

Historic Architectural Review Commission

Staff Report Item 10a

- Meeting Date:** July 23, 2013
- Applicant:** Guillermo Orozco, Designer
- Application Number:** H13-01-969
- Address:** #1410 Angela Street
- Description of Work:** Replace all existing windows and doors. Remove asbestos tile on east and south elevations and replace it with stucco. Build new porch and new deck on rear. New 6' tall wood fence along rear of property.
- Building Facts:** According to the Sanborn maps and the circa 1965 photo from the Monroe County Library the frame house was built between 1962 and 1965. The one story house has been altered through time by several additions. The house was listed as non-contributing in the 1982 survey.
- Guidelines Cited in Review:**
- Windows (pages 29-30), specifically guideline 4.
 - Additions, alterations and new construction (pages 36-38a), specifically guidelines for additions 2 and 3 of page 37.
 - Decks (pages 39-40), specifically guidelines 1 and 3.

Staff Analysis

The Certificate of Appropriateness proposes the replacement of all existing doors and windows. The new windows will be Marvin metal units one over one double hung and the existing doors, with the exception of the front one, will be impact resistant. The front door will be solid wood with two panels. The plan also proposes the removal of existing asbestos siding on two elevations and its replacement with stucco. The house has already stucco finish in other exterior elevations.

The plans include a new one story frame porch on the back of the house and a new deck.

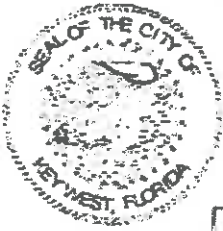
Consistency with Guidelines

1. The proposed design will be in keeping with the existing structure and surrounding buildings.
2. The proposed windows and door replacements will meet the guidelines for replacement units of a non-contributing structure.
3. The proposed deck and covered porch will be located on the back portion of the lot, not visible from the street.
4. The proposed 6' tall wood fence will be located on the property line.

It is staff's opinion that the proposed plans are consistent with the Historic Architectural Guidelines.

Application

AK 1024198



CITY OF KEY WEST
BUILDING DEPARTMENT

CERTIFICATE OF APPROPRIATENESS -28-2013 100969
APPLICATION #

HISTORIC ARCHITECTURAL REVIEW APPLICATION

OWNER'S NAME: **CORT TALIAFERRO** DATE:

OWNER'S ADDRESS: **1410 ANGELA STREET** PHONE #: **(904)806-5064**

APPLICANT'S NAME: **GUILLENMO OROZCO** PHONE #: **(305) 292 1694**

APPLICANT'S ADDRESS: **15 17 WASHINGTON AVE**

ADDRESS OF CONSTRUCTION: **1410 ANGELA STREET** # OF UNITS: **2**

THERE WILL BE A FINAL INSPECTION REQUIRED UNDER THIS PERMIT **TO REMOVE 1 UNIT**

DETAILED DESCRIPTION OF WORK: **REPLACEMENT OF ALL EXISTING WINDOWS & DOORS PROPOSED DOORS, WINDOWS TO BE IMPACT RESISTANT. MAIN ENTRANCE DOOR TO BE WOOD 2 PANEL. DOOR RECONFIGURATION EAST ELEVATION (NEAR). REMOVE ASPBESTUS TILE @ EAST AND SOUTH ELEVATION AND REPLACE W/ STUCCO FINISH. REMOVE EXISTING STORAGE PILE AT REAR. REMOVE DECK & COVERED POACH AT REAR AND BUILD NEW POACH DECK REAR. REMOVE EXIST STONE AROUND POOL & REPLACE FOR W.D. DECKING**

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

PROPOSED W.D. PICKET FENCE HIGH NEAR OF PROPERTY (6' HT.)

ALL PROPOSED WINDOWS TO BE DOUBLE HUNG 1/1

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.

Required Submittals

<input checked="" 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 checked="" type="checkbox"/>	PHOTOGRAPHS OF EXISTING BUILDING (repairs, repairs 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

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: _____
Applicant's Signature: *Guillermo Orozco*

City of Key West Building Department
 Date: 7/25/13
 * BUILDING PERMITS - NEW
 1.00
 \$100.00
 \$293.00
 \$100.00
 Date: 7/25/13 Time: 10:38:28
 Fee Due: \$

HISTORIC ARCHITECTURAL REVIEW COMMISSION USE ONLY

Approved

Denied

Deferred

Reason for Deferral or Denial:

HARC Comments:

*House is listed as non-contributing. Structure was built
between 1943-1969.*

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

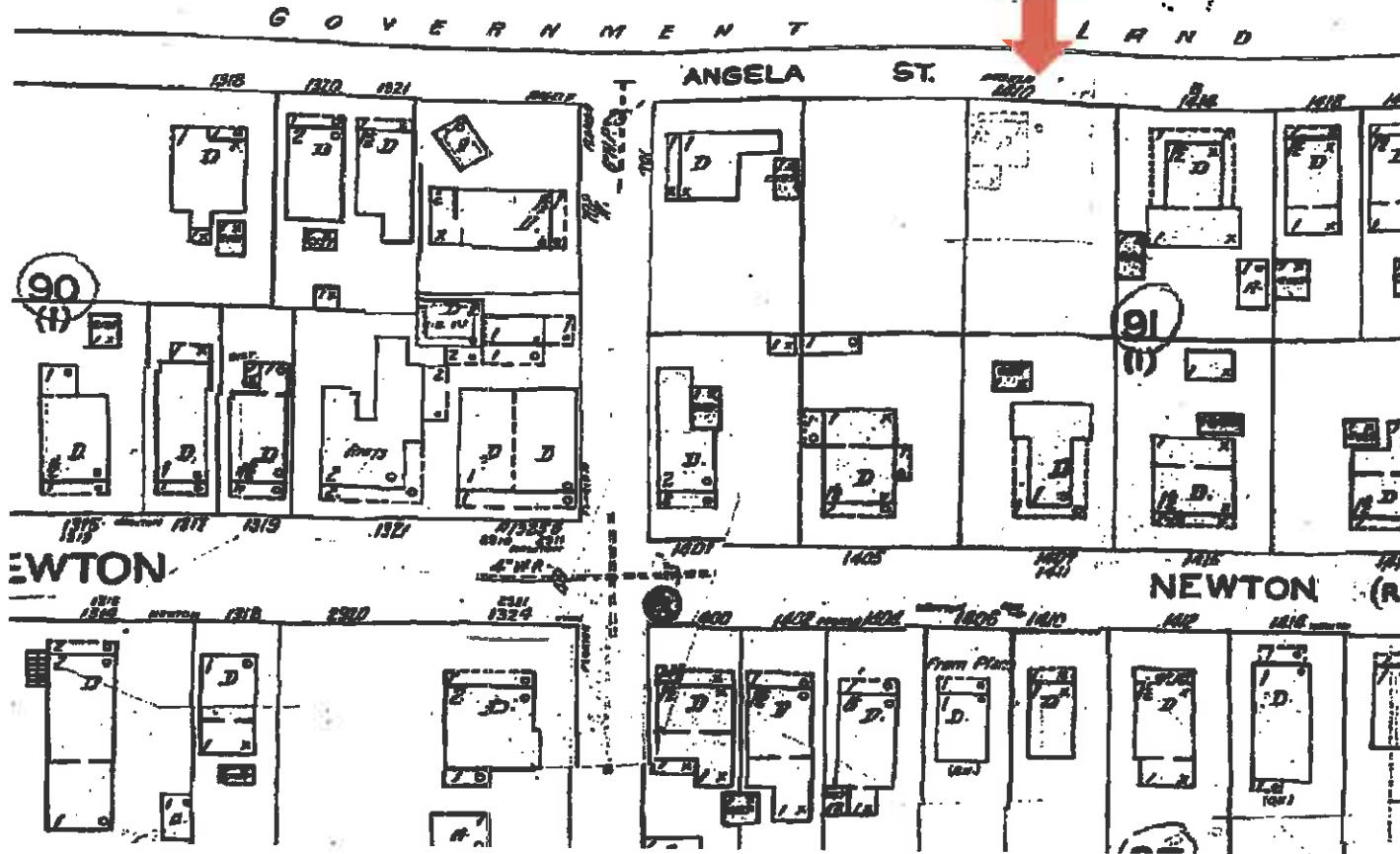
Date: _____

Signature: _____

Historic Architectural
Review Commission

Sanborn Maps

FLA - 605



#1410 Angela Street Sanborn map 1962

Project Photos



Photo taken by the Property Appraiser's office c1965; 1410 Angela St. Monroe County Library













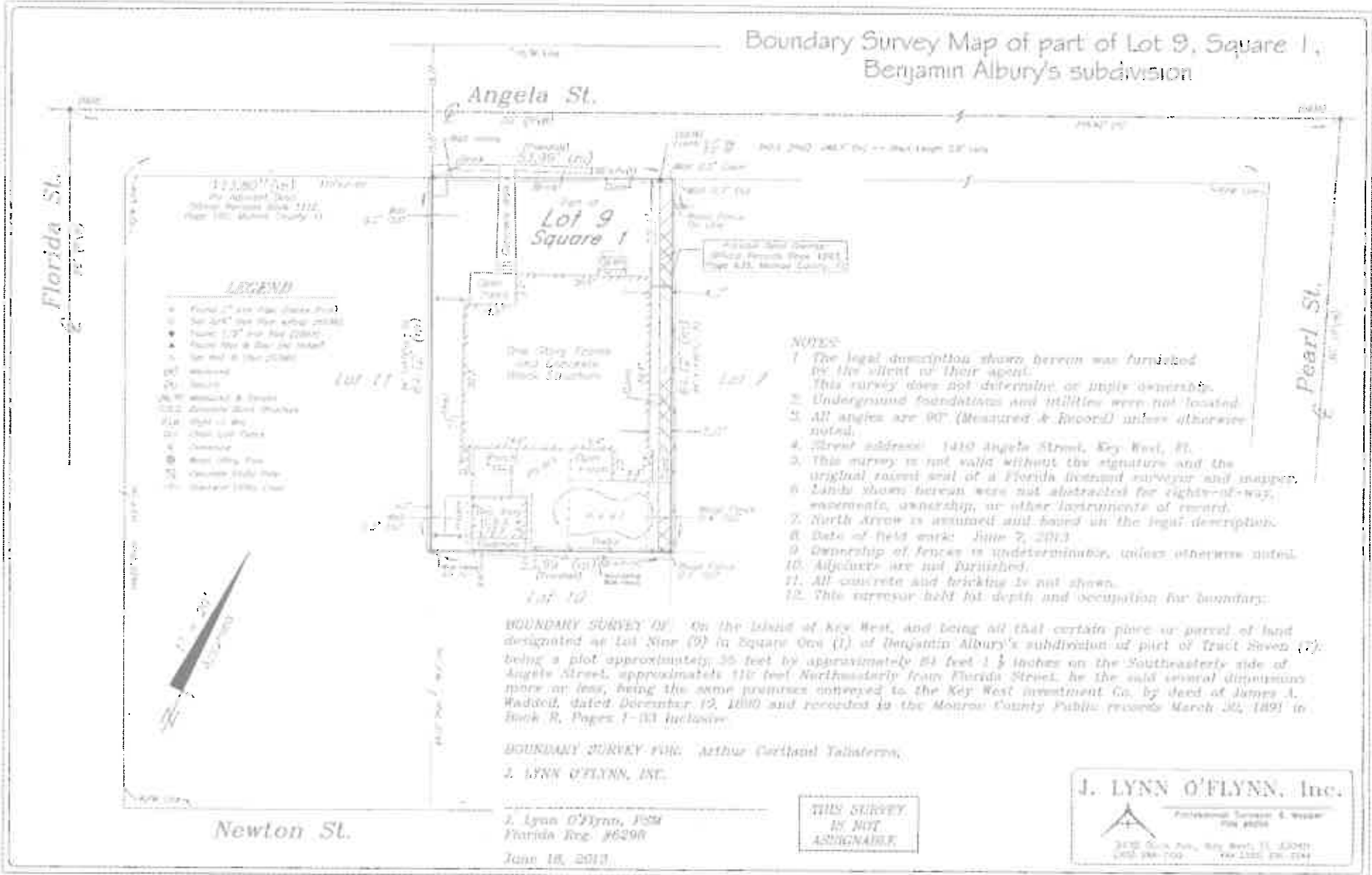






Survey

Boundary Survey Map of part of Lot 9, Square 1,
Benjamin Albury's subdivision



- NOTES
1. The legal description shown herein was furnished by the client or their agent. This survey does not determine or imply ownership.
 2. Underground foundations and utilities were not located.
 3. All angles are 90° (Measured & Entered) unless otherwise noted.
 4. Street address: 1410 Angela Street, Key West, FL.
 5. This survey is not valid without the signature and the original raised seal of a Florida licensed surveyor and mapmaker.
 6. Lands shown herein were not abstracted for rights-of-way, easements, ownership, or other instruments of record.
 7. North Arrow is assumed and based on the legal description.
 8. Date of field work: June 7, 2013.
 9. Ownership of fences is undeterminable, unless otherwise noted.
 10. All corners are not furnished.
 11. All concrete and brickline is not shown.
 12. This surveyor held lot depth and occupation for boundary.

