



**Historic Architectural Review Commission
Staff Report for Item 5**

To: Chairman Bryan Green and Historic Architectural Review
Commission Members

From: Enid Torregrosa, MSHP
Historic Preservation Planner

Meeting Date: August 25, 2015

Applicant: David Knoll, Architect

Application Number: H15-01-0980

Address: #210 Olivia Street

Description of Work:

Demolition of dilapidated carport and accessory structure.

Site Facts:

The main house at #210 Olivia Street is a contributing resource to the historic district. The house is located on the southeast corner of Olivia Street and Hutchinson Lane. The one-story frame vernacular house, built in 1920, has one sawtooth attached on its back. The house sits next to a vacant lot that used to have a small one-story frame shed used as a shop. Located on the site, and behind the house, there is a one-story frame structure with an attached carport. According to the Sanborn map of 1948 the structure was originally build as a carport. The 1962 Sanborn map and a photograph from 1974 depict a similar structure as we see it today. The structure is in precarious state due to neglect. A second shed, also dilapidated, is located on the southeast portion of the lot. The main house still preserves it historic turned columns and balusters on its front porch.

Ordinance Cited in Review:

- Ordinance for demolition; Land Development Regulations Section 102-217, (3) for historic or contributing building or structure.

Staff Analysis

On July 28, the Commission motioned to approve the proposed demolition and additions plan presented under Certificate of Appropriateness H15-01-0980. This report is for the review of a second reading for approving the proposed demolitions since elements that are under consideration for demolition are historic. The Certificate of Appropriateness in review proposes the demolition of two dilapidated ancillary structures. One structure is located behind the main historic house and the second is a shed located on the southeast portion of the lot. The frame structure behind the house was originally a carport that today is used as habitable space. A roof was added on its front. The wood frame structure and siding is in precarious condition. The ancillary structure, although historic, is not a contributing resource.

A wooden shed located on the back portion of the lot also presents severe decay due to neglect. This structure is not depicted on any of the Sanborn maps.

Consistency with Cited Ordinance

Past owners neglected both structures that today exhibits accelerated decay. It is staff's opinion that the request for demolition for both structures can be considered by the Commission since they will not be deemed contributing resources in a near future or are significant structures to the historic context. If approved, this this will be the final reading for demolition required by code.

APPLICATION

COMBINATION APPLICATION: FLOODPLAIN, CONSTRUCTION AND HARC

\$50.00 APPLICATION FEE NON-REFUNDABLE



City of Key West

3140 FLAGLER AVENUE
KEY WEST, FLORIDA 33040

Phone: 305.809.3956

www.cityofkeywest-fl.gov

| | | |
|---|--------------------------------------|---------------------------------------|
| HARC PERMIT NUMBER 15-01-980 | BUILDING PERMIT NUMBER N/A | INITIAL & DATE MAC 06/26/15 |
| FLOODPLAIN PERMIT | | REVISION # |
| FLOOD ZONE | PANEL # | ELEV. L. FL. |
| SUBSTANTIAL IMPROVEMENT ___ YES ___ NO ___ % | | |

| | |
|---|---|
| ADDRESS OF PROPOSED PROJECT: 210 OLIVA ST. | # OF UNITS 1 |
| RE # OR ALTERNATE KEY: 00015210 - 000000 | |
| NAME ON DEED: RICHARD + MARGARET HOLTZ | PHONE NUMBER 103-473-8810 |
| OWNER'S MAILING ADDRESS: 207E. MASON AVE | EMAIL margcholtz@holtznet.com |
| ALEXANDRIA, VA. 22301-1711 | |
| CONTRACTOR COMPANY NAME: N/A | PHONE NUMBER - |
| CONTRACTOR'S CONTACT PERSON: N/A | EMAIL - |
| ARCHITECT / ENGINEER'S NAME: DAVID KNOLL | PHONE NUMBER 305.745.8611 |
| ARCHITECT / ENGINEER'S ADDRESS: 19381 MAYAN ST. | EMAIL |
| SUGARLOAF KEY, FL. 33042 | |

HARC: PROJECT LOCATED IN HISTORIC DISTRICT OR IS CONTRIBUTING: YES NO (SEE PART C FOR HARC APPLICATION.)

CONTRACT PRICE FOR PROJECT OR ESTIMATED TOTAL FOR MAT'L., LABOR & PROFIT: N/A

FLORIDA STATUTE 837.06: WHOEVER KNOWINGLY MAKES A FALSE STATEMENT IN WRITING AND WITH THE INTENT TO MISLEAD A PUBLIC SERVANT IN THE PERFORMANCE OF HIS OR HER OFFICIAL DUTY SHALL BE GUILTY OF A MISDEMEANOR OF THE SECOND DEGREE PUNISHABLE PER SECTION 775.082 OR 775.083.

| |
|--|
| PROJECT TYPE: <input checked="" type="checkbox"/> ONE OR TWO FAMILY <input type="checkbox"/> MULTI-FAMILY <input type="checkbox"/> COMMERCIAL <input type="checkbox"/> NEW <input checked="" type="checkbox"/> REMODEL |
| <input type="checkbox"/> CHANGE OF USE / OCCUPANCY <input checked="" type="checkbox"/> ADDITION <input type="checkbox"/> SIGNAGE <input type="checkbox"/> WITHIN FLOOD ZONE AEC |
| <input checked="" type="checkbox"/> DEMOLITION <input checked="" type="checkbox"/> SITE WORK <input checked="" type="checkbox"/> INTERIOR <input checked="" type="checkbox"/> EXTERIOR <input type="checkbox"/> AFTER-THE-FACT |

DETAILED PROJECT DESCRIPTION INCLUDING QUANTITIES, SQUARE FOOTAGE ETC., **RENOVATION OF HISTORIC HOUSE WITH NEW DOOR AND WINDOWS AND SIDING REPAIR. ADDITION OF NEW STRUCTURE. DEMOLITION OF NON-CONFORMING AND DILAPIDATED CARPORT AND ACCESSORY STRUCTURE**

| | |
|---|--|
| I'VE OBTAINED ALL NECESSARY APPROVALS FROM ASSOCIATIONS, GOVT AGENCIES AND OTHER PARTIES AS APPLICABLE TO COMPLETE THE DESCRIBED PROJECT: | |
| OWNER PRINT NAME: DAVID KNOLL | QUALIFIER PRINT NAME: |
| OWNER SIGNATURE: DAVID KNOLL | QUALIFIER SIGNATURE: |
| Notary Signature as to owner: | Notary Signature as to qualifier: |
| STATE OF FLORIDA; COUNTY OF MONROE, SWORN TO AND SCRIBED BEFORE ME THIS _____ DAY OF _____, 20_____. | STATE OF FLORIDA; COUNTY OF MONROE, SWORN TO AND SCRIBED BEFORE ME THIS _____ DAY OF _____, 20_____. |
| Personally known or produced _____ as identification. | Personally known or produced _____ as identification. |

15-01-980-01-81

PART B: SUPPLEMENTARY PROJECT DETAILS TO AVOID DELAYS / CALL-BACKS

PROPERTY STRUCTURES AFFECTED BY PROJECT: MAIN STRUCTURE ACCESSORY STRUCTURE SITE

ACCESSORY STRUCTURES: GARAGE / CARPORT DECK FENCE OUTBUILDING / SHED

FENCE STRUCTURES: 4 FT. 6 FT. SOLID 6 FT. / TOP 2 FT. 50% OPEN

POOLS: INGROUND ABOVE GROUND SPA / HOT TUB PRIVATE PUBLIC
 PUBLIC POOLS REQUIRE BD. OF HEALTH LICENSE APPLICATION AT TIME OF CITY APPLICATION.
 PUBLIC POOLS REQUIRE BD. OF HEALTH LICENSE PRIOR TO RECEIVING THE CITY CERTIFICATE OF OCCUPANCY.

ROOFING: NEW ROOF-OVER TEAR-OFF REPAIR AWNING
 5 V METAL ASPLT. SHGLS. METAL SHGLS. BLT. UP TPO OTHER

FLORIDA ACCESSIBILITY CODE: 20% OF PROJECT FUNDS INVESTED IN ACCESSIBILITY FEATURES.

SIGNAGE: # OF SINGLE FACE # OF DOUBLE FACE REPLACE SKIN ONLY BOULEVARD ZONE
 POLE WALL PROJECTING AWNING HANGING WINDOW
 SQ. FT. OF EACH SIGN FACE: _____

SUBCONTRACTORS / SPECIALTY CONTRACTORS SUPPLEMENTARY INFORMATION:

MECHANICAL: DUCTWORK COMMERCIAL EXH. HOOD INTAKE / EXH. FANS LPG TANKS
 A / C: COMPLETE SYSTEM AIR HANDLER CONDENSER MINI-SPLIT

ELECTRICAL: LIGHTING RECEPTACLES HOOK-UP EQUIPMENT LOW VOLTAGE
 SERVICE: OVERHEAD UNDERGROUND 1 PHASE 3 PHASE AMPS

PLUMBING: ONE SEWER LATERAL PER BLDG. INGROUND GREASE INTCPTRS. LPG TANKS

RESTROOMS: MEN'S WOMEN'S UNISEX ACCESSIBLE

PART C: HARC APPLICATION FOR A CERTIFICATE OF APPROPRIATENESS

APPLICATION FEES: PAINTING SINGLE FAMILY: \$10 STAFF APPROVAL: \$50 COMMISSION REVIEW \$100
 PLEASE ATTACH APPROPRIATE VARIANCES / RESOLUTIONS FROM HARC, PLANNING BOARD OR TREE COMMISSION.
 ATTENTION: NO BUILDING PERMITS WILL BE ISSUED PRIOR TO HARC APPROVAL.

