

Staff Report

5 Major Development Plan-Demolition of existing building - #223
Elizabeth Street- Pritam Singh (12-01-685)

This staff report is for the review of a second reading for a Certificate of Appropriateness for a demolition request of a non historic building. The building in question was built six years ago and was part of a development plan that was never finished. On May 9, 2012 the Commission approved submitted plans for a new hotel complex and also approved the first reading for demolition of the non historic building that faces Lazy Way.

It is staff's opinion that the Commission can consider the request for demolition as it is consistent with the criteria for demolitions in the historic district, as stated in Sec. 102-218 of the Land Development Regulations. The building in question is not historic nor can be deemed contributing in a near future.

Application



CITY OF KEY WEST
BUILDING DEPARTMENT
CERTIFICATE OF APPROPRIATENESS

APPLICATION # H-12-01-685

OWNER'S NAME: HARBORSIDE, LLC DATE: 4/20/12

OWNER'S ADDRESS: PO Box 2039 PHONE #: 305 296 8601

APPLICANT'S NAME: PRITAM SINGH PHONE #: 305 481 6301

APPLICANT'S ADDRESS: PO Box 2039, Key West, FL 33045

ADDRESS OF CONSTRUCTION: 223 ENZABETH ST. # OF UNITS 96

THERE WILL BE A FINAL INSPECTION REQUIRED UNDER THIS PERMIT

DETAILED DESCRIPTION OF WORK:
CONSTRUCTION OF HOTEL 3
DEMOLITION OF EXISTING STRUCTURE.

Chapter 837.06 F.S.-False Official Statements - Whoever knowingly makes a false statement in writing 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 as provided for in s. 775.082 or 775.083

This application for Certificate of Appropriateness must precede applications for building permits, right of way permits, variances, and development review approvals. Applications must meet or exceed the requirements outlined by the Secretary of the Interior's Standards for Rehabilitation and Key West's Historic Architectural Guidelines.

Once completed, the application shall be reviewed by staff for completeness and either approved or scheduled for presentation to the Historic Architectural Review Commission at the next available meeting. The applicant must be present at this meeting. The filing of this application does not ensure approval as submitted.

Applications that do not possess the required Submittals will be considered incomplete and will not be reviewed for approval.

Date: 4-20-12

Applicant's Signature: [Signature]



Required Submittals

<input type="checkbox"/>	TWO SETS OF SCALED DRAWINGS OF FLOOR PLAN, SITE PLAN AND EXTERIOR ELEVATIONS (for new buildings and additions)
<input type="checkbox"/>	TREE REMOVAL PERMIT (if applicable)
<input type="checkbox"/>	PHOTOGRAPHS OF EXISTING BUILDING (repairs, rehabs, or expansions)
<input type="checkbox"/>	PHOTOGRAPHS OF ADJACENT BUILDINGS (new buildings and additions)
<input type="checkbox"/>	ILLUSTRATIONS OF MANUFACTURED PRODUCTS TO BE USED SUCH AS SHUTTERS, DOORS, WINDOWS, PAINT COLOR CHIPS, AND AWNING FABRIC SAMPLES

Staff Use Only

Date: _____

Staff Approval: _____

Fee Due: \$ _____

HISTORIC ARCHITECTURAL REVIEW COMMISSION USE ONLY

Approved

Denied

Deferred

✓ Design approved _____
✓ ~~Design~~ reading demolition first reading (in) _____

Reason for Deferral or Denial:

155 reading demolition approved, design approved & sketch
5/9/12

HARC Comments:

Vacant lot / existing building non historic
Guidelines for new construction (pages 36-38a)
Ordinana for demolition.

Limit of Work Approved, Conditions of Approval and/or Suggested
Changes:

Date: 5/9/12

Signature: [Handwritten Signature]

Historic Architectural
Review Commission



City Of Key West
Planning Department
3140 Flagler Avenue
Key West, Florida 33040

May 16, 2012

Mr. Pritam Singh
Harborside LLC
PO Box 2039
Key West, Florida 33045

**RE: MAJOR DEVELOPMENT PLAN-CONSTRUCTION OF NEW
HOTEL INCLUDING COLOR SCHEME. DEMOLITION OF
EXISTING BUILDING
FOR: #223 ELIZABETH STREET - HARC APPLICATION # H12-01-682
KEY WEST HISTORIC DISTRICT**

Dear Mr. Singh:

This letter is to notify you that the Key West Historic Architectural Review Commission **approved** the first reading for demolition and the proposed hotel design for the above mentioned project on the public hearing held on Wednesday May 9, 2012. The Commissioners motioned to approve the project based on the submitted documents and your presentation.

Because this project includes a demolition request, a second reading will take place on Tuesday May 22, 5:30 pm at Old City Hall, 510 Greene Street. Should you have any questions, please do not hesitate to contact me at your convenience.

On behalf of the Historic Architectural Review Commission of our City, thank you for your interest in the preservation of Key West's historic heritage.

Sincerely:

A handwritten signature in black ink, appearing to read "Enid", with a long, sweeping horizontal line extending to the right.

Enid Torregrosa, MSHP
Historic Preservation Planner
City of Key West
3140 Flagler Avenue
Key West, Florida 33040

305.809.3973

etorregr@keywestcity.com

Sanborn Maps

5

Feb. 1926
KEY WEST
FLA.

3

GREENE

INNER HARBOUR

DEY

ELIZABETH

32

CAROLINE

4

SIMOMTON

WILLIAM

EATON

Scale of Feet



6

Feb. 1926
KEY WEST
FLA.

