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## Staff Report for Item 8a

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

**From:** Kelly Perkins  
HARC Assistant Planner

**Meeting Date:** October 27, 2015

**Applicant:** Flowers General Contractors/Artibus Design

**Application Number:** H15-01-1544

**Address:** #1114 Packer Street

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### Description of Work:

New wood frame storage shed. Relocation of mechanical equipment and gate.

### Site Facts:

This Certificate of Appropriateness focuses on sheds and mechanical equipment located in the side yard at 1114 Packer Street. The main house is listed as a contributing resource, constructed c.1899 according to the survey. The sheds are not historic, as they do not appear on any Sanborn maps or in historic photographs.

### Guidelines Cited in Review:

Outbuildings: Carports, Gazebos, Garages, Sheds, Shelters, & Accessory Structures (Pages 40-41), specifically guidelines 1, 2, 3, 4, and 9.

### Staff Analysis

This Certificate of Appropriateness proposes the demolition of non-historic sheds located in the side yard of a contributing structure and the construction of a new shed. The new shed will be set further back from the front property line. The intent of the project is to help save existing palm trees that are located too close to the existing sheds. The new shed will be approximately 7 feet by 7 feet and will retain the existing height of the current shed at 9 feet, 7 inches. The mechanical equipment that is currently located in the five setback will be relocated to comply with the City's Land Development Regulations. A new 6 foot open fence will be installed to screen the mechanical equipment. The current entrance gate will be relocated towards the back of the new shed.

### **Consistency with the Guidelines**

Staff believes the project is consistent with the guidelines in regards to outbuildings and mechanical equipment. The project will have no impact on any historic structure and will help bring the property more into compliance in regards to the Land Development Regulations.

# APPLICATION





| SIGN SPECIFICATIONS  |                     |                          |
|--|---------------------|--------------------------|
| SIGN COPY:   | PROPOSED MATERIALS: | SIGNS WITH ILLUMINATION: |
|  |                     | TYPE OF LTG.:            |
|  |                     | LTG. LINEAL FTG.:        |
| MAX. HGT. OF FONTS:  |                     | COLOR AND TOTAL LUMENS:  |
| IF USING LIGHT FIXTURES PLEASE INDICATE HOW MANY: INCLUDE SPEC. SHEET WITH LOCATIONS AND COLORS. |                     |                          |

|                                   |                                       |  |  |
|-----------------------------------|---------------------------------------|--|--|
| OFFICIAL USE ONLY:                |                                       | HARC STAFF OR COMMISSION REVIEW                            |  |
| <input type="checkbox"/> APPROVED | <input type="checkbox"/> NOT APPROVED | <input type="checkbox"/> DEFERRED FOR FUTURE CONSIDERATION | <input type="checkbox"/> TABBLED FOR ADD'L. INFO. <input type="checkbox"/> |
| HARC MEETING DATE:                | HARC MEETING DATE:                    | HARC MEETING DATE:   |  |
| REASONS OR CONDITIONS:            |                                       |  |  |
|                                   |                                       |  |  |
| STAFF REVIEW COMMENTS:            |                                       |  |  |
|                                   |                                       |  |  |
| HARC PLANNER SIGNATURE AND DATE:  |                                       | HARC CHAIRPERSON SIGNATURE AND DATE:                       |  |

**PART D: STATE OF FLORIDA OFFICIAL NOTIFICATIONS AND WARNINGS**

FLORIDA STATUTE 713.135: WARNING TO OWNER: YOUR FAILURE TO RECORD A 'NOTICE OF COMMENCEMENT' MAY RESULT IN YOUR PAYING TWICE FOR IMPROVEMENTS TO YOUR PROPERTY. A NOTICE OF COMMENCEMENT MUST BE RECORDED WITH THE COUNTY RECORDER AND A COPY POSTED ON THE JOB SITE BEFORE THE FIRST INSPECTION. IF YOU INTEND TO OBTAIN FINANCING CONSULT WITH YOUR LENDER OR AN ATTORNEY BEFORE RECORDING A NOTICE.

FLORIDA STATUTE 469: ABESTOS ABATEMENT. AS OWNER / CONTRACTOR / AGENT OF RECORD FOR THE CONSTRUCTION APPLIED FOR IN THIS APPLICATION, I AGREE THAT I WILL COMPLY WITH THE PROVISIONS F. S. 469.003 AND TO NOTIFY THE FLORIDA D. E. P. OF MY INTENT TO DEMOLISH / REMOVE ASBESTOS. IN ADDITION TO THE REQUIREMENTS OF THIS PERMIT APPLICATION, THERE MAY BE DEED RESTRICTIONS AND / OR ADDITIONAL RESTRICTIONS APPLICABLE TO THIS PROPERTY THAT MAY BE FOUND IN THE PUBLIC RECORDS OF MONROE COUNTY AND THERE MAY BE ADDITIONAL PERMITS REQUIRED FROM OTHER GOVERNMENT ENTITIES SUCH AS AQUADUCT ATHORITY, FLORIDA DEP OR OTHER STATE AGENCIES; ARMY CORPS OF ENGINEERS OR OTHER FEDERAL AGENCIES.

FEDERAL LAW REQUIRES LEAD PAINT ABATEMENT PER THE STANDARDS OF THE USDEP ON STRUCTURES BUILT PRIOR TO 1978.

|   |             |                   |              |                            |
|---|-------------|-------------------|--------------|----------------------------|
| OFFICIAL USE ONLY BY PLANS EXAMINER OR CHIEF BUILDING OFFICIAL: |             |                   |              | CBO OR PL. EXAM. APPROVAL: |
| HARC FEES:  | BLDG. FEES: | FIRE MARSHAL FEE: | IMPACT FEES: |                            |
|   |             |                   |              | DATE:                      |

**CITY OF KEY WEST**  
**CERTIFICATE OF APPROPRIATENESS**  
**APENDIX FOR DEMOLITIONS**  
 APPLICATION NUMBER H-~~15-01~~ -  
 H15.01-15214



This document applies only to those properties located within the City of Key West Historic Zoning Districts, properties outside the historic zoning districts which are listed as contributing in the Historic Architectural Survey and or properties listed in the National Register of Historic Places.

Applications must meet or exceed the requirements outlined by the Secretary of the Interior's Standards for Rehabilitation and Guidelines for Rehabilitation and the Key West's Historic Architectural Guidelines. Once submitted, the application shall be reviewed by staff for completeness and scheduled for presentation to the Historic Architectural Review Commission for the next available meeting, unless the demolition request is for a *bona fide* Code Compliance case, in which case staff may review and approve the demolition request. **The applicant must be present at this meeting. Any person that makes changes to an approved Certificate of Appropriateness must submit a new application with such modifications.**

The filing of this application does not ensure approval as submitted. Applications that do not possess the required submittals or documentation will be considered incomplete and will not be reviewed for approval.

**CRITERIA FOR DEMOLITIONS**

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.

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**OR THAT THE BUILDING OR STRUCTURE;**

- (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 Shed has no distinctive characteristics and no individual distinction.*

*The Shed is not historic and non-contributing.*

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

*The shed is not specifically associated w/ any events.*

- (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.

The shed has no significant characteristics associated w/ City, State or Nation significant.

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

The shed is not the site of a historical event upon society.

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

The shed is not historic and non-contributing.

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

The shed is wood sided however new proposed shed will meet existing characteristics.

- (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.

The shed is not related to any historic area.

- (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.

The shed does not have a unique feature or placement in the neighborhood.

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

The shed has not yielded any historical value.



CITY OF KEY WEST  
CERTIFICATE OF APPROPRIATENESS  
APENDIX FOR DEMOLITIONS  
APPLICATION NUMBER H- 15-01-15-44



(2) For a contributing historic or noncontributing building or structure, a complete construction plan for the site is approved by the Historic Architectural Review Commission.

(a) A complete construction plan for the site is included in this application

Yes Number of pages and date on plans 7 pages, Oct 6th 2015  
 No Reason \_\_\_\_\_

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.

The Shed is to be removed to save several trees & palms. The newly proposed shed will be relocated approximately 2' further away from the existing trees & palms to allow them to grow.

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

The shed removal & relocation will improve open space and vegetation.

AND

(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 shed is not contributing to the historical character of the neighborhood.


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

The shed is non-contributing.

HIS-01-1544

**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 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 there will be a final inspection required under this application. I also understand that any changes to an approved Certificate of Appropriateness must be submitted for review.*

|  |                                  |
|--|----------------------------------|
| <br>PROPERTY OWNER'S SIGNATURE: | 10-22-15<br>DATE AND PRINT NAME: |
|--|----------------------------------|

**OFFICE USE ONLY**

| BUILDING DESCRIPTION:                          |                             |   |                          |            |
|--|-----------------------------|---|--------------------------|------------|
| <input type="checkbox"/> Contributing          | Year built _____            | Style _____                                   | Listed in the NRHP _____ | Year _____ |
| <input checked="" type="checkbox"/> Not listed | Year built <u>Post 1965</u> | Comments <u>Small shed of no significance</u> |                          |            |

|   |   |
|---|---|
| <input type="checkbox"/> Reviewed by Staff on _____<br><input type="checkbox"/> Notice of hearing posted <u>10/21/2015</u><br>First reading meeting date <u>10/27/2015</u><br>Second Reading meeting date <u>N/A</u><br><b>TWO YEAR EXPIRATION DATE</b> _____ | <b>Staff Comments</b><br><br><u>Not historic or contributing. Small accessory structure of no historic or cultural value.</u> |
|---|---|