PLEASE SEND ELECTRONIC SUBMISSIONS TO: harc@cityofkeywest-fl.gov
 INDICATE TYPE OF CERTIFICATE OF APPROPRIATENESS: GENERAL DEMOLITION SIGN PAINTING OTHER

ADDITIONAL INFORMATION: _____

PROJECT SPECIFICATIONS: PLEASE PROVIDE PHOTOS OF EXISTING CONDITIONS, PLANS, PRODUCT SAMPLES, TECHNICAL DATA

| ARCHITECTURAL FEATURES TO BE ALTERED: | ORIGINAL MATERIAL: | PROPOSED MATERIAL: |
|---------------------------------------|--------------------|--------------------|
| WINDOWS + DOORS | ALUM. + WOOD | WOOD |
| SIDING | WOOD | WOOD |
| FENCE | WOOD + CHAIN LINK | WOOD |
| | | |

DEMOLITION: PLEASE FILL OUT THE HARC APPENDIX FOR PROPOSED DEMOLITION.
 DEMOLITION OF HISTORIC STRUCTURES IS NOT ENCOURAGED BY THE HISTORIC ARCHITECTURAL REVIEW COMMISSION.
 SIGNAGE: (SEE PART B) BUSINESS SIGN BRAND SIGN OTHER: _____
 BUSINESS LICENSE # _____ IF FAÇADE MOUNTED, SQ. FT. OF FAÇADE _____

SIGN SPECIFICATIONS

| | | |
|---|---------------------|--|
| SIGN COPY: | PROPOSED MATERIALS: | SIGNS WITH ILLUMINATION: |
| | | TYPE OF LTG.: |
| | | LTG. LINEAL FTG.: |
| MAX. HGT. OF FONTS: | | COLOR AND TOTAL LUMENS: |
| IF USING LIGHT FIXTURES PLEASE INDICATE HOW MANY: | | INCLUDE SPEC. SHEET WITH LOCATIONS AND COLORS. |

| | | | | | | | |
|---|--|---------------------------------------|--|--|--|--|--|
| OFFICIAL USE ONLY: | | | HARC STAFF OR COMMISSION REVIEW | | | | |
| <input type="checkbox"/> APPROVED | | <input type="checkbox"/> NOT APPROVED | | <input type="checkbox"/> DEFERRED FOR FUTURE CONSIDERATION | | <input type="checkbox"/> TABLED FOR ADD'L. INFO. | |
| HARC MEETING DATE: | | HARC MEETING DATE: | | HARC MEETING DATE: | | | |
| REASONS OR CONDITIONS: | | | | | | | |
| | | | | | | | |
| STAFF REVIEW COMMENTS: | | | | | | | |
| Main house is listed as contributing. | | | | | | | |
| Guidelines for additions, alterations & new construction. | | | | | | | |
| Guidelines for windows / swimming pools. | | | | | | | |
| HARC PLANNER SIGNATURE AND DATE: | | | | HARC CHAIRPERSON SIGNATURE AND DATE: | | | |

PART D: STATE OF FLORIDA OFFICIAL NOTIFICATIONS AND WARNINGS

FLORIDA STATUTE 713.135: WARNING TO OWNER: YOUR FAILURE TO RECORD A 'NOTICE OF COMMENCEMENT' MAY RESULT IN YOUR PAYING TWICE FOR IMPROVEMENTS TO YOUR PROPERTY. A NOTICE OF COMMENCEMENT MUST BE RECORDED WITH THE COUNTY RECORDER AND A COPY POSTED ON THE JOB SITE BEFORE THE FIRST INSPECTION. IF YOU INTEND TO OBTAIN FINANCING CONSULT WITH YOUR LENDER OR AN ATTORNEY BEFORE RECORDING A NOTICE.

FLORIDA STATUTE 469: ABESTOS ABATEMENT. AS OWNER / CONTRACTOR / AGENT OF RECORD FOR THE CONSTRUCTION APPLIED FOR IN THIS APPLICATION, I AGREE THAT I WILL COMPLY WITH THE PROVISIONS F. S. 469.003 AND TO NOTIFY THE FLORIDA D. E. P. OF MY INTENT TO DEMOLISH / REMOVE ASBESTOS. IN ADDITION TO THE REQUIREMENTS OF THIS PERMIT APPLICATION, THERE MAY BE DEED RESTRICTIONS AND / OR ADDITIONAL RESTRICTIONS APPLICABLE TO THIS PROPERTY THAT MAY BE FOUND IN THE PUBLIC RECORDS OF MONROE COUNTY AND THERE MAY BE ADDITIONAL PERMITS REQUIRED FROM OTHER GOVERNMENT ENTITIES SUCH AS AQUADUCT ATHORITY, FLORIDA DEP OR OTHER STATE AGENCIES; ARMY CORPS OF ENGINEERS OR OTHER FEDERAL AGENCIES.

FEDERAL LAW REQUIRES LEAD PAINT ABATEMENT PER THE STANDARDS OF THE USDEP ON STRUCTURES BUILT PRIOR TO 1978.

| | | | | | |
|--|-------------|-------------------|------------------|-----------------------------------|-----------|
| OFFICIAL USE ONLY BY PLANS EXAMINER OR CHIEF BUILDING OFFICIAL: | | | | CBO OR PL. EXAM. APPROVAL: | |
| HARC FEES: | BLDG. FEES: | FIRE MARSHAL FEE: | IMPACT FEES: | | |
| | | | Oper: KEYWBLD | Type: BP | Drawer: 1 |
| | | | Date: 6/29/15 50 | Receipt no: 26669 | |
| | | | 2015 1000900 | | |
| | | | PT * BUI | DATE: PERMITS-NEW | |
| | | | Trans number: | 1.00 | \$100.00 |
| | | | CK CHECK | 3119 | 3054269 |
| | | | | | \$100.00 |

Trans date: 6/28/15 Time: 19:02:42

AUTHORIZATION FORM

To be completed if someone other than the property owner is representing the property in this matter

I, RICHARD E. HOLTZ, JR & MARGARET B. HOLTZ, authorize print name(s) of Owner(s)

DAVID KNOLL to represent my (our) property in this matter name of Representative

and to act on my (our) behalf.

210 OLIVIA ST, KEY WEST, FL 33045 property address

Subscribed and sworn (or affirmed) before me on May 22, 2015 date

Richard E. Holtz, Jr Margaret B. Holtz signature of Property Owner(s)

He/she is personally known to me or has presented Drivers License as identification.

Melinda A. Walden Notary's signature and seal

name of Notary printed or stamped

Commission number



ELEVATION CERTIFICATE

Important: Read the instructions on pages 1-9.

OMB No. 1660-0008
 Expiration Date: July 31, 2015

SECTION A - PROPERTY INFORMATION

FOR INSURANCE COMPANY USE

A1. Building Owner's Name Richard E. Holtz, Jr. & Margaret B. Holtz

Policy Number

A2. Building Street Address (including Apt., Unit, Suite, and/or Bldg. No.) or P.O. Route and Box No.
 210 Olivia Street

Company NAIC Number

City Key West

State FL ZIP Code 33040

A3. Property Description (Lot and Block Numbers, Tax Parcel Number, Legal Description, etc.)
 (Tax Parcel #: 00015210-000000) (KW SUBS 3, 4 AND PT SUB 7 PT LOT 3 SQR 4 TR 3)

A4. Building Use (e.g., Residential, Non-Residential, Addition, Accessory, etc.) Residential

A5. Latitude/Longitude: Lat. 24.5501 N Long. -81.8027 W Horizontal Datum: NAD 1927 NAD 1983

A6. Attach at least 2 photographs of the building if the Certificate is being used to obtain flood insurance.

A7. Building Diagram Number 5

A8. For a building with a crawspace or enclosure(s):

- a) Square footage of crawspace or enclosure(s) NA sq ft
- b) Number of permanent flood openings in the crawspace or enclosure(s) within 1.0 foot above adjacent grade NA
- c) Total net area of flood openings in A8.b NA sq in
- d) Engineered flood openings? Yes No

A9. For a building with an attached garage:

- a) Square footage of attached garage NA sq ft
- b) Number of permanent flood openings in the attached garage within 1.0 foot above adjacent grade NA
- c) Total net area of flood openings in A9.b NA sq in
- d) Engineered flood openings? Yes No

SECTION B - FLOOD INSURANCE RATE MAP (FIRM) INFORMATION

B1. NFIP Community Name & Community Number
 Monroe County 120168

B2. County Name
 Monroe

B3. State
 FL

B4. Map/Panel Number
 12087C1516

B5. Suffix
 K

B6. FIRM Index Date
 2/18/05

B7. FIRM Panel Effective/Revised Date
 2/18/05

B8. Flood Zone(s)
 AE

B9. Base Flood Elevation(s) (Zone AO, use base flood depth)
 6

B10. Indicate the source of the Base Flood Elevation (BFE) data or base flood depth entered in Item B9.

- FIS Profile FIRM Community Determined Other/Source: _____

B11. Indicate elevation datum used for BFE in Item B9: NGVD 1929 NAVD 1988 Other/Source: _____

B12. Is the building located in a Coastal Barrier Resources System (CBRS) area or Otherwise Protected Area (OPA)? Yes No
 Designation Date: _____ CBRS OPA

SECTION C - BUILDING ELEVATION INFORMATION (SURVEY REQUIRED)

C1. Building elevations are based on: Construction Drawings* Building Under Construction* Finished Construction

*A new Elevation Certificate will be required when construction of the building is complete.

C2. Elevations - Zones A1-A30, AE, AH, A (with BFE), VE, V1-V30, V (with BFE), AR, AR/A, AR/AE, AR/A1-A30, AR/AH, AR/AO. Complete items C2.a-h below according to the building diagram specified in Item A7. In Puerto Rico only, enter meters.

Benchmark Utilized: U 267

Vertical Datum: 1929

Indicate elevation datum used for the elevations in items a) through h) below. NGVD 1929 NAVD 1988 Other/Source: _____

Datum used for building elevations must be the same as that used for the BFE.

Check the measurement used.

- a) Top of bottom floor (including basement, crawspace, or enclosure floor) 5.6 feet meters
- b) Top of the next higher floor NA feet meters
- c) Bottom of the lowest horizontal structural member (V Zones only) NA feet meters
- d) Attached garage (top of slab) NA feet meters
- e) Lowest elevation of machinery or equipment servicing the building (Describe type of equipment and location in Comments) 6.4 feet meters
- f) Lowest adjacent (finished) grade next to building (LAG) 6.0 feet meters
- g) Highest adjacent (finished) grade next to building (HAG) 6.6 feet meters
- h) Lowest adjacent grade at lowest elevation of deck or stairs, including structural support 6.0 feet meters

SECTION D - SURVEYOR, ENGINEER, OR ARCHITECT CERTIFICATION

This certification is to be signed and sealed by a land surveyor, engineer, or architect authorized by law to certify elevation information. I certify that the information on this Certificate represents my best efforts to interpret the data available. I understand that any false statement may be punishable by fine or imprisonment under 18 U.S. Code, Section 1001.