Inner Harbor

CAROLINE

MARGARET

JAMES


GRINNELL

7

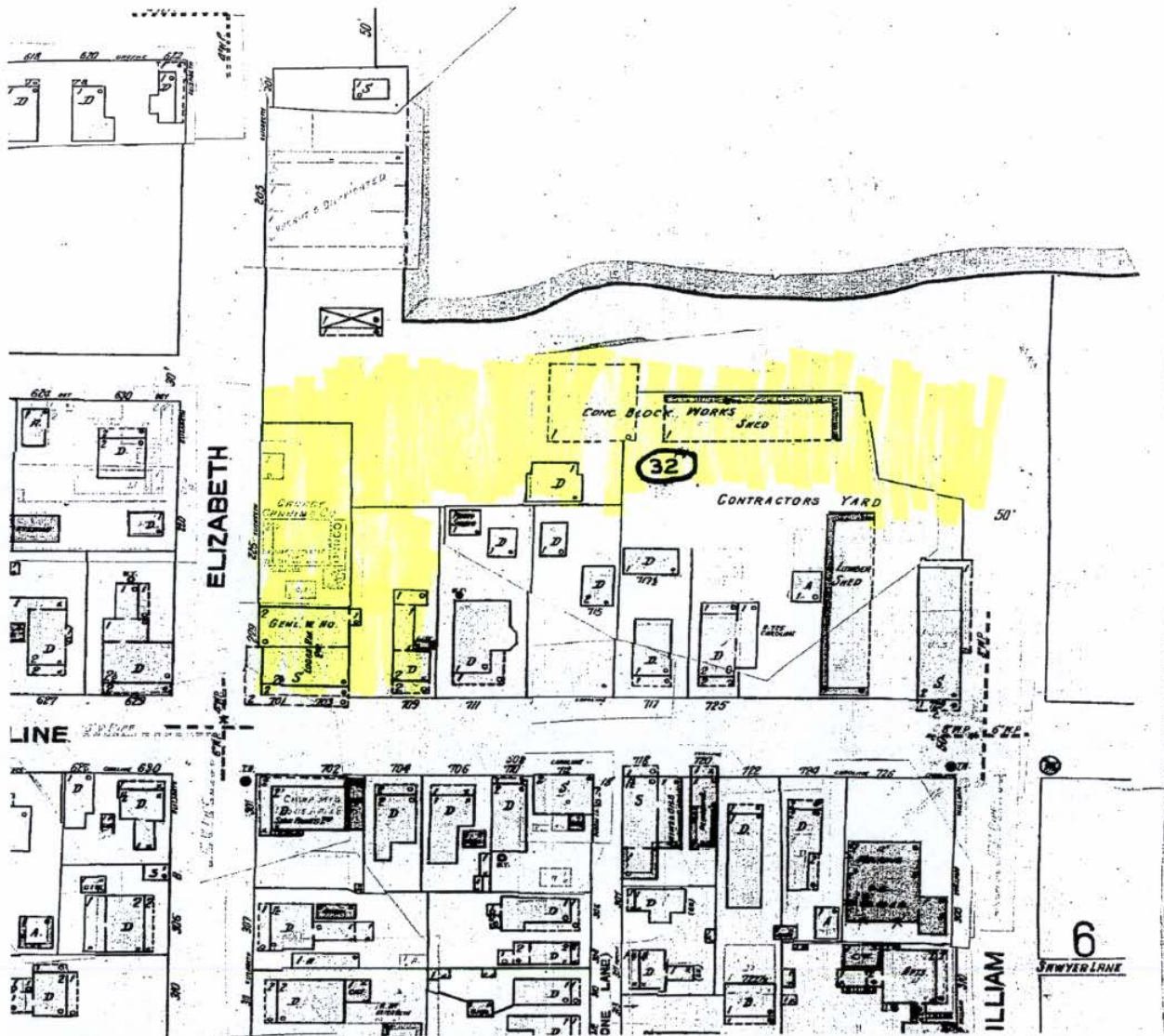
EATON

Scale of Feet

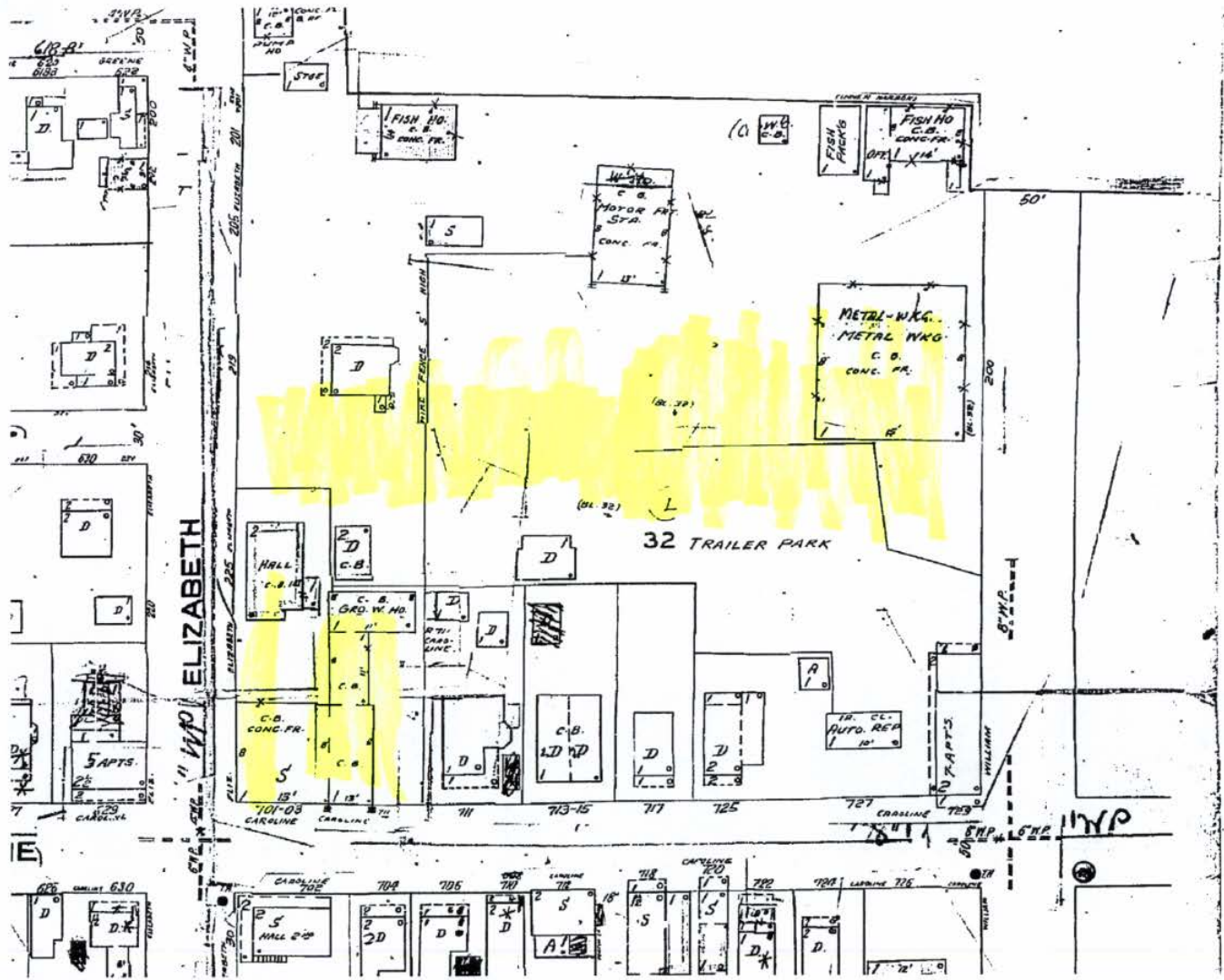


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 The Sanborn Library, LLC NPS
 1100 Research Triangle Park, NC 27709



#223 Elizabeth Street Sanborn map 1948



#223 Elizabeth Street Sanborn map 1962

Project Photos



Photo taken by Property Appraiser's office c1965; 701 Caroline St.; Carlos Food Center; Corner of Caroline and Elizabeth. Monroe County Library



Photo taken by Property Appraiser's office c1965; 701 rear. Caroline St.; Corner of Caroline and Elizabeth Streets. Monroe County Library



Photo taken by Property Appraiser's office c1965; 711 Caroline St. (not 715); built c1906; Monroe County Library- Contributing resource.



Photo taken by Property Appraiser's office c1965; 715 Caroline St.; Monroe County Library



Photo Taken by Property Appraiser's office 1978; 717 Caroline St.; built 1935.
Contributing resource. Monroe County Library



Photo taken by Property Appraiser's office c1965; 725 Caroline St.; razed about 1970;
Monroe County Library



Photo taken by Property Appraiser's office c1970; 725 Caroline St.; Standard Marine Supply; Monroe County Library



Photo Taken by Property Appraiser's office c1965; 223 Elizabeth St.; Jabour Trailer Park; Monroe County Library



Photo Taken by Property Appraiser's office c1965; 223 Elizabeth St.; Jabour Trailer Park; Monroe County Library



Photo Taken by Property Appraiser's office c1965; 204 William St.; Gitten Industrial;
Monroe County Library



⊕ AERIAL PHOTO OF THE SITE (2010)