# PROJECT PHOTOS

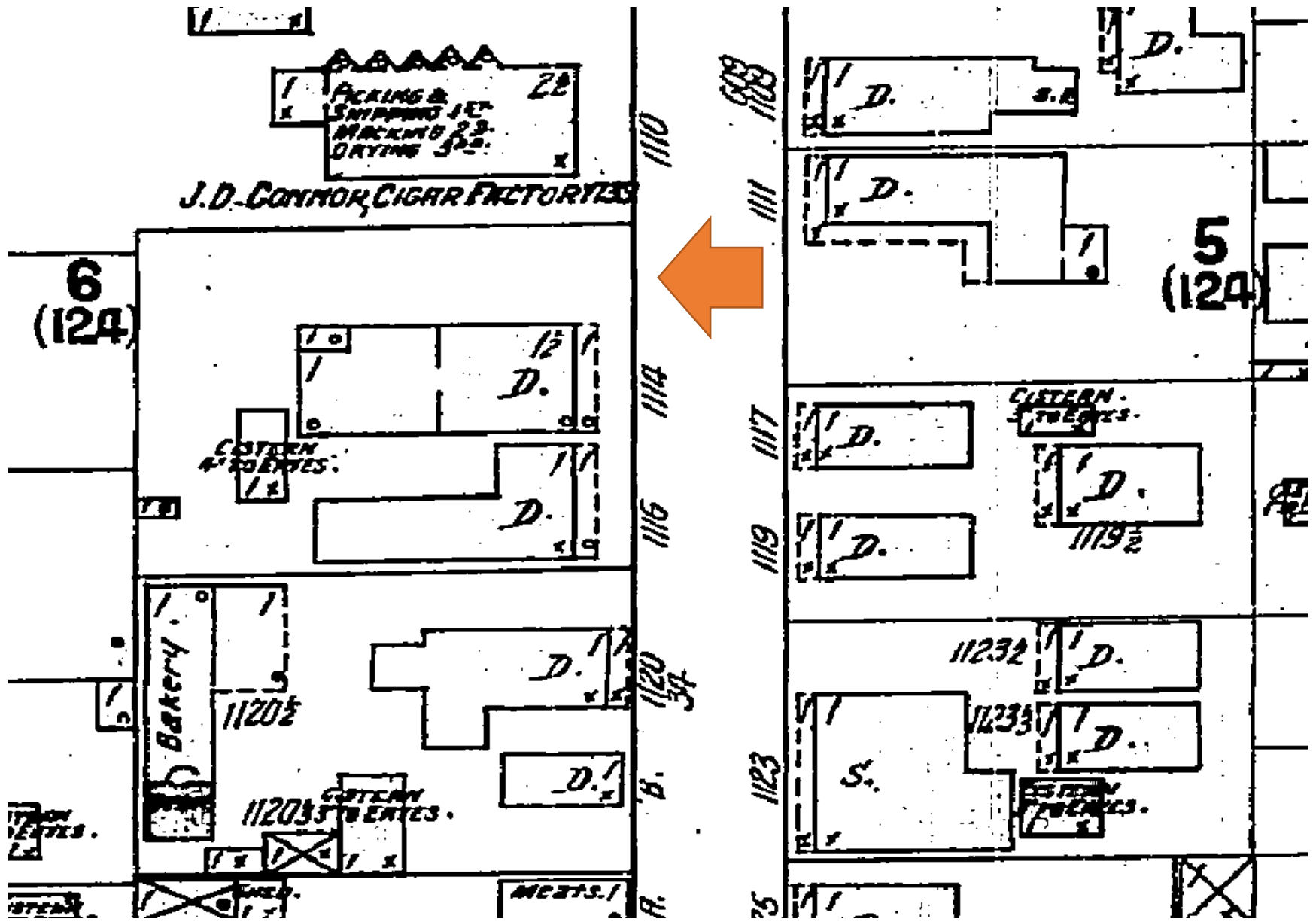


Property Appraiser's Photo, c.1965. Monroe County Public Library.