BOUNDARY SURVEY OF: On the Island of Key West, and being all that certain piece or parcel of land designated as Lot Nine (9) in Square One (1) of Benjamin Albury's subdivision of part of Tract Seven (7), being a plot approximately 55 feet by approximately 84 feet 1 1/2 inches on the Southeastern side of Angela Street, approximately 110 feet Northwesterly from Florida Street, be the said several dimensions more or less, being the same premises conveyed to the Key West Investment Co. by deed of James A. Waddell, dated December 12, 1880 and recorded in the Monroe County Public records March 30, 1891 in Book R, Pages 7-31 inclusive.

BOUNDARY SURVEY FOR: Arthur Corliss Tallantress,
J. LYNN O'FLYNN, INC.

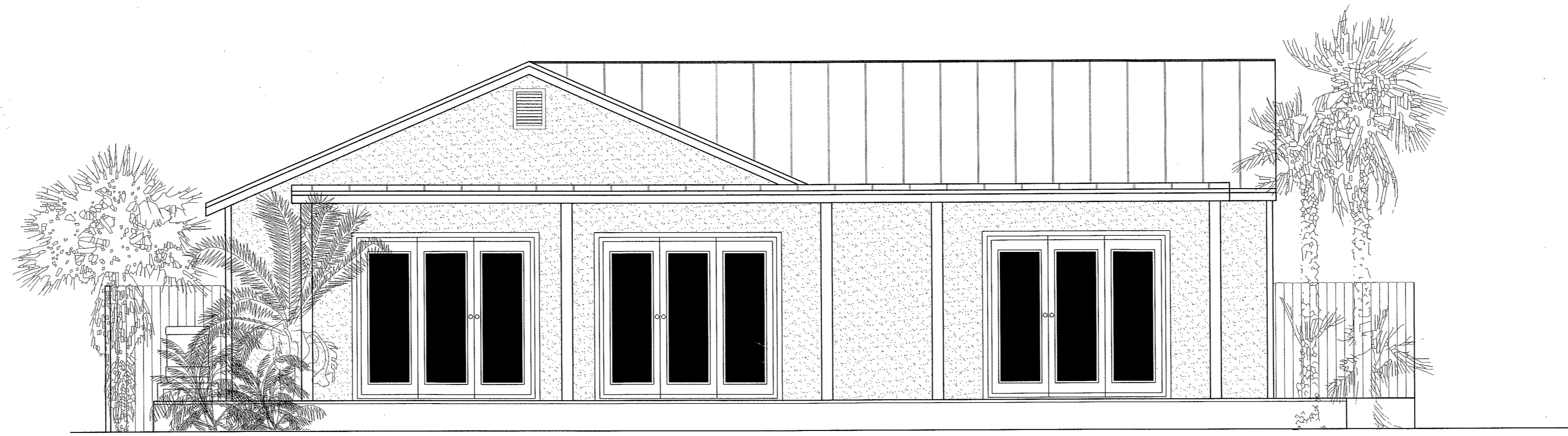
J. Lynn O'Flynn, F.S.M.
Florida Reg. #6298
June 18, 2013

THIS SURVEY
IS NOT
ASSIGNABLE

J. LYNN O'FLYNN, Inc.
Professional Survey & Mapping
194 4804
3102 Glen Ave., Key West, FL 33401
305.234.7000 305.234.7004

QUESTIONS CALL
GUILBERTO OROZCO 292.1694

Proposed Plans



3 EAST ELEVATION (PROPOSED)
 1/4" = 1'-0"

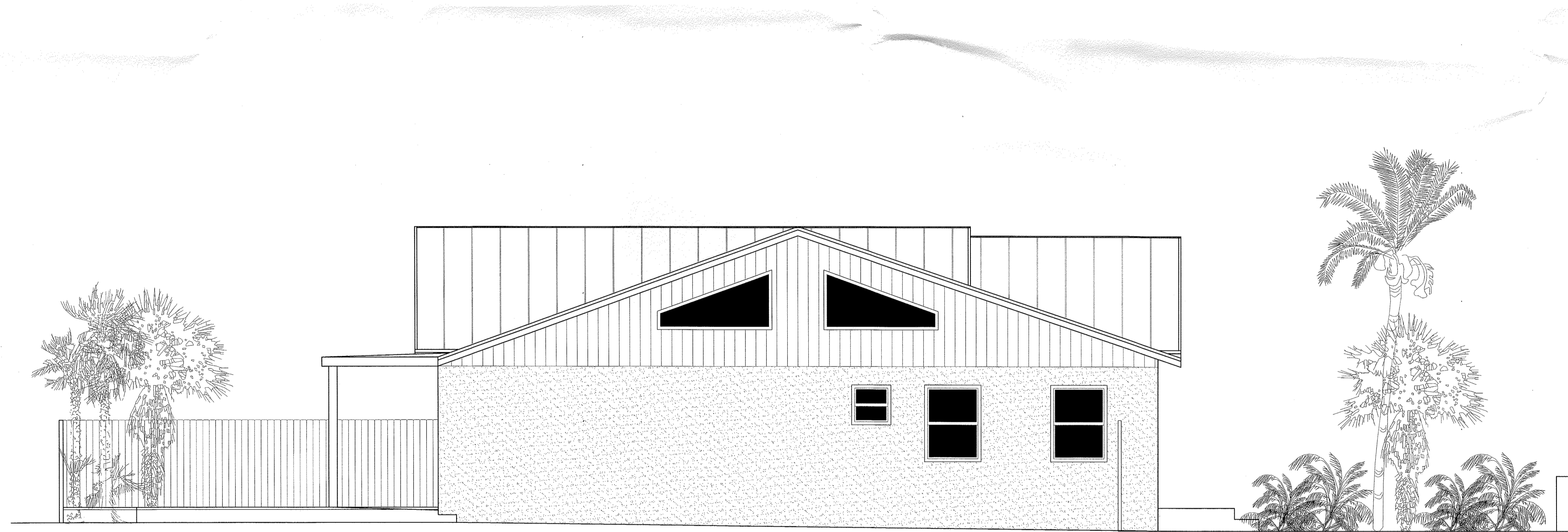


4 WEST ELEVATION (PROPOSED)
 1/4" = 1'-0"

SCHEMATIC DESIGN FOR 1410 ANGELA STREET 1410 ANGELA STREET KEY WEST, FLORIDA 33040
Guillermo A. Orozco Residential Design (305) 292-1694 1517 Washington Street Key West Florida 33040
PROJECT NO: 6/26/2013 DATE:
OF