LAZY WAY LOOKING EAST

APRIL 2012



KEY WEST PLANNING DEPT
MONROE COUNTY
APR 23 2012

LAZY WAY LOOKING SOUTHEAST

APRIL 2012



KEY WEST PLANNING
DEPT.
APR 23 2012

LAZY WAY LOOKING WEST

APRIL 2012



VIEW FROM INTERSECTION WILLIAM & LAZY WAY APRIL 2012

KEY WEST PLANNING DEPT
APR 23 2012
MONROE COUNTY



WEST PLANNING DEPT.
APR 23 2012
MONROE COUNTY

VIEW FROM SITE LOOKING EAST TO APT & COFFEE HOUSE APRIL 2012



VIEW FROM SITE LOOKING EAST TO WILLIAM STREET APRIL 2012





PLANNING DEPT.
APR 23 2012
COUNTY

VIEW FROM SITE LOOKING NORTH TO LAZY WAY APRIL 2012



VIEW FROM SITE LOOKING SOUTH TO APARTMENT

APRIL 2012



VIEW FROM SITE LOOKING SOUTH TO WEST MARINE APRIL 2012





VIEW FROM SITE LOOKING WEST TO GUEST HOUSE APRIL 2012



⊕ VIEW LOOKING AT ELIZABETH STREET FROM PROPERTY





⊕ VIEW LOOKING AT PROPERTY FROM CAROLINE STREET





⊕ VIEW LOOKING AT PROPERTY FROM ELIZABETH STREET





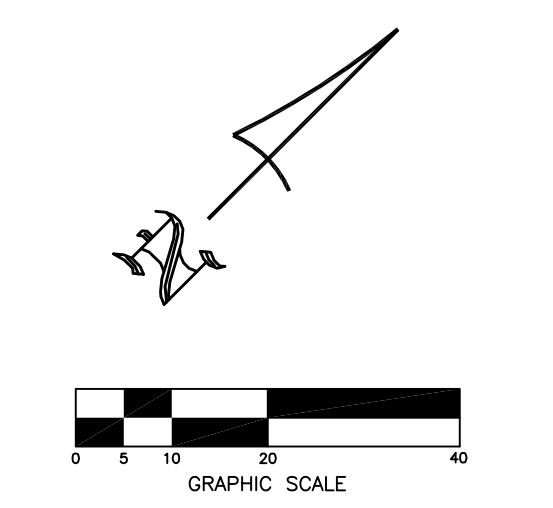
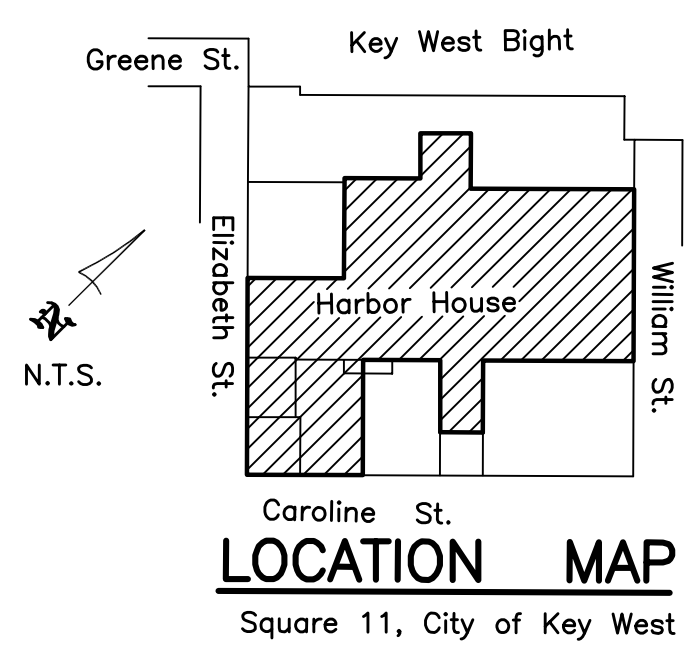
⊕ VIEW LOOKING AT PROPERTY FROM THE INTERSECTION OF ELIZABETH STREET & CAROLINE STREET





⊕ VIEW LOOKING AT CAROLINE STREET FROM PROPERTY

Survey

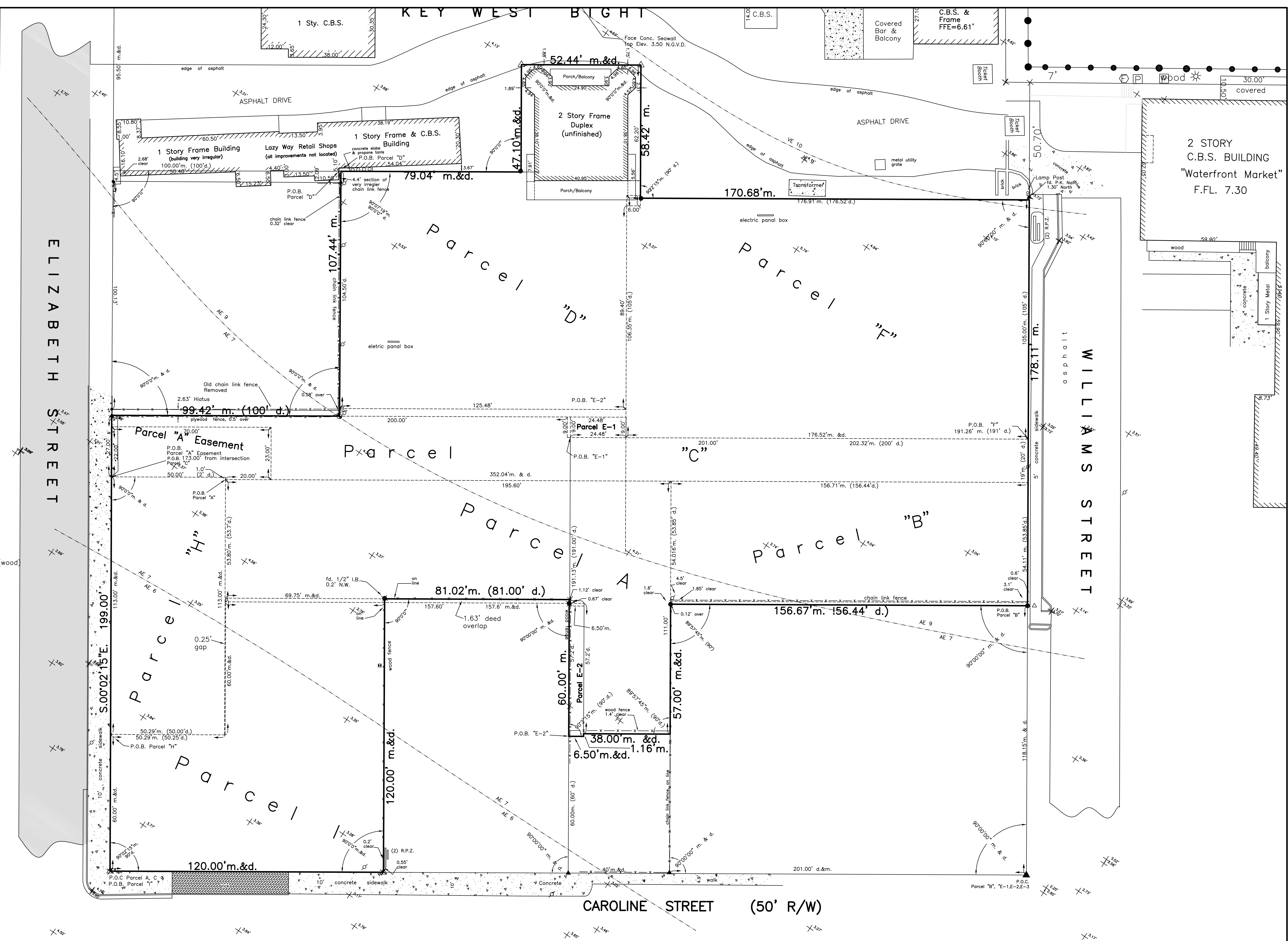


SURVEYOR'S NOTES:
 North arrow based on assumed median
 Reference Bearing: R/W Caroline Street
 3.4 denotes existing elevation
 Elevations based on N.G.V.D. 1929 Datum
 Bench Mark No.: Basic Elevation: 14.324