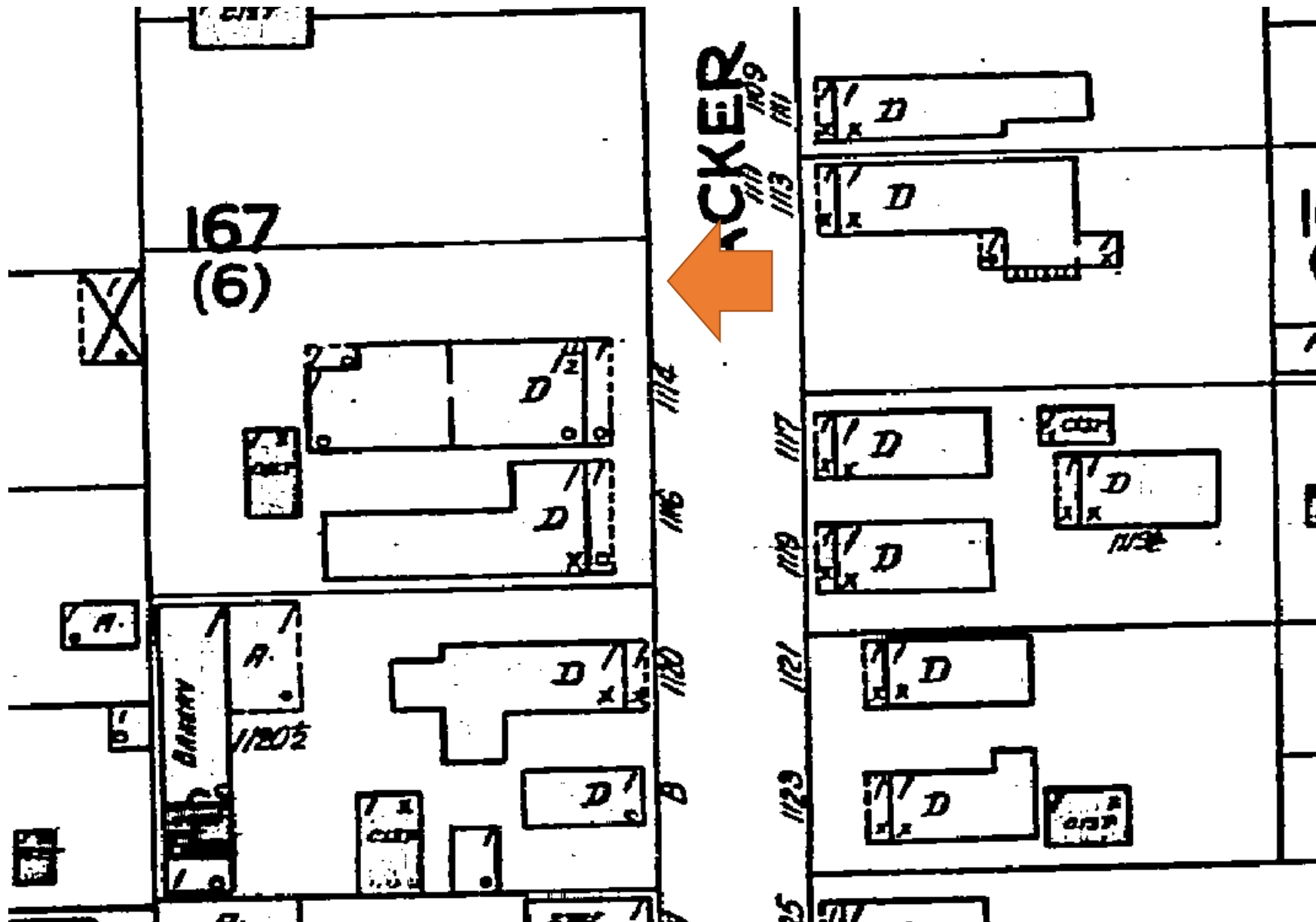
# SANBORN MAPS



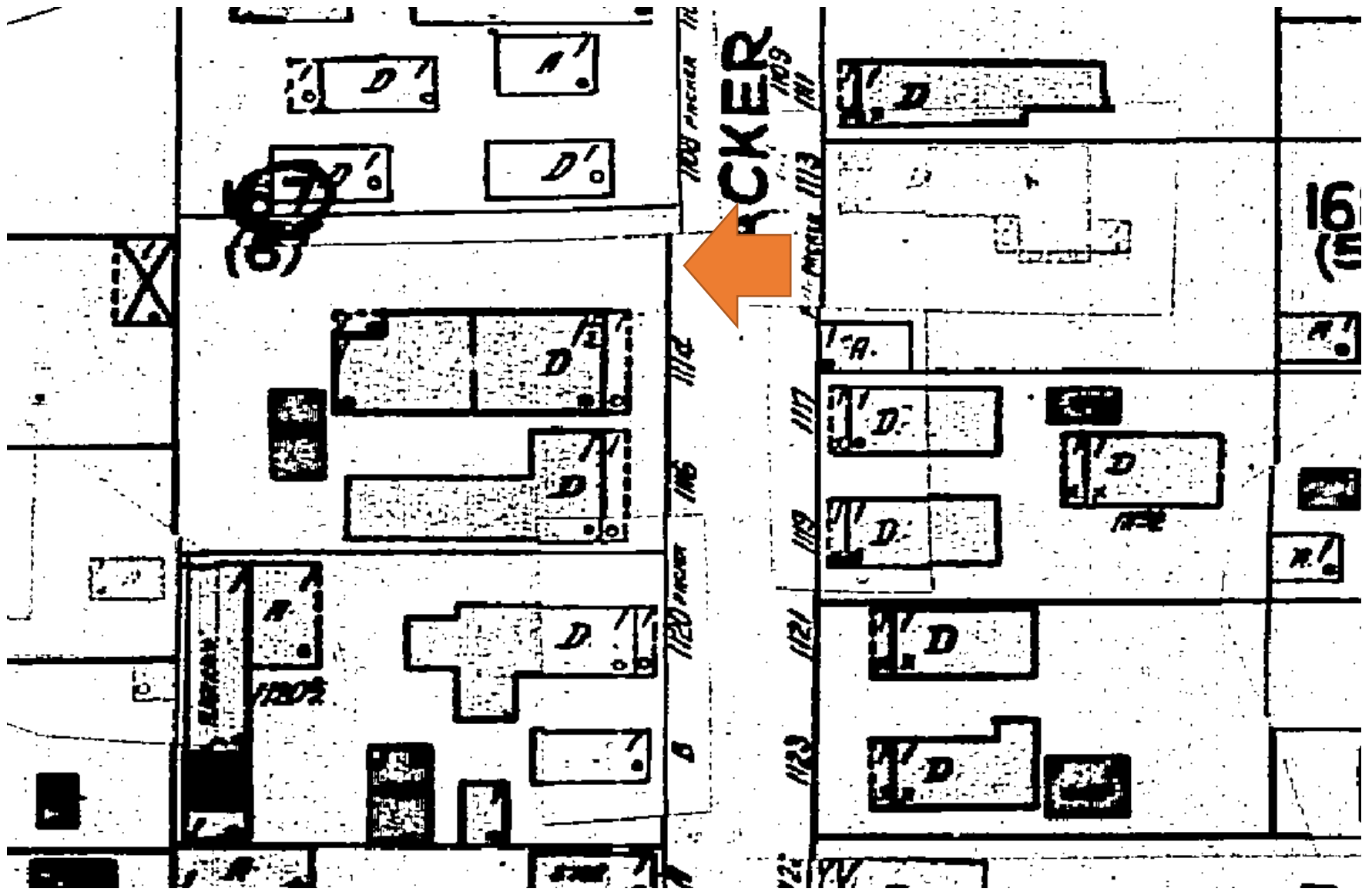
1912 Sanborn Map



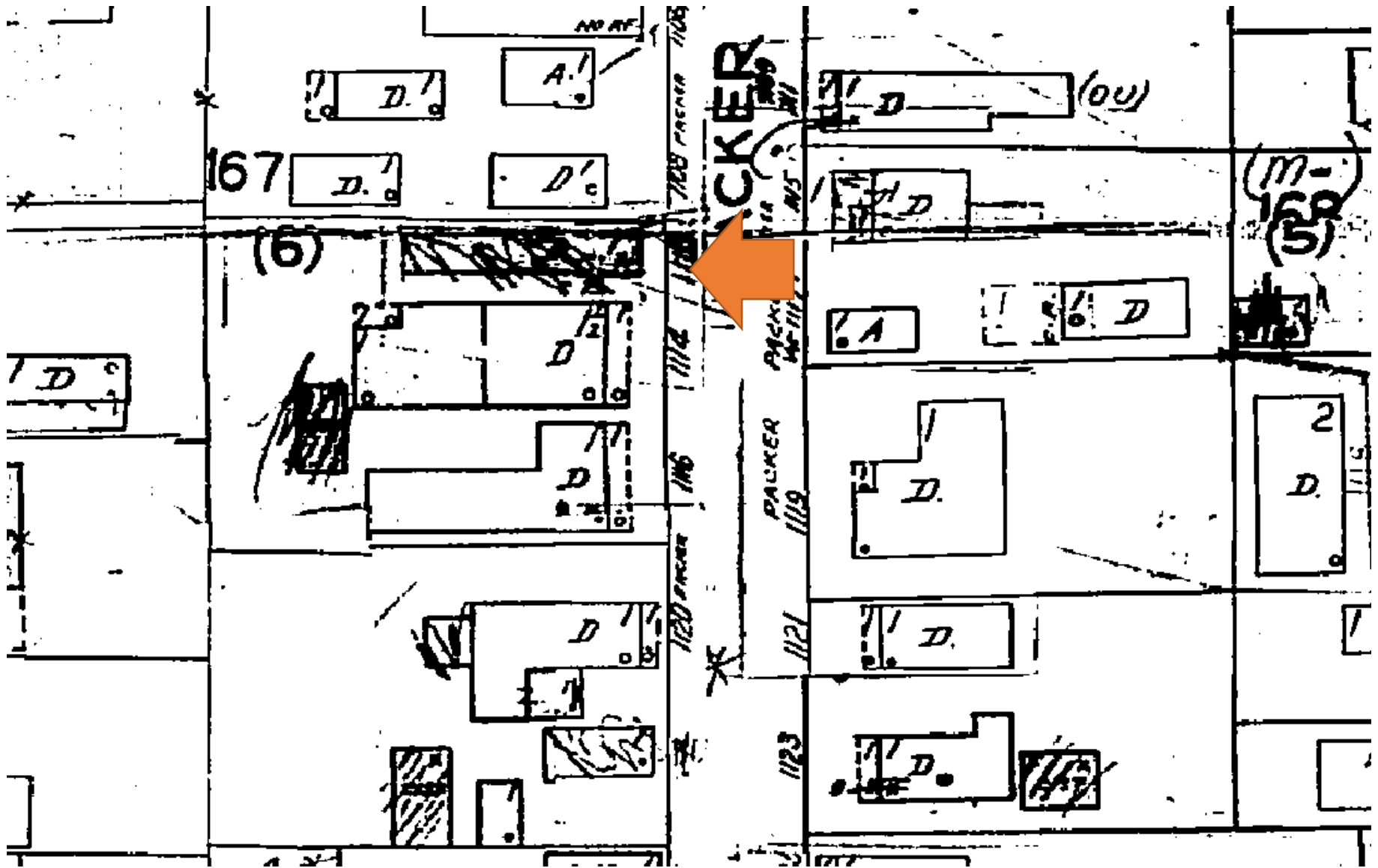




1926 Sanborn Map



1948 Sanborn Map



1962 Sanborn Map

# SURVEY

# MAP OF BOUNDARY SURVEY

BEARING BASE:  
ALL BEARINGS ARE BASED  
ON S19°25'12"E ASSUMED  
ALONG THE CENTERLINE OF  
PACKER STREET.

ALL ANGLES DEPICTED  
ARE 90 DEGREES UNLESS  
OTHERWISE INDICATED

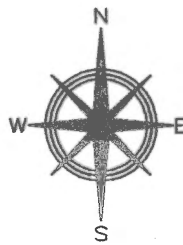
ALL UNITS ARE SHOWN IN  
U.S. SURVEY FEET

ADDRESS:  
1114 PACKER STREET  
KEY WEST, FL 33040

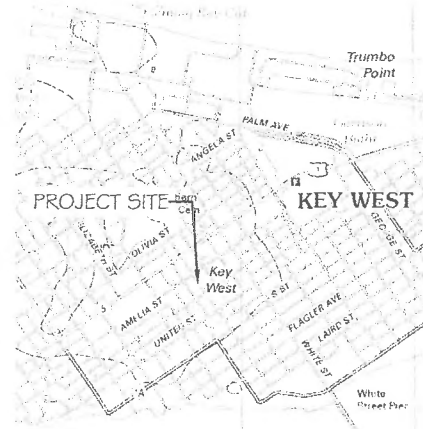
COMMUNITY NO.: 120168  
MAP NO.: 12087C-1516K  
MAP DATE: 02-18-05  
FLOOD ZONE: X-SHADED  
BASE ELEVATION: N/A

## LEGEND

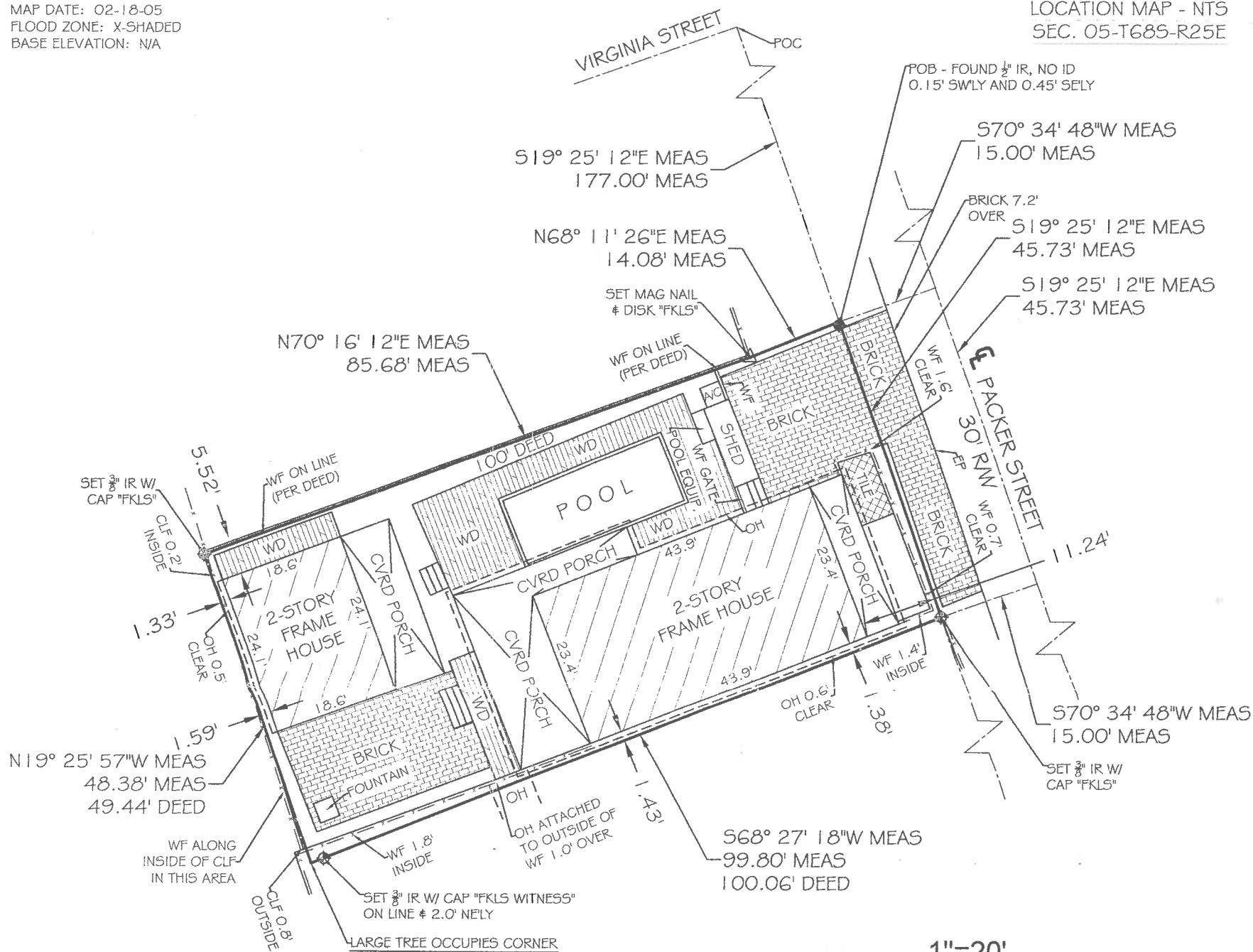
- WATER METER
- SANITARY SEWER CLEAN OUT
- MAILBOX
- WOOD POWER POLE
- CONCRETE POWER POLE



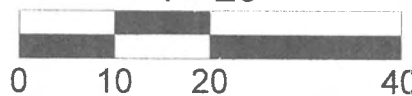
ASSUMED



LOCATION MAP - NTS  
SEC. 05-T685-R25E



1"=20'



TOTAL AREA = 4,671.13 SQFT ±

## LEGAL DESCRIPTION

On the Island of Key West, Monroe County, Florida, and known as Part of Square 4 of Tract 13, as recorded in Plat Book 1, Page 209, Public Records of Monroe County, Florida; and more particularly described as follows: COMMENCING at the corner of Packer and Virginia Streets and run thence along the Southwesterly side of Packer Street in a Southeasterly direction for 177 feet for a Place or Point of Beginning; thence from said Point of Beginning run along Packer Street in a Southeasterly direction a distance of 45.73 feet to a point; thence Southwesterly with a deflection angle of 87°52'30" to the right 100.06 feet to a point; thence Northwesterly and parallel with Packer Street 49.44 feet to a fence; thence Northeasterly at right angles along said fence 100 feet to the Point of Beginning.

## CERTIFIED TO -

Jeremy M. Downs;  
Guaranteed Rate, Inc.;;  
Stones and Cardenas;  
Chicago Title Insurance Co.;

NOTE: FOUNDATIONS BENEATH THE SURFACE ARE NOT SHOWN, MEASURED DIMENSIONS EQUAL PLATTED OR DESCRIBED DIMENSIONS UNLESS INDICATED OTHERWISE. THE FOLLOWING IS A LIST OF ABBREVIATIONS THAT MAY BE FOUND ON THIS SHEET.

