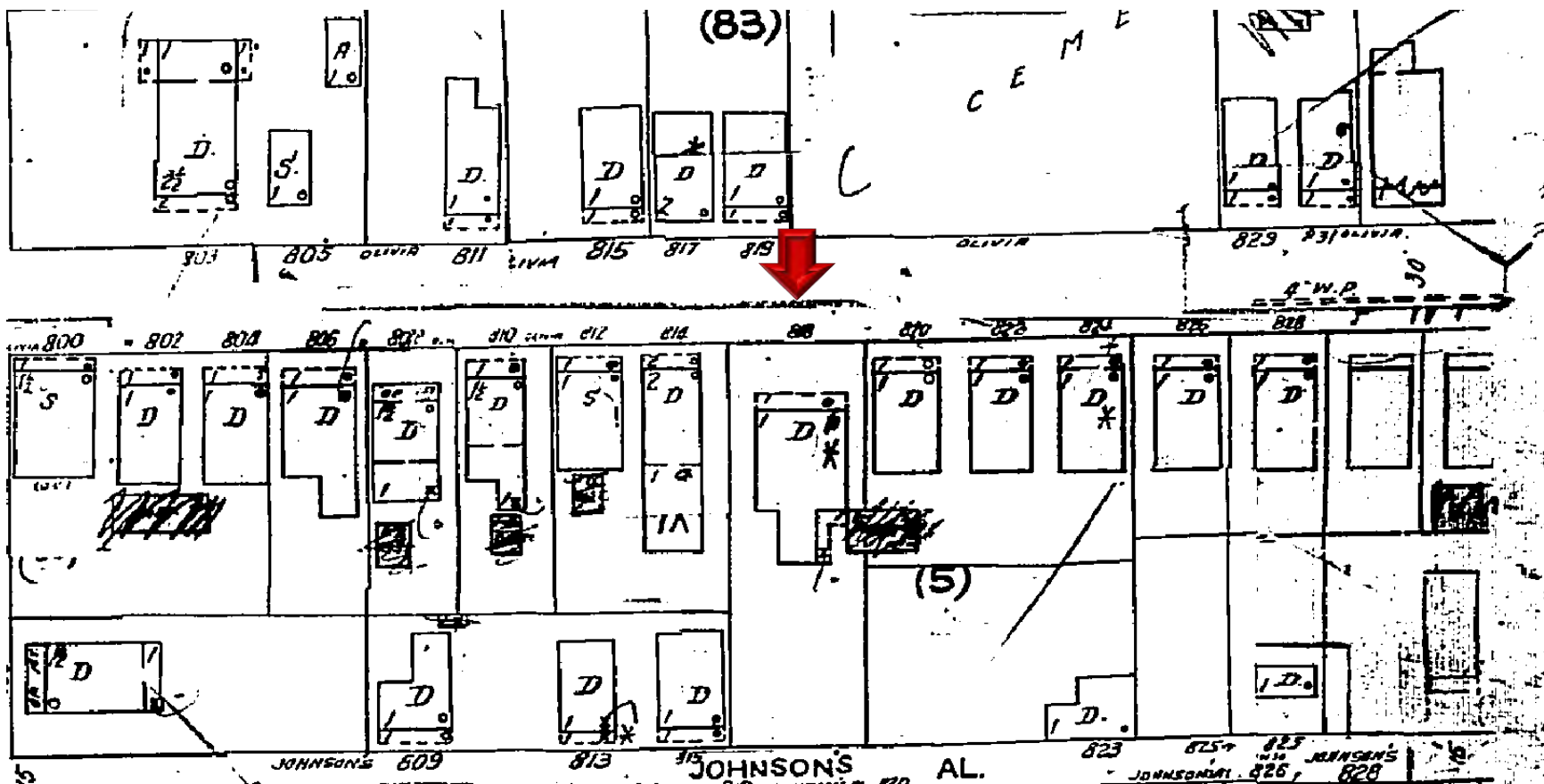


Sanborn map 1912





Sanborn map 1948



Sanborn map 1962

# PROJECT PHOTOS



**818 Olivia Street circa 1965. Monroe County Library.**

818 OLIVIA STREET  
SITE PHOTOS











Santa  
STOP  
HERE







Well  
Mate



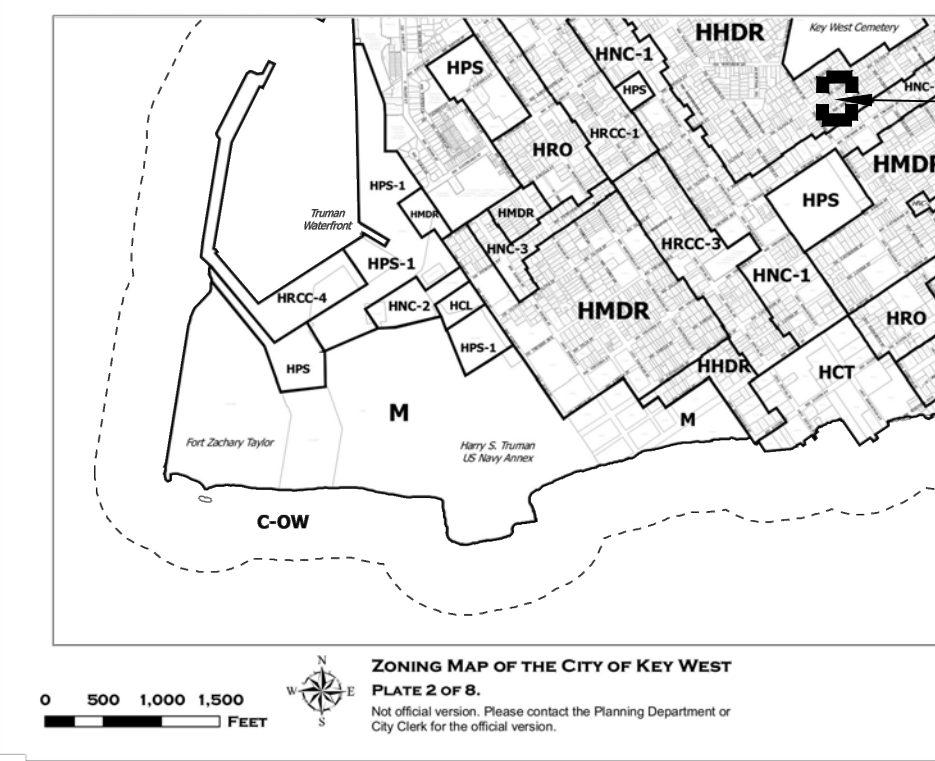






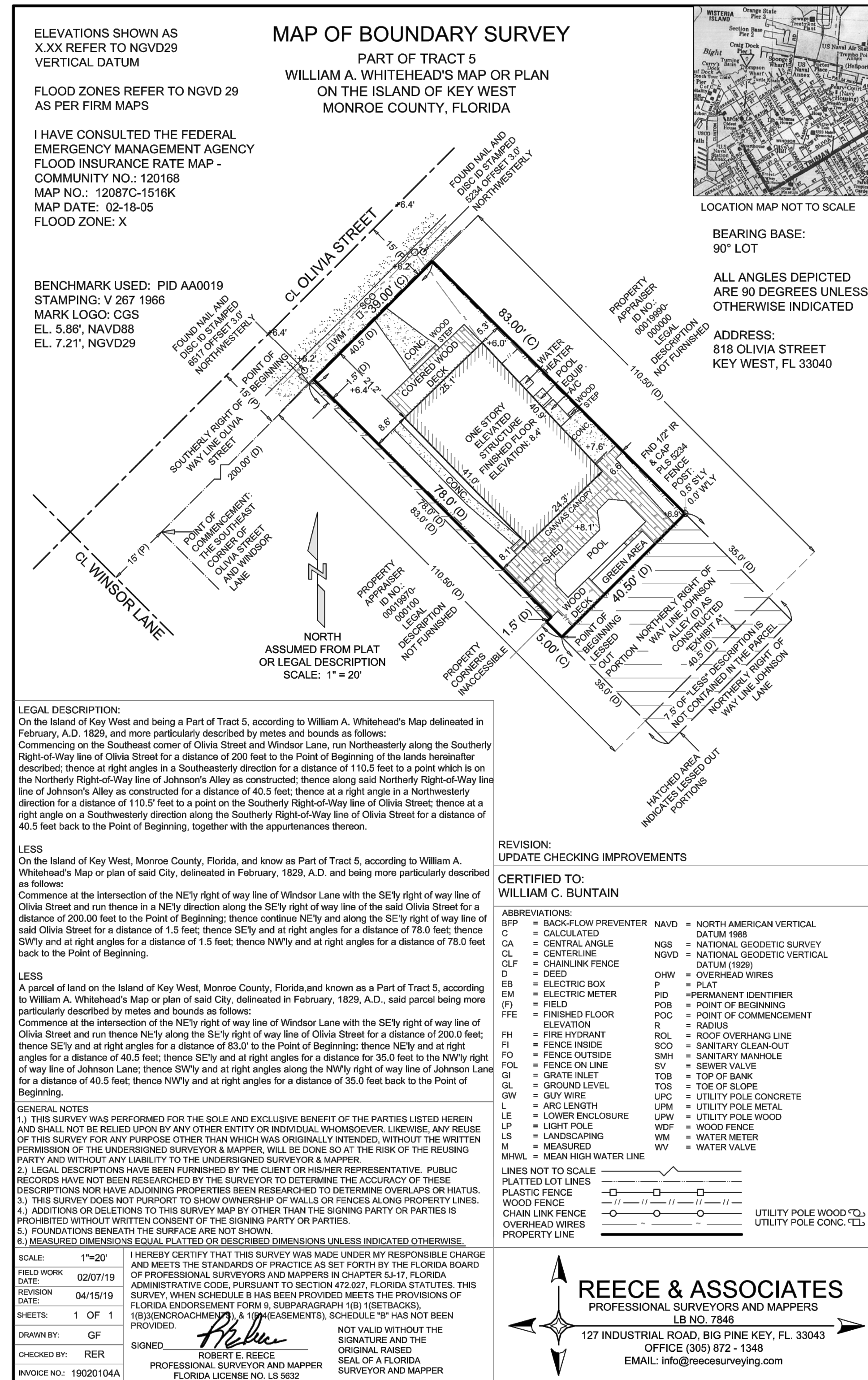


# PROPOSED DESIGN



[PROJECT SITE]  
Historic High Density Residential, HHDR

2 LOCATION MAP  
ZONING MAP OF THE CITY OF  
KEY WEST, PLATE 2 OF 8.  
NOT TO SCALE



ELEVATIONS SHOWN AS  
X.XX REFER TO NGVD29  
VERTICAL DATUM  
FLOOD ZONES REFER TO NGVD 29  
AS PER FIRM MAPS  
I HAVE CONSULTED THE FEDERAL  
EMERGENCY MANAGEMENT AGENCY  
FLOOD INSURANCE RATE MAP -  
COMMUNITY NO.: 120168  
MAP NO.: 12087C-1516K  
MAP DATE: 02-18-05  
FLOOD ZONE: X

MAP OF BOUNDARY SURVEY  
PART OF TRACT 5  
WILLIAM A. WHITEHEAD'S MAP OR PLAN  
ON THE ISLAND OF KEY WEST  
MONROE COUNTY, FLORIDA

BEARING BASE:  
90° LOT  
ALL ANGLES DEPICTED  
ARE 90 DEGREES UNLESS  
OTHERWISE INDICATED  
ADDRESS:  
818 OLIVIA STREET  
KEY WEST, FL 33040

LEGAL DESCRIPTION:  
On the Island of Key West and being a Part of Tract 5, according to William A. Whitehead's Map delineated in February, A.D. 1829, and more particularly described by metes and bounds as follows:  
Commencing on the Southeast corner of Olivia Street and Winsor Lane, run Northeastly along the Southern Right-of-Way line of Olivia Street for a distance of 200 feet to the Point of Beginning of the lands hereinafter described; thence at right angles in a Southeastly direction for a distance of 110.5 feet to a point which is on the Northern Right-of-Way line of Johnson's Alley as constructed; thence along said Northern Right-of-Way line of Johnson's Alley as constructed for a distance of 40.5 feet; thence at a right angle in a Northwesterly direction for a distance of 110.5 feet to a point on the Southern Right-of-Way line of Olivia Street; thence at a right angle on a Southwesterly direction along the Southern Right-of-Way line of Olivia Street for a distance of 40.5 feet back to the Point of Beginning, together with the appurtenances thereon.

LESS  
On the Island of Key West, Monroe County, Florida, and known as Part of Tract 5, according to William A. Whitehead's Map or plan of said City, delineated in February, 1829, A.D. and being more particularly described as follows:  
