

STAFF REPORT

DATE: March 20, 2024

RE: 1101 Flagler Avenue (permit application # T2024-0087)

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

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

Tree Species: Silver Buttonwood (*Conocarpus erectus*)



Photo showing whole tree and location, view 1.



Photo showing whole tree and location, view 2.



Photo of tree trunk, view 1.



Photo base and trunk of tree.



Photo of tree trunk and canopy branches.



Photo of tree trunk, view 2.



Two photos of tree canopy, views 1 & 2.





Photo of tree trunk and canopy.

Diameter: 8.2"

Location: 50% (growing in side yard area very close to house.)

Species: 100% (on protected tree list)

Condition: 40% (overall condition is poor, poor structure with decay in main trunk areas.)

Total Average Value = 63%

Value x Diameter = 5.1 replacement caliper inches

Application



T2024-0087

Tree Permit Application

Please Clearly Print All Information unless indicated otherwise. Date: 3/13/24

Tree Address 1101 Flagler Ave
Cross/Corner Street Whalton St
List Tree Name(s) and Quantity 1 Silver Buttonwood tree

Reason(s) for Application:

- Remove () Tree Health () 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 Tree is in the way of renovation

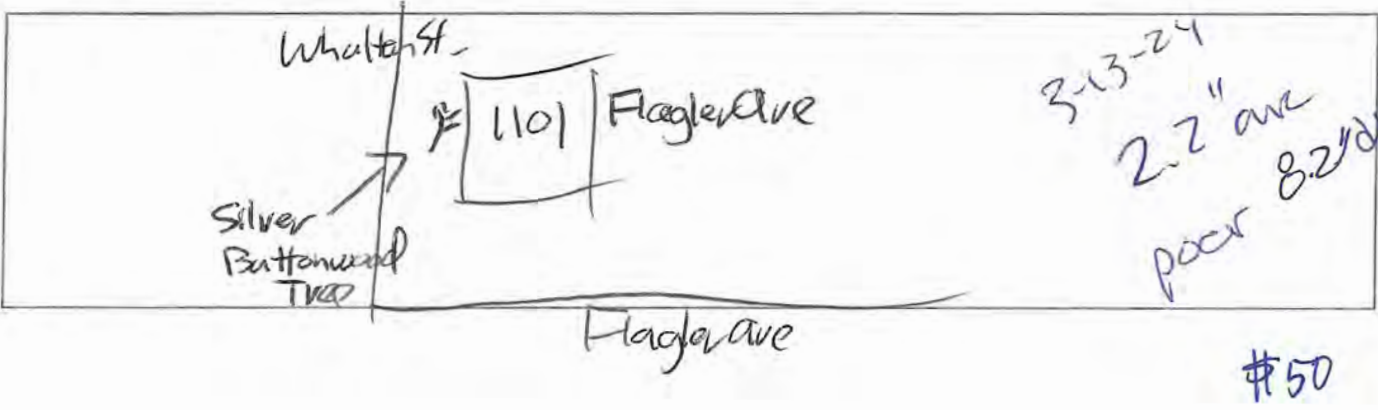
Property Owner Name 1101 Flagler Ave LLC Labors End Holdings
Property Owner email Address Larry Robin 134@aol.com llc
Property Owner Mailing Address Po Box 218
Property Owner Phone Number 215-498-0366
Property Owner Signature Bozeman, MD 21612

*Representative Name Kenneth King
Representative email Address _____
Representative Mailing Address 1602 Leland St.
Representative Phone Number 305-296-5101

*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. See back of application for fee amounts.

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.



#50



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 3/1/24

Tree Address 1101 FLAGLER AVE, KEY WEST

Property Owner Name LABORSEND HOLDINGS, LLC

Property Owner Mailing Address PO BOX 218

Property Owner Mailing City, State, Zip BOZEMAN, MD 21612

Property Owner Phone Number 215 498 0366

Property Owner email Address LARRYROVIN134@AOL.COM

Property Owner Signature _____

Representative Name Kenneth King

Representative Mailing Address 1602 Laurel St.

Representative Mailing City, State, Zip Key West FL 33040

Representative Phone Number 305-296-8101

Representative email Address _____

I, Lawrence Rovin, Managing Member 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 1 day March 2024.