- |                                   |  |                                      |
|-----------------------------------|--|--------------------------------------|
| BFP = BACK-FLOW PREVENTER         | GLY = GLY WIRE                                 | POC = POINT OF COMMENCEMENT          |
| BO = BLOW OUT                     | HB = HOSE BIB                                  | PRC = POINT OF REVERSE CURVE         |
| C & G = 2" CONCRETE CURB & GUTTER | IP = IRON PIPE                                 | PRM = PERMANENT REFERENCE MONUMENT   |
| CB = CONCRETE BLOCK               | IR = IRON ROD                                  | PT = POINT OF TANGENT                |
| CBW = CONCRETE BLOCK WALL         | L = ARC LENGTH                                 | R = RADIUS                           |
| CL = CENTERLINE                   | LS = LANDSCAPING                               | RW = RIGHT OF WAY LINE               |
| CLF = CHAINLINK FENCE             | MB = MAILBOX                                   | S5CO = SANITARY SEWER CLEAN-OUT      |
| CM = CONCRETE MONUMENT            | MEAS = MEASURED                                | SW = SIDE WALK                       |
| CONC = CONCRETE                   | MF = METAL FENCE                               | TBM = TEMPORARY BENCHMARK            |
| CPP = CONCRETE POWER POLE         | MHWL = MEAN HIGH WATER LINE                    | TOB = TOP OF BANK                    |
| CVRD = COVERED                    | NGVD = NATIONAL GEODETIC VERTICAL DATUM (1929) | TOS = TOP OF SLOPE                   |
| DELTA = CENTRAL ANGLE             | NTS = NOT TO SCALE                             | T5 = TRAFFIC SIGN                    |
| DEAGE = DRAINAGE EASEMENT         | OH = ROOF OVERHANG                             | TYP = TYPICAL                        |
| EL = ELEVATION                    | OHW = OVERHEAD WIRES                           | U/E = UNREADABLE                     |
| ENCL = ENCLOSURE                  | PC = POINT OF CURVE                            | U/E = UTILITY EASEMENT               |
| EP = EDGE OF PAVEMENT             | PM = PARKING METER                             | WD = WOOD DECK                       |
| FF = FINISHED FLOOR ELEVATION     | PCC = POINT OF COMPOUND CURVE                  | WF = WOOD FENCE                      |
| FH = FIRE HYDRANT                 | PCP = PERMANENT CONTROL POINT                  | WL = WOOD LANDING                    |
| FI = FENCE INSIDE                 | PK = PARKER KALON NAIL                         | WM = WATER METER                     |
| FND = FOUND                       | POB = POINT OF BEGINNING                       | WPP = WOOD POWER POLE                |
| FO = FENCE OUTSIDE                | PI = POINT OF INTERSECTION                     | WRACK LINE = LINE OF DEBRIS ON SHORE |
| FOL = FENCE ON LINE               |  | WV = WATER VALVE                     |

NOTE: 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. ADDITIONS OR DELETIONS TO SURVEY MAP OR REPORT BY OTHER THAN THE SIGNING PARTY IS PROHIBITED WITHOUT WRITTEN CONSENT OF THE SIGNING PARTY. THE BOLD LINE SHOWN HEREON REPRESENTS THE SURVEYORS OPINION OF THE DEED LINES. THE MEAN HIGH WATER LINE WAS NOT DETERMINED FOR THIS SURVEY, THE APPARENT MEAN HIGH WATER LINE IS SHOWN FOR REFERENCE ONLY.

|                 |            |
|-----------------|------------|
| SCALE:          | 1"=20'     |
| FIELD WORK DATE | 07/23/2015 |
| REVISION DATE   | XXXXXX     |
| SHEET           | 1 OF 1     |
| DRAWN BY:       | MPB        |
| CHECKED BY:     | -----      |
| INVOICE NO.:    | -----      |

I HEREBY CERTIFY THAT THIS SURVEY WAS MADE UNDER MY RESPONSIBLE CHARGE AND MEETS THE STANDARDS OF PRACTICE AS SET FORTH BY THE FLORIDA BOARD OF PROFESSIONAL SURVEYORS AND MAPPERS IN CHAPTER 5J-17, FLORIDA ADMINISTRATIVE CODE, PURSUANT TO SECTION 472.027, FLORIDA STATUTES AND COMPLIES WITH CHAPTER 177, FLORIDA STATUTES.

SIGNED

ERIC A. ISAACS, FLSM #6783, PROFESSIONAL SURVEYOR AND MAPPER, LB# 7847

NOT VALID WITHOUT THE SIGNATURE AND THE RAISED SEAL OF A FLORIDA SURVEYOR AND MAPPER

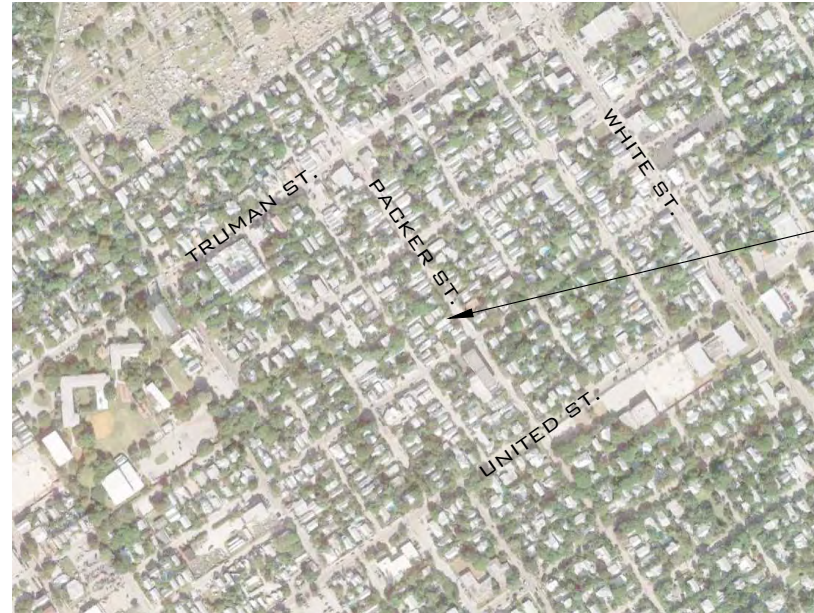


**FLORIDA KEYS  
LAND SURVEYING**

19960 OVERSEAS HIGHWAY  
SUGARLOAF KEY, FL 33042  
PHONE: (305) 394-3690  
FAX: (305) 509-7373  
EMAIL: FKL5email@gmail.com

# PROPOSED DESIGN

# CONSTRUCTION PLANS FOR SHED RELOCATION



SITE LOCATION

LOCATION MAP:

PROJECT LOCATION:  
1114 PACKER ST  
KEY WEST, FL 33040

CLIENT:  
FLOWERS GENERAL CONTRACTING  
1025 VARELA ST.  
KEY WEST, FL 33040  
T:(305)923.3723

THIS DRAWING IS NOT VALID WITHOUT THE  
SIGNATURE AND ORIGINAL SEAL

DRAFT

SIGNATURE:

DATE:

SERGE MASHTAKOV  
PROFESSIONAL ENGINEER  
STATE OF FLORIDA  
LICENSE NO 71480

|               |              |     |       |
|---------------|--------------|-----|-------|
| REV:          | DESCRIPTION: | BY: | DATE: |
| STATUS: FINAL |              |     |       |



**ARTIBUS DESIGN**  
3706 N. ROOSEVELT BLVD  
SUITE I-208  
KEY WEST, FL 33040  
(305) 304-3512  
WWW.ARTIBUSDESIGN.COM  
CA # 30835

CLIENT: FLOWERS G. C.  
1025 VARELA ST.  
KEY WEST, FL 33040  
T:(305)923.3723

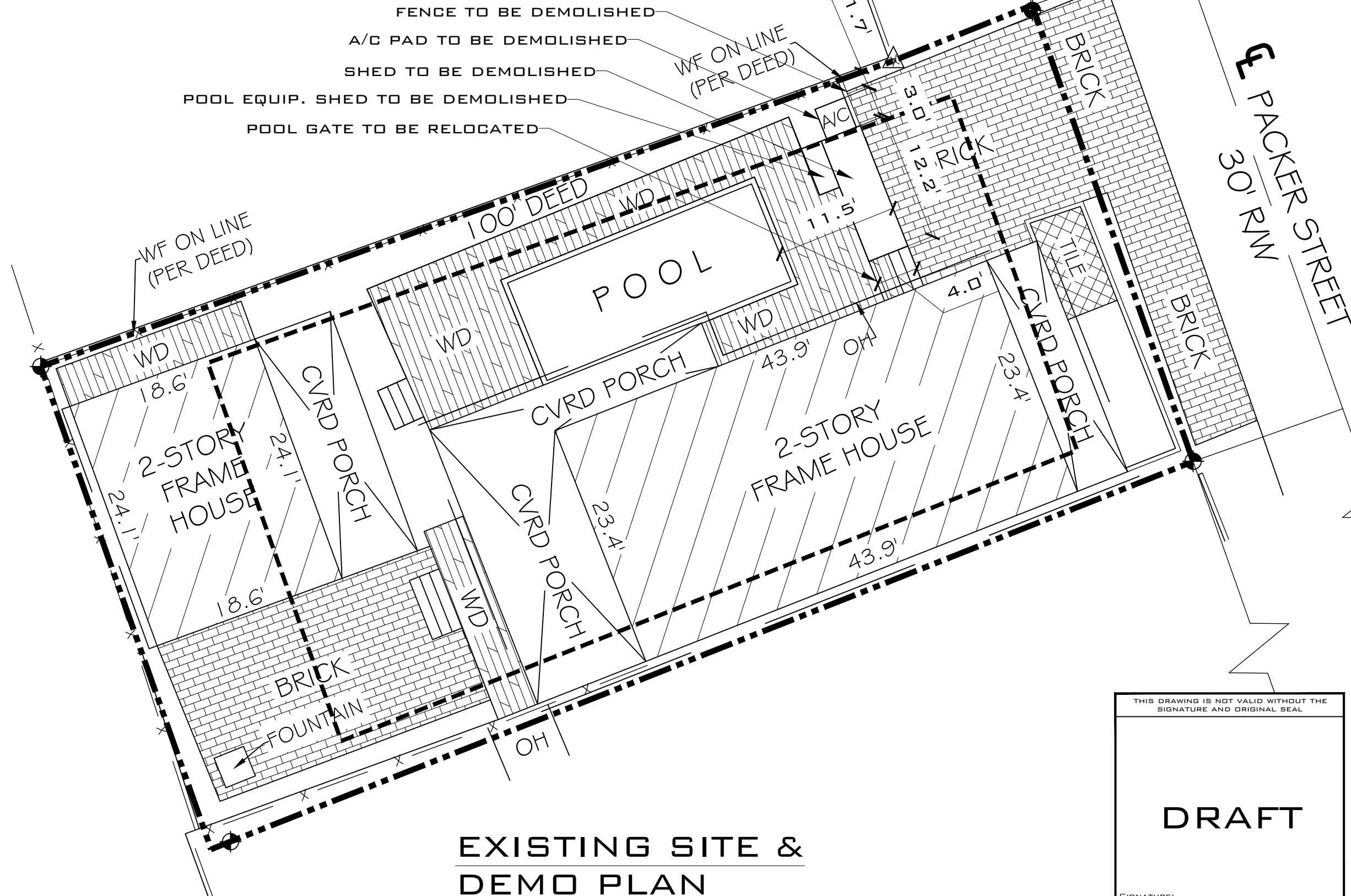
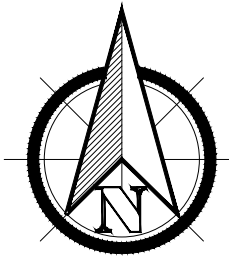
PROJECT: SHED RELOCATION

