



City of Key West, FL

Old City Hall
510 Greene Street
Key West FL 33040

Meeting Agenda Full Detail Code Compliance Hearing

Wednesday, April 27, 2011

1:00 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 305-809-3951 at least five business days in advance for sign language interpreters, assistive listening devices, or materials in accessible format.

Call Meeting to Order

Code Violations

1

Case # 08-2343
Billy D Bushe
1607 Venetian Drive
Sec. 108-681 Camping Vehicles & Equipment
Sec. 108-683 Exceptions
Officer Gary Addleman
Certified Service: 2-11-2011
Initial Hearing: 3-30-2011

Continued from 3-30-2011

It is unlawful to live in a recreational vehicle on a residential lot.

Attachments: [08-2343 1607 Venetian Dr NOH](#)
[08-2343 1607 Venetian Dr Letter](#)
[08-2343 1607 Venetian Dr Pic](#)

Legislative History

3/30/11 Code Compliance Hearing Continuance

2

Case # 11-44
Violet Sears L/E
c/o Charncenell Sears
904 Thomas Street
Sec. 14-37 Building Permits, Display
Sec. 14-40 Permits in the Historic District
Sec. 66-87 Business Tax Receipt Required
Officer Gary Addleman
Certified Service: 2-17-2011
Initial Hearing: 3-30-2011

In compliance 4-5-2011

HARC approval and a building permit are required prior to installing a fence.

Attachments: [11-44 904 Thomas St NOH](#)
[11-44 904 Thomas St Pic](#)

Legislative History

3/30/11 Code Compliance Hearing Continuance

3

Case # 11-362
Peter Brawn
c/o Bob Kelly
Susan Cardenas, R/A
Susan Hetzel, Rental Agent
1413 South Street
Sec. 18-601 Transient License
Sec. 122-599 Transient Rentals are prohibited in the HMDR District
Sec. 122-1371 Transient Living Conditions
Officer Gary Addleman
Certified Service: 3-28-2011
Initial Hearing: 4-27-2011

**New Case
Irreparable Violation**

A transient rental license is required to rent this property. Transient rentals are prohibited in the HMDR district.

Attachments: [11-362 1413 South St NOH](#)
[11-362 1413 South St Lease](#)
[11-362 1413 South St pics](#)

4 Case # 11-212
Jarvis Nelson Osorio
Nelson Valdez
1721 Johnson Street
Sec. 26-126 Clearing of Property
Sec. 62-31 Maintenance of Area
Officer Gary Addleman
Certified Service:
Initial Hearing: 4-27-2011

New Case

Property needs to be cleared of debris, mowed and maintained. You are required to maintain the area from your property line to the paved roadway.

Attachments: [11-212 1721 Johnson St NOH](#)
[11-212 1721 Johnson St pics](#)

5 Case # 10-1486
Peter Anderson
Benjamin Bruce
613 Simonton Street
Sec. 14-37 Building Permits, Display
Sec. 14-40 Permits in Historic District
Officer Dotty Austin
Certified Service: 2-27-2011
Initial Hearing: 3-30-2011

In compliance, request dismissal

For failure to obtain HARC approval and a building permit for the signs.

Attachments: [10-1486 613 Simonton St NOH](#)
[10-1486 613 Simonton St Pic](#)
[10-1486 613 Simonton HARC app](#)

Legislative History

3/30/11 Code Compliance Hearing Continuance

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Case # 11-58
Elizabeth J Smith
715 Ashe Street
Sec. 14-37 Building Permits, Display
Sec. 14-40 Permits in the Historic District
Officer Dotty Austin
Certified Service: 4-15-2001
Initial Hearing: 4-27-2011

In compliance, request dismissal

HARC approval and building permits are required prior to building a fence.

Attachments: [11-58 715 Ashe NOH](#)
[11-58 715 Ashe pic](#)

7

Case # 10-706
Pirate Seafood - Armando Parra
James J Maun - Officier
Truman & White Chevron Inc.
1127 Truman Avenue
Sec. 102-152 Certificate of Appropriateness
Officer Dotty Austin
Certified Service: 10-25-2010
Initial Hearing: 12-2-2010

Continued from 2-23-2011

A certificate of appropriateness has not been obtained for all the signage and other paraphernalia at Pirate Seafood.

Attachments: [10-706 1127 Truman Ave NOH](#)
[10-706 1127 Truman Appl](#)
[10-706 1127 Truman HARC Approved Mobile Wagon](#)
[10-706 1127 Truman Staff Report](#)
[10-706 1127 Truman pics 4-26-2011](#)
[10-706 1127 Truman time line](#)
[10-706 1127 Truman 2008 picture](#)

8

Case # 11-193
Kenneth Dockery
1115 South Street
Sec. 14-37 Building Permits, Display
Sec. 14-40 Permits in the Historic District
Officer Dotty Austin
Certified Service: 3-24-2011
Initial Hearing: 4-27-2011

In compliance, request dismissal.

