The Key West Planning Board will hold a public hearing at 5:00 PM, October 16<sup>th</sup>, 2025, City Commission Chambers, 1300 White Street, Key West, Florida. You may also attend this meeting virtually via Zoom. Instructions on how to comment, watch or listen to the hearing are available online at <a href="www.cityofkeywest-fl.gov">www.cityofkeywest-fl.gov</a>. Click on Agendas & Minutes. Packets including application materials can also be viewed online the Friday before the meeting at the aforementioned website. Please call or email your questions regarding the online process here: planning-dept@cityofkeywest-fl.gov Phone: (305) 809-3764. The purpose of the hearing will be to consider a request for:

Variance – 812 Carsten Lane (RE# 00011530-000000) – Applicant requests a variance to the minimum rear yard setback from the required 20 feet to a proposed 5 feet to construct additional habitable space on the primary structure at an existing residential property located in the Historic High Density Residential Zoning District (HHDR) pursuant to sections 90-395 and 122-626 through 122-655 of the Code of Ordinances of the City of Key West, Florida.

### YOU ARE A PROPERTY OWNER WITHIN 300 FEET OF THE SUBJECT PROPERTY

The City of Key West Planning Board will hold a Public Meeting to consider the following request:

Variance – 812 Carsten Lane (RE# 00011530-000000) – Applicant requests a variance to the minimum rear yard setback from the required 20 feet to a proposed 5 feet to construct additional habitable space on the primary structure at an existing residential property located in the Historic High Density Residential Zoning District (HHDR) pursuant to sections 90-395 and 122-626 through 122-655 of the Code of Ordinances of the City of Key West, Florida.

Date of Meeting: October 16, 2025 Time of Meeting: 5:00 PM

Location of Meeting: City Commission Chambers, 1300 White Street, Key West, FL 33040

You may also attend this meeting virtually via Zoom. Instructions on how to comment, watch or listen to the hearing are available online at www.cityofkeywest-fl.gov. Click on Agendas & Minutes. Packets including application materials can also be viewed online the Friday before the meeting at the aforementioned website. Please call or email your questions regarding the online process here: planning-dept@cityofkeywest-fl.gov, Phone: (305) 809-3764.

Pursuant to Section 286.0105, Florida Statutes, if a person decides to appeal any decision made by the Planning Commission or the City Commission with respect to any matter considered at such hearing or meeting, one will need a record of the proceedings and for such purpose that person may need to ensure that a verbatim record of the proceedings is made; such record includes a testimony and evidence upon which the appeal is based.

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) 809-3811 at least five (5) business days in advance for sign language interpreters, assistive listening devices, or materials in accessible format.

# YOU ARE A PROPERTY OWNER WITHIN 300 FEET OF THE SUBJECT PROPERTY

The City of Key West Planning Board will hold a Public Meeting to consider the following request:

Variance – 812 Carsten Lane (RE# 00011530-000000) – Applicant requests a variance to the minimum rear yard setback from the required 20 feet to a proposed 5 feet to construct additional habitable space on the primary structure at an existing residential property located in the Historic High Density Residential Zoning District (HHDR) pursuant to sections 90-395 and 122-626 through 122-655 of the Code of Ordinances of the City of Key West, Florida.

Date of Meeting: October 16, 2025 Time of Meeting: 5:00 PM

Location of Meeting: City Commission Chambers, 1300 White Street, Key West, FL 33040

You may also attend this meeting virtually via Zoom. Instructions on how to comment, watch or listen to the hearing are available online at www.cityofkeywest-fl.gov. Click on Agendas & Minutes. Packets including application materials can also be viewed online the Friday before the meeting at the aforementioned website. Please call or email your questions regarding the online process here: planning-dept@cityofkeywest-fl.gov, Phone: (305) 809-3764.

Pursuant to Section 286.0105, Florida Statutes, if a person decides to appeal any decision made by the Planning Commission or the City Commission with respect to any matter considered at such hearing or meeting, one will need a record of the proceedings and for such purpose that person may need to ensure that a verbatim record of the proceedings is made; such record includes a testimony and evidence upon which the appeal is based.

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) 809-3811 at least five (5) business days in advance for sign language interpreters, assistive listening devices, or materials in accessible format.

### YOU ARE A PROPERTY OWNER WITHIN 300 FEET OF THE SUBJECT PROPERTY

The City of Key West Planning Board will hold a Public Meeting to consider the following request:

Variance – 812 Carsten Lane (RE# 00011530-000000) – Applicant requests a variance to the minimum rear yard setback from the required 20 feet to a proposed 5 feet to construct additional habitable space on the primary structure at an existing residential property located in the Historic High Density Residential Zoning District (HHDR) pursuant to sections 90-395 and 122-626 through 122-655 of the Code of Ordinances of the City of Key West, Florida.