SITE: 1114 PACKER ST.  
KEY WEST, FL 33040

TITLE: COVER

|                 |             |           |          |
|-----------------|-------------|-----------|----------|
| SCALE AT 11x17: | DATE:       | DRAWN:    | CHECKED: |
| AS SHOWN        | 09/30/15    | BDB       | SAM      |
| PROJECT NO:     | DRAWING NO: | REVISION: |          |
| 1509-11         | G-100       | 1         |          |





- FENCE TO BE DEMOLISHED
- A/C PAD TO BE DEMOLISHED
- SHED TO BE DEMOLISHED
- POOL EQUIP. SHED TO BE DEMOLISHED
- POOL GATE TO BE RELOCATED

**EXISTING SITE &  
DEMO PLAN**

SCALE: 1" = 10'-0"

THIS DRAWING IS NOT VALID WITHOUT THE  
SIGNATURE AND ORIGINAL SEAL

**DRAFT**

SIGNATURE:

DATE:

SERGE MASHTAKOV  
PROFESSIONAL ENGINEER  
STATE OF FLORIDA  
LICENSE NO 71480

|      |               |     |       |
|------|---------------|-----|-------|
| REV: | DESCRIPTION:  | BY: | DATE: |
|      | STATUS: FINAL |     |       |



**ARTIBUS DESIGN**  
3706 N. ROOSEVELT BLVD  
SUITE 1-208  
KEY WEST, FL 33040  
(305) 304-3512  
WWW.ARTIBUSDESIGN.COM  
CA # 30835

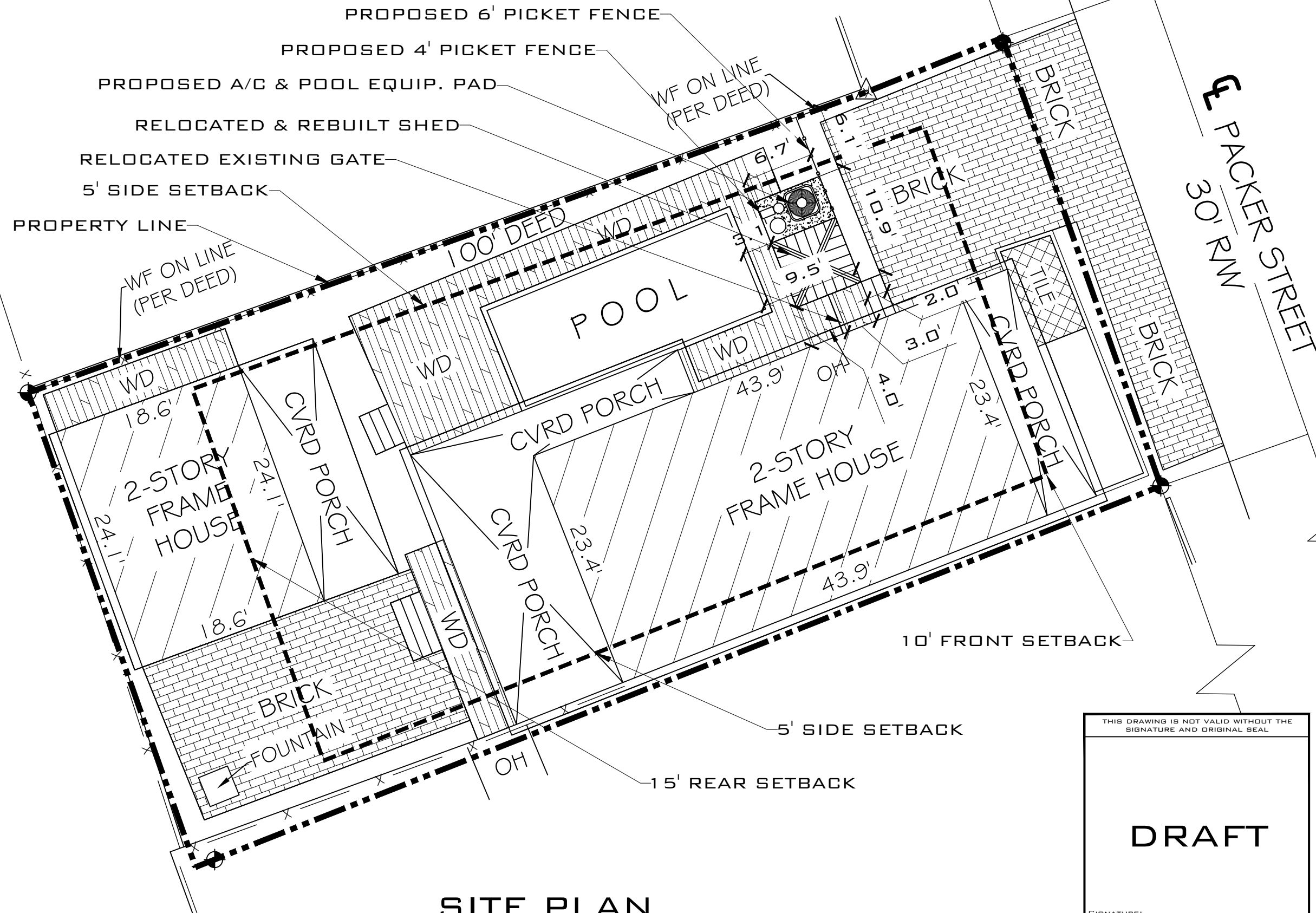
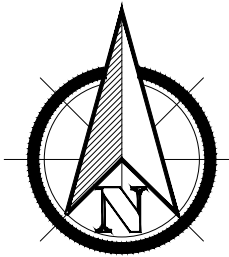
CLIENT: FLOWERS G. C.  
1025 VARELA ST.  
KEY WEST, FL 33040  
T:(305)923.3723

PROJECT: SHED RELOCATION

SITE: 1114 PACKER ST.  
KEY WEST, FL 33040

TITLE: EXISTING SITE  
& DEMO PLAN

|                 |             |           |          |
|-----------------|-------------|-----------|----------|
| SCALE AT 11X17: | DATE:       | DRAWN:    | CHECKED: |
| AS SHOWN        | 10/08/15    | BDB       | SAM      |
| PROJECT NO:     | DRAWING NO: | REVISION: |          |
| 1509-11         | C-100       | 1         |          |



**SITE PLAN**

SCALE: 1" = 10'-0"

THIS DRAWING IS NOT VALID WITHOUT THE SIGNATURE AND ORIGINAL SEAL

**DRAFT**

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

|      |              |     |       |
|------|--------------|-----|-------|
| REV: | DESCRIPTION: | BY: | DATE: |
|      | FINAL        |     |       |



**ARTIBUS DESIGN**  
 3706 N. ROOSEVELT BLVD  
 SUITE 1-208  
 KEY WEST, FL 33040  
 (305) 304-3512  
 WWW.ARTIBUSDESIGN.COM  
 CA # 30835

CLIENT: FLOWERS G. C.  
 1025 VARELA ST.  
 KEY WEST, FL 33040  
 T:(305)923.3723

PROJECT: SHED RELOCATION

SITE: 1114 PACKER ST.  
 KEY WEST, FL 33040

TITLE: SITE PLAN

|                 |             |           |          |
|-----------------|-------------|-----------|----------|
| SCALE AT 11X17: | DATE:       | DRAWN:    | CHECKED: |
| AS SHOWN        | 10/08/15    | BDB       | SAM      |
| PROJECT NO:     | DRAWING NO: | REVISION: |          |
| 1509-11         | C-101       | 1         |          |

SITE DATA:

TOTAL SITE AREA: ±4,671.13 SQ.FT  
 LAND USE: HMDR  
 FLOOD ZONE: X .2%

MAXIMUM IMPERVIOUS SURFACE RATIO:

REQUIRED: 60% (2,802.68 SQ.FT)  
 EXISTING 86.68% (±4,048.80 SQ.FT.)  
 PROPOSED 85.85% (±4,010.03 SQ.FT.)  
 IMPROVEMENT

MAXIMUM BUILDING COVERAGE:

REQUIRED 40% (1,868.45 SQ.FT)  
 EXISTING 51.01% (±2,386.92 SQ.FT.)  
 PROPOSED 50.62% (±2,364.39 SQ.FT.)  
 IMPROVEMENT

OPEN SPACE MINIMUM:

REQUIRED 35% (1,634.90 SQ.FT)  
 EXISTING 13.32% (±622.33 SQ.FT.)  
 PROPOSED 14.15% (±661.10 SQ.FT.)  
 IMPROVEMENT

SETBACKS

FRONT:  
 REQUIRED 10 FT  
 EXISTING ±5.32' (TO ROOF OVERHANG)  
 PROPOSED ±5.32' (TO ROOF OVERHANG)  
 NO CHANGE

SIDE:  
 REQUIRED 5 FT"  
 EXISTING ±1.73' (TO A/C PAD)  
 PROPOSED ±6.10' (TO A/C PAD)  
 EXISTING ±4.32' (TO EXIST. COVERED PORCH)  
 IMPROVEMENT

SIDE:  
 REQUIRED 5 FT  
 EXISTING ±.57' (TO ROOF OVERHANG)  
 PROPOSED ±.57' (TO ROOF OVERHANG)  
 NO CHANGE

REAR:  
 REQUIRED 15 FT  
 EXISTING ±.53' (TO ROOF OVERHANG)  
 PROPOSED ±.53' (TO ROOF OVERHANG)  
 NO CHANGE

MAXIMUM HEIGHT:  
 EXISTING NA  
 PROPOSED NA  
 NO CHANGE

THIS DRAWING IS NOT VALID WITHOUT THE  
SIGNATURE AND ORIGINAL SEAL

DRAFT

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

|               |              |     |       |
|---------------|--------------|-----|-------|
| REV:          | DESCRIPTION: | BY: | DATE: |
| STATUS: FINAL |              |     |       |



**ARTIBUS DESIGN**  
 3706 N. ROOSEVELT BLVD  
 SUITE 1-208  
 KEY WEST, FL 33040  
 (305) 304-3512  
 WWW.ARTIBUSDESIGN.COM  
 CA # 30835