1 SOUTH ELEVATION (PROPOSED)
1/4" = 1'-0"



2 NORTH ELEVATION (PROPOSED)
1/4" = 1'-0"

SCHEMATIC DESIGN FOR
1410 ANGELA STREET

1410 ANGELA STREET KEY WEST, FLORIDA 33040

Guillermo A. Orozco
Residential Design
(305) 292-1694

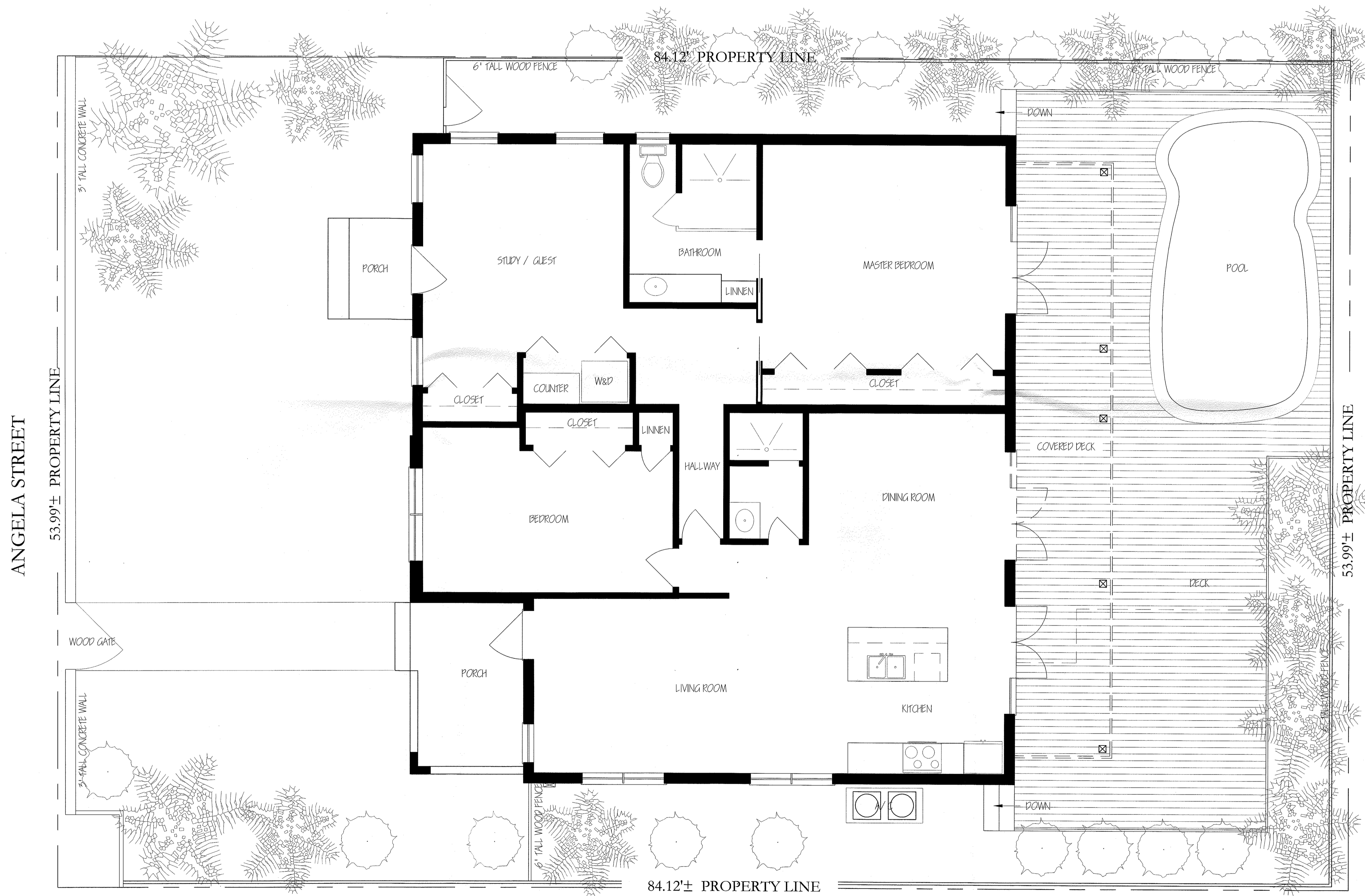
1517 Washington Street Key West Florida 33040

PROJECT NO:

6/26/2013

DATE:

OF



SITE / FLOOR PLAN (PROPOSED)

1/4" = 1'-0"

SITE DATA			
	Allowed	Existing	Proposed
Zoning	HMDR		
Flood	AE-8		
Lot Size		4624 S.F.	
Building Coverage	40% (1894 S.F.)	39% (1863 S.F.)	34% (1505 S.F.)
Impervisions	60% (2774 S.F.)	69% (3221 S.F.)	49% (2277 S.F.)
Setbacks			
Front	10'	22.1'	22.1' N.C.
Side	5'	5'	5' N.C.
Side	5'	6.7'	6.7' N.C.
Rear	15'	14.6'	15.2' N.C.
Maximum Height	30'	16'-4"	16'-4" N.C.
Landscaping			
Parking		2 Spaces	2 Spaces
Storm Drainage	No additional building coverage therefore no extra drainage required		

