

Application

ALC 2020-0001

**ALCOHOL SALES SPECIAL EXCEPTION
APPLICATION INFORMATION SHEET**

City of Key West Planning Department
1300 White Street, Key West, FL
(305) 809-3764



Please read the following carefully before filling out the application

Application Process

- When the application is determined to be complete, it will be brought forth to the Planning Board. If the application is approved, there is a 10-day appeal period.
- After the 10-day appeal period, the application will be sent to the Department of Economic Opportunity (DEO) for rendering. The rendering period is 45 days.

PLEASE NOTE:

- Applicants are notified of their scheduled Planning Board hearing date.
- Attendance at the formal public hearing is mandatory.
- Notice of Public Meeting is published in the newspaper.
- Owners of property within 300 feet of the subject property or parcels are notified by mail.
- Notice of public hearing will be posted on the property and must be left up until after the hearing.

FEE SCHEDULE

Alcohol Sales Special Exception	\$2,100.00
Advertising and Noticing Fee	\$ 200.00
<u>Fire Department Review Fee</u>	<u>\$ 100.00</u>
TOTAL APPLICATION FEE	\$2,400.00

REQUIRED SUBMITTALS: All of the materials listed below must be submitted in order to have a complete application. Applications will not be processed until all materials are provided.

Please submit one (1) paper copy of the materials to the Planning Department along with one (1) electronic copy of materials on a flash drive.

- Correct application fee. Check may be payable to "City of Key West." ✓
- Notarized verification form signed by property owner or the authorized representative. ✓
- Notarized authorization form signed by property owner, if applicant is not the owner. ✓
- Copy of recorded warranty deed ✓
- Monroe County Property record card ✓
- Boundary Survey (Survey must be within 10 years from submittal of this application) ✓
- Photographs showing the proposed project area ✓

If you have any questions, please call the Planning Department at 305-809-3764. We will be happy to assist you in the application process.

RECEIVED
MAR 05 2020
BY: MS



Application For Alcohol Sales Special Exception

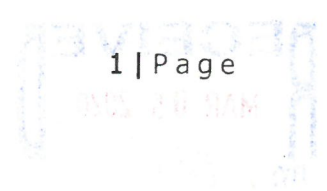
City of Key West, Florida • Planning Department
1300 White Street • Key West, Florida 33040 • 305-809-3764 • www.cityofkeywest-fl.gov

Application Fee \$2,400.00
(Includes \$200.00 advertising / noticing fee and \$100.00 fire review fee)

Special Exceptions are Quasi-Judicial Hearings and it is Improper to Speak to Planning Board Members about the Request Outside of the Hearing.

Please print or type a response to the following:

1. Site Address 825 Duval Street #2 AKA 503 Olivia St.
 2. Name of Applicant Robusto Bar by Island Cigar Factory
 3. Applicant is: Owner _____ Authorized Representative
- (please see the attached Verification & Authorization Forms)*
4. Address of Applicant 32 Hilton Haven Rd #5
Key West, FL 33040
 5. Phone # of Applicant 260-433-2319 Mobile# 260-433-2319
 6. E-Mail Address JENNA STAUFFER1@gmail.com
 7. Name of Owner, if different than above SUBA Management LLC
 8. Address of Owner P.O. Box 29, Key West FL 33041
 9. Phone Number of Owner 305-602-7707 Mobile# _____
 10. Email Address SBANKS@SUBAMANAGEMENT.COM
 11. Zoning District of Parcel HRCC-3 RE# 00016830-000000



12. Description of Use and Exception Requested

See ATTACHED PAGE

Please note that any special exception granted hereunder may be approved with conditions, which conditions shall be monitored in accordance with Section 18-610. The exception shall be to the applicant only, shall not be transferable and shall only be effective in conjunction with the use(s) specified in the application. The Planning Board recognizes public input and how the applicant has demonstrated a "good neighbor policy" by contacting or attempting to contact all noticed property owners who have objected to the application, and by addressing the objections expressed by these neighbors. Further, the Planning Board can consider any other factors they determine relevant to the public's health, safety and welfare.

The Planning Board may only grant the requested alcohol sales special exception after considering the following criteria. Please provide a response as to how this proposed use and exception meet or fulfill these criteria:

13. Demonstrate compatibility with surrounding existing uses:

* See ATTACHED PAGE

14. Demonstrate the extent of conflict between the proposed use and the hours of operation of the facilities:

* See ATTACHED PAGE

15. What are the mitigative measures proposed to be implemented by the applicant:

* See ATTACHED PAGE

12. Description of Use and Exception Requested

825 Duval Street was formally a French bistro restaurant called La Petite Paris. They served food, beer and wine and had indoor and outdoor seating. The space has recently gone through renovation and has been split up into 4 different units. Our leased unit is #2 and will be opened up as “Robusto Bar by Island Cigar Factory.” We will be operating as a cold tapas, wine and beer restaurant and will sell merchandise such as cigars and custom made cigar boxes. This will be a relaxed lounge space that allows people to sip wine or beer and shop for merchandise. We are applying for a 2COP license.

13. Demonstrate compatibility with surrounding existing uses:

825 Duval Street is surrounded by many restaurants and entertainment bars such as The Little Jazz Room and 801 Bourbon Bar. The Jazz Room is located at 821 Duval and has a full liquor bar with craft cocktails, wine and beer. 801 Bourbon Bar is located at 801 Duval and is a nightclub with a full service bar and hosts a lively mix of drag shows, bingo, karaoke and other entertainment events.

14. Demonstrate the extent of conflict between the proposed use and the hours of operation of the facilities:

Our space is within 300 feet of Saint Peter’s Episcopal Church. The church is open for mass at 10 AM on Sundays. It is also open for prayer and meditation Tuesday and Thursday-Saturday from 10 AM – 3 PM. “Robusto Bar by Island Cigar Factory” will be open everyday from 9 AM – 12 AM but will not have any live entertainment so there will no loud music coming from our space that would disturb mass or any church activities.

15. What are the mitigative measures proposed to be implemented by the applicant:

We are open to any mitigative measures that the church may want. If they have any issues with our business, we are open to any discussion on their end and will gladly accommodate their needs.

Authorization Form

City of Key West
Planning Department



Authorization Form
(Where Owner is a Business Entity)

Please complete this form if someone other than the owner is representing the property owner in this matter.

I, SUZANNE D. BANKS as
Please Print Name of person with authority to execute documents on behalf of entity

MANAGING MEMBER of SUBA 825 LLC
Name of office (President, Managing Member) *Name of owner from deed*

authorize SHARON S. URSETA - ROBUSTO BAR LLC
Please Print Name of Representative

to be the representative for this application and act on my/our behalf before the City of Key West.

Suzanne D. Banks
Signature of person with authority to execute documents on behalf on entity owner

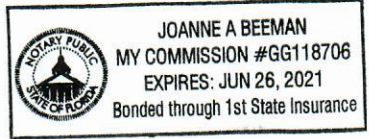
Subscribed and sworn to (or affirmed) before me on this 5/5/2020 by
date

SUZANNE D. BANKS
Name of Authorized Representative

He/She (s personally known) to me or has presented _____ as identification.

