

Major Development Plan - 951 Caroline Street (RE# 00002970-000000) – A request to amend a Major Development Plan and Conditional Use approval (CC Res. 99-225) in the HRCC-2 zoning district per Section 108-91(A.)(2)(b); and minimum landscaped areas per Section 108-412(a) and to modify landscaping standards along street frontage per Section 108-413(b) of the Land Development Regulations of the Code of Ordinances of the City of Key West.

Vice-Chairman Root recused himself from this request due to a conflict of interest of financial gain.

The owner, Mr. Craig Hunt, gave members an overview of the Major Development Plan and Variance request.

The applicant, Owen Trepanier, Trepanier & Associates, Inc. gave members an overview of the Major Development Plan and Variance request (item #4).

Mr. Cunningham gave members an overview of the Major Development Plan as well as the Variance request (item # 4).

Mr. Browning disclosed that he has a business arrangement with the applicant, Owen Trepanier.

Mr. Browning inquired about the ingress to the building and confirmed they are on ground floor and that the building is flood proof. Mr. Browning inquired why there was not another entrance; the West Marine declined additional entrances due to security.

There were no public comments.

A motion to approve the Major Development Plan with conditions listed below, was made by Mr. Oropeza and seconded by Mr. Gilleran.

Condition to be completed prior to the issuance of building permits:

- The City Commission approves a Parking Agreement for the reservation of 49 spaces in the Park-n-Ride facility. Any potential user will pay the applicable hourly/daily rates in addition to the reservation fees already assessed for the applicant.

Condition to be completed prior to the issuance of a Certificate of Occupancy:

- All five (5) auto and 123 bicycle scooter-parking spaces are installed.

Motion was carried by unanimous voice vote.

SO ORDERED.