Date of Meeting: October 16, 2025 Time of Meeting: 5:00 PM

Location of Meeting: City Commission Chambers, 1300 White Street, Key West, FL 33040

You may also attend this meeting virtually via Zoom. Instructions on how to comment, watch or listen to the hearing are available online at www.cityofkeywest-fl.gov. Click on Agendas & Minutes. Packets including application materials can also be viewed online the Friday before the meeting at the aforementioned website. Please call or email your questions regarding the online process here: planning-dept@cityofkeywest-fl.gov, Phone: (305) 809-3764.

Pursuant to Section 286.0105, Florida Statutes, if a person decides to appeal any decision made by the Planning Commission or the City Commission with respect to any matter considered at such hearing or meeting, one will need a record of the proceedings and for such purpose that person may need to ensure that a verbatim record of the proceedings is made; such record includes a testimony and evidence upon which the appeal is based.

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) 809-3811 at least five (5) business days in advance for sign language interpreters, assistive listening devices, or materials in accessible format.

# YOU ARE A PROPERTY OWNER WITHIN 300 FEET OF THE SUBJECT PROPERTY

The City of Key West Planning Board will hold a Public Meeting to consider the following request:

Variance – 812 Carsten Lane (RE# 00011530-000000) – Applicant requests a variance to the minimum rear yard setback from the required 20 feet to a proposed 5 feet to construct additional habitable space on the primary structure at an existing residential property located in the Historic High Density Residential Zoning District (HHDR) pursuant to sections 90-395 and 122-626 through 122-655 of the Code of Ordinances of the City of Key West, Florida.

Date of Meeting: October 16, 2025 Time of Meeting: 5:00 PM

Location of Meeting: City Commission Chambers, 1300 White Street, Key West, FL 33040

You may also attend this meeting virtually via Zoom. Instructions on how to comment, watch or listen to the hearing are available online at www.cityofkeywest-fl.gov. Click on Agendas & Minutes. Packets including application materials can also be viewed online the Friday before the meeting at the aforementioned website. Please call or email your questions regarding the online process here: planning-dept@cityofkeywest-fl.gov, Phone: (305) 809-3764.

Pursuant to Section 286.0105, Florida Statutes, if a person decides to appeal any decision made by the Planning Commission or the City Commission with respect to any matter considered at such hearing or meeting, one will need a record of the proceedings and for such purpose that person may need to ensure that a verbatim record of the proceedings is made; such record includes a testimony and evidence upon which the appeal is based.

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) 809-3811 at least five (5) business days in advance for sign language interpreters, assistive listening devices, or materials in accessible format.

730 SOUTHARD TR C/O BARLETTA VINCENT F TRUSTEE 40 SHAWMUT RD CANTON, MA 02021	MULLIN CAROLINE MUNLEY & EDWARD J 103 FAIRINGTON LN WAVERLY TOWNSHIP, PA 18414	BASCOM RICHARD N REVOCABLE TR 105 KEYES RD SUNAPEE, NH 03782
NEWMAN WILLIAM R & MARLEEN R LIPSICK 1107 E 1ST ST BLOOMINGTON, IN 47401	WILLIAM STREET PROPERTY  MANAGEMENT LLC  1132 SE 2ND AVE  FORT LAUDERDALE, FL 33316	KEY WEST INVESTMENTS LLC 1200 4TH ST 138 KEY WEST, FL 33040
RUSSELL CELESTE ESTATE C/O SONJA RUSSELL GATES P/R 1213 14TH ST, LOT 261 KEY WEST, FL 33040	WINTERTON II LLC 127 CULPEPER ST WARRENTON, VA 20186	BRENNAN PATRICIA 1272 RIDGE AVE MANAHAWKIN, NJ 08050
FOWLER CHRIS E 2019 TR 139 SOUTHWEST DR JONESBORO, AR 72401	808 SOUTHARD STREET LLC 1413 SOUTH ST KEY WEST, FL 33040	818 CARSTEN LLC 15 W 75TH ST APT 6D NEW YORK, NY 10023
REINERI MARK LOUIS TR 155 CORT LN TAVERNIER, FL 33070	HARRISON GREGORY & STEELE LESLIE 1711 VON PHISTER ST KEY WEST, FL 33040	SANGER HEATHER LORI & DAVID CHARLES 1717 SOUTH ST KEY WEST, FL 33040
BLANEY JANE A 18 BAYBERRY DR MONTVALE, NJ 07645	611 WILLIAM LLC 1848 SE 1ST AVE FORT LAUDERDALE, FL 33316	KW SUNSHINE HOMES LLC 2211 MEDINA RD STE 100 MEDINA, OH 44256
MCCLOSKEY COLLEEN & NOVAK WILLIAM 230 OLD FARM RD BEDMINSTER, NJ 07921	SERTICH MARK I ESTATE C/O ANNE LAMORE SERTICH P/R 2309 SANTA MONICA BLVD # 208 SANTA MONICA, CA 90404	ASH DICE DEIRF LLC 251 LITTLE FALLS DR WILMINGTON, DE 19808
VALDES JR JOSEPH A & ROBERT A 2604 SEIDENBERG AVE KEY WEST, FL 33040	CHEZLOW HARMONY DAWN REV TR 2750 OLD SAINT AUGUSTINE RD APT X245 TALLAHASSEE, FL 32301	MEAGHER KATHLEEN F & WILLIAM C 3297 LAKE SHORE DR OAKLAND, MD 21550
DONOVAN TIMOTHY & LISA A 337 ADAMS ST MILTON, MA 02186	VALDES JR JOSEPH A & ROBERT A 3518 DUCK AVE KEY WEST, FL 33040	WALBACH LLC 401 ROSEMARY LN LAS VEGAS, NV 89107
615 & 619 KEY WEST LLC 460 CAVALIER CT LOS ALTOS, CA 94022	MUENCH PETER KARL 540 GALAHAD LP RD WOODVILLE, TX 75979	SEABOARD HOUSING LLC 600 6TH ST S KIRKLAND, WA 98033