Commence at the intersection of the NEly right of way line of Winsor Lane with the SEly right of way line of Olivia Street and run thence in a NEly direction along the SEly right of way line of the said Olivia Street for a distance of 200.00 feet to the Point of Beginning; thence continue NEly and along the SEly right of way line of said Olivia Street for a distance of 1.5 feet; thence SEly and at right angles for a distance of 78.0 feet; thence SWly and at right angles for a distance of 1.5 feet; thence NWly and at right angles for a distance of 78.0 feet back to the Point of Beginning.

LESS  
A parcel of land on the Island of Key West, Monroe County, Florida, and known as a Part of Tract 5, according to William A. Whitehead's Map or plan of said City, delineated in February, 1829, A.D., said parcel being more particularly described by metes and bounds as follows:  
Commence at the intersection of the NEly right of way line of Winsor Lane with the SEly right of way line of Olivia Street and run thence NEly along the SEly right of way line of Olivia Street for a distance of 200.0 feet; thence SEly and at right angles for a distance of 83.0' to the Point of Beginning; thence NEly and at right angles for a distance of 40.5 feet; thence SEly and at right angles for a distance of 35.0 feet to the NWly right of way line of Johnson Lane; thence SWly and at right angles along the NWly right of way line of Johnson Lane for a distance of 40.5 feet; thence NWly and at right angles for a distance of 35.0 feet back to the Point of Beginning.

GENERAL NOTES  
1.) 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 WHOSOEVER. LIKEWISE, ANY REUSE OF THIS SURVEY FOR ANY PURPOSE OTHER THAN WHICH WAS ORIGINALLY INTENDED, WITHOUT THE WRITTEN PERMISSION OF THE UNDERSIGNED SURVEYOR & MAPPERS, WILL BE DONE SO AT THE RISK OF THE REUSING PARTY AND WITHOUT ANY LIABILITY TO THE UNDERSIGNED SURVEYOR & MAPPERS.  
2.) 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.  
3.) THIS SURVEY DOES NOT PURPORT TO SHOW OWNERSHIP OF WALLS OR FENCES ALONG PROPERTY LINES.  
4.) 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.  
5.) FOUNDATIONS BENEATH THE SURFACE ARE NOT SHOWN.  
6.) MEASURED DIMENSIONS EQUAL PLATTED OR DESCRIBED DIMENSIONS UNLESS INDICATED OTHERWISE.