SCHEMATIC DESIGN FOR
1410 ANGELA STREET

1410 ANGELA STREET KEY WEST, FLORIDA 33040

Guillermo A. Orozco
Residential Design
(305) 292-1694

1517 Washington Street Key West Florida 33040

PROJECT NO:

6/26/2013

DATE:

OF



3 EAST ELEVATION (EXISTING)
 1/4" = 1'-0"



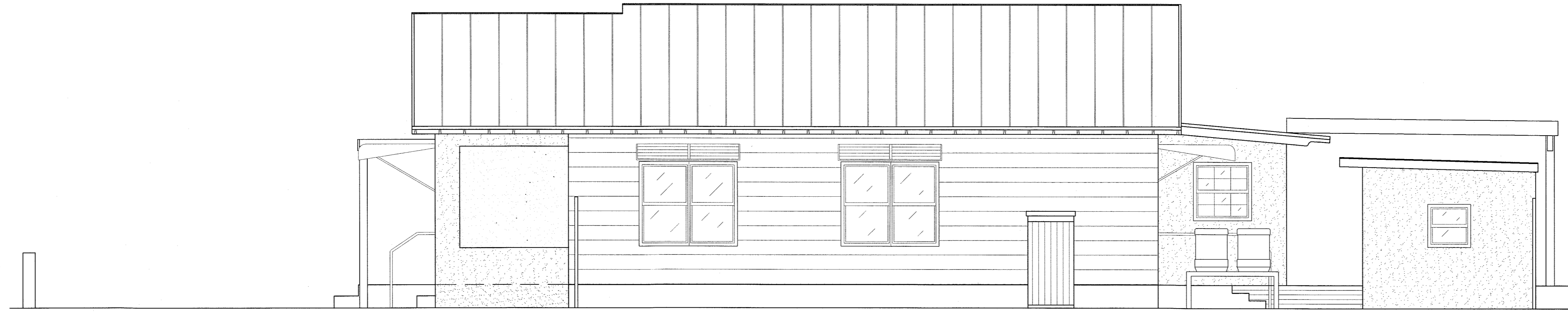
4 WEST ELEVATION (EXISTING)
 1/4" = 1'-0"

SCHEMATIC DESIGN FOR
 1410 ANGELA STREET
 1410 ANGELA STREET KEY WEST, FLORIDA 33040

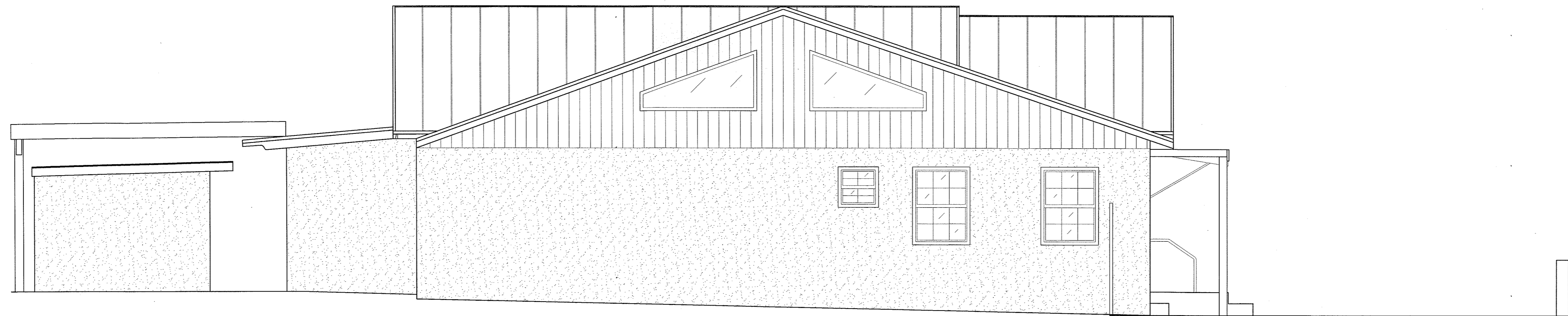
Guillermo A. Orozco
 Residential Design
 (305) 292-1694
 1517 Washington Street Key West Florida 33040

PROJECT NO:
 6/26/2013
 DATE:

OF



1 SOUTH ELEVATION (EXISTING)
 1/4" = 1'-0"



2 NORTH ELEVATION (EXISTING)
 1/4" = 1'-0"

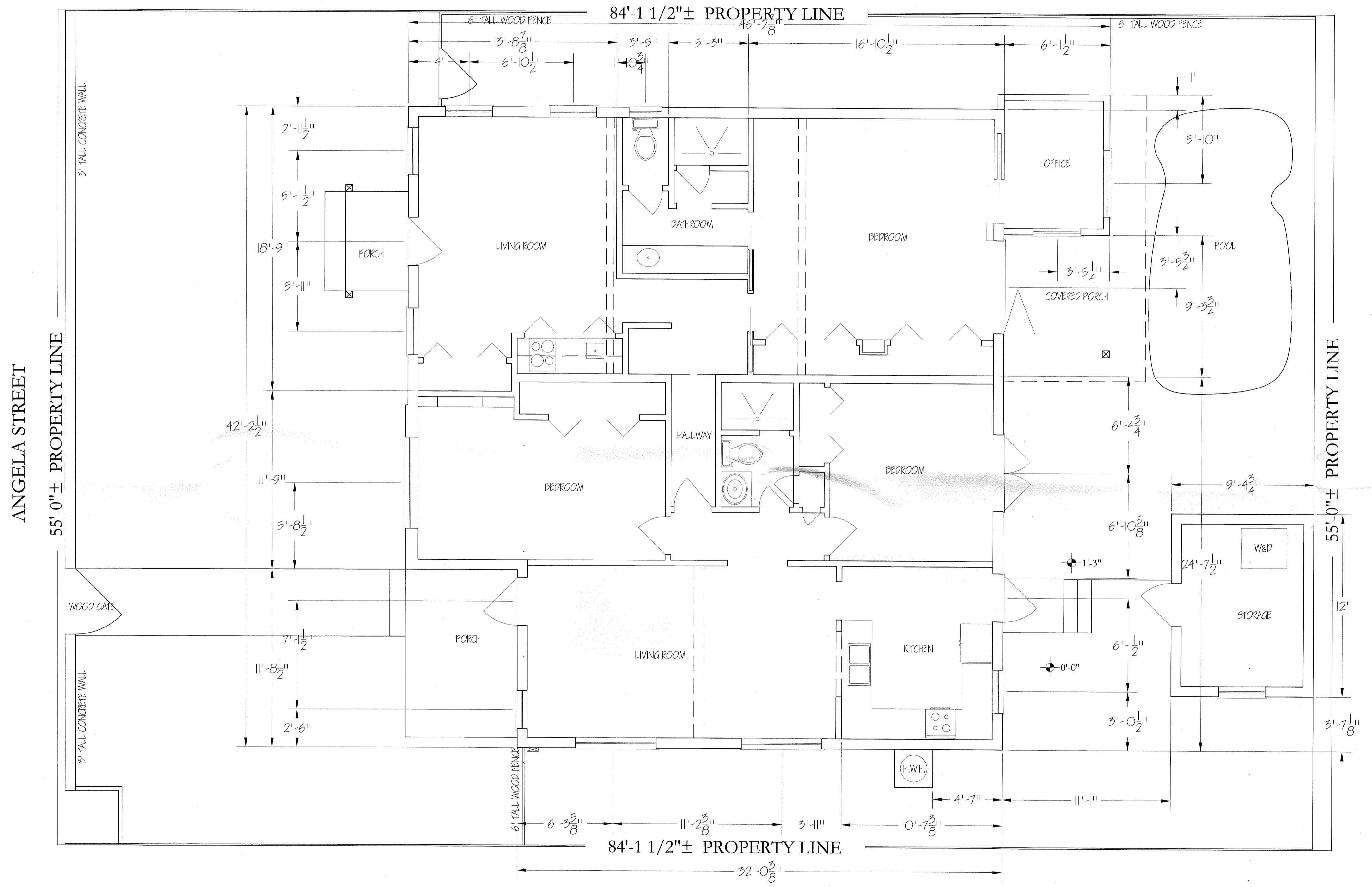
SCHMATIC DESIGN FOR
 1410 ANGELA STREET
 1410 ANGELA STREET KEY WEST, FLORIDA 33040