Joanne A. Beeman
Notary's Signature and Seal

Joanne A. Beeman
Name of Acknowledger typed, printed or stamped



GG118706
Commission Number, if any

Verification Form

City of Key West
Planning Department



Verification Form
(Where Authorized Representative is an Entity)

I, SHAREW NISKETA in my capacity as Managing member
(print name) (print position; president, managing member)
of Robusto Bar LLC
(print name of entity serving as Authorized Representative)

being duly sworn, depose and say that I am the Authorized Representative of the Owner (as appears on the deed), for the following property identified as the subject matter of this application:

825 B Duval St - Key West, FL 33040
Street Address of subject property

All of the answers to the above questions, drawings, plans and any other attached data which make up the application, are true and correct to the best of my knowledge and belief. In the event the City or the Planning Department relies on any representation herein which proves to be untrue or incorrect, any action or approval based on said representation shall be subject to revocation.

[Signature]
Signature of Authorized Representative

Subscribed and sworn to (or affirmed) before me on this 03/04/2020 by
SHAREW NISKETA
Name of Authorized Representative

He/She is personally known to me or has presented MY 975-267-917-821 as identification.

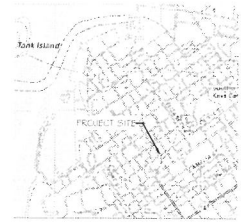


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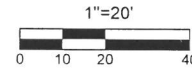
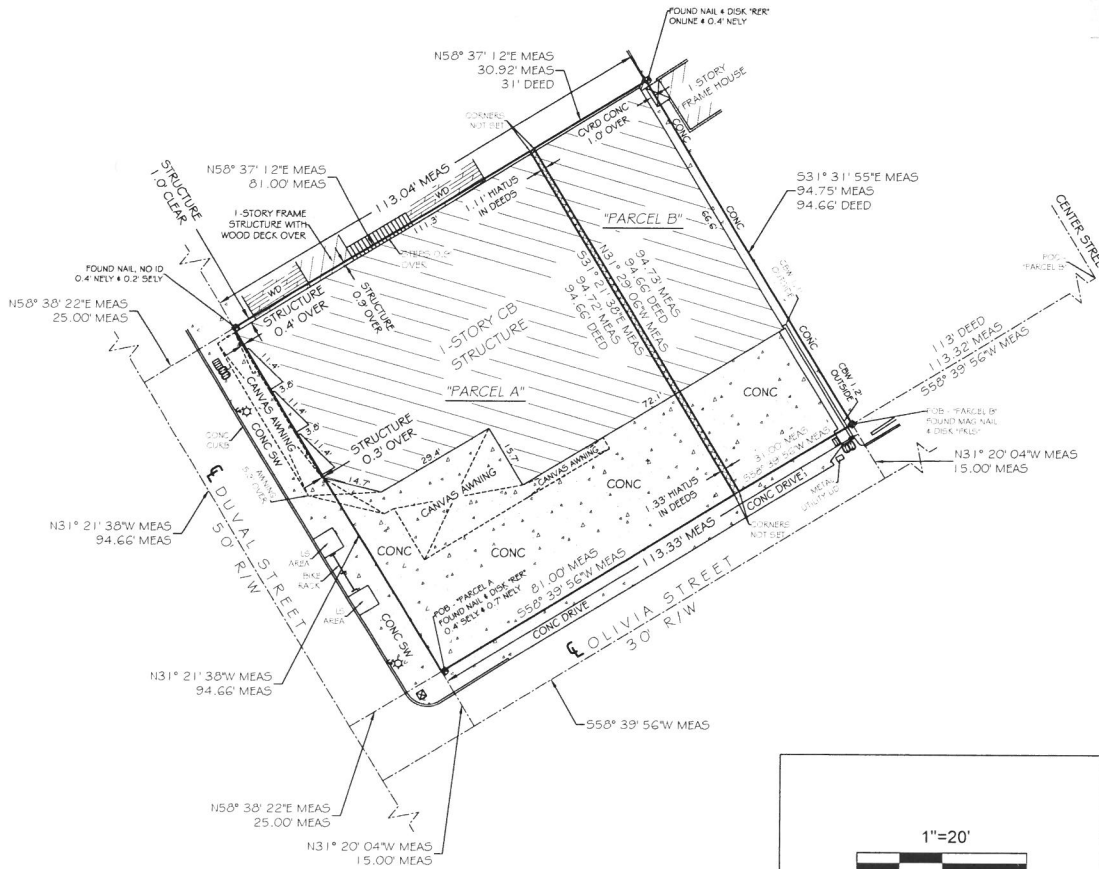
Commission Number, if any

Boundary Survey

MAP OF BOUNDARY SURVEY



LOCATION MAP - NTS
SEC. 06-T689-R25F



*VERIFY ORIGINAL SCALE OF 2"

- TOTAL AREA -
"PARCEL A" = 7,670.07 SQFT ±
"PARCEL B" = 2,933.20 SQFT ±

SYMBOL LEGEND:

- CATCH BASIN
- DRAINAGE MANHOLE
- CONCRETE UTILITY POLE
- FIRE HYDRANT
- GAS VALVE
- LIGHT POLE
- SANITARY CLEANOUT
- SANITARY MANHOLE
- SIGN
- SEWER VALVE
- WATER METER
- WOOD UTILITY POLE
- SPOT GRADE ELEVATION (TYPICAL)
- TRAFFIC CONTROL BOX
- OVERHEAD UTILITY LINE

SURVEYORS NOTES

- BEARING BASE: ALL BEARINGS ARE BASED ON N31°21'30"W ASSUMED ALONG THE CENTERLINE OF DUVAL STREET.
- ADDITIONS OR DELETIONS TO SURVEY MAP OR REPORT BY OTHERS THAN THE SIGNING PARTY IS PROHIBITED WITHOUT THE WRITTEN CONSENT OF THE SIGNING PARTY.
- THE UNDERGROUND UTILITIES SHOWN HEREON HAVE BEEN LOCATED FROM FIELD EVIDENCE. THE SURVEYOR MAKES NO GUARANTEES THAT THE UNDERGROUND UTILITIES SHOWN HEREON ENCOMPASS ALL SUCH UTILITIES IN THE AREA, EITHER IN SERVICE OR ABANDONED. FURTHERMORE THE SURVEYOR DOES NOT WARRANT THAT THE UNDERGROUND UTILITIES SHOWN ARE IN THE EXACT LOCATION INDICATED ALTHOUGH HE DOES CERTIFY THAT THEY ARE LOCATED AS ACCURATELY AS POSSIBLE FROM THE EVIDENCE AVAILABLE. THE SURVEYOR HAS NOT PHYSICALLY LOCATED THE UNDERGROUND UTILITIES.
- STREET ADDRESS: 825 DUVAL STREET, KEY WEST, FL 33040.
- ALL UNITS ARE SHOWN IN U.S. SURVEY FEET.
- ALL FIELD DATA WAS ACQUIRED ON 01/27/2020.
- COMMUNITY NO.: 120168; MAP NO.: 12087C 1516K; MAP DATE: 02-18-2005; FLOOD ZONE: X; BASE ELEVATION: 11A

- LEGAL DESCRIPTION(S) -

"PARCEL A"
On the Island of Key West and known as part of Lot 4 in Square 5 of Tract 4, SIMONTON AND WALLS ADDITION to the City of Key West, according to Plat thereof recorded in Deed Book E, Page 245, of the Public Records of Monroe County, Florida.
Beginning at the corner of Duval and Olivia Streets and running thence in a NWly direction along Duval Street 94.66 feet; thence at right angles in a Nely direction 81 feet; thence at right angles in a Sely direction 94.66 feet, to Olivia Street; thence at right angles in a SWly direction along Olivia Street 81 feet to place of beginning.