SCALE: 1"=20'  
FIELD WORK DATE: 02/07/19  
REVISION DATE: 04/15/19  
SHEETS: 1 OF 1  
DRAWN BY: GF  
CHECKED BY: RER  
INVOICE NO.: 19020104A

REVISION: UPDATE CHECKING IMPROVEMENTS  
CERTIFIED TO: WILLIAM C. BUNTAIN  
ABBREVIATIONS:  
BFP = BACKFLOW PREVENTER  
C = CALCULATED  
CA = CENTRAL ANGLE  
CL = CENTERLINE  
CLF = CHAINLINK FENCE  
D = DEED  
EB = ELECTRIC BOX  
EM = ELECTRIC METER  
F = FINISHED FLOOR  
FEL = FIELD ELEVATION  
FH = FIRE HYDRANT  
FI = FENCE INSIDE  
FO = FENCE OUTSIDE  
FOL = FENCE ON LINE  
GI = GRATE INLET  
GL = GROUND LEVEL  
GW = GUY WIRE  
L = LIGHT POLE  
LE = LOWER ENCLOSURE  
LP = LIGHT POLE  
LS = LANDSCAPING  
M = MEASURED  
MHWL = MEAN HIGH WATER LINE  
NAVJ = NORTH AMERICAN VERTICAL DATUM 1988  
NOS = NATIONAL GEOETIC SURVEY  
NGVD = NATIONAL GEOETIC VERTICAL DATUM (1929)  
OHW = OVERHEAD WIRES  
P = PLAT  
PID = PERMANENT IDENTIFIER  
POB = POINT OF BEGINNING  
POC = POINT OF COMMENCEMENT  
R = RADIUS  
ROL = ROOF OVERHANG LINE  
SCO = SANITARY CLEAN-OUT  
SMH = SANITARY MANHOLE  
SV = SEWER VALVE  
TOS = TOP OF BANK  
TOSL = TOE OF SLOPE  
UPC = UTILITY POLE CONCRETE  
UPM = UTILITY POLE METAL  
UPW = UTILITY POLE WOOD  
WDF = WOOD FENCE  
WM = WATER METER  
WV = WATER VALVE  
LINES NOT TO SCALE  
PLATTED LOT LINES  
PLASTIC FENCE  
WOOD FENCE  
CHAIN LINK FENCE  
OVERHEAD WIRES  
PROPERTY LINE  
UTILITY POLE WOOD (T) UTILITY POLE CONC (C)

REECE & ASSOCIATES  
PROFESSIONAL SURVEYORS AND MAPPERS  
LB NO. 7846  
127 INDUSTRIAL ROAD, BIG PINE KEY, FL. 33043  
OFFICE (305) 872-1348  
EMAIL: info@reeceassociates.com

1 COPY OF SURVEY  
SCALE: AS SHOWN

# RESIDENTIAL RENOVATION

## HARC

### 818 OLIVIA STREET

KEY WEST, FL 33040  
RE: 00019980-000000

#### SCOPE OF WORK

- RAISE AND MOVE FORWARD A WOOD FRAME STRUCTURE
- NEW REAR ADDITION
- HARDSCAPE AND LANDSCAPE MODIFICATIONS
- RELOCATE EXISTING SHED AND EQUIPMENT TO WITHIN REQUIRED SETBACKS
- IMPROVE BOTH SIDE YARDS AND REAR SETBACK CONDITIONS

#### DRAWING INDEX

- A1.0 COVER, SCOPE OF WORK, SURVEY
- A1.1 SITE PLANS AND DATA
- A1.2 STREET MASSING PLAN
- A2.1 FLOOR PLANS
- A3.1 EXISTING EXTERIOR ELEVATIONS
- A3.2 PROPOSED EXTERIOR ELEVATIONS

#### CODE INFORMATION

APPLICABLE CODES  
FLORIDA BUILDING CODE 6TH EDITION 2017; WITH ALL AMENDMENTS.  
CODE OF ORDINANCES CITY OF KEY WEST, FLORIDA:  
HISTORIC HIGH DENSITY RESIDENTIAL DISTRICT  
FEMA (FEDERAL EMERGENCY MANAGEMENT AGENCY) REQUIREMENTS  
ZONE - X

**A2O ARCHITECTURE**  
1307 ESTADADA BLVD. WEST, SUITE 110, KEY WEST, FLORIDA 33040  
PH: 305-854-1100 FAX: 305-854-1101  
WWW.A2OARCHITECTURE.COM

ARCHITECT: ALEENA GORDON, AIA  
LIC. NO. 100000000  
DESIGNATION DATE: 02/01/11

CONSULTANTS:

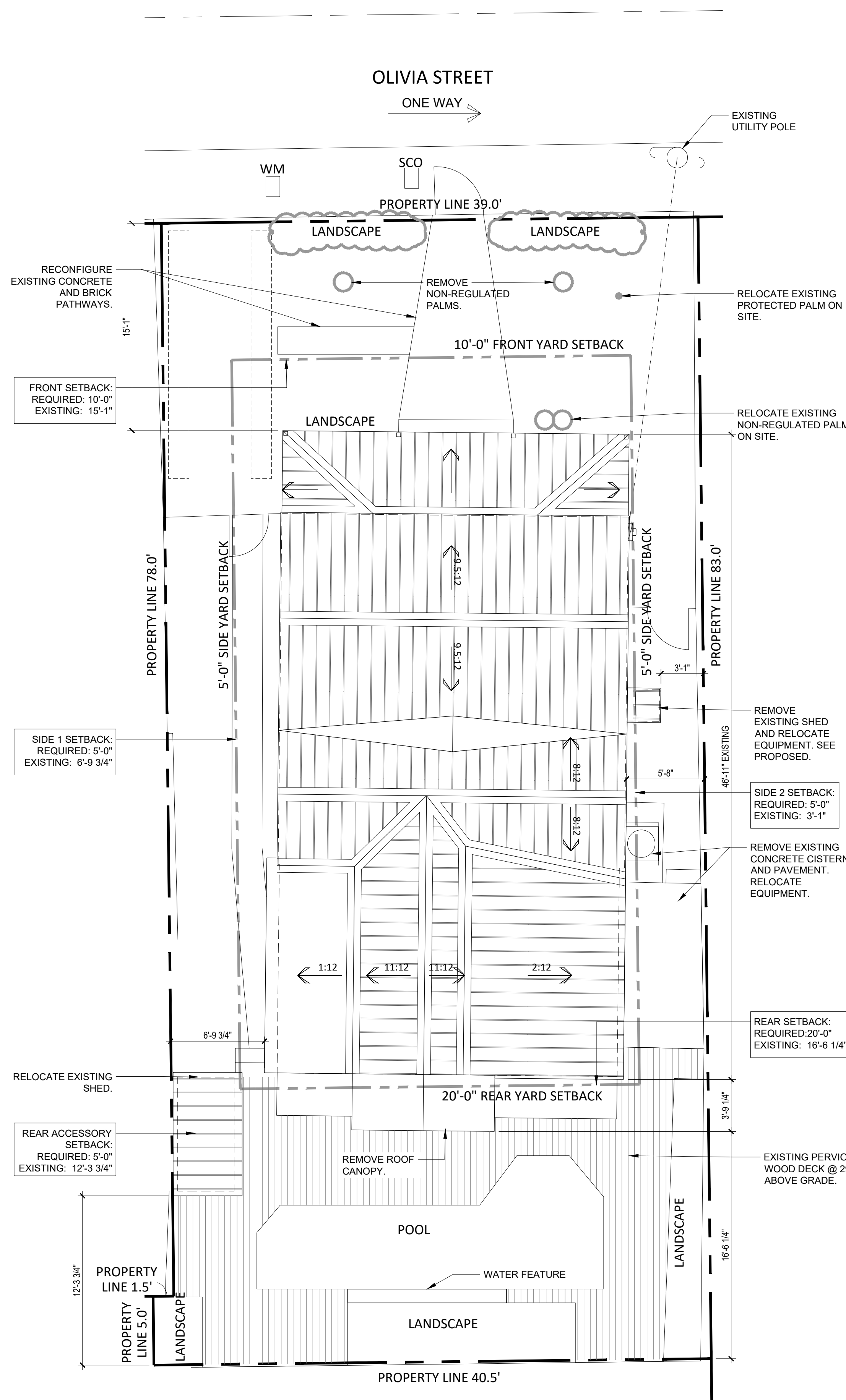
WILLIAM BUNTAIN RESIDENCE  
**RESIDENTIAL RENOVATION**  
818 OLIVIA STREET  
KEY WEST, FLORIDA 33040