- Check here if comments are provided on back of form. Were latitude and longitude in Section A provided by a licensed land surveyor? Yes No
- Check here if attachments.

Certifier's Name J. Lynn O'Flynn

License Number 6298

Title P.S.M.

Company Name J. Lynn O'Flynn, Inc

Address 3430 Duck Avenue

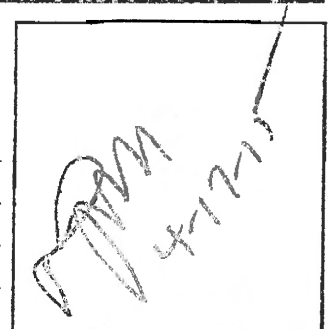
City Key West

State FL ZIP Code 33040

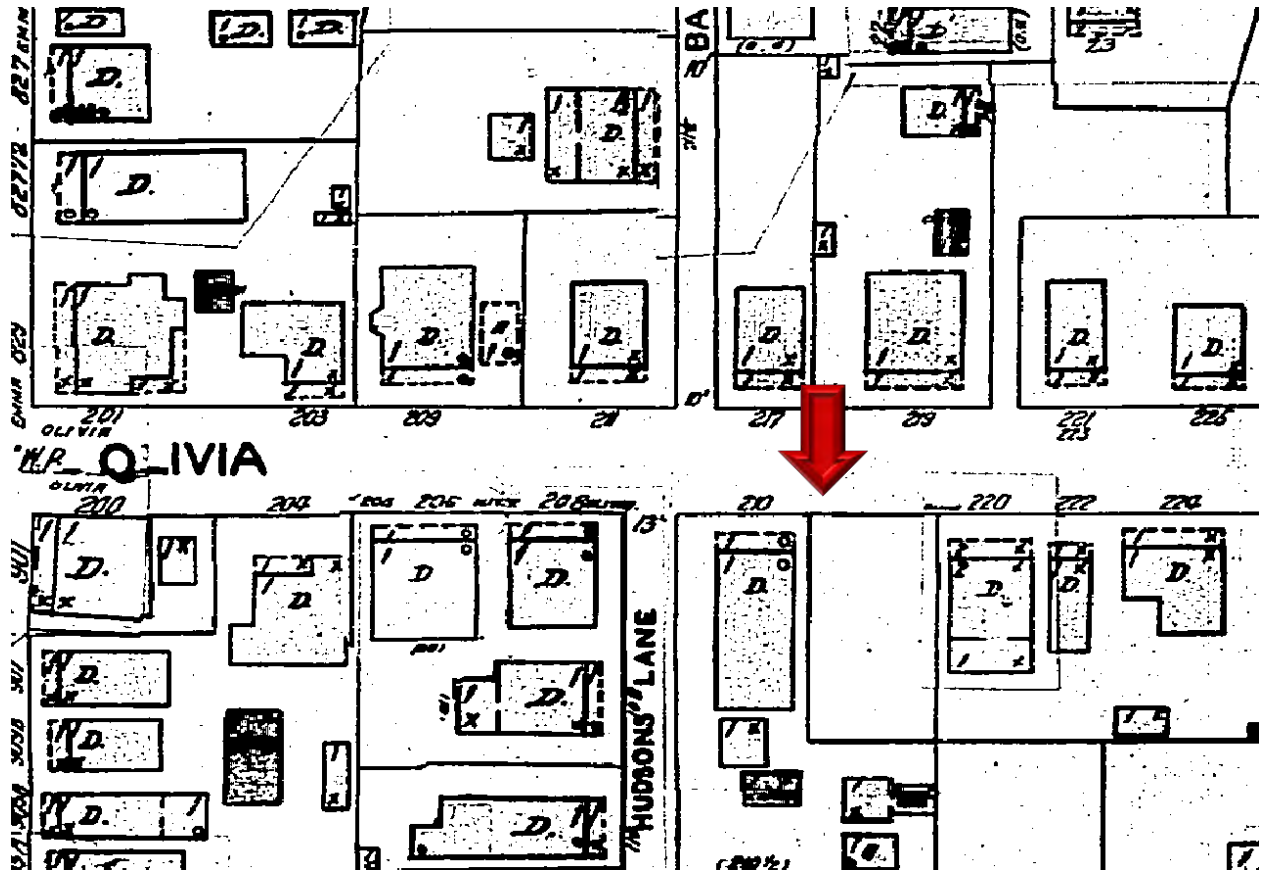
Signature 

Date 4/17/15

Telephone (305) 296-7422



SANBORN MAPS



#210 Olivia Street Sanborn map 1948

PROJECT PHOTOS



#218 Olivia Street ca. 1965. The shop was demolished and today the lot is vacant. Monroe County Library



#210 Olivia Street ca. 1965. Monroe County Library



#210 Olivia Street rear circa 1974. Monroe County Library













65R 005525

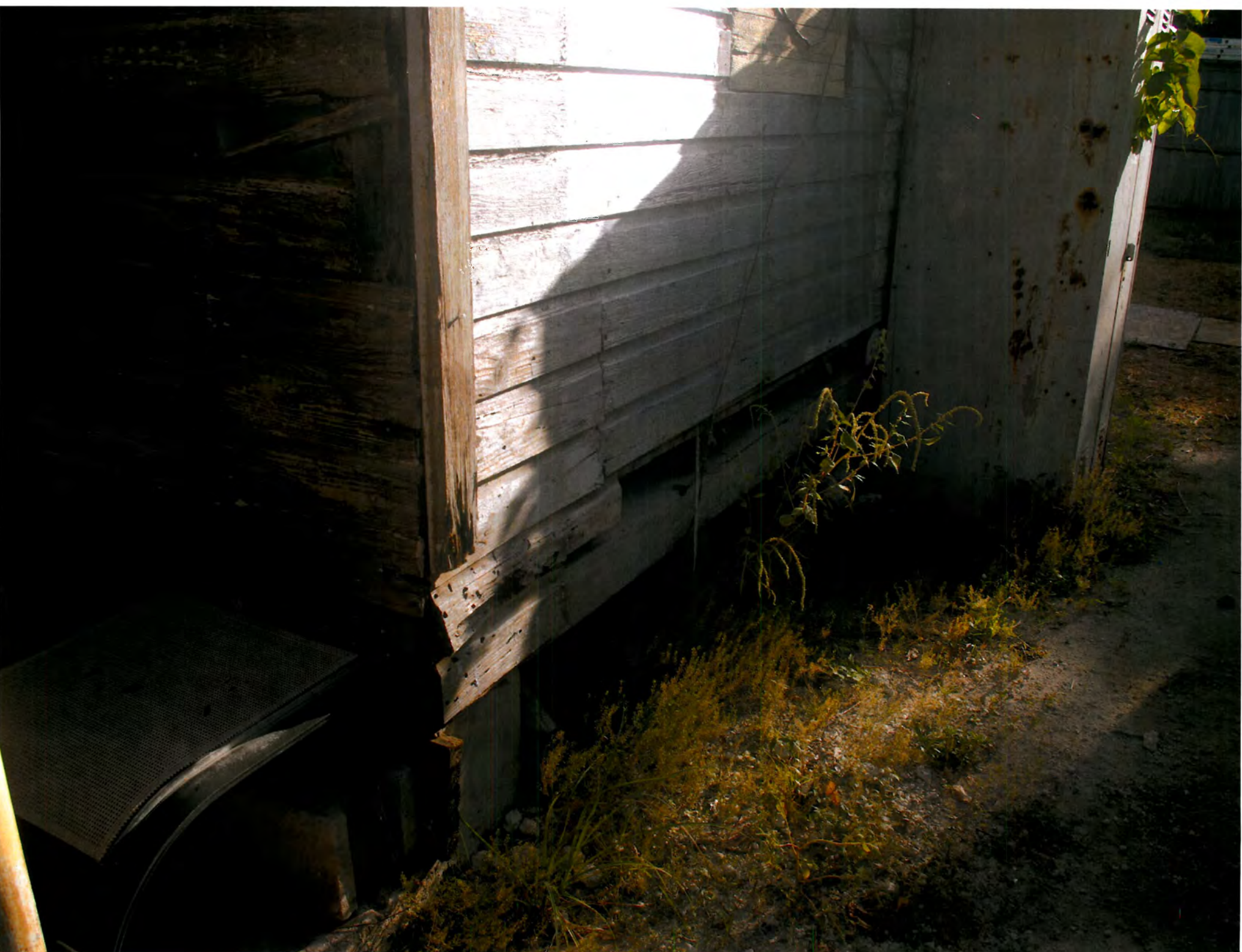
































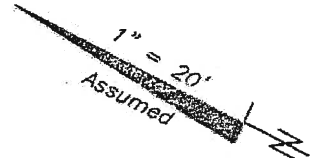
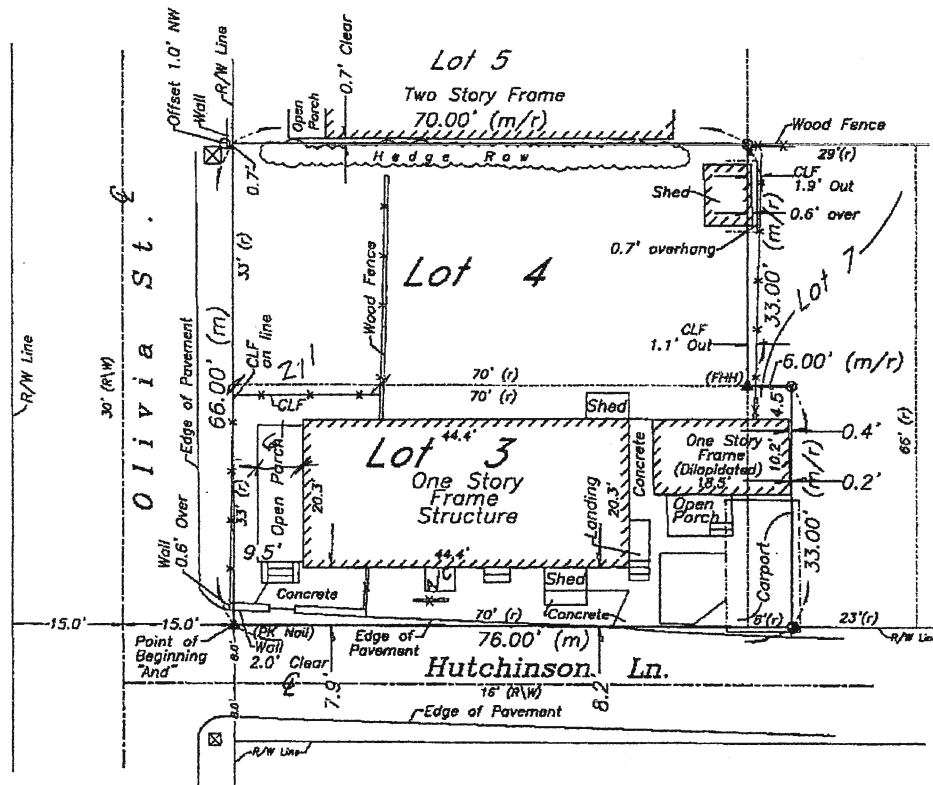