"PARCEL B" - AND ALSO
On the Island of Key West and known on Wm. A. Whitehead's map delineated in February, A.D. 1829, as part of Tract 4, but now better known as part of Lot 4, Square 5, of said Tract 4, according to Simonton & Walls Addition, plat of which is recorded in the Public Records of Monroe County, Florida.
Commencing at a point on the Northwest side of Olivia Street, distant 113 feet from the corner of Oliva and Center Streets and running thence along Oliva Street in a Southwesterly direction 31 feet; thence at right angles in a Northwesterly direction 94.66 feet; thence at right angles in a Northeasterly direction 31 feet; thence at right angles in a Southeasterly direction 94.66 feet, back to the point of beginning.

CERTIFIED TO -

SUBA 825 LLC.

NOTE: FOUNDATIONS BENEATH THE SURFACE ARE NOT EXAMINED. MEASURED DIMENSIONS EQUAL PLATED DIMENSIONS UNLESS INDICATED OTHERWISE.
THE FOLLOWING IS A LIST OF ABBREVIATIONS THAT MAY BE FOUND ON THIS SHEET:

- | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | |
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| BM = BENCH MARK | CB = CONCRETE BASIN | CD = CENTERLINE DRIVE | CH = CHAIN | CM = CONCRETE MANHOLE | CO = CONCRETE | CP = CONCRETE PILE | CR = CONCRETE REINFORCED | CS = CONCRETE SIGN | CT = CONCRETE TIE | CU = CONCRETE UTILITY | CV = CONCRETE VALVE | DC = DRIVE CURB | DE = DRIVE | DF = DRIVE FOUNDATION | DH = DRIVE HOLES | DI = DRIVE INLET | DM = DRIVE MANHOLE | DN = DRIVE NAIL | DO = DRIVE OVER | DP = DRIVE PILE | DR = DRIVE REINFORCED | DS = DRIVE SIGN | DT = DRIVE TIE | DU = DRIVE UNDER | DV = DRIVE VALVE | EW = EARTHWORK | EX = EXISTING | FC = FOUNDATION | FD = FOUNDATION DRIVE | FE = FOUNDATION ELEVATION | FG = FOUNDATION GRADE | FI = FOUNDATION INLET | FM = FOUNDATION MANHOLE | FN = FOUNDATION NAIL | FO = FOUNDATION OVER | FP = FOUNDATION PILE | FR = FOUNDATION REINFORCED | FS = FOUNDATION SIGN | FT = FOUNDATION TIE | FV = FOUNDATION VALVE | FW = FOUNDATION WORK | FX = FOUNDATION EXISTING | GC = GRADE CONTROL | GD = GRADE DRIVE | GE = GRADE ELEVATION | GF = GRADE FOUNDATION | GG = GRADE GRADE | GI = GRADE INLET | GM = GRADE MANHOLE | GN = GRADE NAIL | GO = GRADE OVER | GP = GRADE PILE | GR = GRADE REINFORCED | GS = GRADE SIGN | GT = GRADE TIE | GV = GRADE VALVE | GW = GRADE WORK | GX = GRADE EXISTING | HC = HOUSE CORNER | HD = HOUSE DRIVE | HE = HOUSE ELEVATION | HF = HOUSE FOUNDATION | HG = HOUSE GRADE | HI = HOUSE INLET | HM = HOUSE MANHOLE | HN = HOUSE NAIL | HO = HOUSE OVER | HP = HOUSE PILE | HR = HOUSE REINFORCED | HS = HOUSE SIGN | HT = HOUSE TIE | HV = HOUSE VALVE | HW = HOUSE WORK | HX = HOUSE EXISTING | IC = INTERSECTION | ID = INTERSECTION DRIVE | IE = INTERSECTION ELEVATION | IF = INTERSECTION FOUNDATION | IG = INTERSECTION GRADE | II = INTERSECTION INLET | IM = INTERSECTION MANHOLE | IN = INTERSECTION NAIL | IO = INTERSECTION OVER | IP = INTERSECTION PILE | IR = INTERSECTION REINFORCED | IS = INTERSECTION SIGN | IT = INTERSECTION TIE | IV = INTERSECTION VALVE | IW = INTERSECTION WORK | IX = INTERSECTION EXISTING | JC = JOINT CORNER | JD = JOINT DRIVE | JE = JOINT ELEVATION | JF = JOINT FOUNDATION | JG = JOINT GRADE | JI = JOINT INLET | JM = JOINT MANHOLE | JN = JOINT NAIL | JO = JOINT OVER | JP = JOINT PILE | JR = JOINT REINFORCED | JS = JOINT SIGN | JT = JOINT TIE | JV = JOINT VALVE | JW = JOINT WORK | JX = JOINT EXISTING | KC = KITCHEN CORNER | KD = KITCHEN DRIVE | KE = KITCHEN ELEVATION | KF = KITCHEN FOUNDATION | KG = KITCHEN GRADE | KI = KITCHEN INLET | KM = KITCHEN MANHOLE | KN = KITCHEN NAIL | KO = KITCHEN OVER | KP = KITCHEN PILE | KR = KITCHEN REINFORCED | KS = KITCHEN SIGN | KT = KITCHEN TIE | KV = KITCHEN VALVE | KW = KITCHEN WORK | KX = KITCHEN EXISTING | LC = LIVING CORNER | LD = LIVING DRIVE | LE = LIVING ELEVATION | LF = LIVING FOUNDATION | LG = LIVING GRADE | LI = LIVING INLET | LM = LIVING MANHOLE | LN = LIVING NAIL | LO = LIVING OVER | LP = LIVING PILE | LR = LIVING REINFORCED | LS = LIVING SIGN | LT = LIVING TIE | LV = LIVING VALVE | LW = LIVING WORK | LX = LIVING EXISTING | MC = MASONRY CORNER | MD = MASONRY DRIVE | ME = MASONRY ELEVATION | MF = MASONRY FOUNDATION | MG = MASONRY GRADE | MI = MASONRY INLET | MM = MASONRY MANHOLE | MN = MASONRY NAIL | MO = MASONRY OVER | MP = MASONRY PILE | MR = MASONRY REINFORCED | MS = MASONRY SIGN | MT = MASONRY TIE | MV = MASONRY VALVE | MW = MASONRY WORK | MX = MASONRY EXISTING | NC = NORTH CORNER | ND = NORTH DRIVE | NE = NORTH ELEVATION | NF = NORTH FOUNDATION | NG = NORTH GRADE | NI = NORTH INLET | NM = NORTH MANHOLE | NN = NORTH NAIL | NO = NORTH OVER | NP = NORTH PILE | NR = NORTH REINFORCED | NS = NORTH SIGN | NT = NORTH TIE | NV = NORTH VALVE | NW = NORTH WORK | NX = NORTH EXISTING | OC = OFFICE CORNER | OD = OFFICE DRIVE | OE = OFFICE ELEVATION | OF = OFFICE FOUNDATION | OG = OFFICE GRADE | OI = OFFICE INLET | OM = OFFICE MANHOLE | ON = OFFICE NAIL | OO = OFFICE OVER | OP = OFFICE PILE | OR = OFFICE REINFORCED | OS = OFFICE SIGN | OT = OFFICE TIE | OV = OFFICE VALVE | OW = OFFICE WORK | OX = OFFICE EXISTING | PC = PORCH CORNER | PD = PORCH DRIVE | PE = PORCH ELEVATION | PF = PORCH FOUNDATION | PG = PORCH GRADE | PI = PORCH INLET | PM = PORCH MANHOLE | PN = PORCH NAIL | PO = PORCH OVER | PP = PORCH PILE | PR = PORCH REINFORCED | PS = PORCH SIGN | PT = PORCH TIE | PV = PORCH VALVE | PW = PORCH WORK | PX = PORCH EXISTING | QC = QUARTER CORNER | QD = QUARTER DRIVE | QE = QUARTER ELEVATION | QF = QUARTER FOUNDATION | QG = QUARTER GRADE | QI = QUARTER INLET | QM = QUARTER MANHOLE | QN = QUARTER NAIL | QO = QUARTER OVER | QP = QUARTER PILE | QR = QUARTER REINFORCED | QS = QUARTER SIGN | QT = QUARTER TIE | QV = QUARTER VALVE | QW = QUARTER WORK | QX = QUARTER EXISTING | RC = REAR CORNER | RD = REAR DRIVE | RE = REAR ELEVATION | RF = REAR FOUNDATION | RG = REAR GRADE | RI = REAR INLET | RM = REAR MANHOLE | RN = REAR NAIL | RO = REAR OVER | RP = REAR PILE | RR = REAR REINFORCED | RS = REAR SIGN | RT = REAR TIE | RV = REAR VALVE | RW = REAR WORK | RX = REAR EXISTING | SC = SIDE CORNER | SD = SIDE DRIVE | SE = SIDE ELEVATION | SF = SIDE FOUNDATION | SG = SIDE GRADE | SI = SIDE INLET | SM = SIDE MANHOLE | SN = SIDE NAIL | SO = SIDE OVER | SP = SIDE PILE | SR = SIDE REINFORCED | SS = SIDE SIGN | ST = SIDE TIE | SV = SIDE VALVE | SW = SIDE WORK | SX = SIDE EXISTING | TC = TRUCK CORNER | TD = TRUCK DRIVE | TE = TRUCK ELEVATION | TF = TRUCK FOUNDATION | TG = TRUCK GRADE | TI = TRUCK INLET | TM = TRUCK MANHOLE | TN = TRUCK NAIL | TO = TRUCK OVER | TP = TRUCK PILE | TR = TRUCK REINFORCED | TS = TRUCK SIGN | TT = TRUCK TIE | TV = TRUCK VALVE | TW = TRUCK WORK | TX = TRUCK EXISTING | UC = UNDER CORNER | UD = UNDER DRIVE | UE = UNDER ELEVATION | UF = UNDER FOUNDATION | UG = UNDER GRADE | UI = UNDER INLET | UM = UNDER MANHOLE | UN = UNDER NAIL | UO = UNDER OVER | UP = UNDER PILE | UR = UNDER REINFORCED | US = UNDER SIGN | UT = UNDER TIE | UV = UNDER VALVE | UW = UNDER WORK | UX = UNDER EXISTING | VC = VENT CORNER | VD = VENT DRIVE | VE = VENT ELEVATION | VF = VENT FOUNDATION | VG = VENT GRADE | VI = VENT INLET | VM = VENT MANHOLE | VN = VENT NAIL | VO = VENT OVER | VP = VENT PILE | VR = VENT REINFORCED | VS = VENT SIGN | VT = VENT TIE | VV = VENT VALVE | VW = VENT WORK | VX = VENT EXISTING | WC = WALKWAY CORNER | WD = WALKWAY DRIVE | WE = WALKWAY ELEVATION | WF = WALKWAY FOUNDATION | WG = WALKWAY GRADE | WI = WALKWAY INLET | WM = WALKWAY MANHOLE | WN = WALKWAY NAIL | WO = WALKWAY OVER | WP = WALKWAY PILE | WR = WALKWAY REINFORCED | WS = WALKWAY SIGN | WT = WALKWAY TIE | WV = WALKWAY VALVE | WW = WALKWAY WORK | WX = WALKWAY EXISTING | XC = X-CORNER | XD = X-CORNER DRIVE | XE = X-CORNER ELEVATION | XF = X-CORNER FOUNDATION | XG = X-CORNER GRADE | XI = X-CORNER INLET | XM = X-CORNER MANHOLE | XN = X-CORNER NAIL | XO = X-CORNER OVER | XP = X-CORNER PILE | XR = X-CORNER REINFORCED | XS = X-CORNER SIGN | XT = X-CORNER TIE | XV = X-CORNER VALVE | XW = X-CORNER WORK | XX = X-CORNER EXISTING |
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NOTE: ALL DATA HAS BEEN OBTAINED BY THE CLIENT OR HIS REPRESENTATIVE. ACCEPTANCE OF THIS REPORT BY THE SIGNING PARTY IS PROHIBITED UNLESS THE SIGNING PARTY HAS CONDUCTED A FIELD CHECK OF THE DATA AND HAS DETERMINED THAT THE DATA IS ACCURATE AND COMPLETE.