SUBMISSIONS:  
2019.04.15 - VARIANCE APPLICATION  
2019.04.29 - HARC SUBMISSION

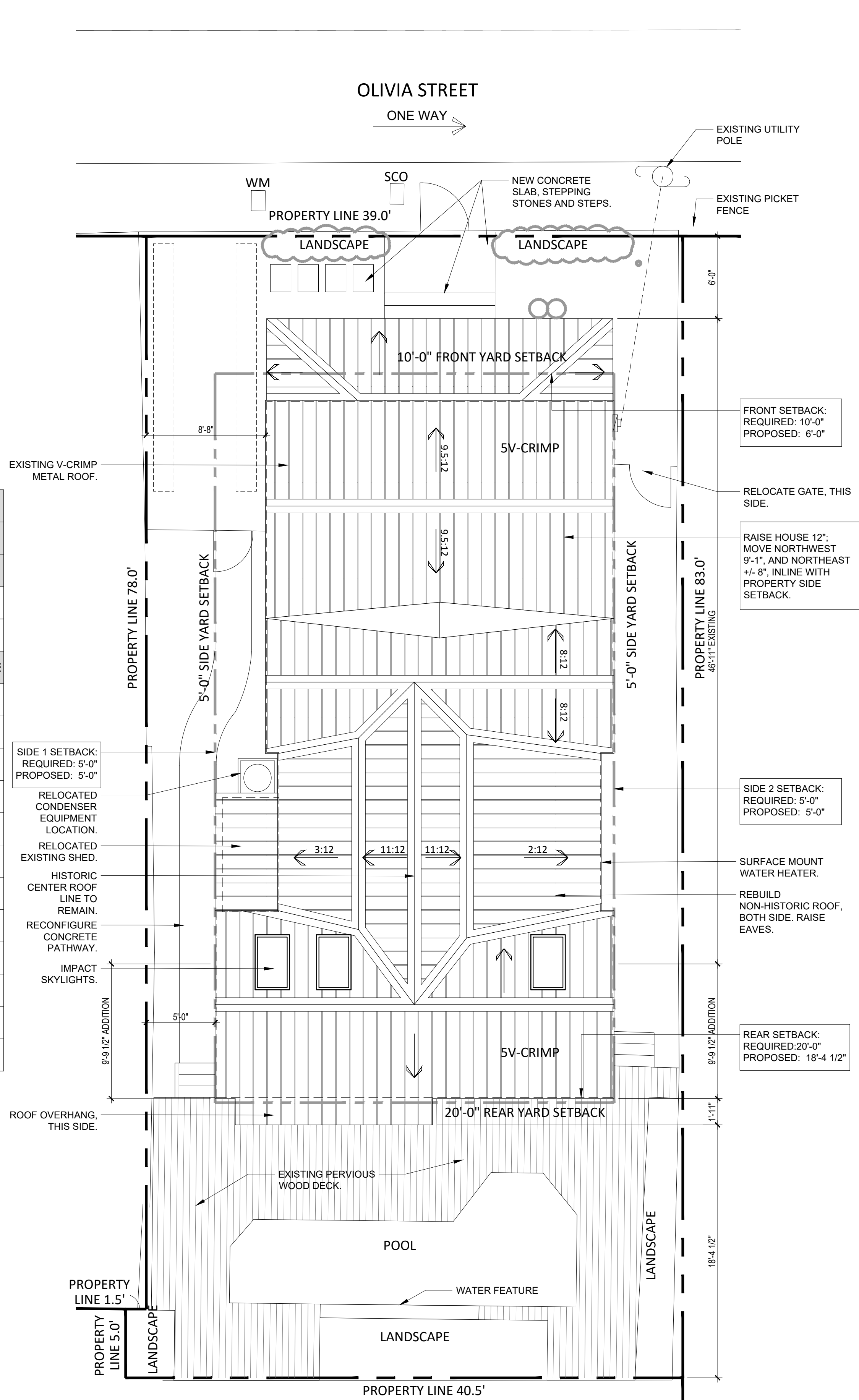
TITLE: COVER, SCOPE OF WORK, SURVEY  
PROJECT #: 18.46