NO TRESPASSING
BEWARE OF THE DOG

WM
WASTE MANAGEMENT

SURVEY



LEGEND

- ⊙ Found 1/2" Iron Pipe (FHH)
- Set 3/4" Iron Pipe w/cap (6298)
- Found 1/2" Iron Rod (No ID)
- ▲ Found Nail (PK Nail) (FHH)
- △ Set Nail & Disc (6298)
- (M) Measured
- (R) Record
- (M/R) Measured & Record
- C.B.S. Concrete Block Structure
- R/W Right of Way
- CLF Chain Link Fence
- ⊕ Centerline
- ⊗ Wood Utility Pole
- ⊠ Concrete Utility Pole
- P- Overhead Utility Lines

NOTES:

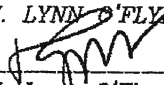
1. The legal description shown hereon was furnished by the client or their agent. This survey does not determine or imply ownership.
2. Underground foundations and utilities were not located.
3. All angles are 90° (Measured & Record) unless otherwise noted.
4. Street address: 210 Olivia Street, Key West, FL.
5. This survey is not valid without the signature and the original raised seal of a Florida licensed surveyor and mapper.
6. Lands shown hereon were not abstracted for rights-of-way, easements, ownership, or other instruments of record.
7. North Arrow is assumed and based on the legal description.
8. Date of field work: May 1, 2015
9. Ownership of fences is undeterminable, unless otherwise noted.
10. Adjoiners are not furnished.
11. The Survey Report is not full and complete without the attached Survey Map.

BOUNDARY SURVEY OF: On the Island of Key West, Lot 4, Part of Square 4, Tract 3, as surveyed by W.A. Gwynn, Engineer, March 26, 1906, in Book 1, of Plats Page 45, Monroe County, Florida Records, which said lots are a part of Lot 3, according to L. Windsor Smith's diagram of a part of Tract 3, as recorded in Book E, Page 72, Monroe County, Florida records.

AND
 On the Island of Key West and is all of Lot 3 and a part of Lot 7, Gwynn's Diagram, according to the Plat thereof recorded in Plat Book 1, at Page 45 of the Public Records of Monroe County, Florida, all of the above more particularly described by metes and bounds as follows:
 Commence at the Northwest corner of said Lot 3 for the Point of Beginning; thence run Southeasterly, along the Westerly line of said Lot 3, distance of 70 feet to the Southwest corner of said Lot 3; thence continue Southeasterly, along the previous line, 6 feet to a point on the Westerly line of Lot 7; thence run Northeasterly and at right angles, 33 feet to a point; thence run Northwesterly and at right angles, 6 feet to the Southeast corner of said Lot 3; thence continue Northwesterly, along the Easterly line of Lot 3, a distance of 70 feet to the Northeast corner of the said Lot 3; thence run Southwesterly, along the Northerly line of Lot 3, a distance of 33 feet back to the Point of Beginning.

BOUNDARY SURVEY FOR: Richard E. Holtz, Jr. and Margaret B. Holtz;
 IBERIABANK Mortgage Company;
 First International Title, Inc.;
 First American Title Insurance Company;

I HEREBY CERTIFY that this survey was made under my responsible charge and meets the Standard of Practice as set forth by the Florida Board of Professional Surveyors & Mappers in Chapter 5J-17, Florida Administrative Code, pursuant to Section 472.027, Florida Statutes.

J. LYNN O'FLYNN, INC.

 J. Lynn O'Flynn, PSM
 Florida Reg. #6298

THIS SURVEY
IS NOT
ASSIGNABLE

J. LYNN O'FLYNN, Inc.

 Professional Surveyor & Mapper
 PSM #6298

PROPOSED DESIGN

RENOVATION AND ADDITIONS FOR: 210 OLIVIA STREET KEY WEST, FLORIDA

| REVISIONS | |
|-----------|------|
| NO. | DATE |
| | |
| | |
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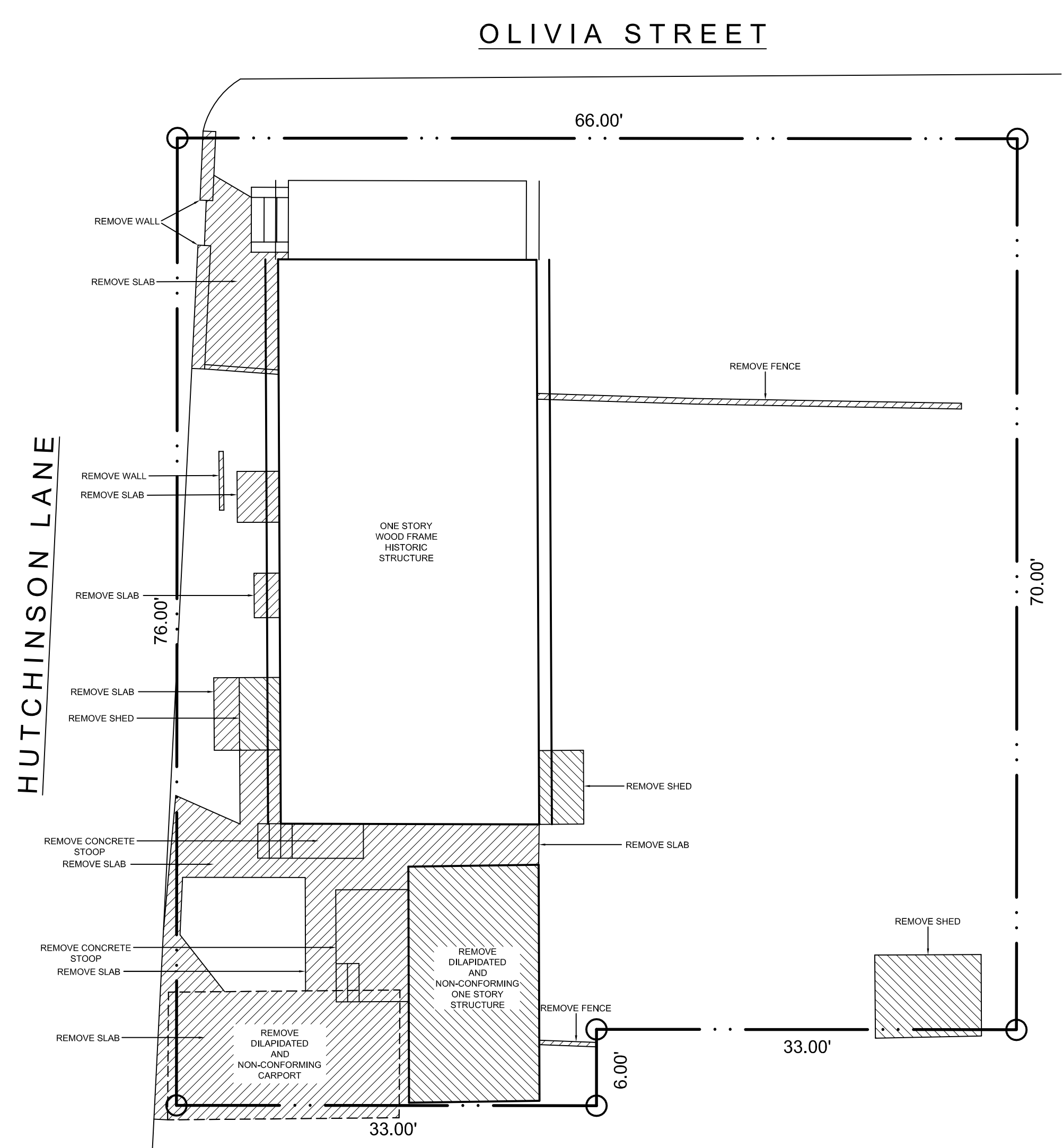
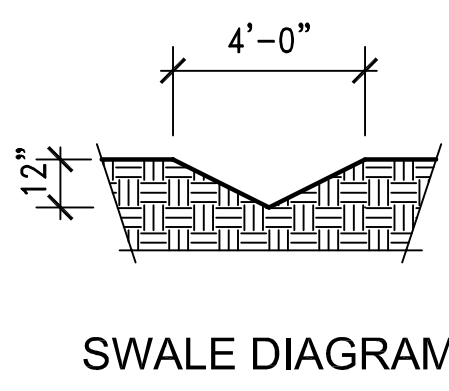
RENOVATION AND ADDITIONS FOR:
210 OLIVIA STREET
KEY WEST, FLORIDA