I HEREBY CERTIFY THAT THE SURVEY WAS MADE UNDER MY PERSONAL SUPERVISION AND MEETS THE STANDARDS OF PRACTICE AS SET FORTH BY THE FLORIDA BOARD OF PROFESSIONAL SURVEYORS AND MAPPING IN CHAPTERS 461 AND 462, F.S., AND THE FLORIDA ADMINISTRATIVE CODE, IN ACCORDANCE WITH THE FLORIDA STATUTES AND REGULATIONS AND I AM A LICENSED PROFESSIONAL SURVEYOR AND MAPPING ENGINEER IN THE STATE OF FLORIDA.

DATE: 02/18/2020

PROJECT: SUBA 825 LLC

SCALE: AS SHOWN

DATE: 02/18/2020

BY: [Signature]

FOR: SUBA 825 LLC

FLORIDA SURVEY LAND SURVEYING
1996D OVERSEAS HIGHWAY
SUDBOROFLA KEY, FL 33042
PHONE: (305) 394-3690
EMAIL: FKL5email@gmail.com

NOT VALID WITHOUT THE SIGNATURE AND THE PAID SEAL OF A FLORIDA SURVEYOR AND MAPPING ENGINEER.

Warranty Deed

Doc# 2117022 04/03/2017 1:09PM
Filed & Recorded in Official Records of
MONROE COUNTY KEVIN MADOK

04/03/2017 1:09PM
DEED DOC STAMP CL: Krys \$0.70

Record and return to:

Paul Rampell, Esq.
400 Royal Palm Way, Suite 410
Palm Beach, FL 33480

Doc# 2117022
Bk# 2847 Pg# 76

Alternate Key Number:
1017230

WARRANTY DEED

THIS WARRANTY DEED is made this 1st day of April, 2017, between Dion Rental Properties, LLC, a Florida limited liability company, whose mailing address is 2226 Harris Avenue, Unit 2, Key West, FL 33040 ("Grantor") and Suba 825, LLC, a Florida limited liability company, whose mailing address is 2226 Harris Avenue, Unit 2, Key West, FL 33040 ("Grantee").

WITNESSETH: Grantor, for and in consideration of Ten Dollars (\$10.00) to Grantor in hand paid by Grantee, the receipt and sufficiency of which is hereby acknowledged, has granted, bargained, and conveyed to Grantee, and Grantee's successors and assigns forever, certain real property in Monroe County, Florida, described as follows:

See Exhibit A attached hereto;

Together with all the tenements, hereditaments, and appurtenances thereto belonging or in anywise appertaining;

Subject to valid conditions, covenants, limitations, restrictions, reservations and easements of record, which are not reimposed hereby; taxes for the year 2017 and subsequent years; and valid zoning restrictions imposed by any governmental or quasi-governmental authorities;

To have and to hold the same in fee simple forever.

Grantor hereby covenants with Grantee that Grantor is lawfully seized of said land in fee simple; that Grantor has good and lawful authority to sell and convey said land; and that Grantor hereby fully warrants title to said land and will defend the same against the lawful claims of all persons whomsoever.