Building permits and HARC approval are required prior to altering fences.

Attachments: [11-193 1115 South St NOH](#)

9

Case # 11-288
William G & Estaleda Vogan
706 Catherine Street 9
Sec. 66-87 Business Tax Receipt Required
Officer Dotty Austin
Certified Service: 4-21-2011
Initial Hearing: 4-27-2011

In compliance, request dismissal

A business tax receipt is required to operate a business in the city.

Attachments: [11-288 706 Catherine NOH](#)

10

Case # 10-1420
Edwin O Swift R/A
John Wilson Yarborough EE
Historic Tours of America
Clinton Square
Sec. 18-415 Restrictions in the Historic District
Officer Yesenia Beltranena
Certified Service: 1-7-2011
Initial Hearing: 1-26-2011

Continued from 3-30-2011

For off premises canvassing in a prohibited area.

Attachments: [10-1420 Clinton Sq NOH](#)

Legislative History

3/30/11 Code Compliance Hearing Continuance

11

Case # 10-1429
Perfect Pedicab, Inc.
Anthony Catalfomo R/A
Front & Duval
Sec. 18-415 Restrictions in the Historic District
Officer Yesenia Beltranena
Certified Service: 1-8-2011
Initial Hearing: 1-26-2011

Continued from 3-30-2011

For off premises canvassing in a prohibited area.

Attachments: [10-1429 Front & Duval NOH](#)

[10-1429 Front & Duval Pic](#)

Legislative History

3/30/11 Code Compliance Hearing Continuance

12

Case # 10-1526
Perfect Pedicab, Inc.
Anthony Catalfomo R/A
Front & Duval
Sec. 18-415 Restrictions in the Historic District
Officer Yesenia Beltranena
Certified Service: 1-8-2011
Initial Hearing: 1-26-2011

Continued from 3-30-2011

For off premises canvassing in a prohibited area.

Attachments: [10-1526 Front & Duval NOH](#)

Legislative History

3/30/11 Code Compliance Hearing Continuance

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Case # 10-1546
Edwin O Swift R/A
Veronica De Koster EE
Historic Tours of America
Clinton Sq
Sec. 18-415 Restrictions in the Historic District
Officer Yesenia Beltranena
Certified Service: 1-7-2011
Initial Hearing: 1-26-2011

Continued from 3-30-2011

For off premises canvassing in a prohibited area.

Attachments: [10-1546 Clinton Sq NOH](#)

[10-1546 Clinton Sq Map](#)

Legislative History

3/30/11 Code Compliance Hearing Continuance

14 Case # 10-1453
Richard Wunsch
613 Ashe Street
Sec. 66-87 Business Tax Receipt Required
Sec. 14-37 Building Permits, Display
Sec. 90-363 Certificate of Occupancy
Officer Yesenia Beltranena
Certified Service:
Initial Hearing: 4-27-2011

New Case

A business tax receipt is required to rent your property. A building permit is required to add a living unit. A certificate of occupancy is required for the third unit.

Attachments: [10-1453 613 Ashe St NOH](#)
[10-1453 613 Ashe St pics](#)

15 Case # 11-262
Turtle Kraals, LLC
Urban E Smith, R/A
231 Margaret Street
Sec. 26-192 Prohibition against unreasonable noise
Officer Yesenia Beltranena
Certified Service: 4-6-2011
Initial Hearing: 4-27-2011

New Case

Noise levels are disturbing the residents on Sawyer Lane.

Attachments: [11-262 231 Margaret St NOCV-NOH](#)

16

Case # 09-2040
James T Peterson
1609 Jamaica Drive
Sec. 66-102 Delinquent Business Tax
Sec. 14-37 Building Permits Required
Sec. 90-356 Building Permits Required
Sec. 90-363 Certificate of Occupancy Required
Sec. 58-61 Determination of Levy Charge
Officer Barbara Meizis
Certified Service: 3-7-2011
Initial Hearing: 3-30-2011

Continued from 3-30-2011 for compliance.

Your business tax receipt is delinquent. Subdivision of your property requires a building permit, certificate of occupancy and sewer and solid waste accounts for all unit.

Attachments: [09-2040 1609 Jamaica Dr NOH](#)
[09-2040 1609 Jamaica Dr Pics int](#)

Legislative History

3/30/11 Code Compliance Hearing Continuance

17

Case # 10-522
Sean P Glass
912 Fleming Street
Sec. 14-37 Building Permits, Display
Sec. 14-40 Permits in the Historic District
Officer Barbara Meizis
Certified Service: 11-18-10
Initial Hearing: 12-8-2010

Continued for status from 3-30-2011

A building permit and HARC approval are required prior to installation of a pool heater.