Monumentation:
 ● = set 1/2" Iron Pipe, P.L.S. No. 2749
 ○ = Found 1/2" Iron Bar
 ▲ = Set P.K. Nail, P.L.S. No. 2749

Abbreviations:
 Sty. = Story
 R/W = Right-of-Way
 fd. = Found
 p. = Plat
 m. = Measured
 d. = Deed
 N.T.S. = Not to Scale
 C. = Centerline
 Elev. = Elevation
 B.M. = Bench Mark
 P.O.C. = Point of Commence
 P.O.B. = Point of Beginning
 P.B. = Plat Book
 pg. = page
 C.U.P. = Concrete Utility Pole
 W.U.P. = Wood utility Pole
 W.G.U.P. = Wood Utility Pole with Guy wire
 w.m. = Water Meter
 Bal. = Balcony
 Pl. = Planter
 Hydt. = Fire Hydrant
 F.W. = Fire Well
 A/C = Air Conditioner
 C.L.F. = Chain Link Fence
 o/h = Overhead
 u/g = Underground
 F.F.L. = Finish Floor Elevation
 Irr. = Irregular
 conc. = concrete
 I.P. = Iron Pipe
 I.B. = Iron Bar
 cov.d. = Covered
 C.B. = Concrete Block
 wd. = Wood
 C.F. = Construction fence (wood)

Field Work performed on: 5/2/11



REVISIONS:		
No.	Date	Remarks

Sheet Description:
BOUNDARY SURVEY

Project: **Key West Seaport Hotel
 223 Elizabeth Street
 Key West, FL 33040**

ISLAND SURVEYING INC.
 ENGINEERS PLANNERS SURVEYORS
 3152 Northside Drive
 Suite 201
 Key West, FL 33040
 (305) 293-0466
 Fax: (305) 293-0237
 fmside1@islandsouth.net
 L.B. No. 7700

Date: 5/12/11
 Designed: FHH
 Drawn: FHH
 Checked: FHH
 Job. No. 11-193
 Sheet No. 1 of 2

LEGAL DESCRIPTION:

PARCEL A

On the Island of Key West, Monroe County, State of Florida, being known as Part of Square Eleven (11), more particularly described as follows:

Commencing at the Southerly corner of Square Eleven (11) where Caroline and Elizabeth Streets intersect and proceed along the Northeastly side of Elizabeth Street in a Northwesterly direction a distance of One Hundred Seventy Three (173) feet to a point proceed thence at right angles in a Northeastly direction Fifty (50) feet; thence at right angles in a Southeastly direction One (1) foot to the POINT OF BEGINNING; from the Point of Beginning, proceed at right angles in a Northeastly direction One Hundred Ninety five and Six tenths (195.6) feet; thence at right angles in a Southeastly direction One Hundred Eleven (111) feet; thence at right angles in a Southwestly direction Thirty eight (38) feet; thence at right angles in a Northwesterly direction Fifty seven and two tenths (57.2) feet; thence at right angles in a Southwestly direction One hundred fifty seven and six tenths (157.6) feet; thence at right angles in a Northwesterly direction fifty three and seven tenths (53.7) feet to the POINT OF BEGINNING. This parcel is together with an easement of ingress and egress over the following described property:

Commencing at the Southerly corner of Square eleven (11), at the intersection of Caroline Street and Elizabeth Street according to Whitehead's Map of Key West, Monroe County, Florida; thence in a Northwesterly direction along the Northeastly right of way line of Elisabeth Street, One hundred seventy three (173) feet to the POINT OF BEGINNING.; run thence at right angles in a Northeastly direction, fifty (50) feet; thence at right angles n a Southeastly direction, one (1) foot; thence at right angles in a Northeastly direction, twenty (20) feet; thence at right angles in a Northwesterly direction, twenty-three (23) feet; thence at right angles in a Southwestly direction, seventy (70) feet; thence at right angles along Elizabeth Street, twenty-two feet to the POINT OF BEGINNING.

PARCEL B:

On the Island of Key West and known as William A. Whitehead's Map delineated in February, A.D. 1829, as a parcel of land in Square Eleven (11) more particularly described as follows: Commencing at the Northwesterly corner of the intersection of Caroline and William Streets move Northwesterly a distance of 118.15 feet to the POINT OR PLACE OF BEGINNING. Thence at right angles in a Southwestly direction a distance of 156.44 feet; thence at right angles in a Northwesterly direction a distance of 53.85 feet; thence at right angles in a Northeastly direction a distance of 156.44 feet; thence at right angles in a Southeastly direction along William Street a distance for 53.85 feet to the POINT OR PLACE OF BEGINNING. on William Street.

PARCEL C

On the Island of Key West and known as William A. Whitehead's Map delineated in February, A.D. 1829, as a parcel of land in Square Eleven (11) more particularly described as follows: Commencing at the Northwesterly corner of the intersection of Caroline and Elizabeth Streets move Northwesterly along Elizabeth Street a distance of 173 feet to the POINT OF BEGINNING.. Thence continue in a Northwesterly direction along Elizabeth Street a distance of 27 feet to a point; thence at right angles in a Northeastly direction parallel to Caroline Street a distance of 200 feet to a point; thence at right angles in a Southeastly direction a distance of 9 feet to a point; thence at right angles in a Northeastly direction a distance of 200 feet to a point on the Westerly right of way of William Street; thence at right angles in a Southeastly direction along the Westerly boundary line of William Street a distance of 20 feet to a point; thence at right angles in a Southwestly direction parallel to Caroline Street a distance of 352.04 feet to a point on the property line owned by Veterans of Foreign Wars; thence at right angles in a Northwesterly direction a distance of 2 feet to a point; thence at right angles in a Southwestly direction a distance of 50 feet to the POINT OF BEGINNING.