Note to Recorder: This transfer is exempt from Florida documentary stamp tax pursuant to Florida Administrative Code, Sections 12B-4.013(28)(a) and 12B-4.014(2) and (4) as there is no consideration, no change in beneficial ownership, and the deed is the equivalent of a Personal Representative's Deed as the Grantor is solely owned by the Estate of Lawrence R. Dion and the Grantee is solely owned by the primary beneficiary of such Estate.

Site Visit - April 30, 2020

DUVAL ST
OLIVIA ST



825

503

505





503

TOW AWAY
3 FOOT ZONE
UNAUTHORIZED VEHICLES &
VESSELS WILL BE TOWED
AT OWNERS EXPENSE.
AWAY & TOWING
\$200 PER HOUR

Handicap parking sign with wheelchair icon and text: "HANDICAPED PARKING - RESERVED FOR INDIVIDUALS WITH PHYSICAL, MENTAL OR SENSORY HANDICAPS"

Small red and white sign with text: "NO PARKING - ANYTIME"



Handicap Accessible
No Parking
12:00 PM - 6:00 PM
NO PARKING
EXCEPT FOR
EMERGENCY VEHICLES

503

505

KEY WEST
★★★★★
Check In/Check Out

Property Record Card



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 00016830-000000
 Account# 1017230
 Property ID 1017230
 Millage Group 10KW
 Location Address 825 DUVAL St, KEY WEST
 Legal Description KW PT LT 4 SQR 5 TR 4 G65-317 OR175-151-152 OR1913-1695/97 OR1913-1698/1700 OR2471-2244D/C OR2471-2250/54 OR2847-76/78
 (Note: Not to be used on legal documents.)
 Neighborhood 32050
 Property Class STORE (1100)
 Subdivision
 Sec/Twp/Rng 06/68/25
 Affordable No
 Housing



Owner

SUBA 825 LLC
 PO Box 29
 Key West FL 33041

Valuation

	2019	2018	2017	2016
+ Market Improvement Value	\$628,649	\$662,217	\$662,217	\$602,636
+ Market Misc Value	\$16,058	\$16,058	\$16,058	\$16,058
+ Market Land Value	\$1,192,838	\$1,216,694	\$865,205	\$859,097
= Just Market Value	\$1,837,545	\$1,894,969	\$1,543,480	\$1,477,791
= Total Assessed Value	\$1,837,545	\$1,894,969	\$1,543,480	\$1,477,791
- School Exempt Value	\$0	\$0	\$0	\$0
= School Taxable Value	\$1,837,545	\$1,894,969	\$1,543,480	\$1,477,791

Land

Land Use	Number of Units	Unit Type	Frontage	Depth
COMMERCIAL DRY (100D)	10,603.00	Square Foot	94.7	112

Commercial Buildings

Style 1 STY STORE-B / 11B
 Gross Sq Ft 6,682
 Finished Sq Ft 6,682
 Perimeter 354
 Stories 1
 Interior Walls
 Exterior Walls C.B.S.
 Quality 450()
 Roof Type
 Roof Material
 Exterior Wall1 C.B.S.
 Exterior Wall2
 Foundation
 Interior Finish
 Ground Floor Area
 Floor Cover
 Full Bathrooms 1
 Half Bathrooms 0
 Heating Type
 Year Built 1958
 Year Remodeled 0
 Effective Year Built 2015
 Condition GOOD

Code	Description	Sketch Area	Finished Area	Perimeter
FLA	FLOOR LIV AREA	6,682	6,682	354
TOTAL		6,682	6,682	354

Yard Items

Description	Year Built	Roll Year	Quantity	Units	Grade
CONC PATIO	1957	1958	1	3967 SF	2

Sales

Sale Date	Sale Price	Instrument	Instrument Number	Deed Book	Deed Page	Sale Qualification	Vacant or Improved
4/1/2017	\$100	Warranty Deed	2117022	2847	76	11 - Unqualified	Improved
6/2/2010	\$100	Quit Claim Deed		2471	2250	11 - Unqualified	Improved