DAVID KNOLL
ARCHITECT
KEY WEST, FL. (305) 715-8617

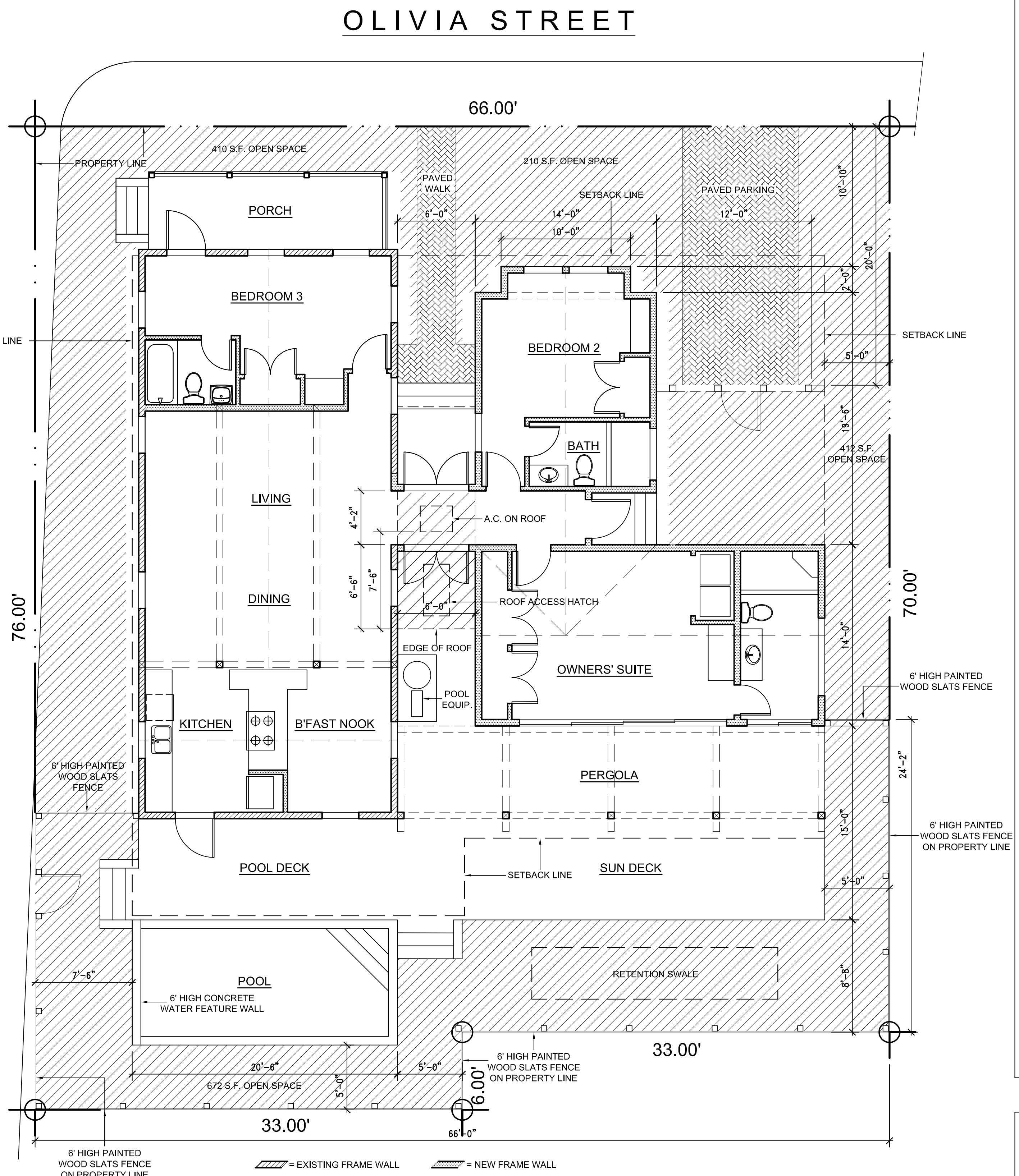
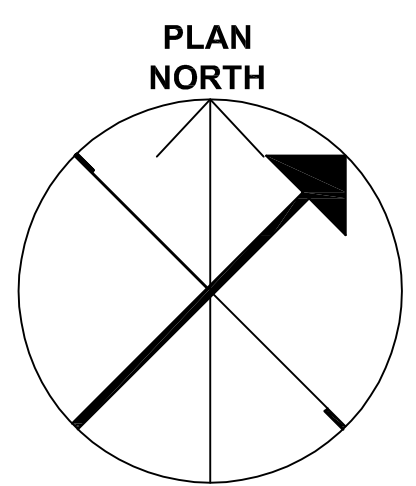
SHEET **1** OF 4 SHEETS

DATE OF ISSUE:
7 / 1 / 15

| SITE DATA | | | |
|--|-------------|------------------|------------------|
| 1. LAND USE DISTRICT: HMDR - HISTORIC MEDIUM DENSITY RESIDENTIAL | | | |
| 2. FLOOD ZONE: AE8 NGVD / BUILDING FLOOR ELEVATION: 8.6' NGVD | | | |
| 3. LOT AREA: 4,818 S.F. | | | |
| 4. SETBACKS: | REQUIRED | EXISTING | PROPOSED |
| FRONT | 10.0' | 3.5' | NO CHANGE |
| SIDE | 5.0' + 7.5' | 38.0' + 7.9' | 5.0' + 7.9' |
| REAR | 15.0' | 0.2' | 22.5' |
| 5. LOT COVERAGE: | REQUIRED | EXISTING | PROPOSED |
| BUILDING | 40% MAX. | 1,429 S.F. (30%) | 1,727 S.F. (36%) |
| IMP. SURFACE | 60% MAX. | 1,758 S.F. (36%) | 2,236 S.F. (46%) |
| OPEN SPACE | 35% MIN. | 2,901 S.F. (60%) | 1,704 S.F. (35%) |
| 6. PROPOSED STORMWATER RETENTION: | | | |
| 2,236 S.F. PROPOSED IMP. SURFACE - 1,758 S.F. IMP. SURFACE = 478 S.F. NEW IMP. SURFACE | | | |
| 478 S.F. X .08 = 38 C.F. SWALE 38 C.F. / 2' = 19' SWALE LENGTH SEE SITE PLAN AND SWALE DIAGRAM | | | |



EXISTING SITE / DEMO PLAN
1/8" = 1' - 0"



BUILDING AREA: EXISTING = 990 S.F. ADDITION = 737 S.F. TOTAL AREA = 1727 S.F.
PROPOSED SITE / FLOOR PLAN
3/16" = 1' - 0"

| REVISIONS | |
|-----------|------|
| NO. | DATE |
| | |
| | |
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RENOVATION AND ADDITIONS FOR:

210 OLIVIA STREET

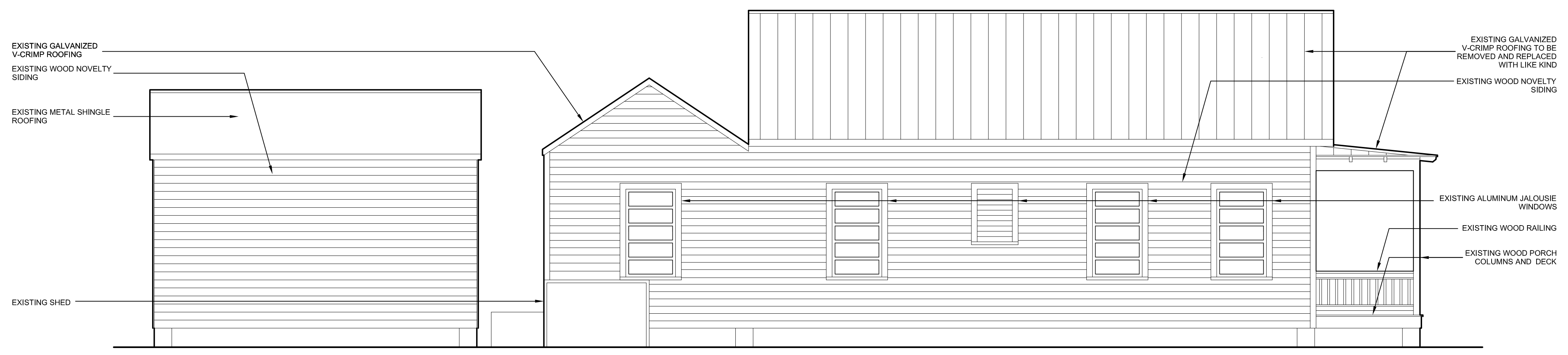
KEY WEST, FLORIDA



NORTH (OLIVIA STREET SIDE)



SOUTH (REAR)



EAST



WEST (HUTCHINSON LANE SIDE)

EXISTING BUILDING ELEVATIONS

1/4" = 1' - 0"

