



# City of Key West, FL

Old City Hall  
510 Greene Street  
Key West FL 33040

## Action Minutes - Final Planning Board

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Thursday, February 17, 2011

6:00 PM

Old City Hall

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**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 305-809-1000 or the ADA Coordinator at 305-809-3951 at least five business days in advance for sign language interpreters, assistive listening devices, or materials in accessible format.

### Call Meeting To Order

6:00 PM

### Pledge of Allegiance to the Flag

### Roll Call

**Absent** 3 - Mr. Browning, Mr. Root, and Mr. Gilleran

**Present** 4 - Chairman Klitenick, Mr. Holland, Ms. Tennyson, and Mr. Oropeza

### Approval of Agenda

### Approval of Minutes

1 January 20, 2011

**Attachments:** [January 20, 2011 Draft Minutes](#)

**A motion was made by Holland, seconded by Tennyson, that this Minutes be Passed . The motion carried by the following vote.**

**Absent:** 3 - Mr. Browning, Mr. Root, and Mr. Gilleran

**Yes:** 4 - Chairman Klitenick, Mr. Holland, Ms. Tennyson, and Mr. Oropeza

2 January 25, 2011 Special Meeting Minutes

**Attachments:** [January 25, 2011 Draft Minutes](#)

**A motion was made by Tennyson, seconded by Oropeza, that this Minutes be Passed . The motion carried by the following vote.**

**Absent:** 3 - Mr. Browning, Mr. Root, and Mr. Gilleran

**Yes:** 4 - Chairman Klitenick, Mr. Holland, Ms. Tennyson, and Mr. Oropeza

**Resolutions**

**Old Business**

**3**                   **Variances - Mallory Square (RE# 00072082-001100, 00072082-001400 and 0072082-003700)** -Variances for impervious surface ratio and side yard setback requirements in the HPS zoning district per Section 122-960(4)b. and Section 122-960(6)b., open space requirements per Section 108-346(b), and Coastal Construction Control Line requirements per Section 122-1148(2), of the Land Development Regulations of the Code of Ordinances of the City of Key West, Florida

**A motion was made by Tennyson, seconded by Oropeza, that this Resolution be Postponed . The motion carried by the following vote.**

**Absent:** 3 - Mr. Browning, Mr. Root, and Mr. Gilleran

**Yes:** 4 - Chairman Klitenick, Mr. Holland, Ms. Tennyson, and Mr. Oropeza

**4**                   **After-the-Fact Variances - 908 Trinity Drive #4 (RE# 00065570-001010)** For building coverage, impervious surface ratio, and setbacks in the SF zoning district per Sections 122-238 (4)(a), 122-238 (4)(b)(1), and 122-238 (6) a. 2. & 3. of the Land Development Regulations of the City of Key West.

*Chairman Klitenick recused from the item.*

**No Quorum**

**5**                   **Change in Nonconforming Use - 326 Southard Street Unit 1 (RE# 00012902-000100)** - A change in nonconforming use from a retail plant store to a bicycle rental, repair and retail shop in the HRO zoning district per Section 122-32(e) of the Land Development Regulations of the City of Key West.

**Attachments:**     [326 Southard](#)

**A motion was made by Tennyson, seconded by Holland, that this Resolution be Passed . The motion carried by the following vote.**

**Absent:** 3 - Mr. Browning, Mr. Root, and Mr. Gilleran

**Yes:** 4 - Chairman Klitenick, Mr. Holland, Ms. Tennyson, and Mr. Oropeza

Enactment No:

**New Business**

**6**                               **Variances - 1415 Olivia Street (RE# 00023940-000000)** For setback requirements in the HMDR zoning district per Section 122-600 (6) a. & b. as required when the renovation exceeds 66% of the assessed or appraised value of the structure per Section 122-28 (b) of the Land Development Regulations of the City of Key West.

Attachments:       [1415 Olivia](#)

**A motion was made by Oropeza, seconded by Holland, that this Resolution be Passed . The motion carried by the following vote.**

**Absent:** 3 - Mr. Browning, Mr. Root, and Mr. Gilleran

**Yes:** 4 - Chairman Klitenick, Mr. Holland, Ms. Tennyson, and Mr. Oropeza

Enactment No: Res 2011-009

**7**                               **3308 Duck Avenue (RE# 00052960-000500)** - An after-the-Fact variance request for required building coverage, impervious surface ratio, front yard setback, rear yard setback, side yard setbacks and open space requirements in the Single Family (SF) zoning district per Section 122-238(4)a. and b(1), Section 122-238(6)a.(1), (2) and (3), 122-1182 and Section 108-346(b) of the Land Development Regulations of the Code of Ordinances of the City of Key West.

Attachments:       [3308 Duck](#)

**A motion was made by Holland, seconded by Tennyson, that this Resolution be Passed . The motion carried by the following vote.**

**Absent:** 3 - Mr. Browning, Mr. Root, and Mr. Gilleran

**Yes:** 4 - Chairman Klitenick, Mr. Holland, Ms. Tennyson, and Mr. Oropeza

Enactment No: Res 2011-012

**8**                               **Exception for Outdoor Merchandise Display - 1120 Duval Street (RE# 00027930-000000)** To allow the display of merchandise in the HRCC-3 zoning district per Section 106-52 of the Land Development regulations of the City of Key West.

Attachments:       [1120 Duval](#)  
                                  [Public Comment](#)

**A motion was made by Holland, seconded by Oropeza, that this Resolution be Passed . The motion carried by the following vote.**

**Absent:** 3 - Mr. Browning, Mr. Root, and Mr. Gilleran

**Yes:** 4 - Chairman Klitenick, Mr. Holland, Ms. Tennyson, and Mr. Oropeza

Enactment No: Res 2011-010

### Planner's Report

**Adjournment**

7:15 PM