



# City of Key West, FL

Old City Hall  
510 Greene Street  
Key West FL 33040

## Action Minutes - Final - Final Planning Board

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Thursday, January 16, 2014

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

### Roll Call

**Absent** 1 - Mr. Gilleran

**Present** 6 - Mr. Browning, Mr. Holland, Mr. Pike, Mr. Root, Ms. Tennyson, and Chairman Klitenick

### Pledge of Allegiance to the Flag

### Approval of Agenda

### Approval of Minutes

November 21, 2013

**Approved**

### Resolutions

### Old Business

**1**                    **Conditional Use - 1200-1212 White Street and 1124 Catherine Street (RE# 00033010-000000 / 00033050-000000; AK# 1033774 / 1033812)** - A request to allow small recreational power-driven equipment rentals, light industrial, and restaurant in the HNC-1 zoning district per Section 122-808 (12-14) of the Land Development Regulations of the Code of Ordinances of the City of Key West, Florida.

***Requested to be postponed.***

**Postponed to March 20, 2014**

**Absent:** 1 - Mr. Gilleran

**Yes:** 6 - Mr. Browning, Mr. Holland, Mr. Pike, Mr. Root, Ms. Tennyson, and Chairman Klitenick

**2**                    **Parking Variance - 1200-1212 White Street and 1124 Catherine Street (RE# 00033010-000000 / 00033050-000000; AK# 1033774 / 1033812)** - A request to allow 7 off-street parking spaces for the 10 parking spaces required in the HNC-1 zoning district per Section 108-572 (9) and (10) and of the Land Development Regulations of the Code of Ordinances of the City of Key West, Florida.

***Requested to be postponed.***

**Postponed to March 20, 2014**

**Absent:** 1 - Mr. Gilleran

**Yes:** 6 - Mr. Browning, Mr. Holland, Mr. Pike, Mr. Root, Ms. Tennyson, and Chairman Klitenick

**New Business**

**3**                    **Conditional Use - 611 Duval Street (RE# 00012330-000000; AK# 1012670)** - A request to allow alcohol sales with on premises consumption in the HRCC-1 zoning district per Section 122-688(9) of the Land Development Regulations of the Code of Ordinances of the City of Key West, Florida.

**A motion was made by Mr. Holland, seconded by Mr. Root, that the Resolution be Passed. The motion carried by the following vote:**

**Absent:** 1 - Mr. Gilleran

**Yes:** 6 - Mr. Browning, Mr. Holland, Mr. Pike, Mr. Root, Ms. Tennyson, and Chairman Klitenick

**4**                    **Parking Variance - 313 Duval Street (RE# 00004300-000000; AK# 1004472)** - A request for a variance the minimum parking space requirement in order to convert an existing retail area to a new bar service area for an existing restaurant on property located within the Duval Street Gulf side (HRCC-1) Zoning District pursuant to Section 108-572 of the Land Development Regulations of the Code of Ordinances of the City of Key West, Florida.

**A motion was made by Mr. Root, seconded by Mr. Browning, that the Resolution be Passed. The motion carried by the following vote:**

**Absent:** 1 - Mr. Gilleran

**Yes:** 6 - Mr. Browning, Mr. Holland, Mr. Pike, Mr. Root, Ms. Tennyson, and Chairman Klitenick

**5**                    **Variance - 825 Duval (RE# 00016830-000000; AK# 1017230)** - A request for a building coverage variance to erect a canopy to cover an existing outdoor-dining area at property in the HRCC-3 zoning district per Section 90-391 and Section 122-750(4)a. of the Land Development Regulations of the Code of Ordinances of the City of Key West, Florida.

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

**Recuse:** 1 - Chairman Klitenick

**Absent:** 1 - Mr. Gilleran

**Yes:** 5 - Mr. Browning, Mr. Holland, Mr. Pike, Mr. Root, and Ms. Tennyson

**6**                    **Variance - 1224 Duval Street (RE# 00028970-000000; AK# 1029751)** - A request for variance to detached habitable space to renovate an existing office building to create a pool house with residential bedroom and one and a half bathrooms on property located within the Historic Residential Commercial Core - Duval Street Oceanside (HRCC-3) Zoning District pursuant to Section 122-1078 of the Land Development Regulations of the Code of Ordinances of the City of Key West, Florida.

**A motion was made by Mr. Root, seconded by Mr. Holland, that the Resolution be Passed. The motion carried by the following vote:**

**Absent:** 1 - Mr. Gilleran

**Yes:** 6 - Mr. Browning, Mr. Holland, Mr. Pike, Mr. Root, Ms. Tennyson, and Chairman Klitenick

7

**Alcohol Sales Special Exception - 728 Simonton Street (RE# 00015800-000100; AK# 1016187)** - A request for special exception to the prohibition of alcoholic beverage sales within 300 feet of a church, school, cemetery or funeral home for property located within the Historic Neighborhood Commercial - Truman/Simonton (HNC-1) Zoning District pursuant to Section 18-28(b) of the Code of Ordinances of the City of Key West, Florida.

**A motion was made by Mr. Root, seconded by Mr. Holland, that the Resolution be Passed. The motion carried by the following vote:**

**Absent:** 1 - Mr. Gilleran

**Yes:** 6 - Mr. Browning, Mr. Holland, Mr. Pike, Mr. Root, Ms. Tennyson, and Chairman Klitenick

### **Planner's Reports**

### **Q&A - Items of Interest from Planning Board Members**

### **Adjournment**

**7:25 PM**