SHEET: **A1.0**

APRIL 29, 2019  
© 2019 BY A2O ARCHITECTURE, LLC

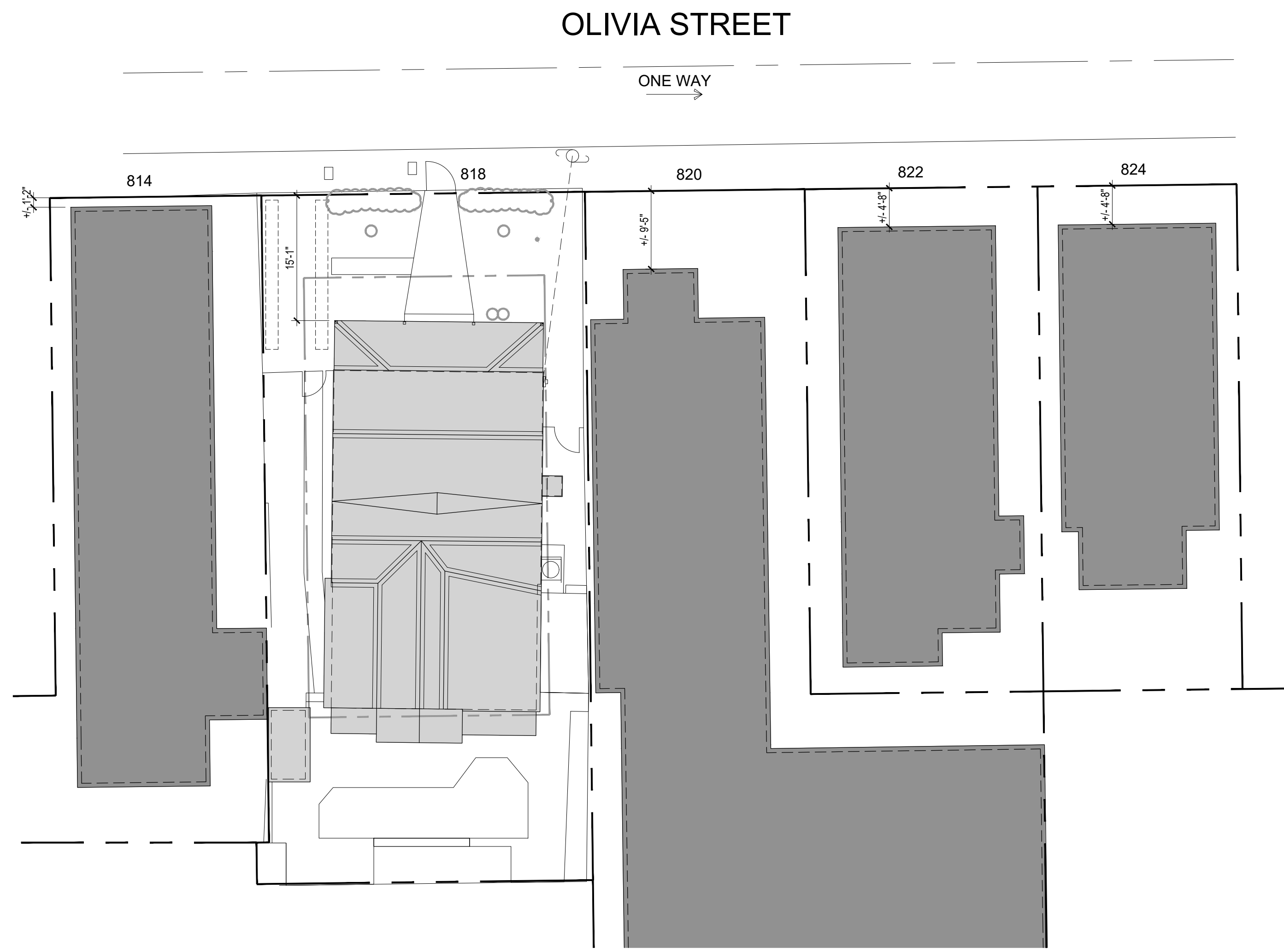


PROJECT SITE DATA				
818 OLIVIA STREET, KEY WEST, FLORIDA 33040				
REAL ESTATE NO.: 00019980-000000				
ZONING DISTRICT	HHDR			
FLOOD ZONE	X			
CODE REQUIREMENTS:	REQUIRED/ALLOWED	EXISTING	PROPOSED	COMPLIANCE
LOT SIZE [TOTAL]	4,000 SF	3,244.27 SF	NO CHANGE	N/A
HEIGHT	30'-0"	18'-8"	19'-8"	COMPLIES
SETBACKS				
FRONT YARD	10'-0"	15'-1"	6'-0"	VARIANCE REQUESTED
SIDE YARD 1	5'-0"	6'-9 3/4"	5'-0"	COMPLIES
SIDE YARD 2	5'-0"	3'-1"	5'-0"	COMPLIES
REAR YARD	20'-0"	16'-6 1/4"	18'-4 1/2"	IMPROVES
ACCESSORY - SIDE	5'-0"	0'-0"	N/A	N/A
ACCESSORY - REAR	5'-0"	12'-3 3/4"	N/A	N/A
BUILDING COVERAGE	50% [1,622.13 SF]	41% [1,331.45 SF]	47.2% [1,531.62 SF]	COMPLIES
IMPERVIOUS COVERAGE	60% [1,946.56 SF]	57.1% [1,853.8 SF]	59.9% [1,943.2 SF]	COMPLIES
OPEN SPACE	35% [1135.6 SF]	31.6% [1,024.6 SF]	26.1% [846.6 SF]	VARIANCE REQUESTED

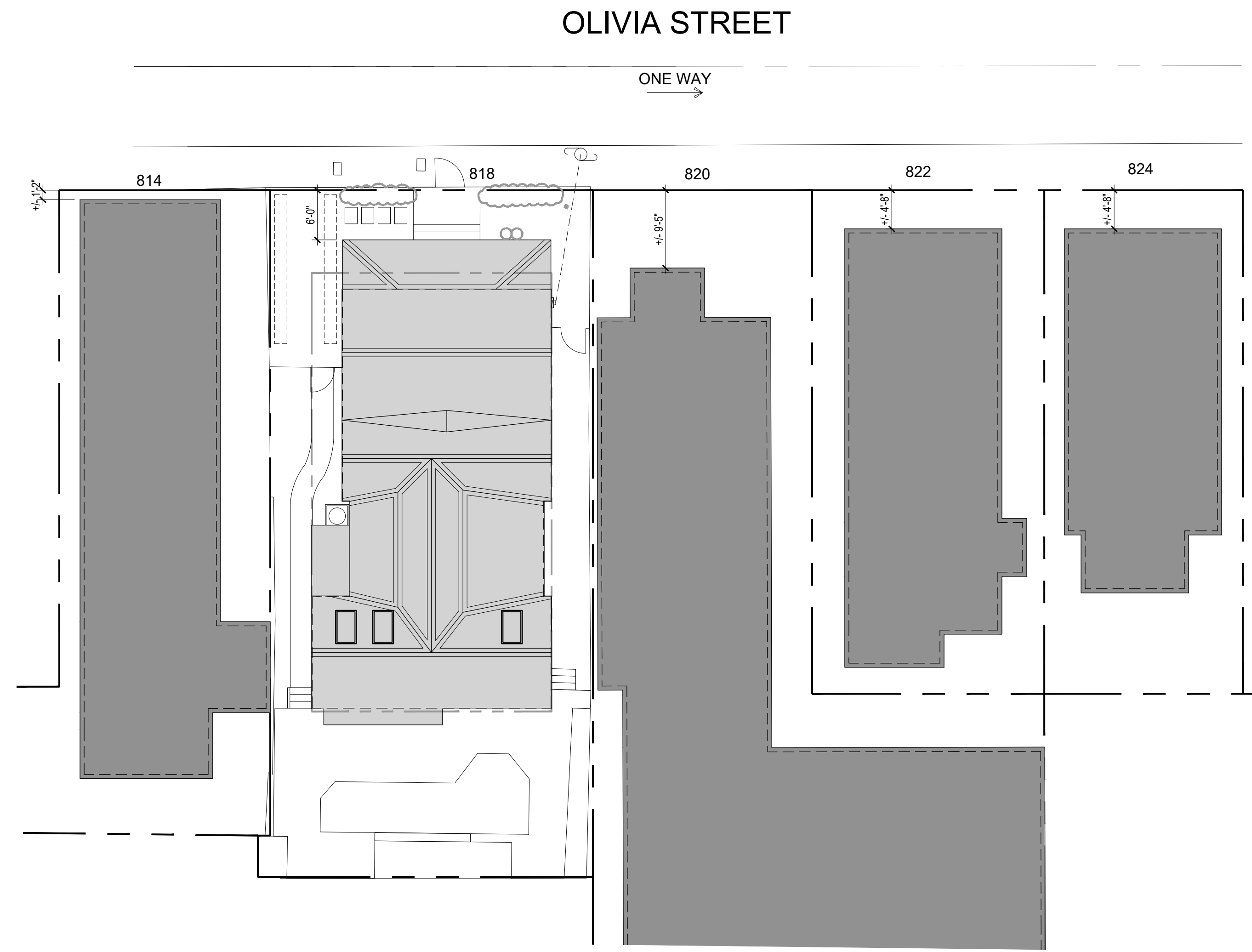


**1 EXISTING SITE PLAN**  
SCALE: 3/16" = 1'-0"  
GRAPHIC SCALE: 3/16" = 1'-0"

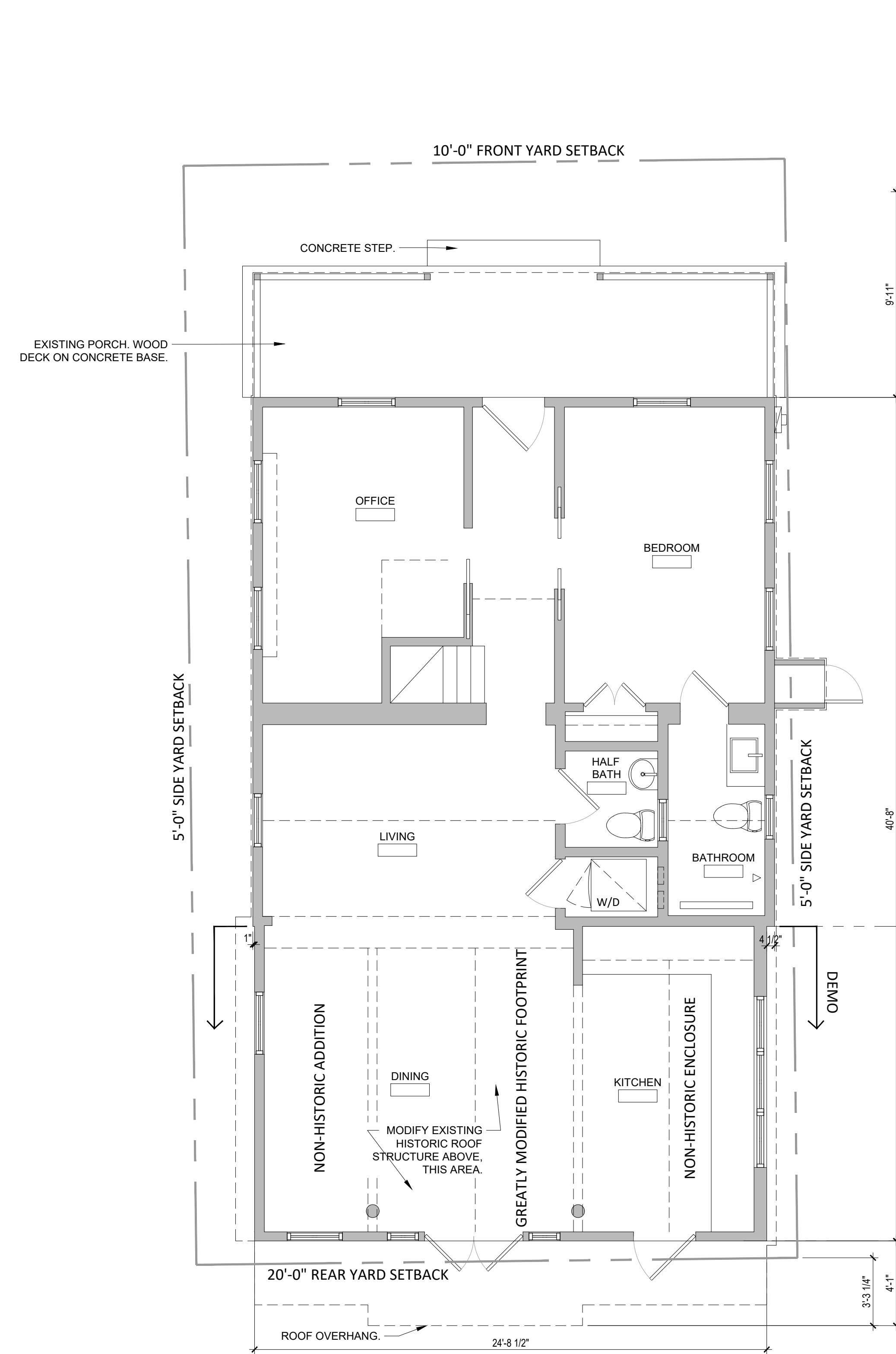
**2 PROPOSED SITE PLAN**  
SCALE: 1/4" = 1'-0"  
GRAPHIC SCALE: 3/16" = 1'-0"