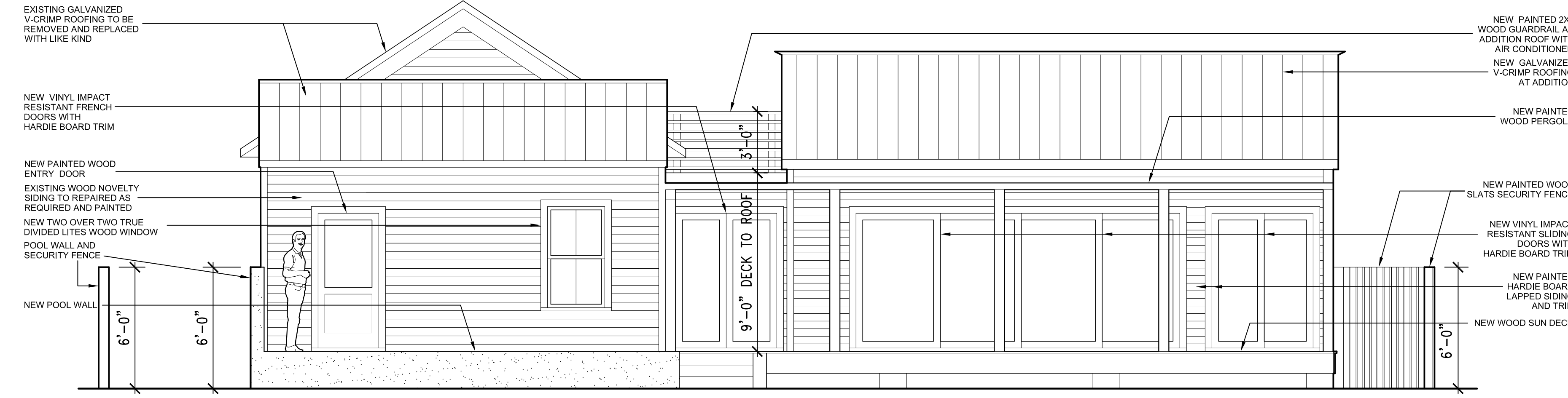
DATE OF ISSUE:
7 / 1 / 15

DAVID KNOLL
ARCHITECT
KEY WEST, FL. (305) 715-8617

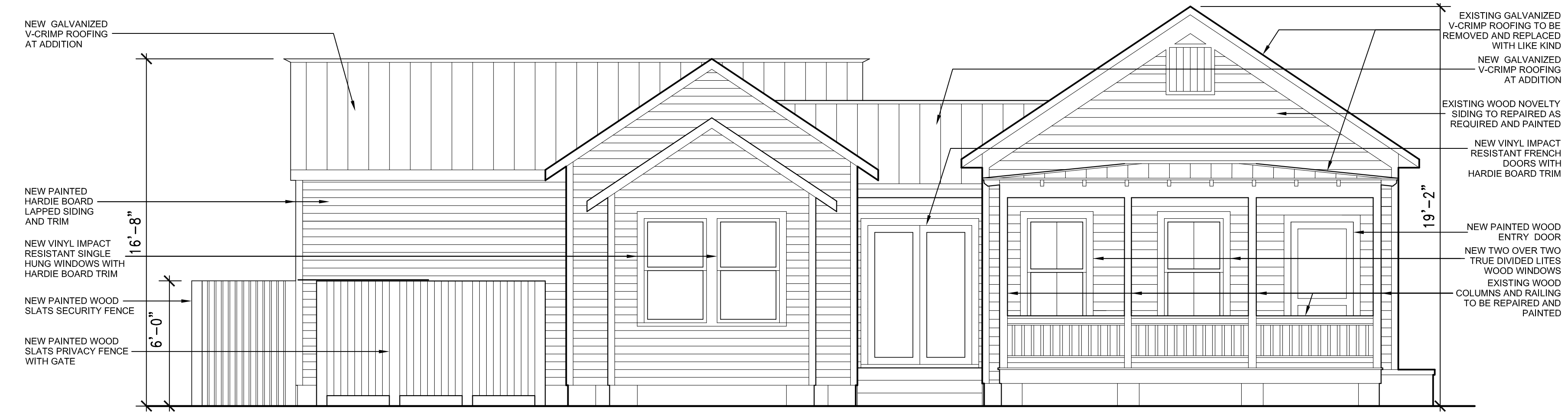
SHEET

2

OF 4 SHEETS

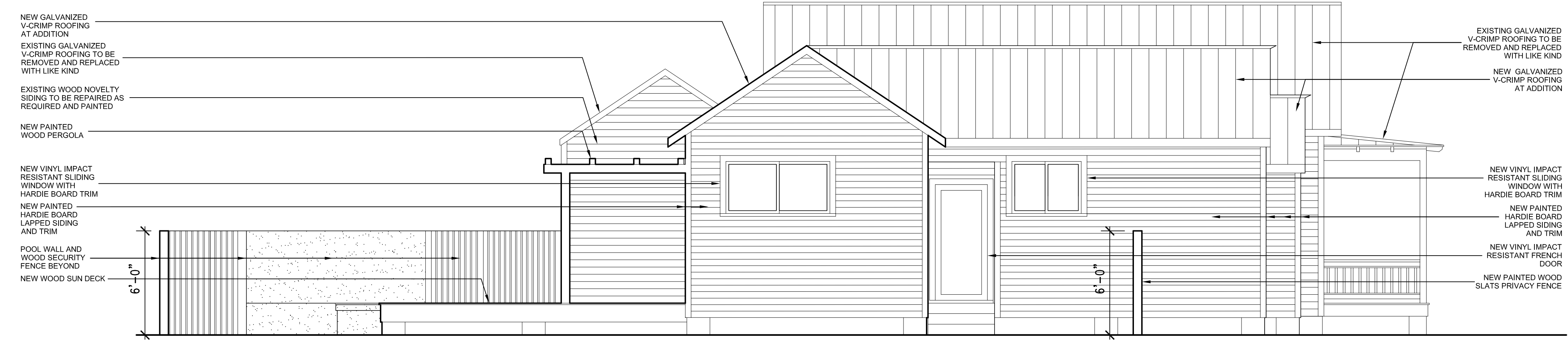


SOUTH (REAR)

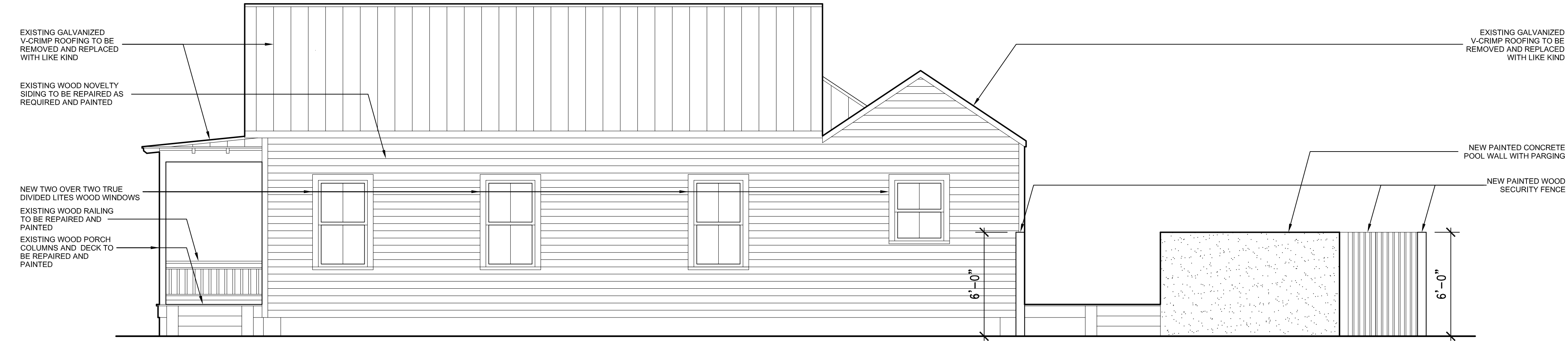


NORTH (OLIVIA STREET FRONT)

NOTE
ALL NEW WINDOWS AND DOORS AT HISTORIC STRUCTURE ARE TO RECEIVE ASTRO GUARD FABRIC SHUTTERS



EAST (SIDE)



WEST (HUTCHINSON LANE SIDE)

PROPOSED BUILDING ELEVATIONS

1/4" = 1' - 0"

| REVISIONS | |
|-----------|------|
| NO. | DATE |
| | |
| | |
| | |

DATE OF ISSUE:
7 / 1 / 15

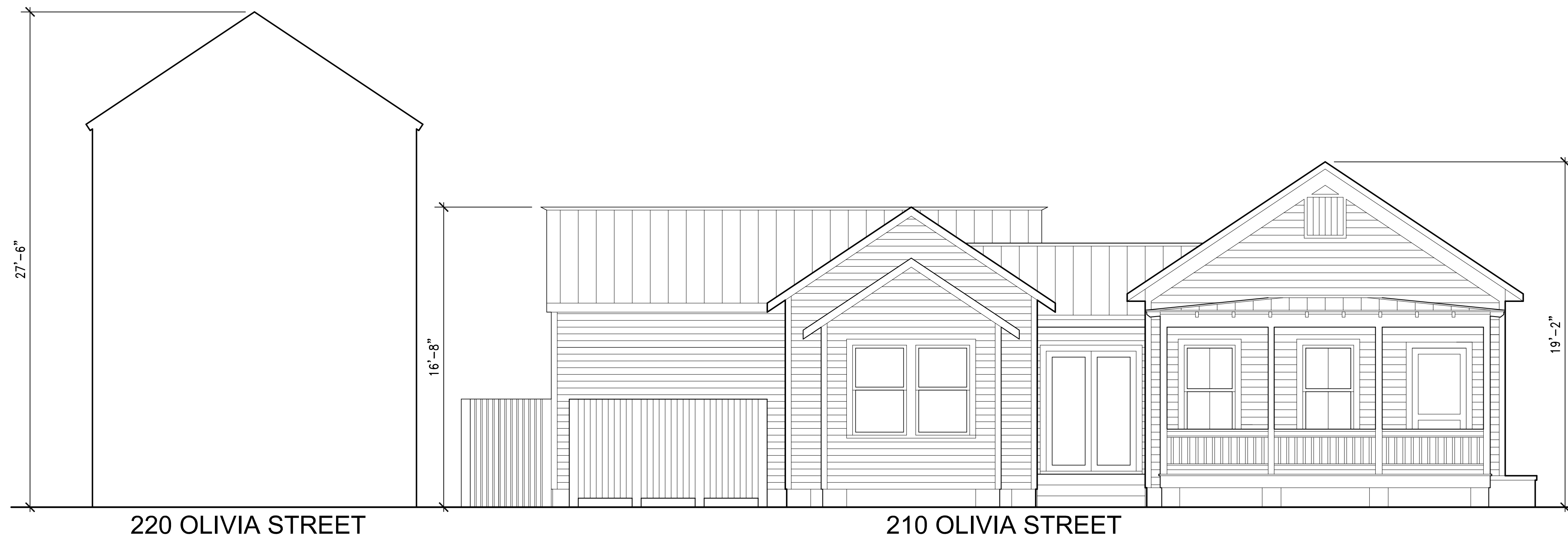
RENOVATION AND ADDITIONS FOR:

210 OLIVIA STREET

KEY WEST, FLORIDA

DAVID KNOLL
ARCHITECT
KEY WEST, FL. (305) 715-8617

SHEET
3
OF 4 SHEETS



STREETSCAPE

1/4" = 1' - 0"

| REVISIONS | |
|-----------|------|
| NO. | DATE |
| | |
| | |
| | |
| | |
| | |

DATE OF ISSUE:
7 / 7 / 15

RENOVATION AND ADDITIONS FOR:

210 OLIVIA STREET

KEY WEST, FLORIDA

DAVID KNOLL
ARCHITECT

KEY WEST, FL. (305) 715-8617

SHEET

4

OF 4 SHEETS



Quality Products
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- EnergyVue™
- PremierVue®
- WinGuard® Vinyl
- PGT Aluminum
- PGT Vinyl
- Architectural Systems
- Storefront

Eze-Breeze®

- Learn about Eze-Breeze®
- Porch Enclosure
- Cabana Door
- Garage Door Screens

Product Info

- Approvals & Certifications
- Building Codes
- Care and Maintenance Tips
- Condensation
- Warranty Registration

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- Brochures
- Design Studio
- Find a Dealer
- Photo Gallery
- Hurricane Protection
- Sea Turtle Lighting Ordinance
- Become a PGT Dealer

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- New WinGuard® Vinyl
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- PremierVue®
- WinGuard® Vinyl
- PGT Aluminum
- PGT Vinyl
- Architectural Systems
- Storefront