CLIENT: FLOWERS G. C.  
 1025 VARELA ST.  
 KEY WEST, FL 33040  
 T:(305)923.3723

PROJECT: SHED RELOCATION

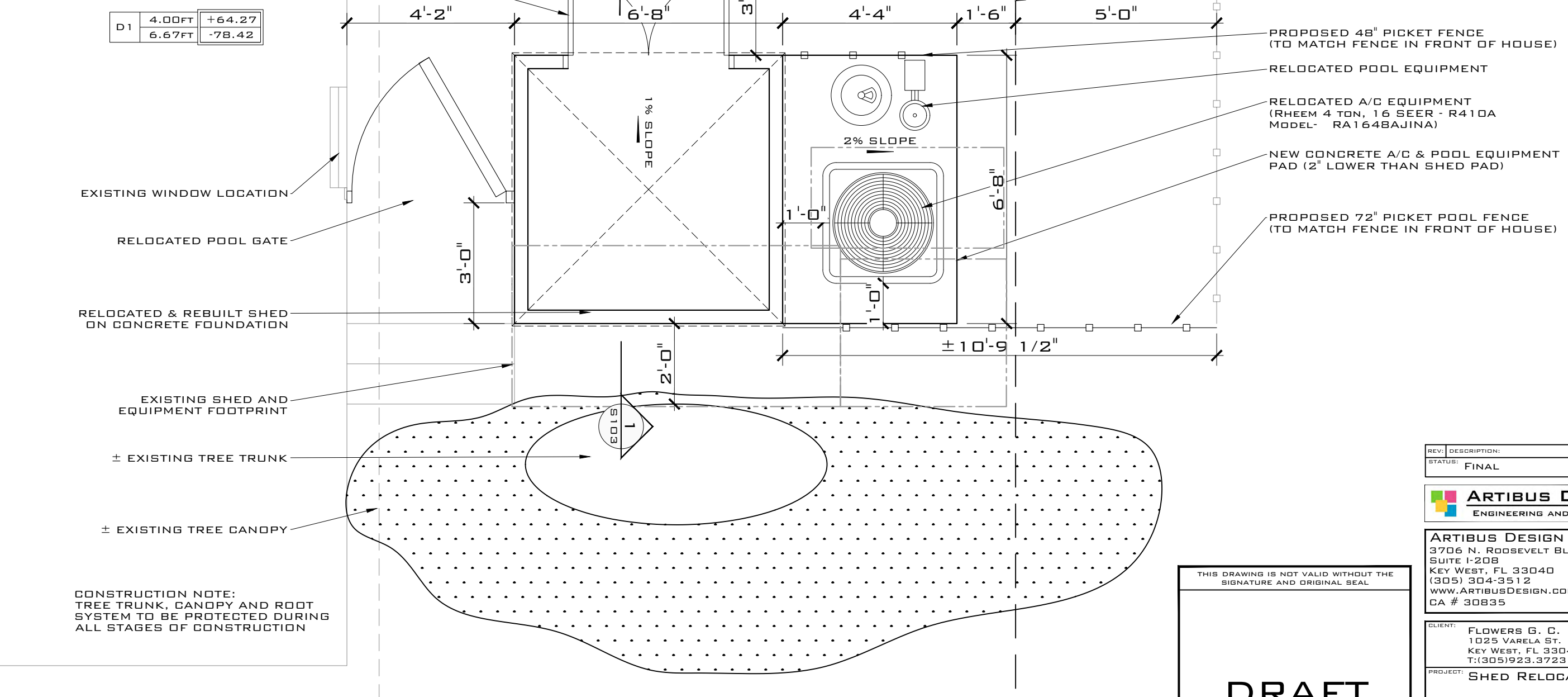
SITE: 1114 PACKER ST.  
 KEY WEST, FL 33040

TITLE: SITE CALCULATIONS

|                     |                   |             |              |
|---------------------|-------------------|-------------|--------------|
| SCALE AT 1/4"=1'-0" | DATE: 10/08/15    | DRAWN: BDB  | CHECKED: SAM |
| PROJECT NO: 1509-11 | DRAWING NO: C-102 | REVISION: 1 |              |

EXISTING POOL  
 EXISTING DECK  
 LOUVERED DOORS  
 (NO AIR AND WATER INFILTRATION  
 REQUIREMENTS APPLICABLE  
 - PARTIALLY ENCLOSED STRUCTURE)  
 DESIGN PRESSURES SHOWN BELOW  
 BUT NOT APPLICABLE FOR THIS DOOR

|    |        |        |
|----|--------|--------|
| D1 | 4.00FT | +64.27 |
|    | 6.67FT | -78.42 |



CONSTRUCTION NOTE:  
 TREE TRUNK, CANOPY AND ROOT SYSTEM TO BE PROTECTED DURING ALL STAGES OF CONSTRUCTION

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

THIS DRAWING IS NOT VALID WITHOUT THE SIGNATURE AND ORIGINAL SEAL

**DRAFT**

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

|      |              |     |       |
|------|--------------|-----|-------|
| REV: | DESCRIPTION: | BY: | DATE: |
|      | FINAL        |     |       |

**ARTIBUS DESIGN**  
 ENGINEERING AND PLANNING

ARTIBUS DESIGN  
 3706 N. ROOSEVELT BLVD  
 SUITE 1-208  
 KEY WEST, FL 33040  
 (305) 304-3512  
 WWW.ARTIBUSDESIGN.COM  
 CA # 30835

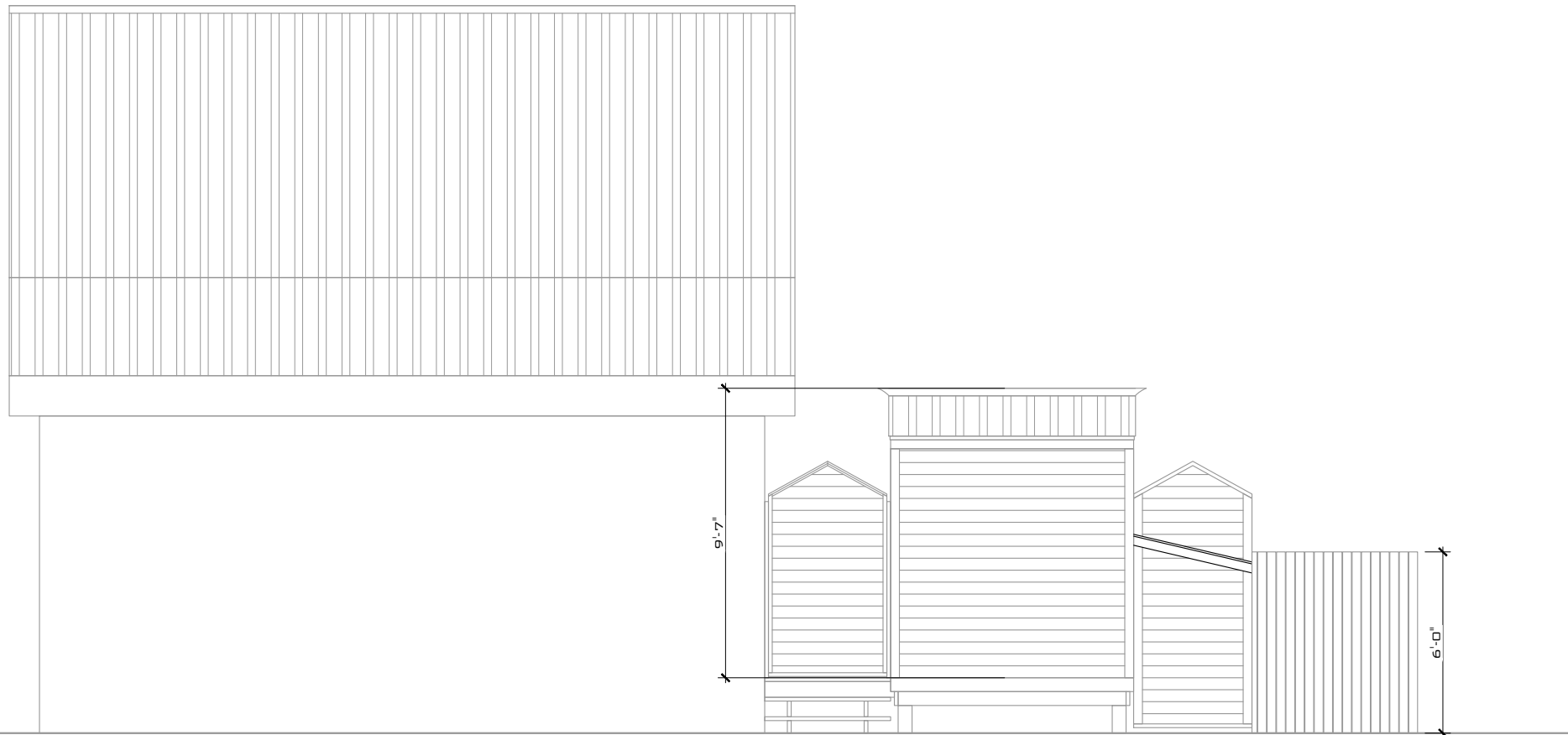
CLIENT: FLOWERS G. C.  
 1025 VARELA ST.  
 KEY WEST, FL 33040  
 T:(305)923.3723