Parcel D

On the Island of Key West and is part of Square 11 according to William A. Whitehead's Map of said Island delineated in 1829 and is more particularly described as follows: From the intersection of the Southeastly line of Green Street and Northeastly line of Elizabeth Street go Southeastly along the Northeastly line of Elizabeth Street a distance of 95.50 feet to a point; thence at right angles and Northeastly a distance of 100 feet to a point; which point is the POINT OF BEGINNING.; thence continue Northeastly along the previously described course a distance of 79.04 feet to a point; thence at right angles and Northwesterly a distance of 47.10 feet to a point; thence at right angles and Northeastly a distance of 52.44 feet to a point; thence at right angles and Southeastly a distance of 62.20 feet to a point; thence at right angles and Southwestly a distance of 6.00 feet to a point; thence at right angles and Southeastly a distance of 89.40 feet to a point; thence at right angles and Southwestly a distance of 125.48 feet to a point; thence at right angles and Northeastly a distance of 104.50 feet back to the POINT OF BEGINNING..

PARCEL E 1

A parcel of land in the Island of Key west, Monroe County, Florida, said parcel being a Part of Lot 1 of Square 11 of Whitehead's Map of the said Island as delineated in February 1829 and the said parcel being more particularly described by metes and bounds as follows: Commence at the intersection of the Northwesterly right of way line (ROWL) of Caroline Street with the Southwestly ROWL of William Street and run thence in a Southwestly direction along the Northwesterly ROWL of the said Caroline Street for a distance of 201.00 feet; thence Northwesterly and at right angles for a distance of 191.00 feet to the POINT OF BEGINNING; of the parcel of land being described herein; thence continue Northwesterly along a prolongation of the preceding course for a distance of 9.00 feet; thence Northeastly and at right angles for a distance of 24.48 feet; thence Southeastly and at right angles for a distance of 9.00 feet; thence Southwestly and at right angles for a distance of 24.48 feet back to the POINT OF BEGINNING.

PARCEL E 2

A parcel of land on the Island of Key West, Monroe County, Florida, said parcel being a Part of Lot 1 of Square 11 of Whitehead's Map of the said island as delineated in February 1829 and the said parcel being more particularly described by metes and bounds as follows: Commence at the intersection of the Northwesterly right-of-way line (ROWL) of Caroline Street with the Southwestly (ROWL) of William Street and run thence in a Southerwesterly direction along the Northwesterly (ROWL) of the said Caroline street for a distance of 201.00 feet; thence Northwesterly and at right angles for a distance of 60.00 feet to the POINT OF BEGINNING of the parcel of land being described herein; thence continue Northwesterly along a prolongation of the preceding course for a distance of 57.20 feet; thence Northeastly and at right angles for a distance of 6.50 feet; thence Southwestly and at right angles for a distance of 57.20 feet; thence Southwestly and at right angles for a distance of 6.50 to the POINT OF BEGINNING. .

PARCEL F

On the Island of Key West and is part of Square 11 according to William A. Whitehead's map of said Island delineated in 1829 and is more particularly described as follows: From the intersection of the Northwesterly line of Caroline Street and the Southwestly line of William Street go Northwesterly along the said Southwestly line of William Street a distance of 191 feet to a point; which point is the POINT OF BEGINNING; thence continue Northwesterly along said Southwestly line of William Street a distance of 105 feet to a point; thence Southwestly and at right angles a distance of 176.52 feet to a point; thence Southeastly and at right angles a distance of 105 feet to a point; thence Northeastly and at right angles a distance of 176.52 feet back to the POINT OF BEGINNING.

PARCEL H

In the City of Key West and known as a part of Lot Four (4) in Square Eleven (11) according to Charles W. Tiff's map of said City, commencing at a point on Elizabeth Street adjoining the Northwest corner of land owned on the 25th day of August, A.D. 1900 by the Esate of J.P. Roberts and extending thence in a Northwesterly direction One Hundred and Thirteen (113) feet; thence in a Northeastly direction Fifty (50) feet; thence in a Southeastly direction Fifty (50) feet; thence in a Southeastly direction One Hundred and Thirteen (113) feet; thence in a Southwestly direction Fifty (50) feet to the place of beginning, Reference being had to a deed of conveyance from Whitmore Pinder et al to Louis Monton dated August 25, 1900 and recorded in Deed Book "I", page 416, of the public records of Monroe County, Florida.

LEGAL DESCRIPTION (con't):

PARCEL I:

In the City of Key West and is known as Part of Lot Two (2), of Square 11, according to the Map or Plat of the Island of Key West delineated in February A.D. 1829, by William A. Whitehead and being more particularly described as follows: Beginning at this point of intersection of the Northerly right-of-way boundary of Caroline Street with the Easterly right-of-way boundary line of Elizabeth street and thence Northeastly along Caroline Street 120 feet to a point; thence Northwesterly at right angles 120 feet to a point; thence Southwestly at right angles 69.75 feet to a point; thence Southeastly at right angles 60 feet to a point; thence Southwestly at right angles 50.25 feet to a point on the Easterly right-of-way boundary of said Elizabeth Street; thence Southeastly along the said line of Elizabeth Street 60 feet back to the Point of Beginning.

CERTIFICATION made to:
Harborside, LLC
Knigh-Barry Title, Inc.
Fidelity National Title insurance Company

FLOOD MAP INFORMATION:
Flood Map Number 120B7C1516 K
Map Revised 2/18/2005
Property Lies in Flood Zones AE 7- VE 10

CERTIFICATION:
I HEREBY CERTIFY that the attached **Boundary Survey** is true and correct to the best of my knowledge and belief; that it meets the minimum technical standards adopted by the Florida Board of Land Surveyors, Chapter 61G17-6, Florida Statue Section 472.027, and the American land Title Association, and that there are no visible encroachments unless shown hereon.