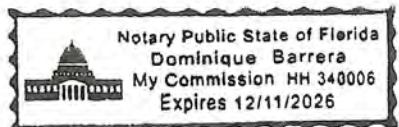
By (Print name of Affiant) Lawrence Rovin who is personally known to me or has produced as identification and who did take an oath.

Maryland DL
Notary Public

Sign name: Dominique Barrera

Print name: Dominique Barrera

My Commission expires: 12/11/26 Notary Public-State of Florida (Seal)





[Department of State](#) / [Division of Corporations](#) / [Search Records](#) / [Search by Entity Name](#) /

Detail by Entity Name

Florida Limited Liability Company
LABORS END HOLDINGS, LLC

Filing Information

| | |
|------------------------|--------------|
| Document Number | L24000078080 |
| FEI/EIN Number | NONE |
| Date Filed | 02/13/2024 |
| State | FL |
| Status | ACTIVE |

Principal Address

1101 FLAGLER AVENUE
KEY WEST, FL 33040

Mailing Address

P.O. BOX 218
BOZMAN, MD 21612

Registered Agent Name & Address

ROVIN, LAWRENCE D
5100 PGA BOULEVARD
SUITE 305
PALM BEACH GARDENS, FL 33418

Authorized Person(s) Detail

Name & Address

Title AMBR

ROVIN, LAWRENCE D
23849 GRACE CREEK ROAD
BOZMAN, MD 21612

Title AMBR

RUGG, CAROLYN C
23849 GRACE CREEK ROAD
BOZMAN, MD 21612

Annual Reports

No Annual Reports Filed

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 00038770-000000
Account# 1039519
Property ID 1039519
Millage Group 10KW
Location 1101 FLAGLER Ave, KEY WEST
Address
Legal SQ 3 LT 11 AND PT LT 10 KW WEBB REALTY CO SUB PB1-42 TR 18 OR286-37
Description OR435-428 OR839-1483/1488WILL OR923-2393 OR951-1964/66WILL OR1050-2005/07P/R OR1050-2008 OR2540-1653LET/ADM OR2763-955LET/ADM OR2816-989 OR2819-1725 OR3029-970 OR3029-979 OR3265-0902
(Note: Not to be used on legal documents.)
Neighborhood 6131
Property Class SINGLE FAMILY RESID (0100)
Subdivision The Webb Realty Co
Sec/Twp/Rng 05/68/25
Affordable No
Housing



Owner

LABORS END HOLDINGS LLC
 PO Box 218
 Bozman MD 21612

Valuation

| | 2023 Certified Values | 2022 Certified Values | 2021 Certified Values | 2020 Certified Values |
|----------------------------|-----------------------|-----------------------|-----------------------|-----------------------|
| + Market Improvement Value | \$320,868 | \$324,211 | \$217,374 | \$183,440 |
| + Market Misc Value | \$4,699 | \$4,819 | \$4,938 | \$1,873 |
| + Market Land Value | \$926,127 | \$698,454 | \$459,205 | \$424,475 |
| = Just Market Value | \$1,251,694 | \$1,027,484 | \$681,517 | \$609,788 |
| = Total Assessed Value | \$824,636 | \$749,669 | \$681,517 | \$609,788 |
| - School Exempt Value | \$0 | \$0 | \$0 | \$0 |
| = School Taxable Value | \$1,251,694 | \$1,027,484 | \$681,517 | \$609,788 |

Historical Assessments

| Year | Land Value | Building Value | Yard Item Value | Just (Market) Value | Assessed Value | Exempt Value | Taxable Value | Maximum Portability |
|------|------------|----------------|-----------------|---------------------|----------------|--------------|---------------|---------------------|
| 2022 | \$698,454 | \$324,211 | \$4,819 | \$1,027,484 | \$749,669 | \$0 | \$1,027,484 | \$0 |
| 2021 | \$459,205 | \$217,374 | \$4,938 | \$681,517 | \$681,517 | \$0 | \$681,517 | \$0 |
| 2020 | \$424,475 | \$183,440 | \$1,873 | \$609,788 | \$609,788 | \$0 | \$609,788 | \$0 |
| 2019 | \$443,668 | \$149,960 | \$1,894 | \$595,522 | \$595,522 | \$0 | \$595,522 | \$0 |
| 2018 | \$426,891 | \$157,651 | \$1,915 | \$586,457 | \$568,419 | \$0 | \$586,457 | \$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) | 4,729.00 | Square Foot | 0 | 0 |

