

Staff Report

7a Alteration of portion of front façade for new outdoor dining patio and glass entryway -#610 Greene Street- David Knoll (H12-01-975)

This staff report is for the review of a Certificate of Appropriateness for an alteration to a front façade on a non-contributing commercial building. The building is not listed in the surveys and according to the Property Appraiser's records it was built in 1973 (represented as building 2 in the PA records). The existing building is not historic and has a symmetrical façade reinforced with a stepped parapet with its highest point on the center. Three wood awnings, similar to the one located on 612 Greene Street (contributing building built ca. 1928) reinforces the building's symmetrical façade. The building's exterior walls are covered with wood siding

The new design proposes the partial removal of the left and central portions of the façade in order to create one entrance. The design incorporates four columns that will create two bays with a centered entryway. Nine feet ten inches setback from the columns a glass wall is proposed with operable telescoping glass doors and a pair of aluminum glass doors. Proposed planting areas will be located between the columns. The design proposes brick veneer for the columns and patio walls/ planters. The design also proposes the removal of two existing awnings.

Staff reviewed the application based in the following guidelines for additions and alterations; pages 36-37;

Additions/ Alterations and New Construction (pages 36-38a);

HARC reviews alterations to non-contributing structures to ensure that the proposed alterations will not create a structure that is an intrusion in the historic district. Whenever possible HARC will encourage projects that lessen the detracting of an addition, alteration, or new structure upon the integrity of the historic district, whether the construction is new or proposed for contributing or non-contributing buildings within the district.

- (1) A structure shall not be altered and/or expanded in such a manner that it's essential character defining features are disguised or concealed.*
- (2) Additions and alterations may be reviewed more liberally on non-contributing buildings, which lack architectural distinction.*
- (3) Addition design should be compatible with the characteristics of the original structure, neighboring buildings and streetscapes.*

- (4) *Additions should be constructed with a scale, height and mass that is appropriate to the original building and its neighbors.*
- (7) *No existing structure shall be enlarged so that its proportions are out of scale with its surroundings.*
- (5) *Compatibility- Design must be compatible with Key West architectural characteristics in the historical zones. All new construction must be in keeping with the historic character in terms of size, scale, design, materials and texture. (Page 38a)*

Commercial Storefronts and Signage (page 46);

- (5) *Doorways must be appropriate to the architecture of the building.*

It is staff's opinion that the proposed design fails in meet guidelines (1) and (3), (5) of page 38a, and (5) of page 46. The proposed alteration of the façade, although designed for a non-historic building, will alter the balance and symmetry of it. The building will lose integrity since there is an imposed partial façade that does not maintain any relationship with the whole frontal elevation and configuration of the structure. The building in question is between two historic and contributing structures which have symmetrical facades. By creating the new design the building will no longer have a harmonious relation with its historic context. The use of brick veneer on part of the elevation will make this new design stick out from the rest of the façade. It is staff's opinion that this proposed design is not appropriate to the existing building or to its surrounding historic context.

Application



CITY OF KEY WEST
BUILDING DEPARTMENT
CERTIFICATE OF APPROPRIATENESS
APPLICATION # **H12-01-0975**

OWNER'S NAME:

KEY WEST HAND PRINT FABRICS

DATE:

6.12.12

OWNER'S ADDRESS:

201 FRONT ST. # 310

PHONE #:

292-8982

APPLICANT'S NAME:

DAVID KNOLL, ARCHITECT

PHONE #:

745-8617

APPLICANT'S ADDRESS:

19581 MAYA ST. SUWANEE, FL. 33042

ADDRESS OF CONSTRUCTION:

610 GREEN ST.

OF
UNITS

1

THERE WILL BE A FINAL INSPECTION REQUIRED UNDER THIS PERMIT

DETAILED DESCRIPTION OF WORK:

**DEMOLITION OF A PORTION OF THE
EXISTING BUILDING FACADE, ADDITION OF A NEW
GLASS ENTRY WALL AND INSTALLATION OF A
NEW OUTDOOR DINING PATIO**

Chapter 837.06 F.S.-False Official Statements – Whoever knowingly makes a false statement in writing 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 as provided for in s. 775.082 or 775.083

This application for Certificate of Appropriateness must precede applications for building permits, right of way permits, variances, and development review approvals. Applications must meet or exceed the requirements outlined by the Secretary of the Interior's Standards for Rehabilitation and Key West's Historic Architectural Guidelines.

Once completed, the application shall be reviewed by staff for completeness and either approved or scheduled for presentation to the Historic Architectural Review Commission at the next available meeting. The applicant must be present at this meeting. The filing of this application does not ensure approval as submitted.

Applications that do not possess the required Submittals will be considered incomplete and will not be reviewed for approval.