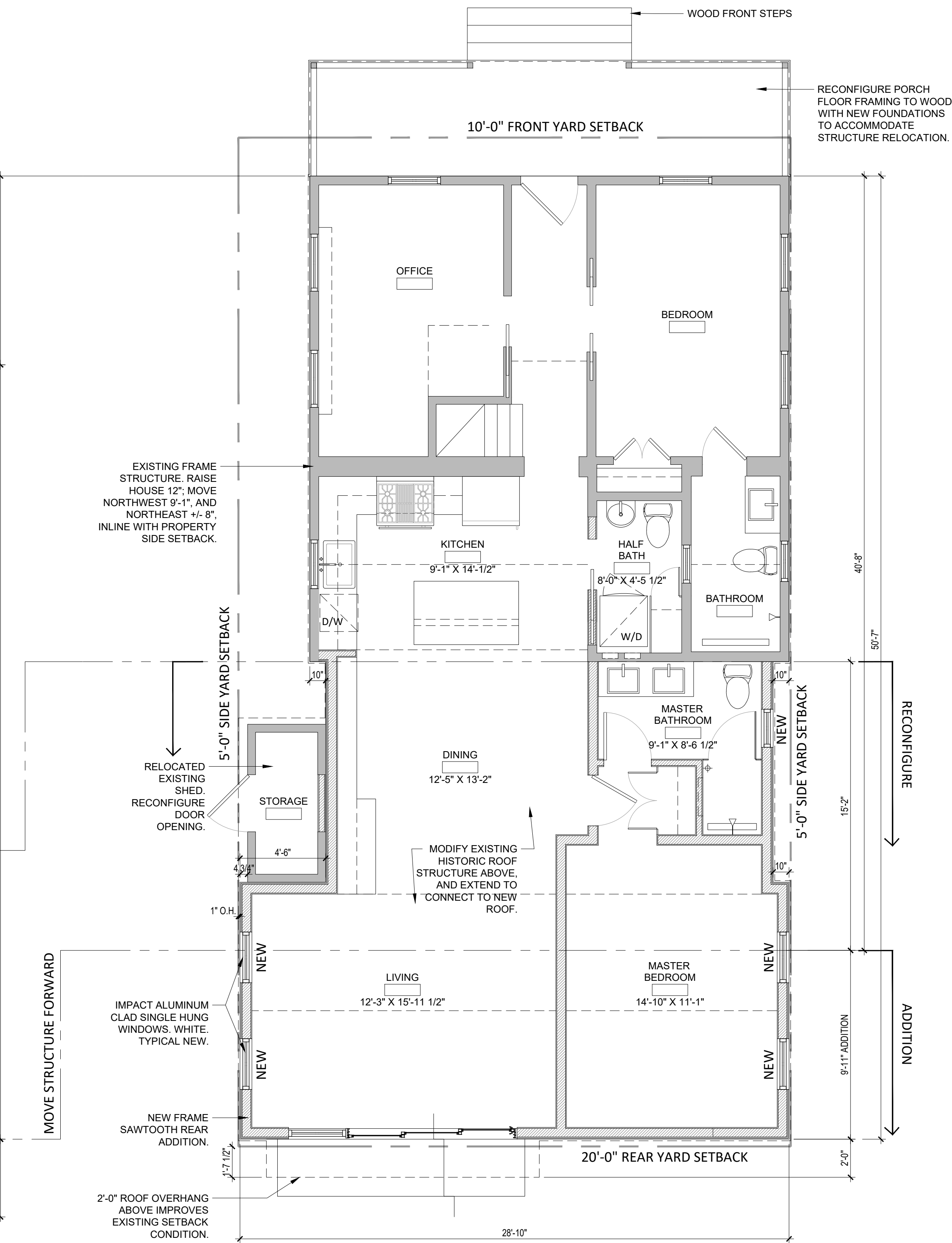
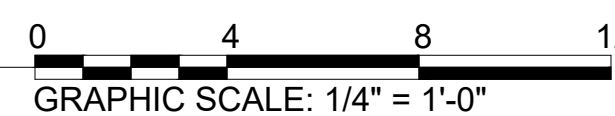
**1** EXISTING SITE MASSING PLAN  
 SCALE: 3/32"=1'-0"  
 GRAPHIC SCALE: 3/32" = 1'-0"



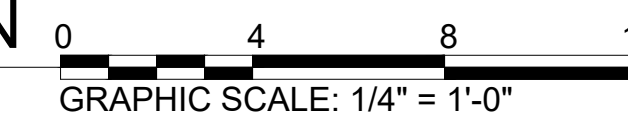
**2** PROPOSED SITE MASSING PLAN  
 SCALE: 3/32"=1'-0"  
 GRAPHIC SCALE: 3/32" = 1'-0"