Buildings

| | | | |
|-----------------------|-------------------------|---------------------------|----------------|
| Building ID | 3040 | Exterior Walls | CUSTOM |
| Style | 1 STORY ELEV FOUNDATION | Year Built | 1943 |
| Building Type | S.F.R. - R1 / R1 | EffectiveYearBuilt | 2017 |
| Building Name | | Foundation | WD CONC PADS |
| Gross Sq Ft | 1383 | Roof Type | GABLE/HIP |
| Finished Sq Ft | 1171 | Roof Coverage | METAL |
| Stories | 1 Floor | Flooring Type | SFT/HD WD |
| Condition | AVERAGE | Heating Type | FCD/AIR DUCTED |
| Perimeter | 152 | Bedrooms | 2 |
| Functional Obs | 0 | Full Bathrooms | 2 |
| Economic Obs | 0 | Half Bathrooms | 0 |
| Depreciation % | 5 | Grade | 500 |
| Interior Walls | WALL BD/WD WAL | Number of Fire Pl | 0 |

| Code | Description | Sketch Area | Finished Area | Perimeter |
|--------------|----------------|--------------|---------------|------------|
| FLA | FLOOR LIV AREA | 1,171 | 1,171 | 146 |
| OPU | OP PR UNFIN LL | 12 | 0 | 14 |
| OPF | OP PRCH FIN LL | 200 | 0 | 66 |
| TOTAL | | 1,383 | 1,171 | 226 |

Yard Items

| Description | Year Built | Roll Year | Size | Quantity | Units | Grade |
|-------------|------------|-----------|--------|----------|--------|-------|
| CONC PATIO | 1987 | 1988 | 8 x 34 | 1 | 272 SF | 2 |
| FENCES | 2015 | 2016 | 6 x 24 | 1 | 144 SF | 2 |
| WOOD DECK | 2015 | 2016 | 0 x 0 | 1 | 238 SF | 2 |

Sales

| Sale Date | Sale Price | Instrument | Instrument Number | Deed Book | Deed Page | Sale Qualification | Vacant or Improved | Grantor | Grantee |
|-----------|-------------|-----------------|-------------------|-----------|-----------|--------------------|--------------------|-------------------------|---------|
| 3/1/2024 | \$1,375,000 | Warranty Deed | 2453452 | 3265 | 0902 | 99 - Unqualified | Improved | | |
| 6/29/2020 | \$840,000 | Warranty Deed | 2271383 | 3029 | 979 | 01 - Qualified | Improved | | |
| 6/22/2020 | \$100 | Quit Claim Deed | 2271380 | 3029 | 970 | 11 - Unqualified | Improved | | |
| 10/6/2016 | \$100 | Warranty Deed | 2094879 | 2819 | 1725 | 11 - Unqualified | Improved | PARSONS MARY FRANCES | |

