

# STAFF REPORT

DATE: April 26, 2024

RE: 45 Spoonbill Way (permit application # T2024-0097)

FROM: Karen DeMaria, City of Key West Urban Forestry Manager

An application was received requesting the removal of (1) Horseflesh Mahogany tree. A site inspection was done and documented the following:

Tree Species: Horseflesh Mahogany (*Lysiloma sabicu*)



Photo showing location of tree.





Photo of whole tree.





Photo of base and trunk of tree.





Photo of trunk and canopy branches.





Close up of termite mud area in trunk at root flare.





Photo of termite mud area in trunk at root flare.





04/03/2024

Close up photo of active termites.





Photo of tree trunk showing additional evidence of termites, view 1.





Photo of tree trunk showing additional evidence of termites, view 2, just above crotch of tree.





Photo of tree canopy.

Diameter: 24.5"

Location: 80% (growing in frontyard-very visible tree.)

Species: 50% (not on protected or not protected tree list)

Condition: 20% (overall condition is poor-infested with termites.)

Total Average Value = 50%

Value x Diameter = 12.2 replacement caliper inches



# Application





T2024-0097

### Tree Permit Application

Please Clearly Print All Information unless indicated otherwise. Date: 3/11/2024

**Tree Address** 45 spoonbill way

**Cross/Corner Street** \_\_\_\_\_

**List Tree Name(s) and Quantity** 1 Lysiloma

**Reason(s) for Application:**

**Remove** (x) Tree Health (x) Safety ( ) Other/Explain below

**Transplant** ( ) New Location ( ) Same Property ( ) Other/Explain below

**Heavy Maintenance Trim** ( ) Branch Removal ( ) Crown Cleaning/Thinning ( ) Crown Reduction

**Additional Information and Explanation** Lysiloma has active termites and has not progressed.

**Property Owner Name** Tyler Patterson

**Property Owner email Address** tjpatterson77@hotmail.com

**Property Owner Mailing Address** 45 Spoonbill Way, Key West, FL 33040

**Property Owner Phone Number** 330-231-0187

**Property Owner Signature**

**\*Representative Name** Clifton Turner Shortys Tree & Lawn Care LLC

**Representative email Address** shortystlc@gmail.com

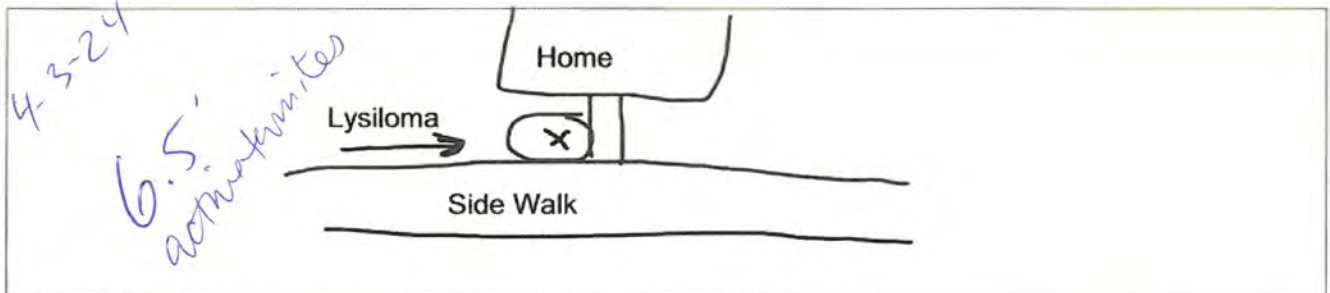
**Representative Mailing Address** 19463 date palm dr

**Representative Phone Number** 3056479261

\*NOTE: A Tree Representation Authorization form must accompany this application if someone other than the owner will be representing the owner at a Tree Commission meeting or picking up an issued Tree Permit.

As of August 1, 2022, application fees are required. [Click here for the fee schedule.](#)

Sketch location of tree (aerial view) including cross/corner street. Please identify tree(s) on the property regarding this application with colored tape or ribbon.



\$150  
20  
\$70





## Tree Representation Authorization

Attendance at the Tree Commission meeting on the date when your request will be discussed is necessary in order to expedite the resolution of your application. This Tree Representation Authorization form must accompany the application if the property owner is unable to attend or will have someone else pick up the Tree Permit once issued.