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



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



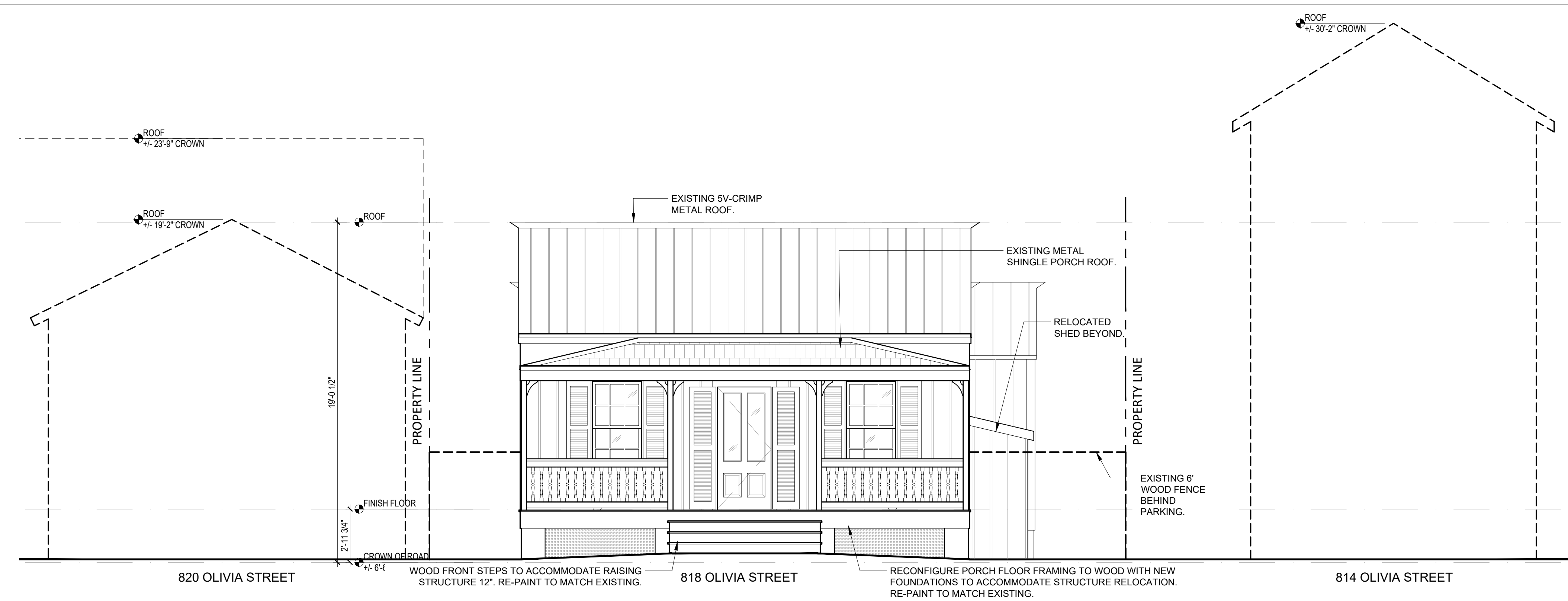
WILLIAM BUNTAIN RESIDENCE  
**RESIDENTIAL RENOVATION**  
818 OLIVIA STREET  
KEY WEST, FLORIDA 33040

SUBMISSIONS:  
2019.05.15 - VARIANCE SUBMISSION  
2019.06.20 - FINAL SUBMISSION

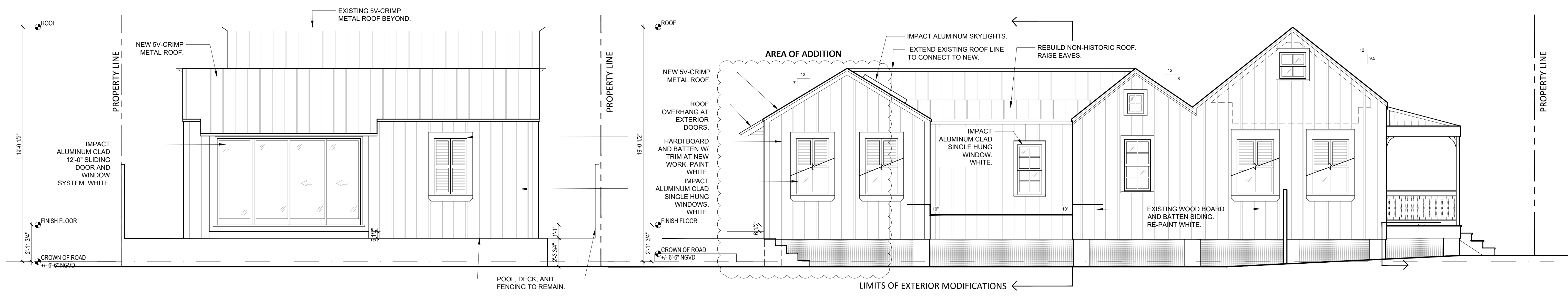
TITLE:  
**FLOOR PLANS**  
PROJECT #: 18.46





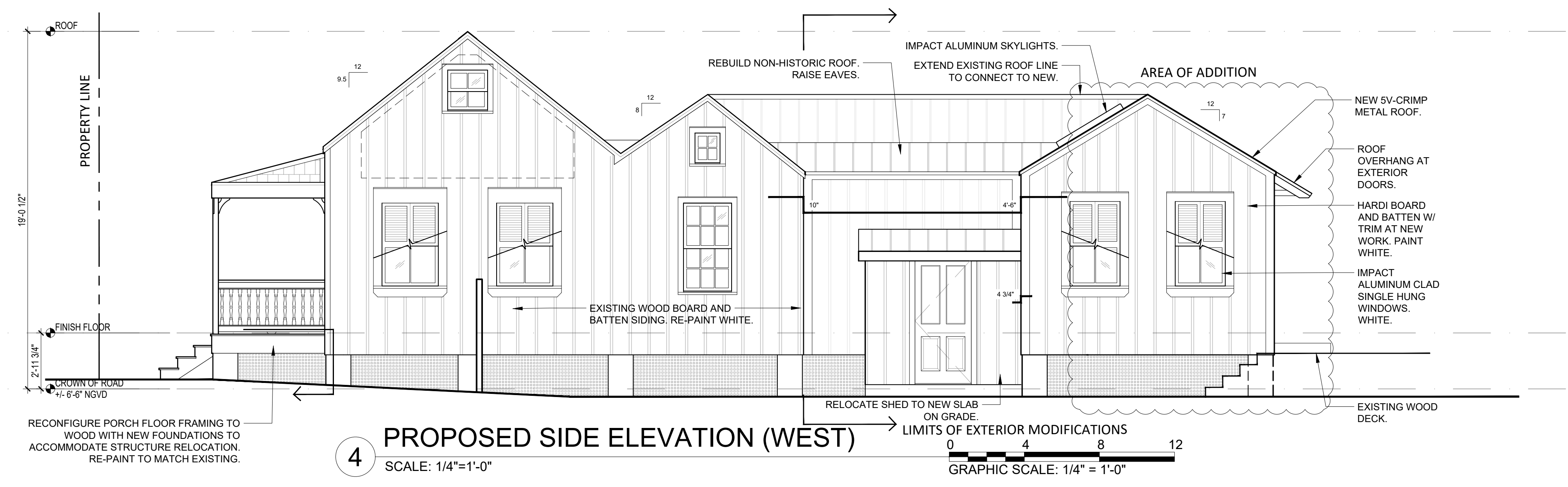


**1 PROPOSED FRONT ELEVATION (NORTH)**  
SCALE: 1/4"=1'-0"  
GRAPHIC SCALE: 1/4" = 1'-0"



**2 PROPOSED REAR ELEVATION (SOUTH)**  
SCALE: 1/4"=1'-0"

**3 PROPOSED SIDE ELEVATION (EAST)**  
SCALE: 1/4"=1'-0"  
GRAPHIC SCALE: 1/4" = 1'-0"



**4 PROPOSED SIDE ELEVATION (WEST)**  
SCALE: 1/4"=1'-0"  
GRAPHIC SCALE: 1/4" = 1'-0"

RECONFIGURE PORCH FLOOR FRAMING TO WOOD WITH NEW FOUNDATIONS TO ACCOMMODATE STRUCTURE RELOCATION. RE-PAINT TO MATCH EXISTING.