Guillermo A. Orozco
 Residential Design
 (305) 292-1694
 1517 Washington Street Key West Florida 33040

PROJECT NO.:

6/26/2013
 DATE:

OF

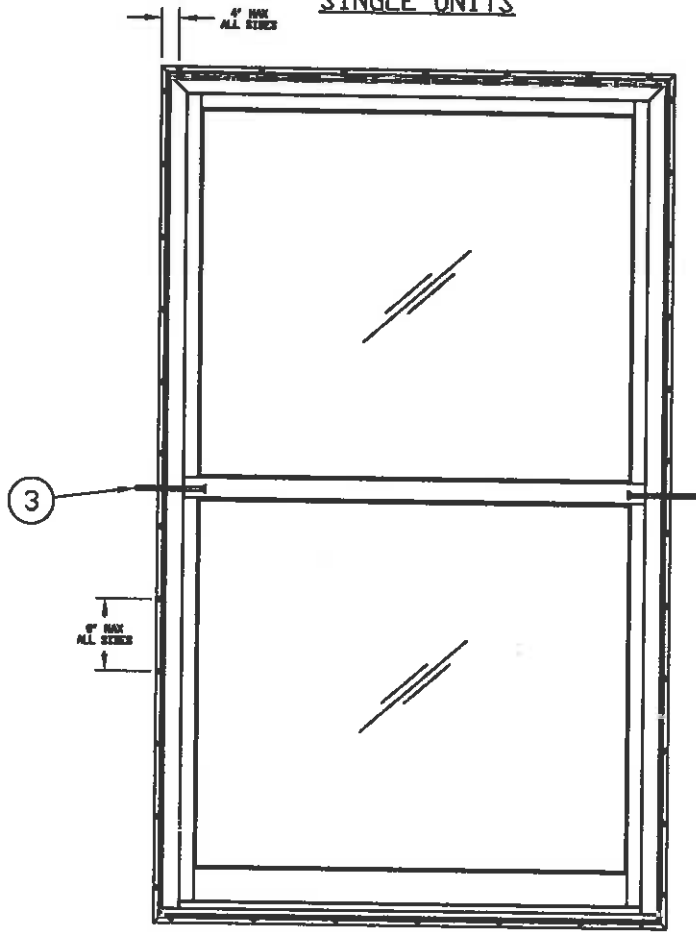


SITE / FLOOR PLAN EXISTING

1/4" = 1'-0"

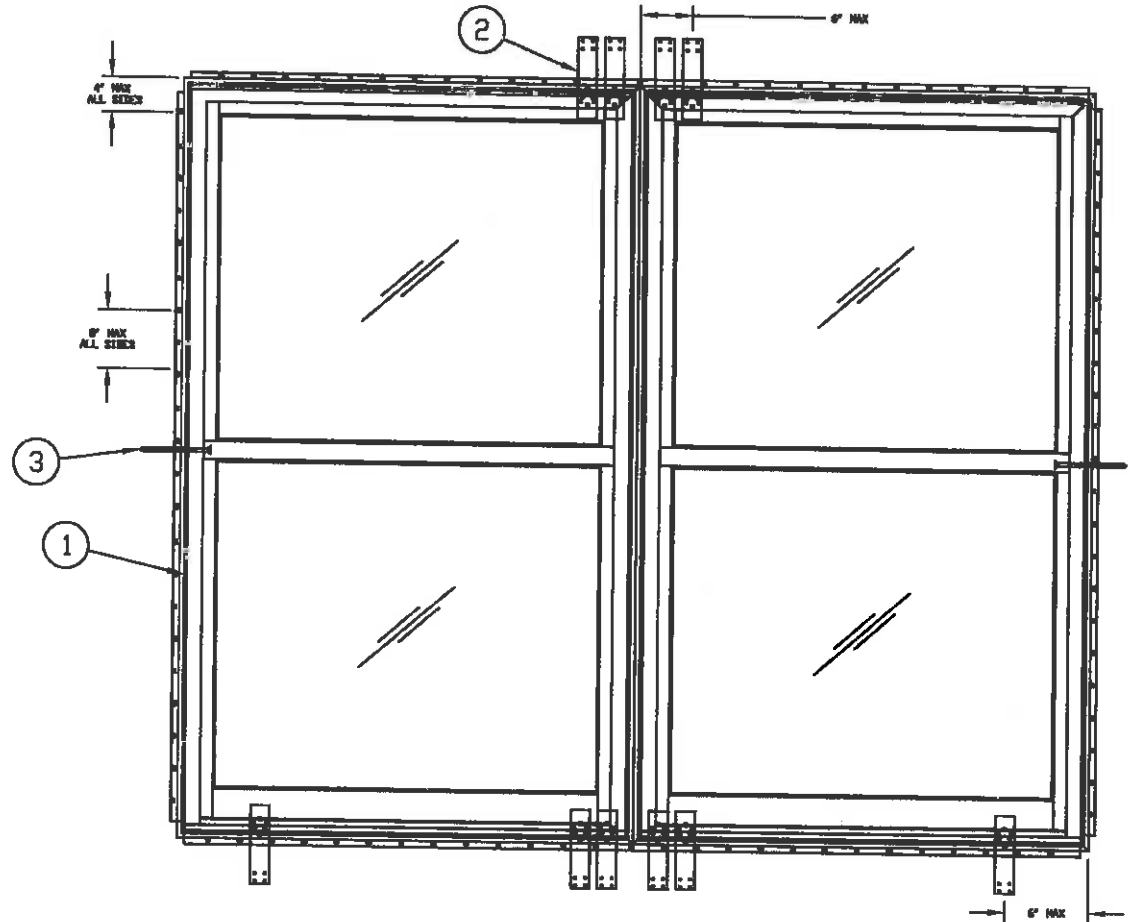
<p>Schematic Design FOR 1410 ANGELA STREET 1410 ANGELA STREET KEY WEST, FLORIDA 33040</p>	
<p>Guillermo A. Orozco Residential Design (305) 292-1694 1517 Washington Street Key West Florida 33040</p>	
<p>PROJECT NO.:</p>	
<p>DATE: 6/26/2013</p>	
<p>OF</p>	