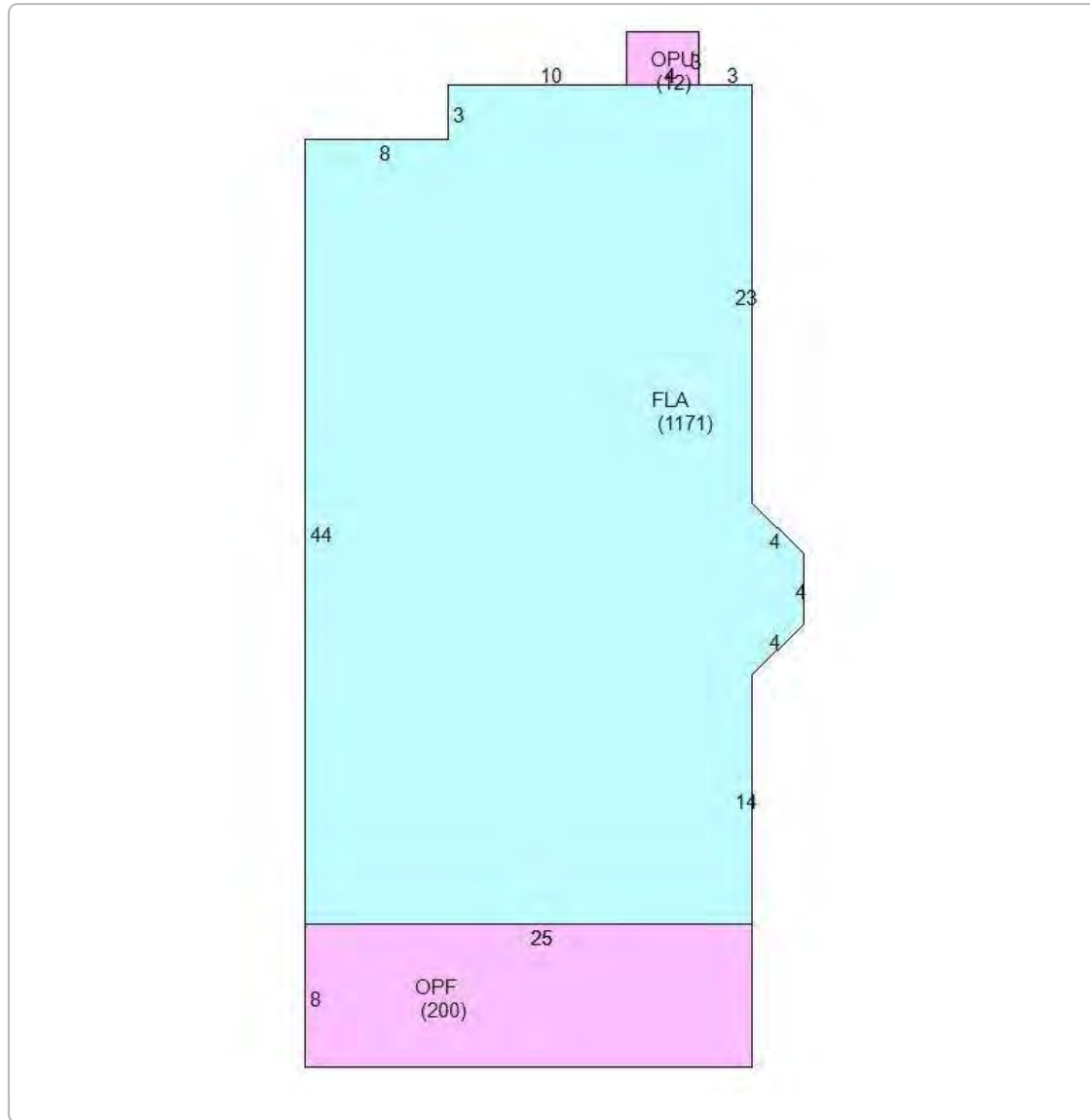
Permits

| Number | Date Issued | Date Completed | Amount | Permit Type | Notes |
|---------|-------------|----------------|----------|-------------|----------------------------------------------------------------------------------------------------------------------------------------------------------|
| 17-2165 | 6/5/2017 | 7/21/2017 | \$19,350 | | RE ROOF VIC METAL SHINGLES |
| 15-4969 | 12/10/2015 | 1/5/2016 | \$800 | | REPLACE EXISTING 4' HIGH CHAIN LINK FENCE WITH 6' WOOD PICKET FENCE AND PAINT WHITE. |
| 15-1608 | 5/5/2015 | 5/21/2015 | \$1,500 | | REMOVE AND REPLACE/ REPAIR EXISTING FRONT PORCH FLOOR WITH T AND G LUMBER AND PAINT TO MATCH EXISTING GREY. NEW PORCH TO BE WOOD, T AND G, PAINTED GREY. |
| 15-659 | 3/2/2015 | 5/21/2016 | \$3,500 | | INSTALL 3 TON AC SYSTEM |
| 15-0351 | 2/4/2015 | 5/21/2015 | \$5,000 | | R & R KITCHEN CABINETS AND AND REMOVE CARPET FROM LIVINGROOM AND KITCHEN FLOOR AND REPLACE WITH TILE 600 SF |

View Tax Info

[View Taxes for this Parcel](#)

Sketches (click to enlarge)



Photos



Map



TRIM Notice

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

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