PROJECT: SHED RELOCATION

SITE: 1114 PACKER ST.  
 KEY WEST, FL 33040

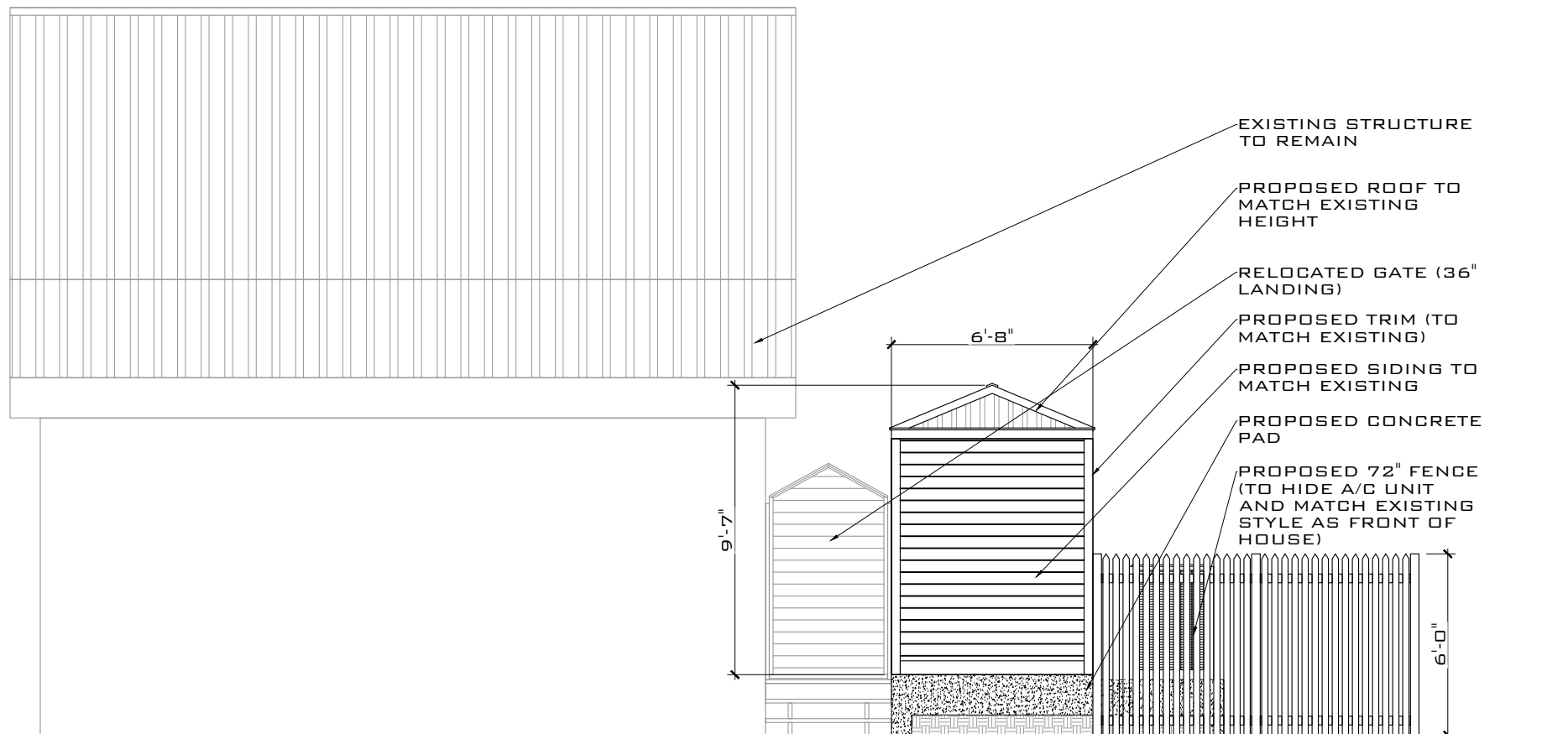
TITLE: PLANS

|                 |             |           |          |
|-----------------|-------------|-----------|----------|
| SCALE AT 11x17: | DATE:       | DRAWN:    | CHECKED: |
| AS SHOWN        | 09/30/15    | BDB       | SAM      |
| PROJECT NO:     | DRAWING NO: | REVISION: |          |
| 1509-11         | S-100       | 1         |          |



**EXISTING FRONT ELEVATION**

SCALE: 3/16" = 1'-0"



**PROPOSED FRONT ELEVATION**

SCALE: 3/16" = 1'-0"

EXISTING STRUCTURE TO REMAIN

PROPOSED ROOF TO MATCH EXISTING HEIGHT

RELOCATED GATE (36" LANDING)

PROPOSED TRIM (TO MATCH EXISTING)

PROPOSED SIDING TO MATCH EXISTING

PROPOSED CONCRETE PAD

PROPOSED 72" FENCE (TO HIDE A/C UNIT AND MATCH EXISTING STYLE AS FRONT OF HOUSE)

THIS DRAWING IS NOT VALID WITHOUT THE SIGNATURE AND ORIGINAL SEAL

DRAFT

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

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

SERGE MASHTAKOV  
PROFESSIONAL ENGINEER  
STATE OF FLORIDA  
LICENSE NO 71480

|                   |     |       |
|-------------------|-----|-------|
| REV: DESCRIPTION: | BY: | DATE: |
| STATUS: FINAL     |     |       |



**ARTIBUS DESIGN**  
3706 N. ROOSEVELT BLVD  
SUITE I-208  
KEY WEST, FL 33040  
(305) 304-3512  
WWW.ARTIBUSDESIGN.COM  
CA # 30835

CLIENT: FLOWERS G. C.  
1025 VARELA ST.  
KEY WEST, FL 33040  
T:(305)923.3723

PROJECT: SHED RELOCATION

SITE: 1114 PACKER ST.  
KEY WEST, FL 33040

TITLE: ELEVATIONS

|                 |             |           |          |
|-----------------|-------------|-----------|----------|
| SCALE AT 11x17: | DATE:       | DRAWN:    | CHECKED: |
| AS SHOWN        | 09/30/15    | BDB       | SAM      |
| PROJECT NO:     | DRAWING NO: | REVISION: |          |
| 1509-11         | S-101       | 1         |          |

# NOTICING

# Public Meeting Notice

The Historic Architectural Review Commission will hold a public hearing at 5:30 p.m., October 27, 2015 at Old City Hall, 510 Greene Street, Key West, Florida. The purpose of the hearing will be to consider a request for:

## **NEW WOOD FRAME SHED. DEMOLITION OF EXISTING SHEDS.**

### **FOR- #1114 PACKER STREET**

**Applicant – Flowers General Contractors/Artibus Design**

**Application #H15-01-1544**

**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 305-809-3975 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 305-809-3731 at least five business days in advance for sign language interpreters, assistive listening devices, or materials in accessible format.

wers  
eners

305-731-4298

High End  
Contracting & Renovations  
Design

# Public Meeting Notice

NEW WOOD FRAME SHED,  
DEMOLITION OF EXISTING SHEDS,  
108 SHELLEY CREEK STREET



1  
1  
1  
4



# HARC POSTING AFFIDAVIT

STATE OF FLORIDA:  
COUNTY OF MONROE:

BEFORE ME, the undersigned authority, personally appeared Andrew Flowers, 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:  
1114 Parked St. Key West FL 33040 on the 21 day of October, 2015.

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 October 27, 2015.

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 H15-01-1544

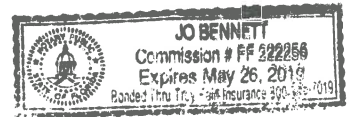
2. A photograph of that legal notice posted in the property is attached hereto.

Signed Name of Affiant: [Signature]  
Date: 10/21/15  
Address: 1025 Vanda St  
City: Key West  
State, Zip: FL 33040

The forgoing instrument was acknowledged before me on this 21<sup>st</sup> day of October, 2015.

By (Print name of Affiant) Andrew Flowers who is personally known to me or has produced [Signature] as identification and who did take an oath.

NOTARY PUBLIC  
Sign Name: [Signature]  
Print Name: Jo Bennett  
Notary Public - State of Florida (seal)  
My Commission Expires: May 26, 2017



# 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.**

Alternate Key: 1032239 Parcel ID: 00031440-000000

### Ownership Details

**Mailing Address:**

DOWNS JEREMY M  
440 N WABASH AVE APT 610  
CHICAGO, IL 60611-3550

### Property Details

**PC Code:** 01 - SINGLE FAMILY

**Millage Group:** 10KW

**Affordable Housing:** No

**Section-Township-Range:** 05-68-25

**Property Location:** 1114 PACKER ST KEY WEST

**Legal Description:** KW G G WATSON SUB I-209 PT LOTS 4 AND 5 TR 13 G12-368 OR747-164D/C OR752-588 OR846-1992/93  
OR936-236/37R/S OR982-725/26 OR1009-1712 OR1012-2485C OR1450-432/33 OR1639-1217 OR1639-1218/19  
OR1650-1354 OR1650-1683 OR1711-239 OR2754-490/91

**Click Map Image to open interactive viewer**



### Exemptions

| Exemption            | Amount    |
|----------------------|-----------|
| 44 - ADDL HOMESTEAD  | 25,000.00 |
| 39 - 25000 HOMESTEAD | 25,000.00 |

### Land Details

| Land Use Code           | Frontage | Depth | Land Area   |
|-------------------------|----------|-------|-------------|
| 01SD - RES SUPERIOR DRY | 0        | 100   | 4,774.00 SF |

## Building Summary

**Number of Buildings:** 2  
**Number of Commercial Buildings:** 0  
**Total Living Area:** 1869  
**Year Built:** 1938

## Building 1 Details

|                         |                       |                              |
|-------------------------|-----------------------|------------------------------|
| <b>Building Type</b> R1 | <b>Condition</b> G    | <b>Quality Grade</b> 500     |
| <b>Effective Age</b> 12 | <b>Perimeter</b> 136  | <b>Depreciation %</b> 12     |
| <b>Year Built</b> 1938  | <b>Special Arch</b> 0 | <b>Grnd Floor Area</b> 1,056 |
| <b>Functional Obs</b> 0 | <b>Economic Obs</b> 0 |                              |

**Inclusions:** R1 includes 1 3-fixture bath and 1 kitchen.

|                              |                         |                                |
|------------------------------|-------------------------|--------------------------------|
| <b>Roof Type</b> GABLE/HIP   | <b>Roof Cover</b> METAL | <b>Foundation</b> WD CONC PADS |
| <b>Heat 1</b> FCD/AIR DUCTED | <b>Heat 2</b> NONE      | <b>Bedrooms</b> 2              |
| <b>Heat Src 1</b> ELECTRIC   | <b>Heat Src 2</b> NONE  |                                |

**Extra Features:**

|                     |                           |
|---------------------|---------------------------|
| <b>2 Fix Bath</b> 1 | <b>Vacuum</b> 0           |
| <b>3 Fix Bath</b> 1 | <b>Garbage Disposal</b> 0 |
| <b>4 Fix Bath</b> 0 | <b>Compactor</b> 0        |
| <b>5 Fix Bath</b> 0 | <b>Security</b> 0         |
| <b>6 Fix Bath</b> 0 | <b>Intercom</b> 0         |
| <b>7 Fix Bath</b> 0 | <b>Fireplaces</b> 0       |
| <b>Extra Fix</b> 0  | <b>Dishwasher</b> 0       |



**Sections:**

| Nbr | Type | Ext Wall              | # Stories | Year Built | Attic A/C | Basement % | Finished Basement % | Area  |
|-----|------|-----------------------|-----------|------------|-----------|------------|---------------------|-------|
| 1   | FLA  | 12:ABOVE AVERAGE WOOD | 1         | 1990       | N Y       | 0.00       | 0.00                | 1,056 |

|   |            |                       |   |      |   |   |      |      |     |
|---|------------|-----------------------|---|------|---|---|------|------|-----|
| 2 | <u>OPF</u> |                       | 1 | 1990 | N | N | 0.00 | 0.00 | 144 |
| 5 | <u>OPU</u> |                       | 1 | 1990 | N | Y | 0.00 | 0.00 | 112 |
| 6 | <u>DUF</u> | 1:WD FRAME            | 1 | 1987 | N | N | 0.00 | 0.00 | 27  |
| 7 | <u>FHS</u> | 12:ABOVE AVERAGE WOOD | 1 | 1988 | N | Y | 0.00 | 0.00 | 624 |
| 8 | <u>OPX</u> |                       | 1 | 1990 |   |   |      |      | 380 |

## Building 2 Details

**Building Type** R1  
**Effective Age** 12  
**Year Built** 1988  
**Functional Obs** 0

**Condition** G  
**Perimeter** 172  
**Special Arch** 0  
**Economic Obs** 0

**Quality Grade** 450  
**Depreciation %** 12  
**Grnd Floor Area** 813

**Inclusions:** R1 includes 1 3-fixture bath and 1 kitchen.

**Roof Type** GABLE/HIP  
**Heat 1** FCD/AIR DUCTED  
**Heat Src 1** ELECTRIC

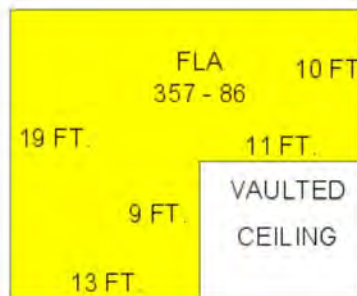
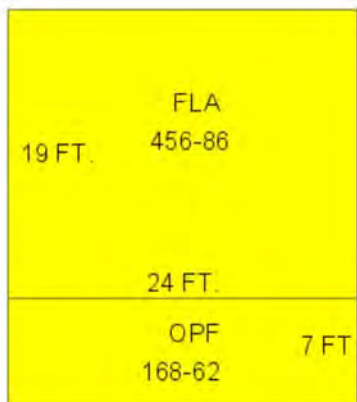
**Roof Cover** METAL  
**Heat 2** NONE  
**Heat Src 2** NONE