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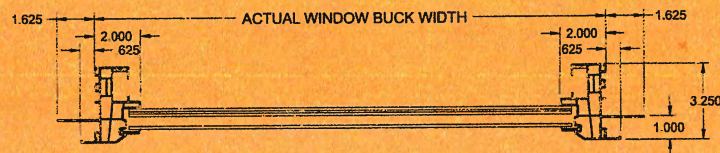
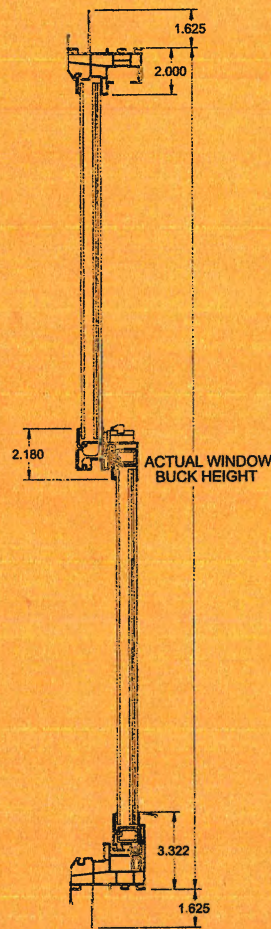
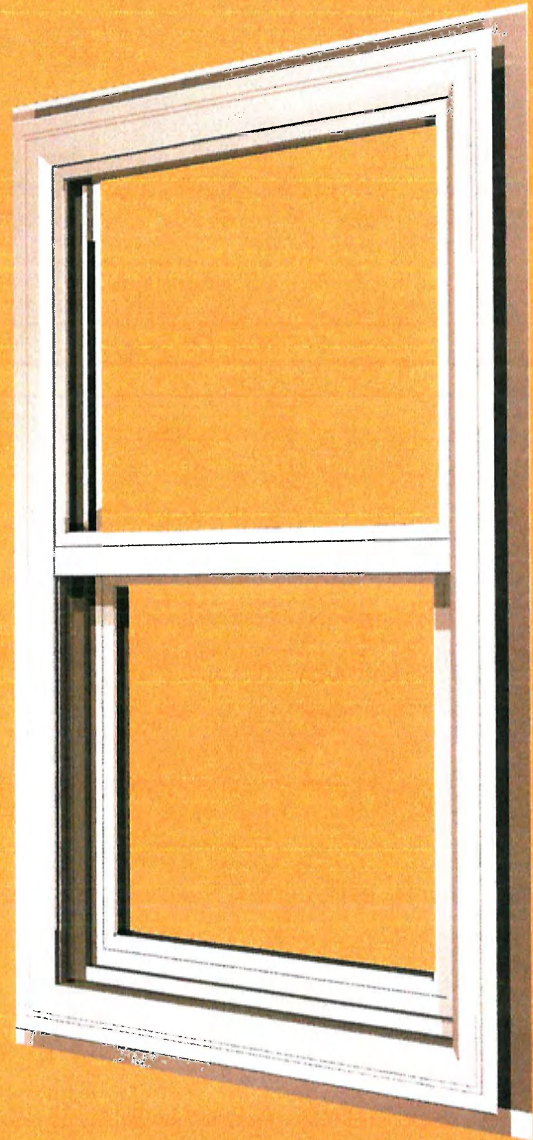
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VINYL FRAMES

SINGLE HUNG – SERIES SH500

- 3 1/4" frame depth
- Frame Options:
 - 5/8" flange
 - 1 5/8" integral nail fin
 - J-channel
 - Equal leg
- Reinforced frame corner construction
- Frame and sash corners are welded mitered joints
- Fully-reinforced tilt-sash design with lockable tilt-sash latches
- Locking hardware is deluxe swivel type
- Removable half-screen
- Pro-View (Oriel style) option is available

NOTE: WinGuard® brand refers only to those products that are glazed with PGT® laminated glass.



DESIGN PRESSURE GUIDE

| STYLE | TESTED PRESSURE | WATER-TESTED PRESSURE | TESTED SIZE | TYPE OF TEST | RATING |
|-------------|-----------------|-----------------------|---------------|--|--------|
| Single Hung | +60/-70 psf | 9.0 psf | 52 1/8" x 75" | AAMA/NWWDA 101/I.S.2-97 and ASTM E1886/E1996 | H-R60 |



ASTRO GUARD FABRIC SHUTTER

Masonite
wood door
collection



Door Specifications

Louver & Bifold Doors

Wood Panel Doors

Glass & French Doors

About Masonite's Wood Door Collection



select your glass choose your wood species choose your style



door style / lite configurations

- A 1 Lite
Shown in Clear Pine
- B 5 Lite
Shown in Cherry
- C 9 Lite
Shown in Cherry
- D 10 Lite
Shown in Hemlock
- E 10 Lite Camber-Top
Shown in Knotty Alder
- F 10 Lite Arch-Top
Shown in Oak
- G 12 Lite 1 Panel
Shown in Maple
- H 15 Lite
Shown in Hemlock
- I 15 Lite Camber-Top
Shown in Poplar
- J 15 Lite Arch-Top
Shown in Knotty Pine
- K 3 Panel Lite
Shown in Hemlock
- L 4 Panel Lite
Shown in Hemlock
- M 5 Panel Lite
Shown in Hemlock
- N 2 Panel
Bottom Panel
Shown in Oak
- O 3 Panel Mission
Bottom Panel
Shown in Cherry

3-30
1-32
2/0 wood inserts



Bifold Options
Select door styles available
in coordinating bifolds.



Primed
Finger-Jointed
Pine or MDF

Glass & French Doors

Wood Panel Doors

Lower & Bifold Doors

Door Specifications

210 Olivia color selections

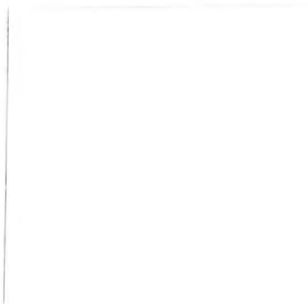
1. Body of historic structure and addition and pergolas frame: Tantalizing Teal SW 6937



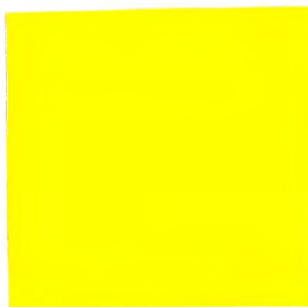
2. Historic front and rear doors and addition front and rear entry wall : African Violet 6982



3. Trim throughout and fencing: High Reflective White SW 7557



4. Porch ceiling at historic structure and addition: Daisy SW 6910



NOTICING

Public Meeting Notice

The Historic Architectural Review Commission will hold a public hearing at 5:30 p.m., July 28, 2015 at Old City Hall, 510 Greene Street, Key West, Florida. The purpose of the hearing will be to consider a request for:

RENOVATIONS TO CONTRIBUTING HOUSE AND NEW ONE-STORY ATTACHED ADDITION. DEMOLITION OF DILAPIDATED CARPORT AND ACCESSORY STRUCTURE.

FOR- #210 OLIVIA STREET

Applicant- David Knoll, Architect

Application # H15-01-0980

If you wish to see the application or have any questions, you may visit the Planning Department during regular office hours at 3140 Flagler Avenue, call 305- 809-3973 or visit our website at www.cityofkeywest-fl.gov

THIS NOTICE CAN NOT BE REMOVED FROM THE SITE UNTIL HARC FINAL DETERMINATION

PROPERTY APPRAISER INFORMATION

- [» Tax Collector](#)

Monroe County Cities

- [» City of Key West](#)
- [» City of Marathon](#)
- [» City of Key Colony Beach](#)
- [» City of Layton](#)
- [» Islamorada, Village of Islands](#)

First Time Home Buyer (IRS)

- [» Cancellation of Debt Flyer \(English\)](#)
- [» Cancellation of Debt Flyer \(Spanish\)](#)
- [» 1st Time Homebuyers Fact Sheet](#)
- [» 1st Time Homebuyers Basic Information](#)
- [» 1st Time Homebuyers Scenarios](#)
- [» 1st Time Homebuyers Q& A's](#)

IRS Links

- [» Make Work Pay Credit](#)
- [» Energy Conservation Credit](#)

Other Links

- [» FL Dept Rev - Property Tax Oversight](#)
- [» Census Info](#)

Property Record Card -

Maps are now launching the new map application version.

[Return to Search Results](#) | [Modify Search](#) | [New Search](#) | [Send Email to MCPA Regarding this Parcel](#) | [Estimate Taxes on this Parcel](#)

Previous Record **Alternate Key: 1020656 Parcel ID: 00019960-000000** Next Record

Ownership Details

Mailing Address:

SINCOCK MORGAN J
411 E WILLOW GROVE AVE
PHILADELPHIA, PA 19118-2915

All Owners:

MURPHY JUDITH H H/W, SINCOCK MORGAN J

Property Details

PC Code: 08 - MULTI FAMILY LESS THAN 10UNITS
 Millage Group: 10KW
 Affordable Housing: No
 Section-Township-Range: 06-68-25
 Property Location: 810 OLIVIA ST KEY WEST
 Legal Description: KW PT OF TR 5 G67-78 OR1300-1407/08D/C OR1300-1409AFF OR1303-2218/19 OR1328-1714/17 OR1473-2045/46 OR1536-717 OR1655-109

Click Map Image to open interactive viewer



Land Details

| Land Use Code | Frontage | Depth | Land Area |
|------------------------|----------|-------|-------------|
| 010D - RESIDENTIAL DRY | 25 | 78 | 1,950.00 SF |

Building Summary

Number of Buildings: 1
 Number of Commercial Buildings: 0
 Total Living Area: 1098
 Year Built: 1923

Building 1 Details

| | | | | | |
|----------------|------|--------------|-----|-----------------|-------|
| Building Type | R2 | Condition | G | Quality Grade | 550 |
| Effective Age | 17 | Perimeter | 175 | Depreciation % | 22 |
| Year Built | 1923 | Special Arch | 0 | Grnd Floor Area | 1,098 |
| Functional Obs | 0 | Economic Obs | 0 | | |