Date: **6.12.12**

Applicant's Signature: **David Knoll**

Required Submittals

<input checked="" type="checkbox"/>	TWO SETS OF SCALED DRAWINGS OF FLOOR PLAN, SITE PLAN AND EXTERIOR ELEVATIONS (for new buildings and additions)
<input type="checkbox"/>	TREE REMOVAL PERMIT (if applicable)
<input checked="" type="checkbox"/>	PHOTOGRAPHS OF EXISTING BUILDING (repairs, rehabs, or expansions)
<input checked="" type="checkbox"/>	PHOTOGRAPHS OF ADJACENT BUILDINGS (new buildings and additions)
<input type="checkbox"/>	ILLUSTRATIONS OF MANUFACTURED PRODUCTS TO BE USED SUCH AS SHUTTERS, DOORS, WINDOWS, PAINT COLOR CHIPS, AND AWNING FABRIC SAMPLES

Staff Use Only

Date: _____

Staff Approval: _____

Fee Due: \$ _____



HISTORIC ARCHITECTURAL REVIEW APPLICATION

HISTORIC ARCHITECTURAL REVIEW COMMISSION USE ONLY

Approved _____ Denied _____ Deferred _____

Reason for Deferral or Denial:

HARC Comments:

Not listed in the surveys.

Ordinance for Demolitions

Guidelines for additions/alterations (ps. 36-38a)

Limit of Work Approved, Conditions of Approval and/or Suggested
Changes:

Date: _____

Signature: _____

Historic Architectural
Review Commission

KEY WEST HAND PRINT FABRICS AND FASHIONS

201 Front Street, Suite 310 • Key West, Florida 33040
305-294-3225 • Fax: 305-293-0922

June 12, 2012

To: Historical Architectural Review Committee,

Please be advised Key West Hand Print Fabrics LTD, approves the plans submitted by Maria Weaver, Tenant of the premise known as 610-612 Greene Street, Key West, FL 33040.

Please don't hesitate to call if you have any questions:

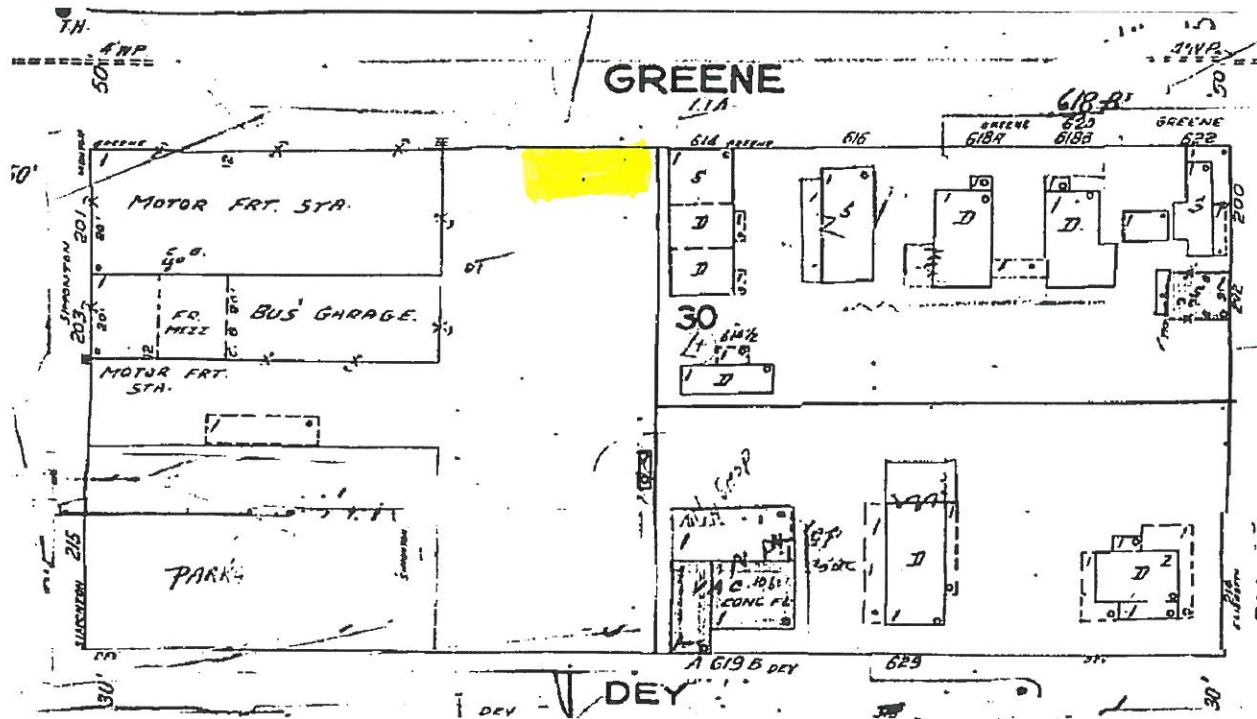
Sincerely,

Key West Hand Print Fabrics, LTD,

By: _____



Sanborn Maps



#610 Greene Street Sanborn map 1962

Project Photos



Subject property

WEST PLANNING DEPT.
JUN 12 2012
MONROE



Left adjacent



subject property



Photo taken by Property Appraiser's office c1965; 614 Greene St.; built 1928; Mike's Radiator Repair, Monroe County Library.