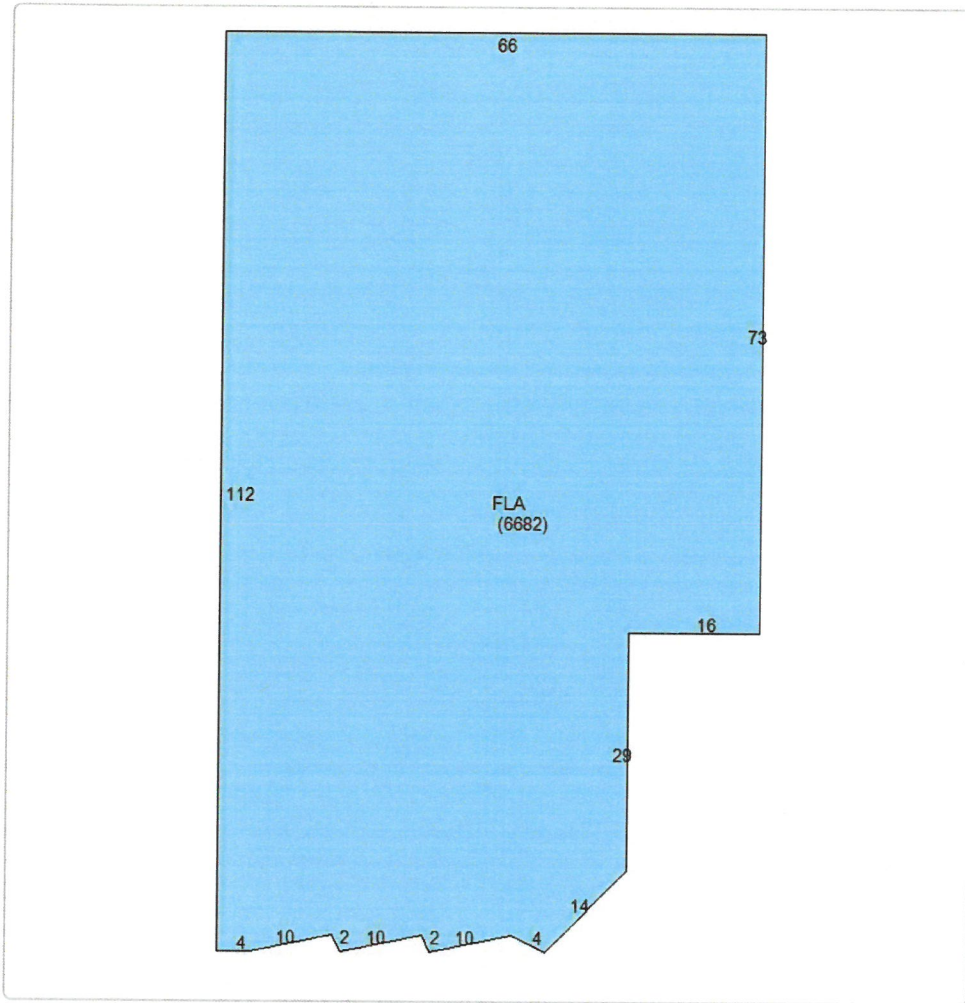
Permits

Number	Date Issued	Date Completed	Amount	Permit Type	Notes
BLD2019-2077	6/10/2019		\$118,000	Commercial	Replace existing roofing with membrane and tapered insulation (7000sf) 70 squares.
BLD2019-1702	5/15/2019	12/13/2019	\$65,672	Commercial	Rough in and install 5 wc 5 wall hung lavs 2 mop sinks 5 floor drains 2 water heaters/service sink, 4 roof drains 4 overflow roof drains per plans P-1 and P-2.
BLD2019-0137	5/8/2019		\$93,953	Commercial	Installation of new gang meter center 120/208 V. 600A installation of lighting power and HVAC for 4 units with associated conduit boxes disconnects
BLD2018-0896	12/3/2018		\$85,000	Commercial	INTERIOR FRAMING DRYWALL NEW DOORS CEILING TILE CEILING TILE FLOOR TILE INTERIOR PAINTING REPLAC KITCHEN HOOD. N.O.C. REQUIRED. GH. ADDITIONAL INFORMATION PROVIDED IN THE FORM OF ADDED RESTROOM FOR RESTURANT ON THE PLANS 11-28-2018.
BLD2018-0908	12/3/2018		\$120,000	Commercial	SELECTIVE INTERIOR DEMOLITION. CONCRETE SPALLING REPAIR, EXTERIOR PAINTING. INSTALL EXTERIOR WINDOWS IN EXISTING INFILLED OPENINGS. N.O.C. REQUIRED. GH.
13-3281	8/13/2013		\$2,000	Commercial	AFTER THE FACT: DECK OVER SLAB
13-2729	6/25/2013		\$1,200	Commercial	AFTER THE FACT: REMOVE WOOD FROM PLANTER AND BUILDING, AND WOOD FLOORING FROM PATIO
11-3686	10/13/2011		\$5,500	Commercial	REMOVE & REPLACE EXISTING 3 1/2 TON A/C SYSTEM. INSTALL ONE NEW 4 TON ROOF MAINT. PKG. A/C SYSTEM W/7-DUCT OPENINGS.
06*5298	9/20/2006	11/8/2006	\$5,000		10 TON CENTRAL UNIT
06-4272	7/17/2006	11/8/2006	\$28,825		RUBBER ROLL ROOFING
06-3132	6/7/2006	11/8/2006	\$30,800		REPAIR EXISTING CONCRETE STRUCTURAL DMG-INSTALL NEW IMPACT WINDOWS
05-5364	12/6/2005	11/8/2006	\$50,000	Commercial	REPAIR CONCRETE STRUCTURE NEW IMPACK WINDOWS & DOOR UNITS PHASE 1
03-0622	4/24/2003	12/8/2003	\$2,400	Commercial	INSTALL AWNING
02/2202	8/23/2002	10/30/2002	\$1	Commercial	NEW DUCTS
02/2202	8/22/2002	10/30/2002	\$1	Commercial	ADD NEW ADA BATH
02/2202	8/21/2002	10/30/2002	\$12,000	Commercial	INTERIOR RENOVATIONS
9901195	4/8/1999	12/7/1999	\$500	Commercial	ELECTRICAL
9901057	3/26/1999	12/7/2000	\$3,500	Commercial	REPLACE AC UNIT
9900612	2/19/1999	12/7/1999	\$400	Commercial	ELECTRICAL
9803481	1/27/1999	12/7/1999	\$10,000	Commercial	RENOVATIONS/ALTERATIONS
9803939	1/7/1999	12/7/1999	\$8,000	Commercial	NEW FACADE/WINDOWS/DOORS
98-3740	10/22/1998	12/12/1998	\$5,000	Commercial	DEMOLISH BLOCK WALL
98-0976	3/27/1998	12/12/1998	\$2,500	Commercial	CHANGE 10 TON AC
98-0456	2/11/1998	12/12/1998	\$18,000	Commercial	REPLACE ROOF
9604063	10/1/1996	10/1/1996	\$4,150	Commercial	MECHANICAL
9603740	9/1/1996	10/1/1996	\$5,000	Commercial	RENOVATIONS
9603862	9/1/1996	10/1/1996	\$1	Commercial	ELECTRICAL
9603250	8/1/1996	10/1/1996	\$15,000	Commercial	RENOVATIONS
E951466	5/1/1995	9/1/1995	\$300	Commercial	200 AMP SERVICE

View Tax Info

[View Taxes for this Parcel](#)

Sketches (click to enlarge)



Photos



Map



TRIM Notice

Trim Notice

2019 Notices Only

No data available for the following modules: Buildings, Mobile Home Buildings, Exemptions.

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

[User Privacy Policy](#)
[GDPR Privacy Notice](#)

Last Data Upload: 5/8/2020 3:17:54 AM

Developed by



Version 2.3.58

**Department of Business
and Professional Regulation**

Licensee Details

Licensee Information

Name: **ROBUSTO BAR LLC (Primary Name)**
ROBUSTO BAR BY ISLAND CIGAR FACTORY (DBA Name)

Main Address: **1805 SLAPLES AVE STE 102**
KEY WEST Florida 33040

County: **MONROE**

License Mailing:

LicenseLocation: **825 DUVAL STREET # 2**
KEY WEST FL 33040

County: **MONROE**

License Information

License Type: **Retail Tobacco Products Dealer**

Rank:

License Number:

Status: **Application in Progress**

Licensure Date:

Expires:

Special Qualifications **Qualification Effective**

Alternate Names

[View Related License Information](#)

[View License Complaint](#)

2601 Blair Stone Road, Tallahassee FL 32399 :: Email: **Customer Contact Center** :: Customer Contact Center: 850.487.1395

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8:59:43 AM 4/28/2020

Licensee Details

Licensee Information

Name: **ROBUSTO BAR LLC (Primary Name)**
Main Address: **1805 SLAPLES AVE STE 102
KEY WEST Florida 33040**
County: **MONROE**

License Mailing:

LicenseLocation:

License Information

License Type: **Retail Beverage**
Rank:
License Number:
Status: **Application in Progress**
Licensure Date:
Expires:

Special Qualifications **Qualification Effective**

Alternate Names

[View Related License Information](#)

[View License Complaint](#)

2601 Blair Stone Road, Tallahassee FL 32399 :: Email: **Customer Contact Center** :: Customer Contact Center: 850.487.1395

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Sunbiz.org

**Division of Corporations, an
official State of Florida website**

2020 FLORIDA LIMITED LIABILITY COMPANY ANNUAL REPORT

DOCUMENT# L17000042050

Entity Name: SUBA 825 LLC

Current Principal Place of Business:

2226 HARRIS AVE
UNIT 2
KEY WEST, FL 33040

Current Mailing Address:

P.O. BOX 29
KEY WEST, FL 33041 US

FEI Number: 82-0672288

Certificate of Status Desired: No

Name and Address of Current Registered Agent:

THOMAS, DAVID J III
125 BUTLER STREET
WEST PALM BEACH, FL 33407 US

The above named entity submits this statement for the purpose of changing its registered office or registered agent, or both, in the State of Florida.

SIGNATURE: _____

Electronic Signature of Registered Agent

_____ Date

Authorized Person(s) Detail :

Title AMBR
Name DION HOLDINGS LLC
Address P.O. BOX 29
City-State-Zip: KEY WEST FL 33041

I hereby certify that the information indicated on this report or supplemental report is true and accurate and that my electronic signature shall have the same legal effect as if made under oath; that I am a managing member or manager of the limited liability company or the receiver or trustee empowered to execute this report as required by Chapter 605, Florida Statutes; and that my name appears above, or on an attachment with all other like empowered.

