

-----Original Message-----

From: Robert Kruse <bkrusee@earthlink.net>

Sent: Thursday, January 20, 2022 2:50 PM

To: Donna Phillips <donna.phillips@cityofkeywest-fl.gov>

Subject: [EXTERNAL] OBJECTION to alcohol sales at 1212-1200 White Street

CAUTION: This email originated from outside of the organization. Do not click links or open attachments unless you recognize the sender and know the content is safe.

January 20, 2022

Dear Planning Board Members.

My name is Robert Kruse. My wife Linda Wheeler and I live directly across the street from this property. We have endured years of frustration concerning this property. All the other surrounding commercial and residential owners in closest proximity to this property have worked hard and made considerable investments in order to beautify our properties and increase the livability of our mixed use neighborhood. Except for this property, our White Street corridor has seen nothing but improvements in the last few years. The previous owner was required by code to clean up the parking lot, install landscaping, and screen his dumpsters. His failure to implement his obligations has been entirely ignored by the city's building/code enforcement/planning departments. The new owner/applicant has owned the property for approximately 1 year and has shown the same indifference to his neighbors - until he is ready to "flip" the property and adding alcohol sales at a site where it is prohibited will increase the value of his property.

Please DENY this application for a special exception for alcohol sales unless the owner - PRIOR TO BEGINNING SALES OF ALCOHOL- agrees to the following:

- (1) Implement the parking lot plan (with ADA access, drainage and a turn-around scheme so cars exit heading out into White Street traffic)
- (2) Install a landscaping plan, including mature trees and a buffer hedge along White Street that shields the parking lot from the public right-of-way
- (3) Screens his dumpster and waste bins at the rear of his property except for pick-up hours
- (4) Sales of alcohol limited to only the butcher shop space and only during their existing hours of operation (M-Sat 10am-7pm; Sun 10am-3pm).
- (5) There should be no on-site consumption allowed -ever.

Thank you.
Robert Kruse
1213 White Street
Key West, FL 33040
305-509-2291