SINGLE UNITS



FL 15162. 1
 FL 15162. 2
 FL 15162. 4

MULLED UNITS



FL 15162. 3
 FL 15162. 5

NOTES:

- MARVIN ALUMINUM NAILING FIN MUST BE USED; MARVIN VINYL NAILING FIN WAS NOT TESTED.
- RECTANGULAR UNIT SHOWN, SHAPED UNITS ALSO APPLY,

CHECKED:	WOOD TREATMENT SPEC:	RESEARCH AND DEVELOPMENT BOX 100, WARREN, MI 48093 WINDOWS/DOORS/SHUTTERS 248.386-1431 FAX 248-386-6000
APPROVED:	OTHER:	
DWG CLASS: MISC	PRODUCT LINE:	CUOH
UNSPECIFIED TOLERANCES:	PRODUCT:	SP123
DECIMALS:	ANGLE:	INSTALLATION
JOK = ±.03	±.5°	FL 15162
JOOK = ±.012		SIZE: DRAWING NO: 00078758
FAB LINEALS:	MATERIAL: NA	DATE: 11/14/88
		DESIGNED BY: [blank]
		SUPPL: [blank]

Noticing

Public Meeting Notice

The Historic Architectural Review Commission will hold a public hearing at 5:30 p.m., July 23, 2013 at Old City Hall, 510 Greene Street, Key West, Florida. The purpose of the hearing will be to consider a request for:

REPLACE EXISTING WINDOWS AND DOORS. REMOVE ASBESTOS TILE ON EAST AND SOUTH ELEVATIONS AND REPLACE WITH STUCCO. BUILD NEW PORCH AND NEW DECK ON REAR. NEW 6' TALL WOOD FENCE ALONG REAR OF PROPERTY. DEMOLITION OF EXISTING STORAGE BUILDING. DEMOLITION OF BACK PORTION OF HOUSE AND COVERED PORCH AT REAR.

FOR- #1410 ANGELA STREET

Applicant- Guillermo Orozco

Application # H13-01-969

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

**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.

Website tested on IE8,
IE9, & Firefox.
Requires Adobe Flash
10.3 or higher

Alternate Key: 1024198 Parcel ID: 00023400-000000

Ownership Details

Mailing Address:

TALIAFERRO ARTHUR CORTLAND
3890 COASTAL HWY
SAINT AUGUSTINE, FL 32084-1777

Property Details

PC Code: 01 - SINGLE FAMILY
Millage Group: 10KW
Affordable Housing: No
Section-Township-Range: 05-68-25
Property Location: 1410 ANGELA ST KEY WEST
Legal Description: KW BENJ ALBURY'S SUBD DIAGRAM I-389 LOT 9 SQR 1 TR 7 G33-102/03 OR912-2193 OR1275-1472/75EST OR1552-2496R/S OR2071-737L/E OR2399-18D/C OR2616-1165/66

[Click Map Image to open interactive viewer](#)



Exemptions

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

Land Details

Land Use Code	Frontage	Depth	Land Area
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010D - RESIDENTIAL DRY	55	84	4,624.00 SF
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Building Summary

Number of Buildings: 1
 Number of Commercial Buildings: 0
 Total Living Area: 1610
 Year Built: 1948

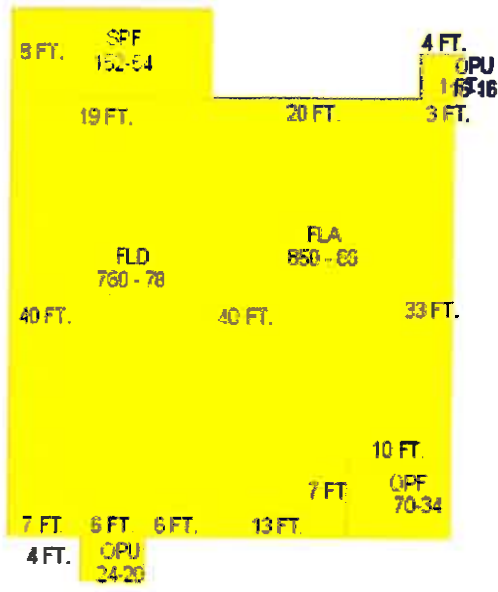
Building 1 Details

Building Type R1	Condition G	Quality Grade 500
Effective Age 15	Perimeter 164	Depreciation % 16
Year Built 1948	Special Arch 0	Grnd Floor Area 1,610
Functional Obs 0	Economic Obs 0	