SIGNATURE: SUZANNE D BANKS

AMBR

01/13/2020

_____ Electronic Signature of Signing Authorized Person(s) Detail

_____ Date

**Electronic Articles of Organization
For
Florida Limited Liability Company**

L19000287389
FILED 8:00 AM
November 19, 2019
Sec. Of State
crico

Article I

The name of the Limited Liability Company is:
ROBUSTO BAR, LLC

Article II

The street address of the principal office of the Limited Liability Company is:
1805 STAPLES AVE
SUITE 102
KEY WEST, FL. US 33040

The mailing address of the Limited Liability Company is:
1805 STAPLES AVE
SUITE 102
KEY WEST, FL. US 33040

Article III

Other provisions, if any:
ANY AND ALL PURPOSES

Article IV

The name and Florida street address of the registered agent is:
SHAREW S NISKETA
1805 STAPLES AVE
SUITE 102
KEY WEST, FL. 33040

Having been named as registered agent and to accept service of process for the above stated limited liability company at the place designated in this certificate, I hereby accept the appointment as registered agent and agree to act in this capacity. I further agree to comply with the provisions of all statutes relating to the proper and complete performance of my duties, and I am familiar with and accept the obligations of my position as registered agent.

Registered Agent Signature: SHAREW S. NISKETA

Article V

The name and address of person(s) authorized to manage LLC:

Title: MGR
SHAREW S NISKETA
1805 STAPLES AVE SUITE 102
KEY WEST, FL. 33040 US

Title: MGR
ASSAF AZOULAY
1805 STAPLES AVE SUITE 102
KEY WEST, FL. 33040

L19000287389
FILED 8:00 AM
November 19, 2019
Sec. Of State
crico

Article VI

The effective date for this Limited Liability Company shall be:

11/19/2019

Signature of member or an authorized representative

Electronic Signature: SHAREW S. NISKETA

I am the member or authorized representative submitting these Articles of Organization and affirm that the facts stated herein are true. I am aware that false information submitted in a document to the Department of State constitutes a third degree felony as provided for in s.817.155, F.S. I understand the requirement to file an annual report between January 1st and May 1st in the calendar year following formation of the LLC and every year thereafter to maintain "active" status.