Attachments: [10-522 912 Fleming St NOH](#)
[10-522 912 Fleming status email](#)

Legislative History

3/30/11 Code Compliance Hearing Continuance

18

Case # 10-1365
Thomas Savage
Rebecca Anderson
Perfect Pedicab, Inc.
Tifts at Front
Sec. 6-151 Conditions of Use
Officer Barbara Meizis
Certified Service:11-10-2010
Initial Hearing: 12-8-2010

Continued from 3-30-2011
Repeat violation for Perfect Pedicab

For parking in a prohibited area and for driving the wrong way on a one way street.

Attachments: [10-1365 Tifts & Front NOH](#)

Legislative History

3/30/11 Code Compliance Hearing Continuance

19

Case # 10-1059
Matthew McDowell
1333 20th Street
Sec. 26-126 Clearing of Property
Officer Barbara Meizis
Certified Service: 3-14-2011
Initial Hearing: 4-27-2011

New Case

The property needs to be cleared of debris and maintained.

Attachments: [10-1059 1333 20th St NOH](#)
[10-1059 1333 20th St photos](#)

20

Case # 10-1537
Peter Brawn
Robert E Kelly, Jr. R/A for
223 Ann Street, LLC
Susan M Cardenas, R/A for
Brawn Property Management, Inc.
Sec. 18-601 Transient License
Sec. 122-1371 Transient Living Accommodation
Officer Barbara Meizis
Certified Service: 3-28-2011
Initial Hearing: 4-27-2011

New Case
Irreparable Violation

A transient license is required to rent your property for less than thirty days.

Attachments: [10-1537 223 Ann St NOCV](#)
 [10-1537 223 Ann St - rental contract](#)
 [10-1537 223 Ann St photos](#)

21

Case # 11-127
Lime Grove Properties, LLC
Jeanne G & Thomas W Wesson
2907 Seidenberg Avenue
Sec. 18-117 Acts Declared Unlawful
Officer Bonnita Myers
Certified Service: 2-7-2011
Initial Hearing: 2-23-2011

Continued from 3-30-2011 for compliance.

For aiding and abetting an unlicensed contractor.

Attachments: [11-127 2907 Seidenberg Ave NOH](#)
 [11-127 2907 Seidenberg Pic 1](#)
 [11-127 2907 Seidenberg Pic 2](#)

Legislative History

3/30/11 Code Compliance Hearing Continuance

23 Case # 10-99
Maria Betancourt
3301 Duck Avenue D
Sec. 14-37 Building Permits, Displays
Officer Bonnita Myers
Certified Service:
Initial Hearing: 4-27-2011

New Case

Building permits are required to convert the downstairs into a living unit.

Attachments: [10-99 3301 D Duck Ave NOH](#)

24 Case # 10-655
Dianne & Bruce Moseley
Christy Moseley
3308 Duck Avenue
Sec. 14-37 Building Permits, Display
Sec. 90-357 Application for building permit
Sec. 90-391 Variances
Officer Bonnita Myers
Hand Served: 4-6-2011
Initial Hearing: 4-27-2011

Continuance granted to 5-25-2011

New Case

A building permit is required prior to the additon to the right side of your house.

Attachments: [10-655 3308 Duck Ave NOH](#)

25 Case # 10-1105
Jacob Zucker R/A
Chabad of Key West
906 Trinity Drive
Sec. 90-363 Certificate of Occupancy
Officer Jim Young
Certified Service: 1-13-2011
Initial Hearing: 1-26-2011

Continued from 3-30-2011

A certificate of occupancy is required for the Synagogue.

Attachments: [10-1105 906 Trinity Dr NOH](#)

HARC Appeals

26 SMA 10-04
Victor Cushman
720-726 Emma Street
H10-05-27-594
H10-05-27-595

Attachments: [SMA 10-04 720-726 Emma St](#)

Legislative History

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27 SMA 11-01
Monroe Glass & Mirror
Spence Lewis
500 Duval Street
H10-01-264

Attachments: [SMA 11-01](#)

28 SMA 11-02
Peter Gomez
c/o Manuel E Garcia, Esq.
936 United Street
H11-01-320

Attachments: [SMA 11-02 Appeal](#)
[SMA 11-02 City's Objection](#)

Mitigations

29

Case # 10-1429
Robert Zaremba
Perfect Pedicabs

Attachments: [10-1429 Robert Zaremba Mitigation](#)

Adjournment