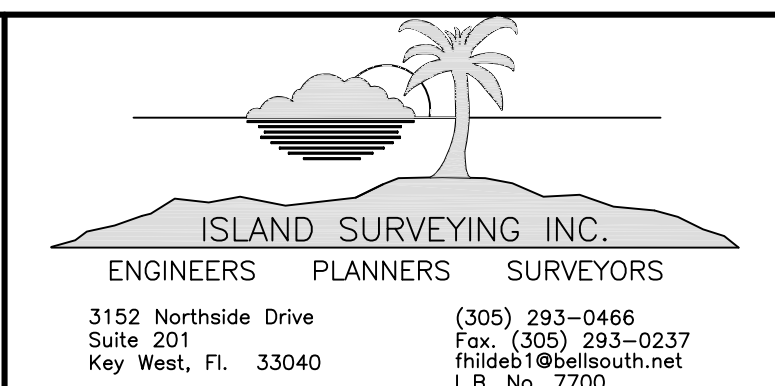
FREDERICK H. HILDEBRANDT
Professional Land Surveyor & Mapper No. 2749
Professional Engineer No. 36810
State of Florida

NOT VALID UNLESS EMBOSSED WITH RAISED SEAL & SIGNATURE

REVISIONS:		
No.	Date	Remarks

Sheet Description:
BOUNDARY SURVEY

Project: **Harborside, LLC
223 Elizabeth Street
Key West, FL 33040**



Date: 5/12/11
Designed: FHH
Drawn: FHH
Checked: FHH
Job. No. 11-193
Sheet No. 2 of 2

Noticing

Public Meeting Notice

The Historic Architectural Review Commission will hold a public hearing **at 5:30 p.m., May 9, 2012 at Old City Hall, 510 Greene Street**, Key West, Florida. The purpose of the hearing will be to consider a request for:

MAJOR DEVELOPMENT PLAN
CONSTRUCTION OF A NEW HOTEL AND
DEMOLITION OF EXISTING STRUCTURE
#223 ELIZABETH STREET

Applicant- Pritam Singh - Application Number H12-01-685

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 809-3973 or visit our website at www.keywestcity.com.

THIS NOTICE CAN NOT BE REMOVED FROM THE SITE UNTIL HARC FINAL DETERMINATION

HARC POSTING AFFIDAVIT

STATE OF FLORIDA:
COUNTY OF MONROE:

BEFORE ME, the undersigned authority, personally appeared PRITAM SINGH, 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: 223 EUZABETH ST. Key West, FL 33040 on the 24 day of APRIL, 2012.

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 MAY 9, 2012.

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 H12-01-685.

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

Signed Name of Affiant: _____

Date: APRIL 24, 2012

Address: PO Box 2039

City: KEY WEST

State, Zip: FLORIDA 33045

The forgoing instrument was acknowledged before me on this 24 day of April, 2012.

By (Print name of Affiant) Pritam Singh who is personally known to me or has produced _____ as identification and who did take an oath.

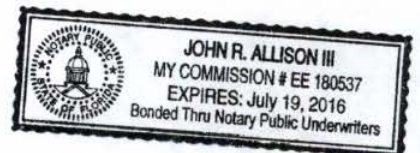
NOTARY PUBLIC

Sign Name: _____

Print Name: _____

Notary Public - State of Florida (seal)

My Commission Expires: _____



**POSTED
NO TRESPASSING
KEEP OUT**

**Public
Meeting
Notice**

MAGUIR DEVELOPMENT PLAN
CONSTRUCTION OF A NEW HOTEL AND
RENOVATION OF EXISTING STRUCTURE
ALL RIGHTS RESERVED

**POSTED
NO TRESPASSING
KEEP OUT**

**Public
Meeting
Notice**

The Florida Landowners' Rights Commission is a 501(c)(3) nonprofit organization. For more information, visit www.floridalandowners.com.

**MAJOR DEVELOPMENT PLAN
CONSTRUCTION OF A NEW HOTEL AND
DEMOLITION OF EXISTING STRUCTURE**

9222 ELIZABETH STREET

Applicant: Patrick Smith Application Number: 017-01-007
If you wish to be added to the list of interested parties, please contact the Planning Department, Agency for Land Management, 1100 Capitol Highway, Tallahassee, Florida 32304-3000.

FOR MORE INFORMATION, CONTACT THE TALLAHASSEE PLANNING DEPARTMENT AT 904.933.2222.