Inclusions: R1 includes 1 3-fixture bath and 1 kitchen.
 Roof Type GABLE/HIP Roof Cover METAL Foundation WD CONC PADS
 Heat 1 NONE Heat 2 NONE Bedrooms 4
 Heat Src 1 NONE Heat Src 2 NONE

Extra Features:

2 Fix Bath 0	Vacuum 0
3 Fix Bath 1	Garbage Disposal 0
4 Fix Bath 0	Compactor 0
5 Fix Bath 0	Security 0
6 Fix Bath 0	Intercom 0
7 Fix Bath 0	Fireplaces 0
Extra Fix 0	Dishwasher 0



Sections:

Nbr	Type	Ext Wall	# Stories	Year Built	Attic A/C	Basement %	Finished Basement %	Area
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1	FLA	3:WD FR STUCCO	1	1947	N	N	0.00	0.00	850
2	OPF		1	1947			0.00	0.00	70
3	FLD	3:WD FR STUCCO	1	1996	N	N	0.00	0.00	760
4	OPU		1	1996			0.00	0.00	24
5	SPF		1	1996			0.00	0.00	152
6	OPU		1	1947			0.00	0.00	16

Misc Improvement Details

Nbr	Type	# Units	Length	Width	Year Built	Roll Year	Grade	Life
1	UB2:UTILITY BLDG	120 SF	0	0	1959	1960	4	50
2	FN2:FENCES	164 SF	0	0	1991	1992	4	30
3	PO2:LOW COST POOL	220 SF	22	10	1996	1997	5	40
5	PT3:PATIO	545 SF	0	0	1996	1997	2	50
6	FN2:FENCES	336 SF	4	84	1959	1960	2	30
7	PT3:PATIO	75 SF	3	25	1974	1975	2	50
8	FN2:FENCES	330 SF	6	55	1959	1960	2	30
9	AC3:AIR COND	1 UT	0	0	1996	1997	1	20
10	WF2:WATER FEATURE	1 UT	0	0	1996	1997	1	20

Appraiser Notes

2012-02-28 MLS \$659,000 4/2 LOCATED IN THE POPULAR MEADOWS NEIGHBORHOOD IN OLD TOWN KEY WEST THIS SPACIOUS AND WELL MAINTAINED HOME FEATURES 4 BEDROOMS, TWO BATHROOMS, PRIVATE ROOM FOR AN OFFICE INSIDE MASTER BEDROOM, FENCED BACK YARD WITH INGROUND POOL AND COVERED DECK, DETACHED UTILITY ROOM WITH LAUNDRY. FRENCH DOORS IN MASTER BEDROOM OPEN TO THE COVERED DECK AND POOL. COMPLETELY FENCED WITH OFF STREET PARKING AND PLENTY OF SPACE TO PARK ON THE STREET. THE ORIGINAL HOUSE IS A 2/1 CONCH COTTAGE UPGRADED IN 1998 WITH A 2/1 ADDITION THAT IS SETUP AS A LOCKOUT, GREAT FOR A MOTHER-IN-LAW UNIT OR GUEST AREA, TWO-ZONE CENTRAL A/C AND POOL. SET BACK FROM THE STREET ON A LARGE LOT LANDSCAPED WITH TROPICAL TREES AND SHRUBS. OWNER FINANCING POSSIBLE

Building Permits

Bldg	Number	Date Issued	Date Completed	Amount	Description	Notes
	13-0318	01/31/2013		100	Residential	EXTEND PERMIT 04-1556 FOR FINAL INSTPECTION
	B952767	08/01/1995	12/01/1997	35,000		2 BDRM/1BATH/DECKING
	P952769	12/01/1997	12/01/1997	2,000		PLUMBING
	E952768	08/01/1995	12/01/1997	2,500		ELECTRICAL
	B952872	08/01/1995	12/01/1997	7,500		POOL
1	9801898	06/18/1998	12/31/1998	500	Residential	UP GRADE SERVICE 200 AMP
	03-0579	02/26/2003	12/31/2003	1,000		ROOFING
	04-1556	05/13/2004	06/22/2004	4,000		INSTALL 4-TON A/C

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
2012	145,832	16,267	297,534	459,633	291,190	25,000	266,190
2011	147,548	16,580	286,721	450,849	282,709	25,000	257,709
2010	149,263	17,130	359,424	525,817	278,531	25,000	253,531
2009	165,911	17,616	546,324	729,851	271,208	25,000	246,208
2008	153,761	18,432	670,480	842,673	270,937	25,000	245,937
2007	268,672	16,894	786,080	1,071,646	263,046	25,000	238,046
2006	353,541	17,579	462,400	833,520	256,630	25,000	231,630
2005	386,072	18,195	323,680	727,947	249,155	25,000	224,155
2004	223,792	16,618	323,680	564,091	241,898	25,000	216,898
2003	223,792	17,056	143,344	384,193	237,388	25,000	212,388
2002	150,789	17,593	122,536	290,918	231,825	25,000	206,825
2001	121,347	16,031	129,472	266,850	228,175	25,000	203,175
2000	121,347	14,639	85,544	221,530	221,530	25,000	196,530
1999	121,347	14,923	85,544	221,814	221,814	25,000	196,814
1998	87,458	11,022	85,544	184,024	184,024	0	184,024
1997	45,713	1,438	76,296	123,447	123,447	0	123,447
1996	40,984	1,306	76,296	118,586	118,586	0	118,586
1995	38,777	1,248	76,296	116,321	116,321	0	116,321
1994	34,679	1,127	76,296	112,102	112,102	0	112,102
1993	34,764	513	76,296	111,573	111,573	0	111,573
1992	34,764	519	76,296	111,580	111,580	0	111,580
1991	34,764	525	76,296	111,585	111,585	0	111,585
1990	19,933	530	58,956	79,419	79,419	0	79,419
1989	18,121	488	57,800	76,409	76,409	0	76,409
1988	14,798	493	50,864	66,155	66,155	0	66,155
1987	14,608	498	28,507	43,613	43,613	0	43,613
1986	14,690	504	27,467	42,661	42,661	0	42,661
1985	14,230	509	18,466	33,205	33,205	0	33,205
1984	13,275	515	18,466	32,256	32,256	0	32,256
1983	13,275	520	18,466	32,261	32,261	0	32,261
1982	13,544	525	18,466	32,535	32,535	0	32,535

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
2/25/2013	2616 / 1165	565,000	WD	01

This page has been visited 115,074 times.

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