



City of Key West, FL

Old City Hall
510 Greene Street
Key West FL 33040

Meeting Agenda Full Detail - Final-revised Planning Board

Thursday, August 21, 2014

6:00 PM

Old City Hall

ADA Assistance: It is the policy of the City of Key West to comply with all requirements of the Americans with Disabilities Act (ADA). Please call the TTY number at 305-809-1000 or the ADA Coordinator at 305-809-3731 at least five business days in advance for sign language interpreters, assistive listening devices, or materials in accessible format.

Call Meeting To Order

Pledge of Allegiance to the Flag

Roll Call

Approval of Agenda

Approval of Minutes

July 17, 2014

Attachments: [Minutes](#)

July 24, 2014

Attachments: [Minutes REVISED](#)

Resolutions

Old Business

1

Major Development Plan & Conditional Use - 2407 North Roosevelt Boulevard (RE# 00002280-000100, AK#8890613) - A request for Major Development Plan and Conditional Use Application and Landscape and Buffer-Yard Waiver approval to construct dockage with 79 berths in the C-OW zoning district per Section 108-91 B. 2(c) of the Land Development Regulations of the Code of Ordinances of the City of Key West.

Attachments: [Major Dev Plan & Conditional Use Package - Revised](#)

[Depths Exhibit \(2014-03-10\)](#)

[Additional Information](#)

[Public Comments - REVISED 20140818](#)

Legislative History

6/27/13	Development Review Committee	Received and Filed
10/17/13	Planning Board	Postponed
11/21/13	Planning Board	Postponed
2/20/14	Planning Board	Postponed
3/20/14	Planning Board	Postponed
5/15/14	Planning Board	Postponed
6/19/14	Planning Board	Postponed
7/17/14	Planning Board	Postponed
7/17/14	Planning Board	Postponed

2

Status of Nonconforming Use - 208 Telegraph Lane (RE # 00001491-000500, AK # 9100238) - A request for hearing regarding whether a use has been abandoned on property located within the Historic Residential/Office (HRO) Zoning District pursuant to Section 122-30 of the Land Development Regulations of the Code of Ordinances of the City of Key West, Florida.

POSTPONED AT THE REQUEST OF APPLICANT TO SEPTEMBER 18, 2014

- Attachments: [A - Staff Report](#)
[B - Staff Timeline & Attachments](#)
[C - Applicants Timeline 2008-11](#)
[D - Applicants July PB Info](#)
[E - Draft Resolution](#)
[Postponement Request by Applicant](#)

Legislative History

3/27/14	Development Review Committee	Postponed
7/17/14	Planning Board	Postponed
7/17/14	Planning Board	Postponed

3

Major Development Plan - 716-718 South Street (RE # 00036870-000000, AK # 1037681) - A request for major development plan approval for the reconstruction of 17 transient residential dwelling units on property located within the Historic Residential / Office (HRO) Zoning District pursuant to Section 108-91.A.2.(a) of the Land Development Regulations of the Code of Ordinances of the City of Key West, Florida

POSTPONED AT THE REQUEST OF APPLICANT TO SEPTEMBER 18, 2014

Legislative History

4/24/14	Development Review Committee	Received and Filed
7/17/14	Planning Board	Postponed
7/17/14	Planning Board	Postponed

4 **Transient License Transfer - 1516 Dennis Street (RE # 00063400-000000, AK # 1063835) to 1124 Duval Street (RE # 00027920-000000, AK # 1028690)** - A request to transfer one transient license from property located within the Limited Commercial (CL) Zoning District to property located within the Historic Residential Commercial Core - Duval Street Oceanside (HRCC-3) Zoning District pursuant to Section 122-1339 of the Land Development Regulations of the Code of Ordinances of the City of Key West, Florida.

Attachments: [Transient License Transfer Package](#)

Legislative History

4/24/14	Development Review Committee	Received and Filed
6/19/14	Planning Board	Postponed
7/17/14	Planning Board	Postponed

New Business

5 **Change of Nonconforming Use - 917 Frances Street (RE # 00021680-000000, AK # 1022438)** - A request for a change of nonconforming use from retail to a personal training fitness studio on property located within the Historic High Density Residential (HHDR) Zoning District pursuant to Section 122-32(e) of the Land Development Regulations of the Code of Ordinances of the City of Key West, Florida.

Attachments: [Change of Nonconforming Use Package](#)

Legislative History

7/24/14	Development Review Committee	Received and Filed
---------	------------------------------	--------------------

6 **Variance - 1607 Laird Street (RE # 00060500-000000; AK # 1060933)** - A request for variances to maximum building coverage, maximum impervious surface ratio and front yard setback in order to construct a bathroom addition to an existing residence on property located within the Single Family (SF) Zoning District pursuant to Sections 90-395, 122-238(4)a. & b. and 122-238(6)a.1. of the Land Development Regulations of the Code of Ordinances of the City of Key West, Florida.

Attachments: [Variance Package](#)

Legislative History

6/26/14	Development Review Committee	Received and Filed
---------	------------------------------	--------------------

7

Variance - 525 Louisa Street (RE # 00028660-000000; AK # 1029441) - A request for variances to rear and side yard setbacks in order to construct a laundry enclosure and a second floor balcony at the rear of an existing structure on property located within the Historic Neighborhood Commercial (HNC-1) zoning district pursuant to Sections 90-395 and 122-810(6)b.&c. of the Land Development Regulations of the Code of Ordinances of the City of Key West, Florida.

Attachments: [Variance Package](#)

Legislative History

6/5/14	Development Review Committee	Received and Filed
--------	------------------------------	--------------------

8

Variance - 618 Petronia Street (RE # 00016350-000000; AK # 1016748) - A request for a variance to side yard setback for a portion of the proposed addition in order to construct an internal staircase and second story guard rail which will house air conditioning units on property located within the Historic High Density Residential (HHDR) zoning district pursuant to Section 90-395 and Section 122-630(6)b. of the Land Development Regulations of the Code of Ordinances of the City of Key West, Florida.

Attachments: [Variance Package](#)

Legislative History

6/5/14	Development Review Committee	Received and Filed
--------	------------------------------	--------------------

9

Variance - 1302 Flagler Avenue (RE # 00059730-000000; AK # 1060208) - A request for after-the-fact variances to maximum building coverage and rear yard setbacks in order to maintain an addition to an existing multi-family residence on property located within the Single Family (SF) Zoning District pursuant to Sections 90-395, 122-238(4)a. and 122-238(6)a.3. of the Land Development Regulations of the Code of Ordinances of the City of Key West, Florida

Attachments: [Variance Package - Revised](#)

[Public Comment](#)

Legislative History

6/5/14	Development Review Committee	Received and Filed
--------	------------------------------	--------------------

Planner's Report

Q&A - Items of interest from Planning Board Members

Adjournment