RRR KW ENTERPRISES LLC C/O REYNOLDS THOMAS G 6021 REDONDO CT NW LOS RANCHOS, NM 87107	HANES ELIZABETH C REV LIV TR 607 WILLIAM ST KEY WEST, FL 33040	PITTS EDWARD G EORGE REV TR 621 MARGARET ST KEY WEST, FL 33040
CAMPBELL TRACY H 628 MARGARET ST KEY WEST, FL 33040	NICHOLSON JANICE LOUISE TR 628 WILLIAM ST KEY WEST, FL 33040	POLLMAN SR ROBERT P & NOREEN M 628 WILLIAM ST REAR KEY WEST, FL 33040
TENNEY PHILIP REVOCABLE TR 629 WILLIAM ST KEY WEST, FL 33040	GARDNER TRACEY S & CLIVE A 630 MARGARET ST KEY WEST, FL 33040	TUTTLE CLAIRE & RANDALL 635 N TRADE ST WINSTON SALEM, NC 27101
HESSE MARY C & ROBERT T 643 WILLIAM ST KEY WEST, FL 33040	HOWE DAVIS & AMY LIVING TR 69 E CHERRY DR MEMPHIS, TN 38117	SHEA GOLD FAMILY TR C/O ROBERT S GOLD CO TRUSTEE 7 PASSOVER LANE KEY WEST, FL 33040
DAVIS JOAN F 704 PASSOVER LN KEY WEST, FL 33040	ENRICOS TIRE BODEGAS LLC 708 BAKERS LN KEY WEST, FL 33040	GARRETT JUDIT J & TYLER A 713 WINDSOR LN KEY WEST, FL 33040
EISENMAN CAROL 715 WINDSOR LN # 1 KEY WEST, FL 33040	ARTMAN GREGORY D REVOCABLE TR 715 WINDSOR LN, REAR KEY WEST, FL 33040	COLE TANIA L 720 PASSOVER LN KEY WEST, FL 33040
SWEATT JANET LAVONNE THOMISON DEC OF TR 721 WINDSOR LN UNIT F KEY WEST, FL 33040	KW SQUARED LLC 7250 PINE NEEDLE RD SARASOTA, FL 34242	RODNON SUSAN 726 PASSOVER LN KEY WEST, FL 33040
WAJDA MICHAEL & NEBELUNG JAMES J 8 SYLVAN PL NUTLEY, NJ 07110	ROONEY MARY JO GRAZIANO & DAVID L 806 CAREY LN KEY WEST, FL 33040	CAMEJO SHEILA R TR C/O SHEILA CAMEJO TRUSTEE 820 CARSTEN LANE KEY WEST, FL 33040
MCGRATH MICHAEL T LIVING TR & GRAY PAUL F LIVING TR 822 CARSTEN LN KEY WEST, FL 33040	FOLEY DANIEL A 8390 TERMINAL RD STE 1 LORTON, VA 22079	FULLER REBECCA ANN & WATKINS WILLIAM 905 ANGELA ST KEY WEST, FL 33040

808 SOUTHARD STREET LLC C/O BRAWN PETER NELSON PO BOX 1486 KEY WEST, FL 33041

ANDERSON ISLAND LLC

PO BOX 1944

KEY WEST, FL 33041

YOUNG DEBORAH L & RICHARD C

98 WILLIAM ST

NEWPORT, RI 02840

ABBOTT JOAN PO BOX 4045 KEY WEST, FL 33041

# MDS HOLDINGS-FLORIDA LLC PO BOX 5324 MADISON, WI 53705

JENSEN CLAUS & HENRIK HOLBAEK GAESLINGEVE 29 3080 TIKOEB , DK

> MATHERS DEREK 6095 COBURG RD HALIFAX, NS B3H 4K1 CA