**Foundation** CONC BLOCK  
**Bedrooms** 2

**Extra Features:**

**2 Fix Bath** 0  
**3 Fix Bath** 1  
**4 Fix Bath** 0  
**5 Fix Bath** 0  
**6 Fix Bath** 0  
**7 Fix Bath** 0  
**Extra Fix** 0

**Vacuum** 0  
**Garbage Disposal** 0  
**Compactor** 0  
**Security** 0  
**Intercom** 0  
**Fireplaces** 0  
**Dishwasher** 0



**Sections:**

| Nbr | Type       | Ext Wall              | # Stories | Year Built | Attic A/C | Basement % | Finished Basement % | Area |
|-----|------------|-----------------------|-----------|------------|-----------|------------|---------------------|------|
| 0   | <u>FLA</u> | 12:ABOVE AVERAGE WOOD | 1         | 1988       | Y         |            |                     | 357  |
| 1   | <u>FLA</u> | 12:ABOVE AVERAGE WOOD | 1         | 1988       | N Y       | 0.00       | 0.00                | 456  |
| 2   | <u>OPF</u> |                       | 1         | 1988       | N N       | 0.00       | 0.00                | 168  |

## Misc Improvement Details

| Nbr | Type              | # Units | Length | Width | Year Built | Roll Year | Grade | Life |
|-----|-------------------|---------|--------|-------|------------|-----------|-------|------|
| 0   | PT2:BRICK PATIO   | 342 SF  | 19     | 18    | 2002       | 2003      | 2     | 50   |
| 0   | FN2:FENCES        | 92 SF   | 23     | 4     | 2002       | 2003      | 2     | 30   |
| 1   | PO4:RES POOL      | 286 SF  | 26     | 11    | 1987       | 1988      | 4     | 50   |
| 3   | FN2:FENCES        | 430 SF  | 0      | 0     | 1987       | 1988      | 2     | 30   |
| 4   | WF2:WATER FEATURE | 1 UT    | 0      | 0     | 2009       | 2010      | 1     | 20   |
| 5   | AC2:WALL AIR COND | 1 UT    | 0      | 0     | 1986       | 1987      | 2     | 20   |
| 6   | PT5:TILE PATIO    | 40 SF   | 4      | 10    | 2000       | 2001      | 5     | 50   |
| 7   | PT2:BRICK PATIO   | 980 SF  | 0      | 0     | 2002       | 2003      | 2     | 50   |
| 8   | WD2:WOOD DECK     | 525 SF  | 0      | 0     | 1990       | 1991      | 2     | 40   |
| 9   | UB2:UTILITY BLDG  | 32 SF   | 8      | 4     | 2009       | 2010      | 2     | 50   |

## Appraiser Notes

2015-03-03 MLS \$1,575,000 5/4.5 THIS IS A VERY SPECIAL PROPERTY IN THE HISTORIC DISTRICT AND THE X FLOOD ZONE. THE MAIN HOUSE HAS 2 BEDROOMS AND 2.5 BATHS WITH TRAVERTINE FLOORS ON THE FIRST FLOOR AND WOOD FLOORS IN THE MASTER UPSTAIRS. AN OPEN GOURMET KITCHEN, DINING, AND LIVING AREA FEATURES VAULTED CEILINGS IN THE LIVING ROOM WITH FRENCH DOORS THAT LEAD TO THE SWIMMING POOL (11' X 26) ON ONE SIDE AND A COVERED PORCH WITH A WONDERFUL OUTDOOR KITCHEN AND SITTING AREA ON THE OTHER. THIS HOME ALSO HAS A 2 BEDROOM AND 2 BATH GUEST COTTAGE, LOVELY GARDEN AREA AND OFF STREET PARKING, WHAT MORE COULD YOU WANT?

## Building Permits

| Bldg | Number   | Date Issued | Date Completed | Amount | Description | Notes  |
|------|----------|-------------|----------------|--------|-------------|--|
|      | 15-1362  | 04/15/2015  | 04/27/2015     | 400    | Residential | COMPLETE WIRING OF A/C MINI SPLIT 1-ZONE UNIT. |
|      | A95-0619 | 02/01/1995  | 08/01/1995     | 4,000  | Residential | 9 SQS V-CRIMP ROOF                             |
|      | 00-0357  | 02/16/2000  | 11/22/2000     | 1,500  | Residential | ELECTRIC                                       |
|      | 00-1738  | 06/30/2000  | 11/22/2000     | 4,050  | Residential | RESURFACE POOL                                 |
|      | 00-2038  | 07/21/2000  | 11/22/2000     | 50,000 | Residential | RENOVATIONS                                    |
|      | 01-0170  | 01/16/2001  | 10/30/2002     | 2,000  | Residential | INTERIOR DEMO CHECK TERMI                      |
|      | 01-3044  | 09/06/2001  | 10/30/2002     | 3,500  | Residential | PAVERS   |
|      | 01-2954  | 10/09/2001  | 10/30/2002     | 4,500  | Residential | BRICK FOR EASEMENT                             |
|      | 01-3629  | 11/14/2001  | 10/30/2002     | 1,000  | Residential | TILE WORK                                      |
|      | 01-3628  | 11/14/2001  | 10/30/2002     | 15,000 | Residential | INTERIOR PAINT                                 |
|      | 07-2500  | 05/22/2007  | 07/25/2007     | 42,500 | Residential | REMODEL MASTER BATH & BEDROOM                  |

## 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 |
|-----------|------------------|------------------------------|------------------|---------------------------|----------------------|---------------------|----------------------|
| 2015      | 296,496          | 26,504                       | 457,955          | 780,955                   | 553,524              | 25,000              | 596,884              |
| 2014      | 282,731          | 25,142                       | 276,526          | 584,399                   | 528,885              | 25,000              | 515,806              |
| 2013      | 285,804          | 22,681                       | 195,695          | 504,180                   | 504,180              | 25,000              | 479,180              |
| 2012      | 288,877          | 23,545                       | 195,695          | 508,117                   | 503,592              | 25,000              | 478,593              |
| 2011      | 288,877          | 24,341                       | 195,386          | 508,604                   | 495,039              | 25,000              | 470,040              |
| 2010      | 291,950          | 25,204                       | 161,661          | 478,815                   | 478,815              | 25,000              | 453,815              |
| 2009      | 324,201          | 26,000                       | 302,051          | 652,252                   | 652,251              | 25,000              | 627,252              |
| 2008      | 297,799          | 26,864                       | 408,000          | 732,663                   | 732,663              | 25,000              | 707,663              |
| 2007      | 355,218          | 19,530                       | 552,000          | 926,748                   | 926,748              | 25,000              | 901,748              |
| 2006      | 534,483          | 20,059                       | 384,000          | 938,542                   | 938,542              | 0                   | 938,542              |
| 2005      | 467,672          | 20,632                       | 288,000          | 776,304                   | 776,304              | 0                   | 776,304              |
| 2004      | 310,667          | 21,221                       | 288,000          | 619,888                   | 619,888              | 0                   | 619,888              |
| 2003      | 559,199          | 21,796                       | 110,400          | 691,395                   | 691,395              | 0                   | 691,395              |
| 2002      | 378,653          | 14,873                       | 110,400          | 503,926                   | 503,926              | 0                   | 503,926              |
| 2001      | 241,122          | 15,315                       | 110,400          | 366,838                   | 366,838              | 0                   | 366,838              |
| 2000      | 247,323          | 23,504                       | 81,600           | 352,426                   | 352,426              | 0                   | 352,426              |
| 1999      | 237,547          | 23,245                       | 81,600           | 342,392                   | 342,392              | 0                   | 342,392              |
| 1998      | 195,512          | 19,714                       | 81,600           | 296,826                   | 296,826              | 25,000              | 271,826              |
| 1997      | 219,584          | 17,501                       | 72,000           | 309,085                   | 309,085              | 0                   | 309,085              |
| 1996      | 156,754          | 12,999                       | 72,000           | 241,753                   | 241,753              | 0                   | 241,753              |
| 1995      | 148,313          | 12,665                       | 72,000           | 232,979                   | 232,979              | 0                   | 232,979              |
| 1994      | 132,638          | 11,631                       | 72,000           | 216,269                   | 216,269              | 0                   | 216,269              |
| 1993      | 132,638          | 11,954                       | 72,000           | 216,592                   | 216,592              | 0                   | 216,592              |
| 1992      | 132,638          | 12,264                       | 72,000           | 216,902                   | 216,902              | 0                   | 216,902              |
| 1991      | 132,638          | 12,584                       | 72,000           | 217,222                   | 217,222              | 0                   | 217,222              |
| 1990      | 131,660          | 14,578                       | 49,200           | 195,438                   | 195,438              | 0                   | 195,438              |
| 1989      | 119,691          | 13,600                       | 48,000           | 181,291                   | 181,291              | 0                   | 181,291              |
| 1988      | 27,183           | 100                          | 38,400           | 65,683                    | 65,683               | 0                   | 65,683               |
| 1987      | 22,889           | 100                          | 25,920           | 48,909                    | 48,909               | 25,000              | 23,909               |
| 1986      | 23,016           | 100                          | 25,920           | 49,036                    | 49,036               | 25,000              | 24,036               |
| 1985      | 22,258           | 100                          | 17,280           | 39,638                    | 39,638               | 25,000              | 14,638               |
| 1984      | 20,655           | 100                          | 17,640           | 38,395                    | 38,395               | 25,000              | 13,395               |
| 1983      | 20,655           | 100                          | 17,640           | 38,395                    | 38,395               | 25,000              | 13,395               |
| 1982      | 21,117           | 100                          | 15,288           | 36,505                    | 36,505               | 0                   | 36,505               |

## 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 |
|-----------|----------------------------|-----------|------------|---------------|
| 7/30/2015 | 2754 / 490                 | 1,410,000 | <u>WD</u>  | <u>02</u>     |
| 7/16/2001 | 1711 / 0239                | 769,000   | <u>WD</u>  | <u>Q</u>      |
| 6/15/2000 | 1639 / 1217                | 390,000   | <u>WD</u>  | <u>Q</u>      |
| 4/1/1997  | 1450 / 0432                | 325,000   | <u>WD</u>  | <u>Q</u>      |
| 4/1/1987  | 1009 / 1712                | 90,000    | <u>WD</u>  | <u>Q</u>      |
| 1/1/1982  | 846 / 1992                 | 40,000    | <u>WD</u>  | <u>Q</u>      |

This page has been visited 394,161 times.

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