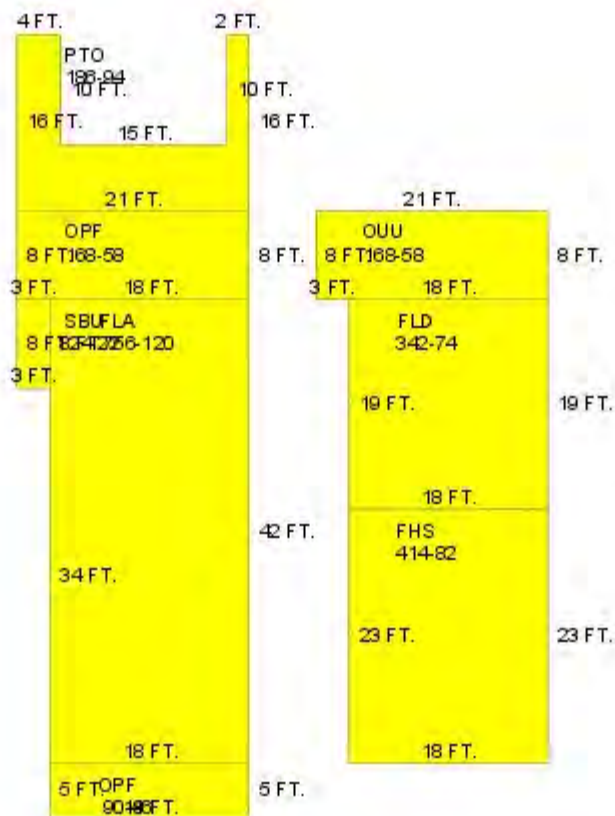
Inclusions: R2 includes 2 3-fixture baths and 2 kitchens.

| | | | | | |
|------------|----------------|------------|-------|------------|--------------|
| Roof Type | IRR/CUSTOM | Roof Cover | METAL | Foundation | WD CONC PADS |
| Heat 1 | FCD/AIR DUCTED | Heat 2 | NONE | Bedrooms | 3 |
| Heat Src 1 | ELECTRIC | Heat Src 2 | NONE | | |

Extra Features:

| | | | |
|------------|---|------------------|---|
| 2 Fix Bath | 0 | Vacuum | 0 |
| 3 Fix Bath | 0 | Garbage Disposal | 0 |
| 4 Fix Bath | 0 | Compactor | 0 |
| 5 Fix Bath | 0 | Security | 1 |
| 6 Fix Bath | 0 | Intercom | 0 |

7 Fix Bath 0 Fireplaces 0
 Extra Fix 0 Dishwasher 0



Sections:

| Nbr | Type | Ext Wall | # Stories | Year Built | Attic A/C | Basement % | Finished Basement % | Area |
|-----|------|-----------------------|-----------|------------|-----------|------------|---------------------|------|
| 1 | FLA | 12:ABOVE AVERAGE WOOD | 1 | 1993 | N Y | 0.00 | 0.00 | 756 |
| 2 | OPF | | 1 | 1993 | N Y | 0.00 | 0.00 | 90 |
| 3 | SBU | | 1 | 1993 | N Y | 0.00 | 0.00 | 24 |
| 4 | OPF | | 1 | 1997 | N Y | 0.00 | 0.00 | 168 |
| 5 | PTO | | 1 | 2001 | N Y | 0.00 | 0.00 | 186 |
| 6 | FLD | 12:ABOVE AVERAGE WOOD | 1 | 1997 | N Y | 0.00 | 0.00 | 342 |
| 7 | OUU | | 1 | 1997 | N Y | 0.00 | 0.00 | 168 |
| 8 | FHS | | 1 | 1993 | N Y | 0.00 | 0.00 | 414 |

Misc Improvement Details

| Nbr | Type | # Units | Length | Width | Year Built | Roll Year | Grade | Life |
|-----|------------|---------|--------|-------|------------|-----------|-------|------|
| 1 | FN2:FENCES | 76 SF | 19 | 4 | 1996 | 1997 | 5 | 30 |

| | | | | | | | | |
|---|--------------|--------|----|----|------|------|---|----|
| 2 | FN2:FENCES | 570 SF | 95 | 6 | 1996 | 1997 | 2 | 30 |
| 3 | PO4:RES POOL | 150 SF | 15 | 10 | 2001 | 2002 | 5 | 50 |

Building Permits

| Bldg Number | Date Issued | Date Completed | Amount | Description | Notes |
|-------------|-------------|----------------|------------|--------------------|---|
| 1 | 13-0949 | 03/14/2013 | 02/10/2014 | 1,600 Residential | REMOVE EXISTING 1 X 4 AND REPLACE W/NEW 1 X 4 T & G DECKING. DECK SIZE 8 X 15. |
| | 14-1508 | 04/26/2014 | 12/05/2014 | 4,500 | REPLACE EXISTING 6/6 LIGHTS, REPALCE 6 WINDOWS WOTH 6/6 LINCOLN WINDOWS |
| | 15-1491 | 06/25/2015 | 7,500 | | (BACK DECK) REPLACE 1 X 6 X 5/4 WOOD DECKING WITH 1 X 6 X 5/4 TREX COMPOSITE DECKING. APPROX. 375 REFRAME WHERE NEEDED. |
| 1 | 9403693 | 11/01/1994 | 08/01/1997 | 100 | DEMOLITION FOR DECK |
| 1 | 9500133 | 01/01/1995 | 08/01/1997 | 25,000 | PORCH AT REAR |
| 1 | 9500134 | 01/01/1995 | 08/01/1997 | 3,800 | ELECTRICAL |
| 1 | 9500135 | 01/01/1995 | 08/01/1997 | 4,000 | EXTRA FIXTURES |
| 1 | 9501008 | 03/01/1995 | 08/01/1997 | 10,000 Residential | ADD 2ND FLOOR ON REAR |
| 1 | 9702968 | 09/01/1997 | 12/01/1997 | 1,050 | INSTALL SECURITY ALARM |

Parcel Value History

Certified Roll Values.

[View Taxes for this Parcel.](#)

| Roll Year | Total Bldg Value | Total Misc Improvement Value | Total Land Value | Total Just (Market) Value | Total Assessed Value | School Exempt Value | School Taxable Value |
|-----------|------------------|------------------------------|------------------|---------------------------|----------------------|---------------------|----------------------|
| 2014 | 168,983 | 12,728 | 145,622 | 327,333 | 317,102 | 0 | 327,333 |
| 2013 | 173,104 | 13,141 | 135,463 | 321,708 | 288,275 | 0 | 321,708 |
| 2012 | 175,165 | 13,528 | 73,376 | 262,069 | 262,069 | 0 | 262,069 |
| 2011 | 177,226 | 13,914 | 101,597 | 292,737 | 292,447 | 0 | 292,737 |
| 2010 | 179,286 | 14,328 | 72,247 | 265,861 | 265,861 | 0 | 265,861 |
| 2009 | 199,283 | 14,714 | 209,326 | 423,323 | 423,323 | 0 | 423,323 |
| 2008 | 183,225 | 15,101 | 195,000 | 393,326 | 393,326 | 0 | 393,326 |
| 2007 | 243,545 | 11,971 | 321,750 | 577,266 | 577,266 | 0 | 577,266 |
| 2006 | 407,088 | 12,279 | 185,250 | 604,617 | 604,617 | 0 | 604,617 |
| 2005 | 425,384 | 12,586 | 146,250 | 584,220 | 584,220 | 0 | 584,220 |
| 2004 | 241,878 | 12,921 | 136,500 | 391,299 | 391,299 | 0 | 391,299 |
| 2003 | 268,754 | 13,229 | 42,510 | 324,493 | 324,493 | 0 | 324,493 |
| 2002 | 286,605 | 13,537 | 42,510 | 342,652 | 342,652 | 0 | 342,652 |
| 2001 | 212,304 | 2,397 | 42,510 | 257,211 | 257,211 | 0 | 257,211 |
| 2000 | 212,304 | 2,363 | 33,150 | 247,817 | 247,817 | 0 | 247,817 |
| 1999 | 191,835 | 2,052 | 33,150 | 227,037 | 227,037 | 0 | 227,037 |
| 1998 | 185,130 | 405 | 33,150 | 218,685 | 218,685 | 0 | 218,685 |

| | | | | | | | |
|-------------|--------|-----|--------|--------|--------|---|--------|
| 1997 | 60,012 | 362 | 29,250 | 89,624 | 89,624 | 0 | 89,624 |
| 1996 | 40,508 | 244 | 29,250 | 70,002 | 70,002 | 0 | 70,002 |
| 1995 | 36,907 | 39 | 29,250 | 66,197 | 66,197 | 0 | 66,197 |
| 1994 | 33,007 | 35 | 29,250 | 62,292 | 62,292 | 0 | 62,292 |
| 1993 | 27,511 | 0 | 29,250 | 56,761 | 56,761 | 0 | 56,761 |
| 1992 | 27,511 | 0 | 29,250 | 56,761 | 56,761 | 0 | 56,761 |
| 1991 | 27,511 | 0 | 29,250 | 56,761 | 56,761 | 0 | 56,761 |
| 1990 | 21,088 | 0 | 20,963 | 42,051 | 42,051 | 0 | 42,051 |
| 1989 | 17,429 | 0 | 20,475 | 37,904 | 37,904 | 0 | 37,904 |
| 1988 | 15,252 | 0 | 16,088 | 31,340 | 31,340 | 0 | 31,340 |
| 1987 | 15,076 | 0 | 10,530 | 25,606 | 25,606 | 0 | 25,606 |
| 1986 | 15,158 | 0 | 10,530 | 25,688 | 25,688 | 0 | 25,688 |
| 1985 | 14,734 | 0 | 7,020 | 21,754 | 21,754 | 0 | 21,754 |
| 1984 | 13,754 | 0 | 7,020 | 20,774 | 20,774 | 0 | 20,774 |
| 1983 | 13,754 | 0 | 7,020 | 20,774 | 20,774 | 0 | 20,774 |
| 1982 | 14,030 | 0 | 6,279 | 20,309 | 20,309 | 0 | 20,309 |

Parcel Sales History

NOTE: Sales do not generally show up in our computer system until about two to three months after the date of sale. If a recent sale does not show up in this list, please allow more time for the sale record to be processed. Thank you for your patience and understanding.

| Sale Date | Official Records Book/Page | Price | Instrument | Qualification |
|------------------|-----------------------------------|--------------|-------------------|----------------------|
| 9/25/2000 | 1655 / 0109 | 320,000 | WD | Q |
| 8/1/1997 | 1473 / 2045 | 254,900 | WD | Q |
| 10/1/1994 | 1328 / 1714 | 94,000 | WD | Q |
| 4/1/1994 | 1303 / 2218 | 85,000 | WD | Q |

This page has been visited 108,207 times.

Monroe County Property Appraiser
 Scott P. Russell, CFA
 P.O. Box 1176 Key West, FL 33041-1176