# NOTICING

# Public Meeting Notice

The Historic Architectural Review Commission will hold a public meeting at 5:30 p.m., May 28, 2019 at City Hall, 1300 White Street, Key West, Florida. The purpose of the hearing will be to consider a request for:

**RELOCATION OF EXISTING HOUSE FORWARD ON SITE. REBUILD OF REAR NON-HISTORIC ADDITIONS AND NEW REAR ADDITION. NEW FOOTINGS AND RELOCATION OF SHED. PARTIAL DEMOLITION AT REAR OF HOUSE.**

**#818 OLIVIA STREET**

**Applicant – A2O Architecture    Application #H2019-0012**

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 00019980-000000  
 Account# 1020672  
 Property ID 1020672  
 Millage Group 10KW  
 Location Address 818 OLIVIA St, KEY WEST  
 Legal Description KW PT OF TR 5 G5-379 G25-1/2 OR89-12/13 CO JUDGE'S SERIES 3-R8 OR678-679 OR1689-625/27 OR1689-631/33 OR2032-2458/59 OR2668-362/63  
 (Note: Not to be used on legal documents.)  
 Neighborhood 6108  
 Property Class SINGLE FAMILY RESID (0100)  
 Subdivision  
 Sec/Twp/Rng 06/68/25  
 Affordable No  
 Housing



**Owner**

BUNTAIN WILLIAM C  
 818 Olivia St  
 Key West FL 33040

**Valuation**

	2018	2017	2016	2015
+ Market Improvement Value	\$283,382	\$286,397	\$281,127	\$215,191
+ Market Misc Value	\$23,638	\$24,169	\$25,677	\$22,195
+ Market Land Value	\$585,632	\$585,632	\$517,800	\$414,968
= Just Market Value	\$892,652	\$896,198	\$824,604	\$652,354
= Total Assessed Value	\$684,800	\$670,715	\$656,920	\$652,354
- School Exempt Value	(\$25,000)	(\$25,000)	(\$25,000)	(\$25,000)
= School Taxable Value	\$659,800	\$645,715	\$631,920	\$627,354

**Land**

Land Use	Number of Units	Unit Type	Frontage	Depth
RESIDENTIAL DRY (010D)	3,244.50	Square Foot	39	83

**Buildings**

Building ID 1518	Exterior Walls B & B with 5% WD FRAME
Style	Year Built 1928
Building Type S.F.R. - R1 / R1	EffectiveYearBuilt 2010
Gross Sq Ft 1916	Foundation WD CONC PADS
Finished Sq Ft 1175	Roof Type GABLE/HIP
Stories 1 Floor	Roof Coverage METAL
Condition GOOD	Flooring Type SFT/HD WD
Perimeter 144	Heating Type FCD/AIR DUCTED with 0% NONE
Functional Obs 0	Bedrooms 3
Economic Obs 0	Full Bathrooms 2
Depreciation% 7	Half Bathrooms 1
Interior Walls WALL BD/WD WAL	Grade 550
	Number of Fire Pl 0

Code	Description	Sketch Area	Finished Area	Perimeter
OPX	EXC OPEN PORCH	150	0	0
DUF	FIN DET UTILIT	60	0	0
FAT	FINISHED ATTIC	300	0	0
FLA	FLOOR LIV AREA	1,175	1,175	0
PTO	PATIO	227	0	0
SBF	UTIL FIN BLK	4	0	0
<b>TOTAL</b>		<b>1,916</b>	<b>1,175</b>	<b>0</b>

**Yard Items**

Description	Year Built	Roll Year	Quantity	Units	Grade
CONC PATIO	1959	1960	1	60 SF	2
FENCES	1979	1980	1	1098 SF	2
WATER FEATURE	2005	2006	1	1 UT	1
RES POOL	2005	2006	1	199 SF	5

**Sales**

Sale Date	Sale Price	Instrument	Instrument Number	Deed Book	Deed Page	Sale Qualification	Vacant or Improved
1/22/2014	\$855,000	Warranty Deed		2668	362	O2 - Qualified	Improved
8/3/2004	\$820,000	Warranty Deed		2032	2458	Q - Qualified	Improved
4/16/2001	\$292,000	Warranty Deed		1689	0625	M - Unqualified	Improved
2/1/1977	\$15,000	Conversion Code		678	679	Q - Qualified	Improved

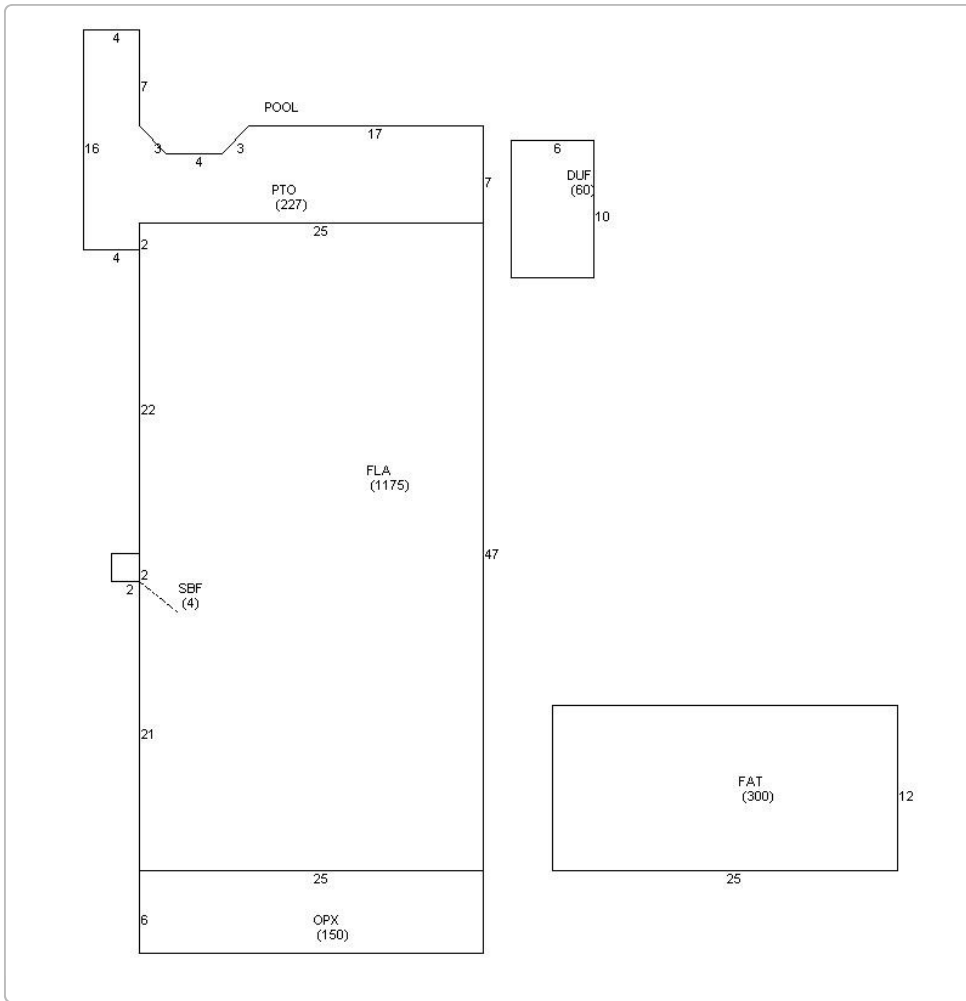
**Permits**

Number	Date Issued	Date Completed	Amount	Permit Type	Notes
14-5171	11/17/2014		\$2,000		R & R T & G FLOORING ON FRONT PORCH. STAIN RED PILGRIM REFINISH DOOR TO MATCH REPAIR HANDRAILS REPAINT WHITE TO MATCH EXISTING
04-3716	12/6/2004	11/16/2005	\$2,000		DECKING, BALLUSTRADE
04-3711	12/3/2004	11/16/2005	\$400		LP TANK & TUBING
04-3581	11/23/2004	11/16/2005	\$400		CLEARING
04-3509	11/9/2004	11/16/2005	\$2,400		FENCE
04-2906	9/8/2004	11/16/2005	\$28,800		POOL 6'X25', ELEC
04-2925	9/1/2004	11/16/2005	\$2,400		FIXTURES/TOILET
04-2716	8/18/2004	11/16/2005	\$17,000		FLOORING, ELEC
02-0579	4/12/2002	12/18/2003	\$8,400		NEW ROOF
02-0579	3/27/2002	12/18/2003	\$1		INSTALL CEN.,A/C
02-0579	3/20/2002	12/18/2003	\$1,200		REPAIR WINDOWS

**View Tax Info**

[View Taxes for this Parcel](#)

Sketches (click to enlarge)



Photos





Map



TRIM Notice

Trim Notice

2018 Notices Only

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

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