**Public
Notice**

STUART DAVID SULLINS III TRUST
3756 LAKE ST
FORT MYERS, FL 33901

907 WHITEHEAD STREET CORP
907 WHITEHEAD ST
KEY WEST, FL 33040

MARTINS ON DUVAL LLC
917 DUVAL ST
KEY WEST, FL 33040

TB KEY WEST PROPERTIES LLC
7378 RESEARCH DR
ALMONT, MI 48003

GEORGIA/CAROLINA I AND D LLC
1215 VARELA ST
KEY WEST, FL 33040

SUBA 821 LLC
PO BOX 29
KEY WEST, FL 33041

BEAVER DENNIS A LIVING TRUST
1207 WHITEHEAD ST
KEY WEST, FL 33040

HEPBURN EMILY B ESTATE
821 SHAVERS LN
KEY WEST, FL 33040

WHYMS ESTHER E
821 SHAVERS LN
KEY WEST, FL 33040

TDT ASSET TRUST
814 SIMONTON ST
KEY WEST, FL 33040

EDGAR LLC
816 DUVAL ST
KEY WEST, FL 33040

CLEMENS KAREN
3709 BIG CREEK RD
ELLIJAY, GA 30536

APPEL MILTON LLC
1460 WEEPING WILLOW WAY
HOLLYWOOD, FL 33019

BAUMLER MARUEEN & THOMAS
19856 E UNION DR
CENTENNIAL, CO 80015

ELLIOTT URSULA WELTERS
222 EANES LN
KEY WEST, FL 33040

SAWYER ELVIRA V
818 SHAVERS LN
KEY WEST, FL 33040

CONCH REPUBLIC COTTAGE LLC
PO BOX 511218
KEY COLONY BEACH, FL 33051

AMANDA REAL ESTATE HOLDINGS LLC
223 EANES LN
KEY WEST, FL 33040

JONES KIMBERLY L
912 TRUMAN AVE
KEY WEST, FL 33040

PARTRICK MATTHEW S
912 TRUMAN AVE
KEY WEST, FL 33040

JONES LOUISE L & RICHARD
912 TRUMAN AVE
KEY WEST, FL 33040

ORTEGA EVELYN A LIV TR
1418 ROSE ST
KEY WEST, FL 33040

LAWSON LESTER AND
HERTISCINE FAMILY TR
2731 WRIGHT AVE
PINOLE, CA 94564

DULLARD ROBERT THOMAS
1833 HENDRY ST
FORT MYERS, FL 33901

ALCOBER ELDA
380 MOUNTAIN RD
UNION CITY, NJ 07087

OCEAN BLUE COMMERCIAL HOLDINGS
PO BOX 1659
BONITA SPRINGS, FL 34133

SUBA 825 LLC
PO BOX 29
KEY WEST, FL 33041

HAFLIN PHILIP & SIMONE
812 SIMONTON ST
KEY WEST, FL 33040

810 KW LLC
PO BOX 21182
SARASOTA, FL 34276

WOO PATRICIA ERNST
REV LIV TRUST AMD
4950 LINDELL BLVD
SAINT LOUIS, MO 63108

AKERS ROGER W
2211 CHICO RD
RATON, NM 87740

DIXON CHARLES
C/O DE CLEMENTE BARBARA
816 CENTER ST
KEY WEST, FL 33040

DIXON CLEARE GEORGE
C/O DE CLEMENTE BARBARA
816 CENTER ST
KEY WEST, FL 33040

DOWNER JOHN CLARK
522 PETRONIA ST
KEY WEST, FL 33040

LORDITCH JOSEPH L REVOCABLE TRUST
PO BOX 1872
KEY WEST, FL 33041

SEPULVEDA ZAIRA I REV TRUST
PO BOX 1614
KEY WEST, FL 33041

NEWMAN-MARINE KEY WEST LLC
1109 DUVAL ST
KEY WEST, FL 33040

ZURSEC501 LLC
1552 CANOPY OAKS BLVD
PALM HARBOR, FL 34683

418-422 PETRONIA ST LLC
728 DUVAL ST
KEY WEST, FL 33040

ORTEGA EVELYN A LIV TR
1418 ROSE ST
KEY WEST, FL 33040

JACKSON JERRY J
513 OLIVIA ST
KEY WEST, FL 33040

CLARK ARTHUR ROY
821 CENTER ST
KEY WEST, FL 33040

MALOUIN FERNAND TRUST
1317 WHITEHEAD
KEY WEST, FL 33040

SAINT PETER'S EPISCOPAL
CHURCH OF KW FL INC
800 CENTER ST
KEY WEST, FL 33040

SOBELMAN WALTER LIVING TRUST
526 PETRONIA ST
KEY WEST, FL 33040

820 CENTER STREET LLC
913 DUVAL ST
KEY WEST, FL 33040

SEISMIC GROUP LLC
2508 SUNSET WAY
ST PETE BEACH, FL 33706

801 BOURBON INC
728 DUVAL ST
KEY WEST, FL 33040

820 CENTER STREET LLC
913 DUVAL ST
KEY WEST, FL 33040

SAWYER ELVIRA V
818 SHAVERS LN
KEY WEST, FL 33040

BOWLINE HOSPITALITY I LLC
500 FLEMING ST
KEY WEST, FL 33040

MARINO ANGELA KAY & MICHAEL
824 SHAVERS LN
KEY WEST, FL 33040

MATHIS MARTHA
522 OLIVIA ST
KEY WEST, FL 33040

HALL MARSHA
522 OLIVIA ST
KEY WEST, FL 33040

MATHIS GEORGEANNIA
2141 GLENVIEW DR
HEBRON, KY 41048

FARLOUGH DEBBIE
522 OLIVIA ST
KEY WEST, FL 33040

KEY WEST HOSPITALITY INNS LLC
913 DUVAL ST
KEY WEST, FL 33040

NESS STEVEN ELLIOTT
524 OLIVIA ST
KEY WEST, FL 33040

911 CENTER STREET LLC
223 ROCKY HILL RD
PLYMOUTH, MA 02360

SCHILPEROORT INA DUINDISTEL 79
2202 DE NOORDWIJK
ZUID-HOLLAND, 2202 DE

VAN RUITENBURG PIETER DUINDISTEL 79
2202 DE NOORDWIJK
ZUID-HOLLAND, 2202 DE

ADELL ESTELLE & RAY
16 LONGACRE DR
HUNTINGTON, NY 11743

CLUB DUVAL INC
3200 RIVIERA DR
KEY WEST, FL 33040

KEHOE ELIZABETH J & GERALD
66 BAY DR
KEY WEST, FL 33040

COWARD NANCY REVOCABLE TRUST
3334 RIVIERA DR
KEY WEST, FL 33040

GARCIA ISABEL HERNANDEZ
820 SIMONTON ST
KEY WEST, FL 33040

ERNST ELAINE W REV TR
4950 LINDELL BLVD
SAINT LOUIS, MO 63108

BOYLE JAMES M
525 OLIVIA ST
KEY WEST, FL 33040

MENDOLA BIQUETTE & CHARLES
2601 S ROOSEVELT BLVD
KEY WEST, FL 33040

B & J ENTERPRISES OF KW LLC
5855 51ST ST S
SAINT PETERSBURG, FL 33715

MYAING MARTHA E & RAMON
8629 WILLOW LEAF LN
ODENTON, MD 21113

913 DUVAL ST LLC
913 DUVAL ST
KEY WEST, FL 33040

CENTER COURT –
HISTORIC INN & COTTAGES LC
1402 NEWTON ST
KEY WEST, FL 33040

S AND P MANAGEMENT INC
420 OLIVIA ST
KEY WEST, FL 33040

CABANAS GEORGE CREDIT
SHELTER TRUST SR
526 OLIVIA ST
KEY WEST, FL 33040

FLEMING TODD D
1003 WASHINGTON AVE
RENSSELAER, NY 12144

ROMAN KRISTEN M
1003 WASHINGTON AVE
RENSSELAER, NY 12144

901 DUVAL STREET INC
C/O COHEN JOSEPH
45 NW 21ST ST
MIAMI, FL 33127

903 DUVAL LLC
C/O BRAUN PETER NELSON
PO BOX 1486
KEY WEST, FL 33041

511 TRUMAN AVENUE LLC
509 WHITEHEAD ST
KEY WEST, FL 33040

TIKAL REAL ESTATE HOLDING II LLC
PO BOX 1778
KEY WEST, FL 33041

CENTER COURT HISTORIC INN AND
COTTAGES LC
1402 NEWTON ST
KEY WEST, FL 33040

CABANAS JR GEORGE
526 OLIVIA ST
KEY WEST, FL 33040

GARZARELLA JOANNE L
4507 BARRY RD
PHILADELPHIA, PA 19114

913 DUVAL ST LLC
913 DUVAL ST
KEY WEST, FL 33040

TYNES KENNETH L
13312 ARCTURUS AVE
GARDENA, CA 90249

BROWN JEAN E
13326 TOWNE AVE
LOS ANGELES, CA 90061

TYNES ALVIN J
1210 W 98TH ST
LOS ANGELES, CA 90044

BUCKNER PATRICIA Y
409 JULIA ST
KEY WEST, FL 33040

GEO AND 517 TRUMAN LLC
517 TRUMAN AVE
KEY WEST, FL 33040

BEAVER DENNIS LIVING TRUST
1207 WHITEHEAD ST
KEY WEST, FL 33040

O'NEIL BRIAN S & SUZANNE
PO BOX 199
TAVERNIER, FL 33070

CLARKE JR CARL
3450 TOLEDO TER
HYATTSVILLE, MD 20782

CLARKE DION
416 OLIVIA ST
KEY WEST, FL 33040

CHELLEY CLAYTON & VALERIE
521 OLIVIA ST
KEY WEST, FL 33040

OCEAN BLUE COMMERCIAL HOLDINGS
PO BOX 1659
BONITA SPRINGS, FL 34133

GARCIA ANITA & MANUEL
30 EVERGREEN AVE
KEY WEST, FL 33040

TEETS JOHN AMD AND REINST TRUST
827 CENTER ST
KEY WEST, FL 33040

RYMER ROBERT AMD AND REINST TR
827 CENTER ST
KEY WEST, FL 33040

MOYER MARCELLINE H
411 HUNTER AVE
BRONX, NY 10464

GARCIA GREGORIO & ISABEL
820 SIMONTON ST
KEY WEST, FL 33040

BATISTE ELIZABETH ESTATE
C/O KERRY D. GARRETT
917 CENTER ST
KEY WEST, FL 33040

JOHN FLUKERS
917 CENTER ST
KEY WEST, FL 33040

JOHNSON ERIC
917 CENTER ST
KEY WEST, FL 33040

RICHARDSON YOUMAN
917 CENTER ST
KEY WEST, FL 33040

HACKER ALTREESE
917 CENTER ST
KEY WEST, FL 33040

KNOWLES GREGORY
3021 ELLIS ST
BRUNSWICK, GA 31520

KNOWLES CARLTON
3021 ELLIS ST
BRUNSWICK, GA 33040

DUGGANS JERROD
5541 SUNNY ACRES DR E
JACKSONVILLE, FL 32209

KNOWLES MONIQUE
2020 W JACKSON ST
ORLANDO, FL 32805

KNOWLES KATHLEEN MELISSA
9465 EMILY
ORLANDO, FL 32817

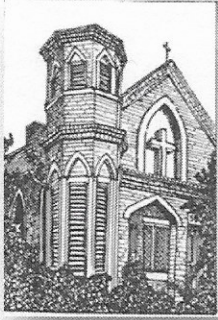
Public Notice

The Key West Planning Board will hold a public **hearing at 5:00 PM, May 21, 2020. THIS MEETING WILL BE VIRTUAL.** 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: donna.phillips@cityofkeywest-fl.gov
Phone: (305) 809-3764.

The purpose of the hearing will be to consider a request for:

Alcohol Sales Special Exception - 825 Duval Street (RE # 00016830-000000) -
A request for special exception to the prohibition of alcoholic beverage sales within 300 feet of a church, school, cemetery or funeral home for property located within the Historic Residential Commercial Core - Duval Street Oceanside (HRCC-3) Zoning District pursuant to Section 18-28(b) of the Code of Ordinances of the City of Key West, Florida.

Public Input



ST. PETER'S EPISCOPAL CHURCH

Fr. Lenworth Haughton, Priest-in-Charge

Founded 1875

May 13, 2020

Ms. Angela Budde,
Planner,
City of Key West,
Planning Department
1300 White Street
Key West
Florida 33040

Dear Ms. Budde,

Recently, we at St. Peter's Episcopal Church were contacted by you, in the context of an application that you received for, **Sales of Alcohol Exemption** for a business located at **825 Duval Street, Key West**. Our Vestry met 'virtually', discussed the matter and arrived at a consensus.

With this letter, I speak on behalf of St. Peter's, **and we do not object to this application**. Our only request to the State, County, and/or Municipal agencies involved with the granting of this license, is that it be attached to the owner(s) of the property and not the property itself.

We wish the owners/operators of this business every success in their undertaking.

Sincerely,

.....
Fr. Lenworth Haughton
Priest in Charge