**PRIVATE
PROPERTY
NO TRESPASSING**

**Public
Meeting
Notice**

MAJOR DEVELOPMENT PLAN
CONSTRUCTION OF A NEW HOTEL AND
DEMOLITION OF EXISTING STRUCTURE
AT ELIZABETH STREET



**Property Appraiser
Information**

Karl D. Borglum
Property Appraiser
Monroe County, Florida

office (305) 292-3420
fax (305) 292-3501
Website tested on
Internet Explorer

----- GIS Mapping requires Adobe Flash 10.3 or higher. -----

Property Record View

Alternate Key: 1000744 Parcel ID: 00000730-000000

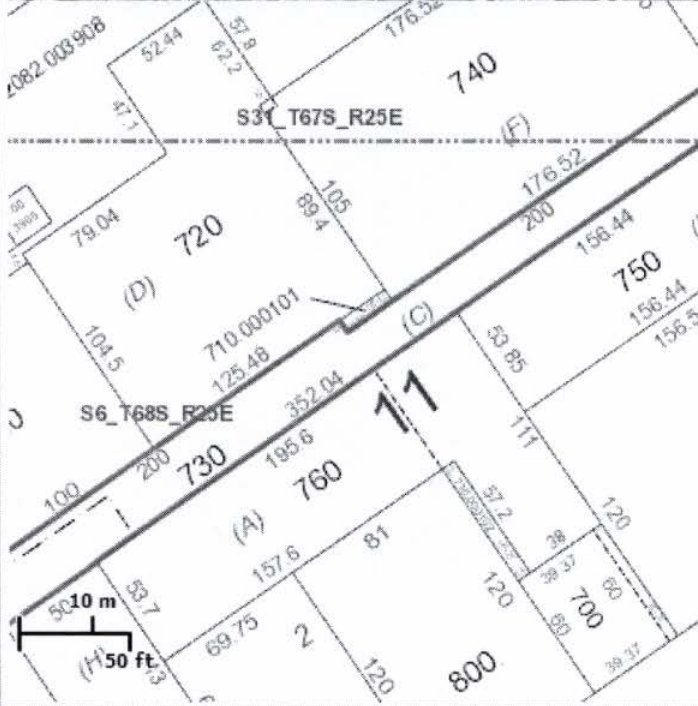
Ownership Details

Mailing Address:
M AND I REGIONAL PROPERTIES LLC
C/O JOSEPH ALBURY ESQ
309 WHITEHEAD ST
KEY WEST, FL 33040

Property Details

PC Code: 10 - VACANT COMMERCIAL
Millage Group: 12KW
Affordable Housing: No
Section-Township-Range: 06-68-25
Property Location: 223 ELIZABETH ST KEY WEST
Legal Description: KW PT LOTS 1 AND 2 SQR 11 OR114-186/87 (PARCEL C) OR114-186/87 OR1193-1191/93WILL OR1309-1856/57R/S OR2011-1214/18 OR2101-669/71 OR2461-1568/77C/T

Parcel Map (Click to open dynamic parcel map)



Land Details

Land Use Code	Frontage	Depth	Land Area
100D - COMMERCIAL DRY	0	0	9,699.00 SF

Misc Improvement Details

Nbr	Type	# Units	Length	Width	Year Built	Roll Year	Grade	Life

0	FN2:FENCES	2,764 SF	691	4	2010	2011	1	30
0	FN2:FENCES	3,504 SF	876	4	2010	2011	2	30

Appraiser Notes

1999 INDEPTH AUDIT
TPP-8513038 (6/2003) 90 SITES INCLUDES AK#: 1000779, 1000752, 1000736
2007-03-28 PART OF OLD JABOURS TRAILER PARK.DKRAUSE

Building Permits

Bldg Number	Date Issued	Date Completed	Amount	Description	Notes
5	08-0212	01/30/2008	04/14/2008	100 Commercial	REVISION TO STRUCTUAL DRAWING FOR PERMIT# 07-4602
3	08-0195	01/25/2008	04/14/2008	15,000 Commercial	INSTALL 16 NEW FIXTURES, WATER METER , SEWER CONNECTION UNIT 9
4	08-0194	01/25/2008	04/14/2008	15,000 Commercial	INSTALL 15 NEW FIXTURES, WATER METER , SEWER CONNECTION UNIT 8
6	08-0303	02/08/2008	04/14/2008	11,225 Commercial	INSTALL FIRE SPRINKLER SYSTEM 22 HEADS
	08-4461	09/24/2008	09/24/2008	0 Commercial	ISSUED CO
	10-3770	11/30/2010	03/25/2011	9,500	876lf OF 48" WOOD PICKET FENCE
	11-0189	01/25/2011	03/25/2011	5,000	INSTALL 691lf 48" POST AND ROPE FENCE PER PLAN
1	99-1155	04/05/1999	11/02/1999	2,800 Commercial	UPDATE SERVICE
2	06-6054	11/07/2006	03/04/2007	2,250 Commercial	BUILD A 6"x30"TEMPORARY SECURITY FENCE FOR CONSTRUCTION

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
2011	0	17,792	752,662	770,454	770,454	0	770,454
2010	0	0	762,710	762,710	762,710	0	762,710
2009	0	0	1,181,610	1,181,610	1,181,610	0	1,181,610
2008	0	0	1,794,315	1,794,315	1,794,315	0	1,794,315
2007	21,536	0	1,794,315	1,815,851	1,815,851	0	1,815,851
2006	22,042	0	921,405	943,447	943,447	0	943,447
2005	22,042	0	363,713	402,781	402,781	0	402,781
2004	22,296	0	581,940	402,781	402,781	0	402,781
2003	22,296	0	339,465	402,781	402,781	0	402,781
2002	22,296	0	339,465	245,373	245,373	0	245,373

2001	22,296	0	339,465	245,373	245,373	0	245,373
2000	22,296	0	223,077	245,373	245,373	0	245,373
1999	13,944	0	223,077	245,373	245,373	0	245,373
1998	14,864	0	223,077	237,941	237,941	0	237,941
1997	14,864	0	203,679	218,543	218,543	0	218,543
1996	13,513	0	203,679	217,192	217,192	0	217,192
1995	13,513	0	203,679	217,192	217,192	0	217,192
1994	13,513	0	203,679	217,192	217,192	0	217,192
1993	13,513	0	203,679	217,192	217,192	0	217,192
1992	13,513	0	203,679	217,192	217,192	0	217,192
1991	13,513	0	203,679	217,192	217,192	0	217,192
1990	12,386	0	235,686	248,072	248,072	0	248,072
1989	12,386	0	232,776	245,162	245,162	0	245,162
1988	0	0	187,775	228,351	228,351	0	228,351
1987	0	0	73,080	73,080	73,080	0	73,080
1986	0	0	73,080	73,080	73,080	0	73,080
1985	0	0	38,540	38,540	38,540	0	38,540
1984	0	0	38,540	38,540	38,540	0	38,540
1983	0	0	38,540	38,540	38,540	0	38,540
1982	0	0	38,540	38,540	38,540	0	38,540

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
4/16/2010	2461 / 1568	100	CT	12
5/27/2004	2011 / 1214	1	WD	M

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Monroe County Property Appraiser
 Karl D. Borglum
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