subject property

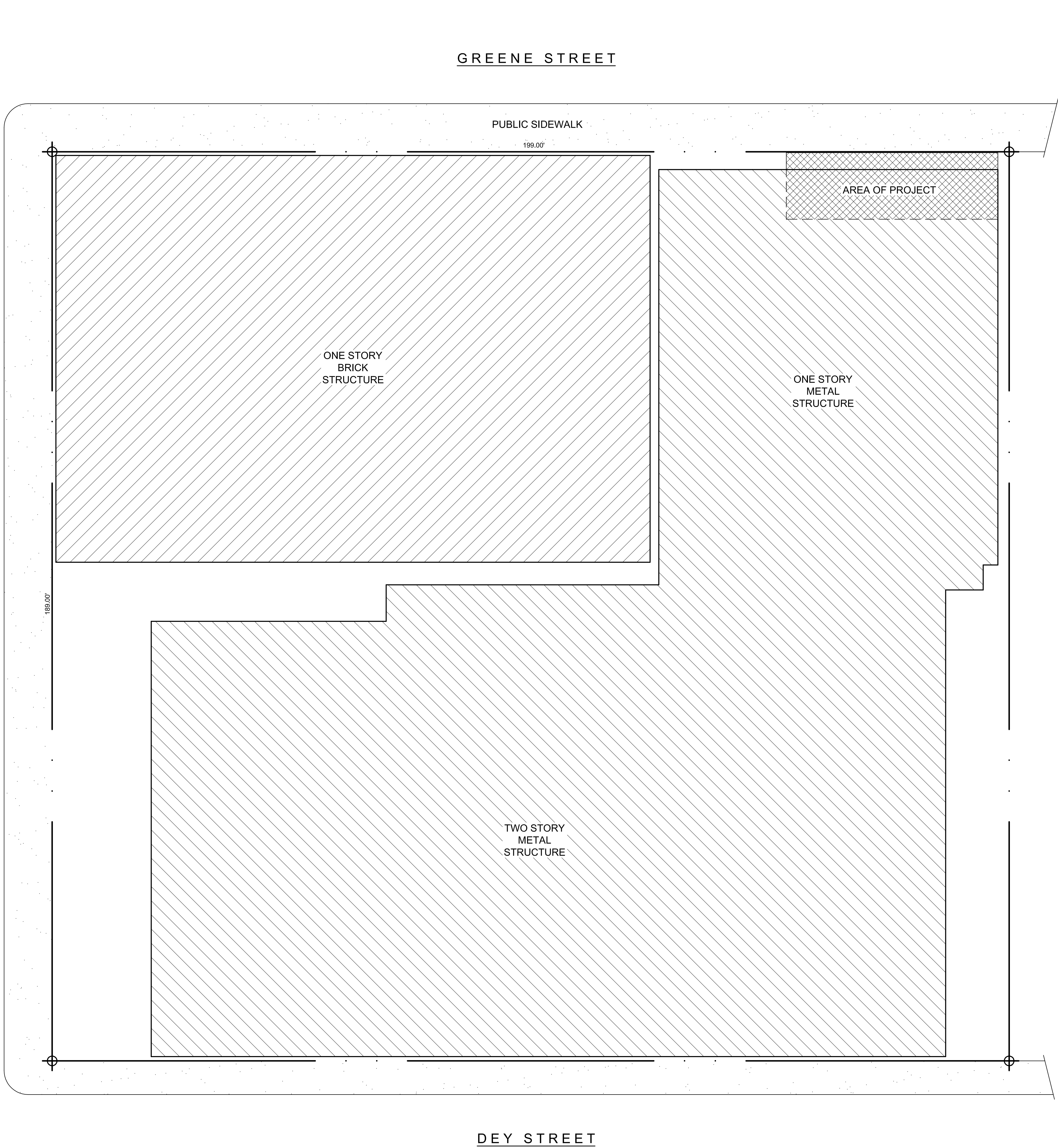
Right adjacent





Photo taken by Property Appraiser's office c1965; **201 Simonton St.**; built 1878; Key West Moving & Storage; Monroe County Library

Proposed Plans



SITE PLAN

3 / 32 " = 1 ' - 0 "

REVISIONS	
NO.	DATE

DATE OF ISSUE:

6 / 12 / 12

RENOVATIONS AND ADDITIONS TO:

610 GREENE STREET

KEY WEST, FLORIDA

DAVID KNOLL

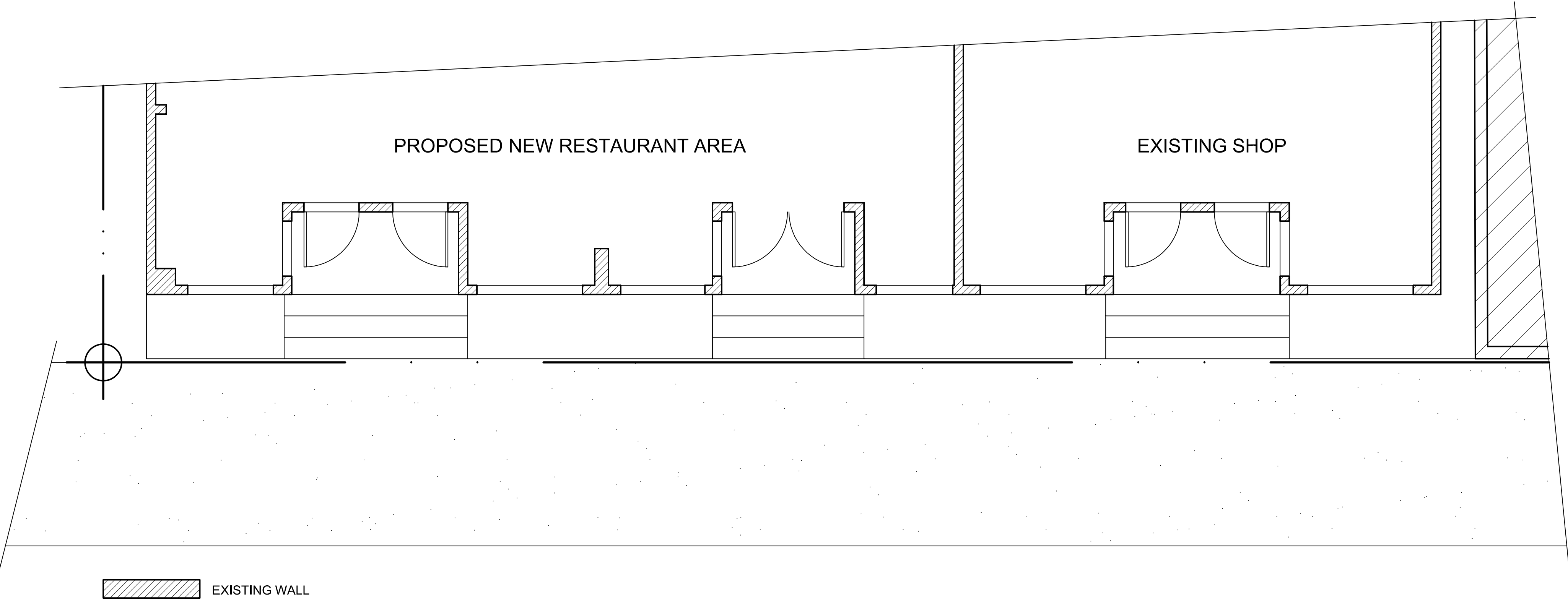
ARCHITECT

KEY WEST, FL. (305) 115-8617

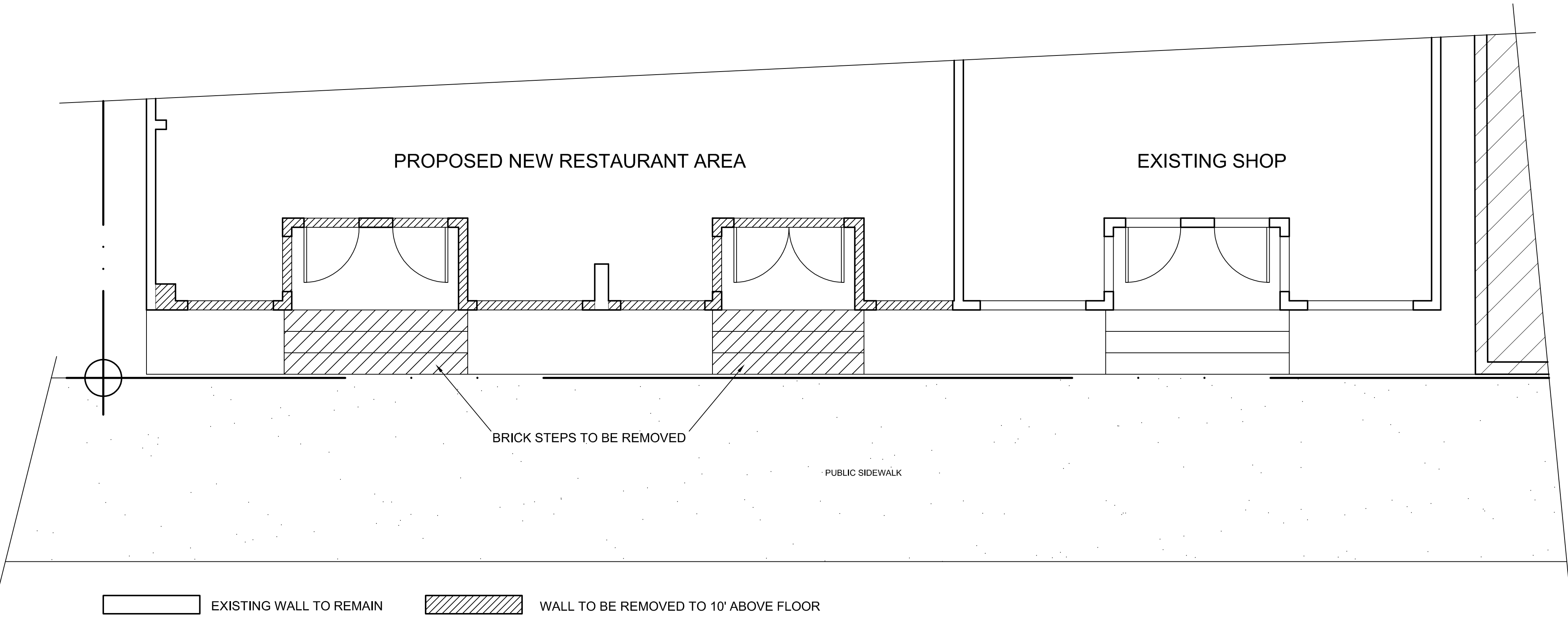
SHEET

1

OF 3 SHEETS



AS BUILT PLAN
1/4" = 1' - 0"



DEMOLITION PLAN
1/4" = 1' - 0"