**Please Clearly Print All Information unless indicated otherwise.**

Date 3/16/2024

Tree Address 45 Spoonbill Way, Key West, FL 33040

Property Owner Name Tyler Patterson

Property Owner Mailing Address 45 Spoonbill Way

Property Owner Mailing City,

State, Zip Key West, FL 33040

Property Owner Phone Number 330-231-0187

Property Owner email Address tjpatterson77@hotmail.com

Property Owner Signature \_\_\_\_\_

Representative Name Clifton Turner Shortys Tree & Lawn Care LLC

Representative Mailing Address 19463 date palm dr

Representative Mailing City,

State, Zip sugarloaf key fl 33042

Representative Phone Number 3056479261

Representative email Address shortystlc@gmail.com

I Tyler Patterson hereby authorize the above listed agent(s) to represent me in the matter of obtaining a Tree Permit from the City of Key West for my property at the tree address above listed. You may contact me at the telephone listed above if there are any questions or need access to my property.

Property Owner Signature [Signature]

The forgoing instrument was acknowledged before me on this 19 day March 2024.

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

Notary Public

Sign name: Faith P.

Print name: Faith Price

My Commission expires: 5/24/26

Notary Public-State of Florida

(Seal)



Faith Price  
Comm.: HH 366085  
Expires: May 24, 2026  
Notary Public - State of Florida



# Monroe County, FL

## 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 00072081-000331  
 Account# 8879652  
 Property ID 8879652  
 Millage Group 10KW  
 Location Address 45 SPOONBILL Way, KEY WEST  
 Legal Description TOWNHOME UNIT 231 KEY WEST GOLF CLUB DEVELOPMENT OR1548-1250/52 OR1548-1253/54 OR1656-1252/53 OR2587-1823/25C/T OR2615-687/88 OR2615-689/91 OR3046-2239  
 (Note: Not to be used on legal documents.)  
 Neighborhood 6258  
 Property Class SINGLE FAMILY RESID (0100)  
 Subdivision  
 Sec/Twp/Rng 26/67/25  
 Affordable No  
 Housing



## Owner

PATTERSON TYLER J  
 45 Spoonbill Way  
 Key West FL 33040

PATTERSON JULIA R  
 45 Spoonbill Way  
 Key West FL 33040

## Valuation

	2023 Certified Values	2022 Certified Values	2021 Certified Values	2020 Certified Values
+ Market Improvement Value	\$208,740	\$211,009	\$181,545	\$148,327
+ Market Misc Value	\$602	\$613	\$624	\$634
+ Market Land Value	\$388,773	\$259,182	\$177,416	\$185,130
= Just Market Value	\$598,115	\$470,804	\$359,585	\$334,091
= Total Assessed Value	\$381,483	\$370,372	\$359,585	\$334,091
- School Exempt Value	(\$25,000)	(\$25,000)	(\$25,000)	\$0
= School Taxable Value	\$356,483	\$345,372	\$334,585	\$334,091

## Historical Assessments

Year	Land Value	Building Value	Yard Item Value	Just (Market) Value	Assessed Value	Exempt Value	Taxable Value	Maximum Portability
2022	\$259,182	\$211,009	\$613	\$470,804	\$370,372	\$25,000	\$345,372	\$100,432
2021	\$177,416	\$181,545	\$624	\$359,585	\$359,585	\$25,000	\$334,585	\$0
2020	\$185,130	\$148,327	\$634	\$334,091	\$334,091	\$0	\$334,091	\$0
2019	\$172,788	\$150,093	\$645	\$323,526	\$323,526	\$0	\$323,526	\$0
2018	\$169,703	\$153,625	\$655	\$323,983	\$323,983	\$0	\$323,983	\$0

The Maximum Portability is an estimate only and should not be relied upon as the actual portability amount. Contact our office to verify the actual portability amount.