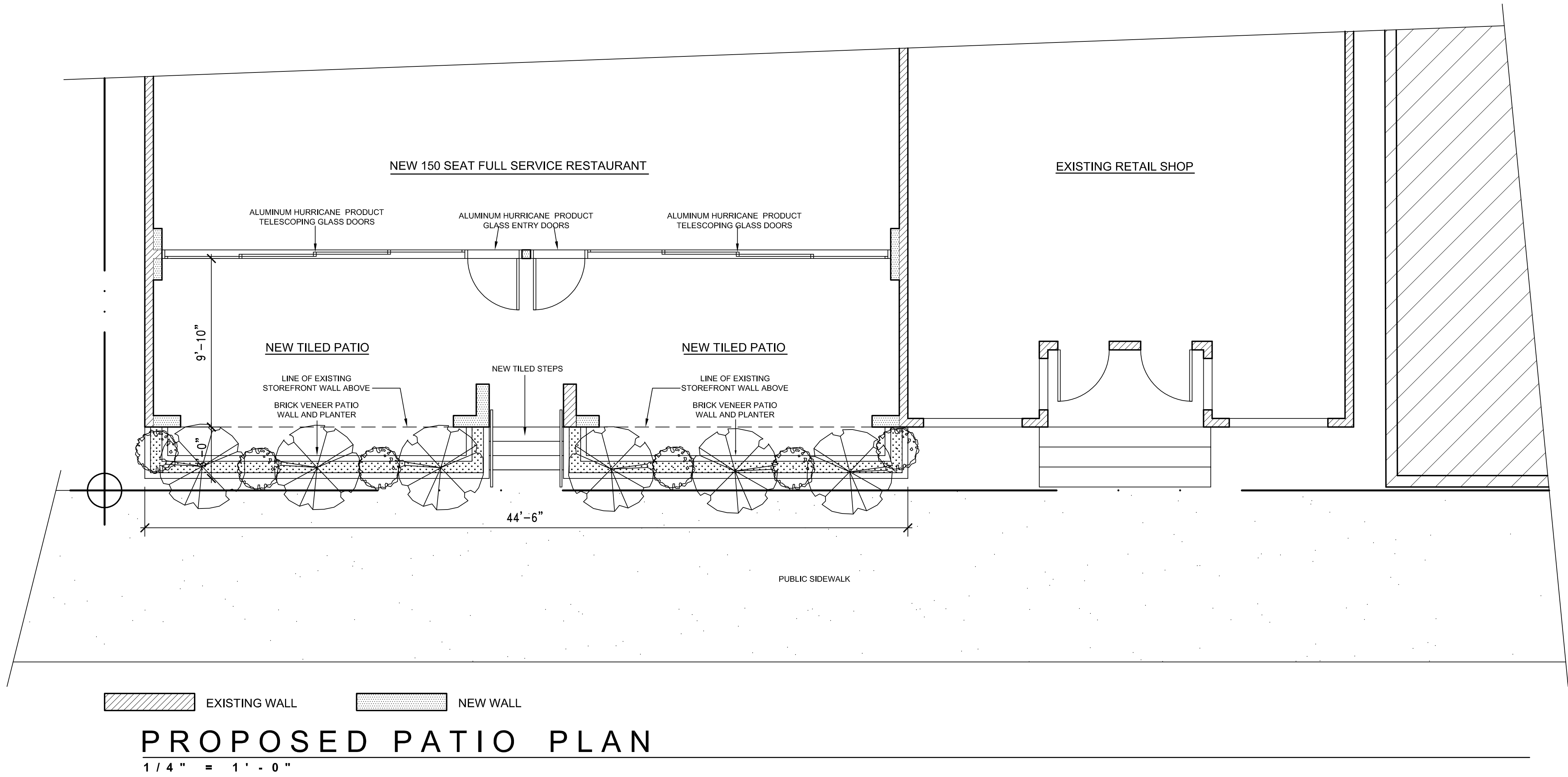
REVISIONS	
NO.	DATE

DATE OF ISSUE:
6 / 12 / 12

RENOVATIONS AND ADDITIONS TO:
610 GREENE STREET
KEY WEST, FLORIDA

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

SHEET
2
OF 3 SHEETS



REVISIONS	
NO.	DATE
DATE OF ISSUE:	
6 / 12 / 12	

RENOVATIONS AND ADDITIONS TO:
610 GREENE STREET
KEY WEST, FLORIDA

DAVID KNOLL
ARCHITECT
KEY WEST, FL. (305) 115-8611

SHEET
3
OF 3 SHEETS

Noticing

Public Meeting Notice

The Historic Architectural Review Commission will hold a public hearing **at 5:30 p.m., June 26, 2012 at Old City Hall, 510 Greene Street**, Key West, Florida. The purpose of the hearing will be to consider a request for:

**ALTERATION OF PORTION OF FRONT FAÇADE FOR NEW
OUTDOOR DINING PATIO AND GLASS ENTRY WALL.PARTIAL
DEMOLITION OF FACADE
#610 GREENE STREET**

Applicant- DAVID KNOLL- Application Number H12-01-975

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 809-3973 or visit our website at **www.keywestcity.com** .

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

HARC POSTING AFFIDAVIT

STATE OF FLORIDA:
COUNTY OF MONROE:

BEFORE ME, the undersigned authority, personally appeared DAVID KNOLL, who, first being duly sworn, on oath, depose and says that the following statements are true and correct to the best of his/her knowledge and belief:

1. That a legal notice for Public Notice of Hearing of the Historic Architectural Review Commission (HARC) was placed on the following address: 610 GREENE ST. on the 20 day of JUNE, 20 12.