## Land

Land Use	Number of Units	Unit Type	Frontage	Depth
RESIDENTIAL DRY (010D)	1,375.00	Square Foot	20	72

## Buildings

Building ID	34672	Exterior Walls	HARDIE BD
Style	2 STORY ELEV FOUNDATION	Year Built	1998
Building Type	S.F.R. - R1 / R1	EffectiveYearBuilt	2015
Building Name		Foundation	CONC PILINGS
Gross Sq Ft	2037	Roof Type	GABLE/HIP
Finished Sq Ft	900	Roof Coverage	METAL
Stories	2 Floor	Flooring Type	CERM/CLAY TILE
Condition	GOOD	Heating Type	FCD/AIR DUCTED
Perimeter	180	Bedrooms	2



Functional Obs	0	Full Bathrooms	2
Economic Obs	0	Half Bathrooms	0
Depreciation %	7	Grade	550
Interior Walls	DRYWALL	Number of Fire Pl	0

Code	Description	Sketch Area	Finished Area	Perimeter
EFD	ELEVATED FOUND	675	0	0
FLA	FLOOR LIV AREA	900	900	0
OPU	OP PR UNFIN LL	12	0	0
OPF	OP PRCH FIN LL	150	0	0
SPF	SC PRCH FIN LL	150	0	0
PUF	SC PRCH FIN UL	150	0	0
<b>TOTAL</b>		<b>2,037</b>	<b>900</b>	<b>0</b>

**Yard Items**

Description	Year Built	Roll Year	Size	Quantity	Units	Grade
FENCES	1997	1998	7 x 4	1	28 SF	2
FENCES	1997	1998	5 x 7	1	35 SF	2
CONC PATIO	1997	1998	4 x 13	1	52 SF	2
FENCES	1997	1998	3 x 18	1	54 SF	2
FENCES	1997	1998	4 x 20	1	80 SF	2

Sale Date	Sale Price	Instrument	Instrument Number	Deed Book	Deed Page	Sale Qualification	Vacant or Improved	Grantor	Grantee
9/25/2020	\$430,000	Warranty Deed	2283655	3046	2239	01 - Qualified	Improved		
2/14/2013	\$254,900	Warranty Deed		2615	689	12 - Unqualified	Improved		
10/4/2012	\$100	Warranty Deed		2615	687	12 - Unqualified	Improved		
9/7/2012	\$100	Certificate of Title		2587	1823	12 - Unqualified	Improved		
9/27/2000	\$190,000	Warranty Deed		1656	1252	Q - Qualified	Improved		
11/25/1998	\$239,800	Warranty Deed		1548	1253	Q - Qualified	Improved		
11/25/1998	\$131,000	Warranty Deed		1548	1250	K - Unqualified	Improved		

**Permits**

Number	Date Issued	Date Completed	Amount	Permit Type	Notes
05-1066	4/5/2005	7/13/2005	\$1,850	Residential	REPLACE 2.5 TON A/C
9800572	4/20/1998	8/11/1998	\$1	Residential	PLUMBING
9800572	3/19/1998	8/11/1998	\$1	Residential	ELECTRICAL
9800572	3/3/1998	8/11/1998	\$1	Residential	ROOFING
9800057	2/24/1998	8/11/1998	\$65,000	Residential	2 STRY FRAME CONCH
9700719	6/6/1997	8/11/1998	\$1	Residential	ROOFING

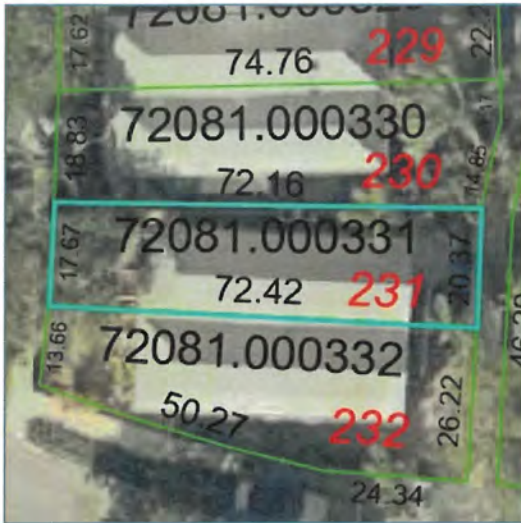
**View Tax Info**

[View Taxes for this Parcel](#)

Sketches (click to enlarge)



Map



TRIM Notice

[2023 TRIM Notice \(PDF\)](#)

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