This legal notice(s) contained an area of at least 8.5"x11".

The property was posted to notice a public hearing before the Key West Historic Architectural Review Commission to be held on JUNE 26, 20 12.

The legal notice(s) is/are clearly visible from the public street adjacent to the property.

The Certificate of Appropriateness number for this legal notice is H12-01-975

2. A photograph of that legal notice posted in the property is attached hereto.

Signed Name of Affiant:

DAVID KNOLL
Date: 6.20.12
Address: 1958 LUXVAY
City: SUGARLOAF
State, Zip: FL. 33047

The forgoing instrument was acknowledged before me on this 20th day of June, 20 12.

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

NOTARY PUBLIC

Sign Name: Jo Bennett
Print Name: Jo Bennett

Notary Public - State of Florida (seal)

My Commission Expires: May 26, 2015





Property Appraiser Information

Karl D. Borglum
Property Appraiser
Monroe County, Florida

Key West (305) 292-3420
Marathon (305) 289-2550
Plantation Key (305) 852-
7130

Property Record Card

Alternate Key: 1001015 Parcel ID: 00000990-000000

Website tested on
Internet Explorer.
Requires Adobe Flash
10.3 or higher

Ownership Details

Mailing Address:

KEY WEST HAND PRINT FABRICS LTD
201 FRONT ST STE 310
KEY WEST, FL 33040-8346

Property Details

PC Code: 12 - STORE/OFF/RES OR COMBINATION

Millage Group: 12KW

Affordable Housing: No

Section-Township-Range: 06-68-25

Property Location: 201 SIMONTON ST KEY WEST

203 SIMONTON ST KEY WEST

209 SIMONTON ST KEY WEST

211 SIMONTON ST KEY WEST

602 GREENE ST KEY WEST

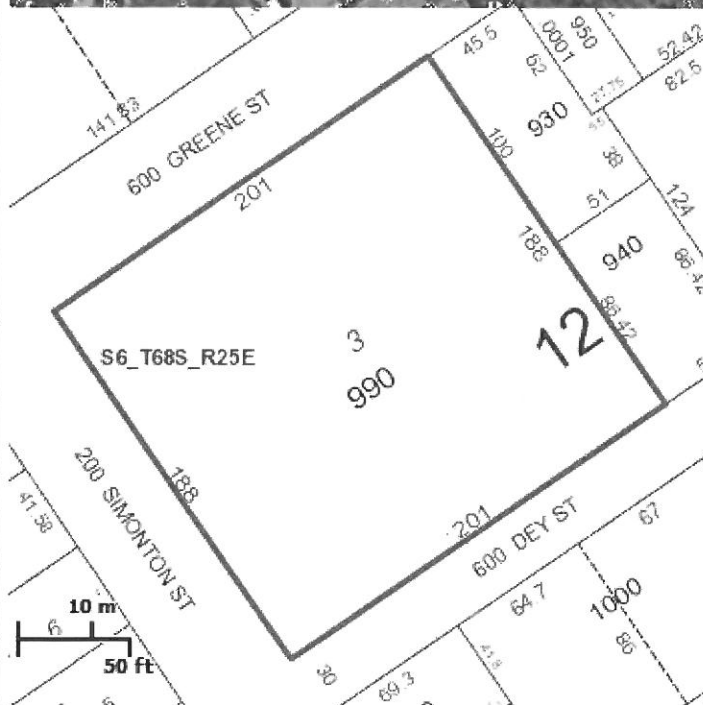
606 GREENE ST KEY WEST

610 GREENE ST KEY WEST

605 DEY ST KEY WEST

Legal Description: KW PT LOT 3 SQR 12 OR68-234-35 OR419-1075-1076 OR962-1506

Parcel Map (Click to open dynamic parcel map)



Land Details

Land Use Code	Frontage	Depth	Land Area
100D - COMMERCIAL DRY	188	201	37,788.00 SF

Building Summary

Number of Buildings: 3

Number of Commercial Buildings: 3
 Total Living Area: 39005
 Year Built: 1928

Building 1 Details

Building Type
 Effective Age 18
 Year Built 1928
 Functional Obs 0

Condition A
 Perimeter 414
 Special Arch 0
 Economic Obs 0

Quality Grade 400
 Depreciation % 23
 Grnd Floor Area 10,332

Inclusions:

Roof Type
 Heat 1 FCD/AIR DUCTED
 Heat Src 1 ELECTRIC

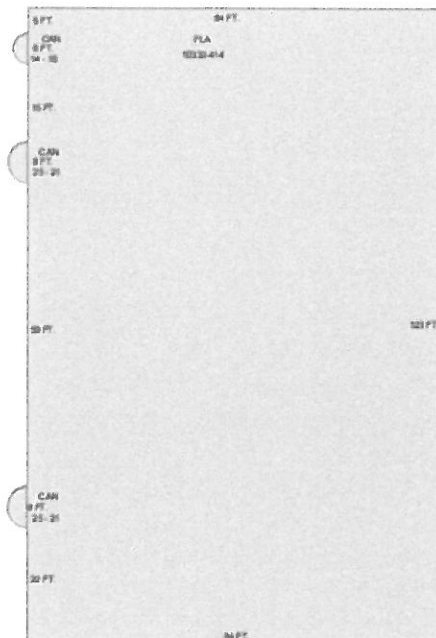
Roof Cover
 Heat 2
 Heat Src 2

Foundation
 Bedrooms 8

Extra Features:

2 Fix Bath 0
 3 Fix Bath 8
 4 Fix Bath 0
 5 Fix Bath 0
 6 Fix Bath 0
 7 Fix Bath 0
 Extra Fix 0

Vacuum 0
 Garbage Disposal 0
 Compactor 0
 Security 0
 Intercom 0
 Fireplaces 0
 Dishwasher 0



Sections:

Nbr	Type	Ext Wall	# Stories	Year Built	Attic	A/C	Basement %	Finished Basement %	Area
1	FLA		1	1982		Y			10,332
2	CAN		1	1995					14
3	CAN		1	1995					25
4	CAN		1	1995					25

Interior Finish:

Section Nbr	Interior Finish Nbr	Type	Area %	Sprinkler	A/C
	377	1 STY STORE-B	100	Y	Y

Exterior Wall:

Interior Finish Nbr	Type	Area %
133	BRICK	100

Building 2 Details

Building Type

Effective Age 15

Year Built 1973

Functional Obs 0

Condition E

Perimeter 334

Special Arch 0

Economic Obs 0

Quality Grade 400

Depreciation % 19

Grnd Floor Area 5,620

Inclusions:

Roof Type

Heat 1 FCD/AIR DUCTED

Heat Src 1 ELECTRIC

Roof Cover

Heat 2

Heat Src 2

Foundation

Bedrooms 0

Extra Features:

2 Fix Bath 6

3 Fix Bath 0

4 Fix Bath 0

5 Fix Bath 0

6 Fix Bath 0

7 Fix Bath 0

Extra Fix 5

Vacuum 0

Garbage Disposal 0

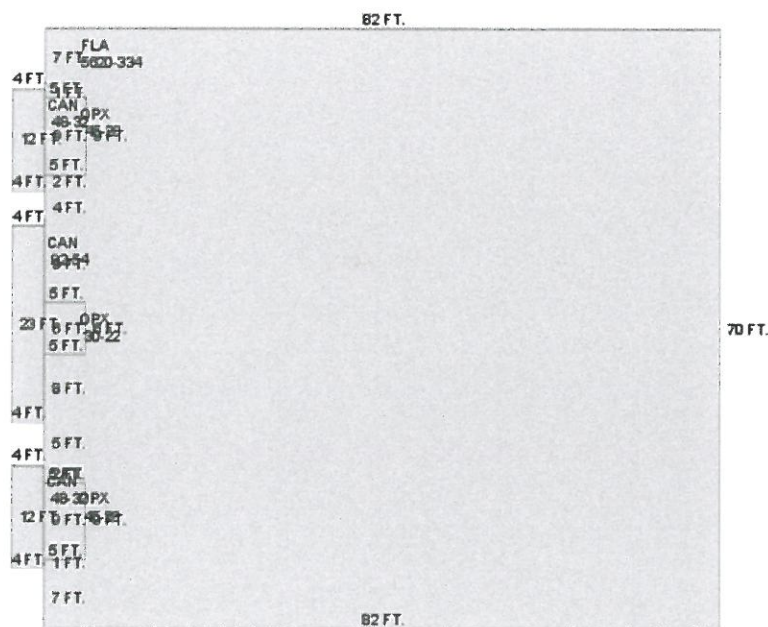
Compactor 0

Security 0

Intercom 0

Fireplaces 0

Dishwasher 0



Sections:

Nbr	Type	Ext Wall	# Stories	Year Built	Attic	A/C	Basement %	Finished Basement %	Area
1	FLA		1	1996		Y			5,620
2	OPX		1	1996					45
3	CAN		1	1996					48
4	CAN		1	1996					92
5	OPX		1	1996					30
6	CAN		1	1996					48
7	OPX		1	1996					45

Interior Finish:

Section Nbr	Interior Finish Nbr	Type	Area %	Sprinkler	A/C
	378	1 STY STORE-A	66	N	Y
	379	RESTRNT/CAFETR-B-	34	N	Y

Exterior Wall:

Interior Finish Nbr	Type	Area %
134	AB AVE WOOD SIDING	26
135	METAL SIDING	74

Building 3 Details

Building Type
Effective Age 15
Year Built 1980
Functional Obs 0

Condition E
Perimeter 948
Special Arch 0
Economic Obs 0

Quality Grade 400
Depreciation % 20
Grnd Floor Area 23,053

Inclusions:

Roof Type
Heat 1 FCD/AIR DUCTED
Heat Src 1 ELECTRIC

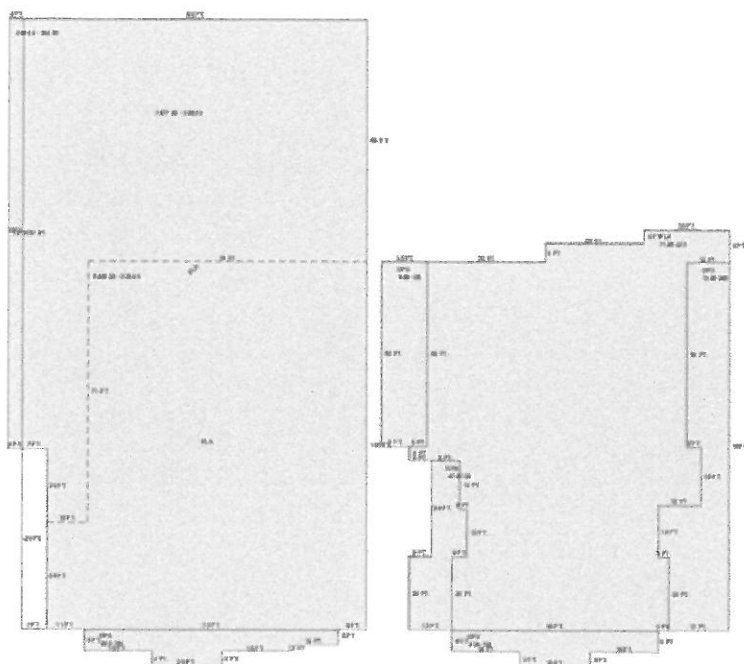
Roof Cover
Heat 2
Heat Src 2

Foundation
Bedrooms 0

Extra Features:

2 Fix Bath 4
3 Fix Bath 13
4 Fix Bath 0
5 Fix Bath 0
6 Fix Bath 0
7 Fix Bath 0
Extra Fix 33

Vacuum 0
Garbage Disposal 0
Compactor 0
Security 0
Intercom 0
Fireplaces 0
Dishwasher 0



Sections:

Nbr	Type	Ext Wall	# Stories	Year Built	Attic	A/C	Basement %	Finished Basement %	Area
1	FLA		1	1982		Y			7,677
2	FLA		1	1982		Y			8,248
3	OPX		1	1999					484
4	OPX		1	1999					468
5	FLA		1	1999		Y			7,128
6	OPX		1	1999					428
7	OPX		1	1999					474
8	OPX		1	1999					650
9	OPX		1	1999					1,348

Interior Finish:

Section Nbr	Interior Finish Nbr	Type	Area %	Sprinkler	A/C
	386	WAREHOUSE/MARINA C	80	Y	Y
	387	OFF BLDG 1 STY-A	20	Y	Y
	388	1 STY STORE-A	100	Y	Y
	389	APTS-A	100	Y	Y

Exterior Wall:

Interior Finish Nbr	Type	Area %
136	METAL SIDING	100

Misc Improvement Details

Nbr	Type	# Units	Length	Width	Year Built	Roll Year	Grade	Life
1	PT2:BRICK PATIO	1,183 SF	0	0	1999	2000	4	50
2	PT3:PATIO	147 SF	3	49	1999	2000	2	50

Appraiser Notes

2000-11-15 SP, UP-DATING BUSINESS' AT THIS ADDRESS ONLY.

BLDG 1 = KW HAND PRINT FABRICS, BIRD IN THE HAND, PEPPERS OF KEY WEST

BLDG 2 (610 GREENE) = THEGALLERY - BIG JOHN'S PIZZA

BLDG 3 = GENERAL NUTRITION CENTER - MARY O'SHEA'S GLASS GARDEN, MYRILL LYNCH, VACANT OFFICE.

201-213 SIMONTON STREET & 600-612 GREENE STREET & 605 DEY STREET - OVERRIDE PER 002

TPP 9023202 - PARADISE PIZZERIA & PUB TPP 8968906 - GENERAL NUTRITION CENTER (209 SIMONTON ST)

Building Permits

Bldg	Number	Date Issued	Date Completed	Amount	Description	Notes
	08-0559	03/03/2008		1,000	Commercial	EXHAUST & AC DUCT WORK
	08-0862	03/28/2008		2,000	Commercial	ELECTRICAL WORK
	08-0844	04/01/2008		7,200	Commercial	INSTALL KITCHEN HOOD
	11-3350	09/14/2011		6,000	Commercial	REPLACE ROTTED TRIM AROUND THE PORCHES, APPROX 200 L.F. PAINT EXISTING COLORS
1	B94-1787	05/01/1994	12/01/1994	2,500	Commercial	REPAIRS
2	B94-2120	06/01/1994	12/01/1994	400	Commercial	REPLACE BROKEN GLASS
3	B95-0250	01/01/1995	12/01/1996	95,000	Commercial	CONVERT BLDG TO 5 STORES
4	P95-0999	03/01/1995	12/01/1996	12,000	Commercial	ADD 6 LAV & 6 W.CLOSET
5	A95-1027	03/01/1995	12/01/1996	18,000	Commercial	56.8 SQRS OF RFG
6	B95-1225	04/01/1995	12/01/1996	1,500	Commercial	PAINT EXTERIOR
7	E95-1340	04/01/1995	12/01/1996	20,000	Commercial	1-600AMP & 5-100AMP SVC
8	E95-3674	10/01/1995	12/01/1996	2,500	Commercial	ELECTRICAL FIXTURES
9	B95-826	11/01/1995	12/01/1996	1,500	Commercial	REPAIR WATER DAMAGED BRCK
10	96-2536	06/01/1996	12/01/1996	2,500	Commercial	ELECTRIC
11	96-2599	06/01/1996	12/01/1996	1,000	Commercial	ELECTRIC
13	96-2947	07/01/1996	12/01/1996	150	Commercial	SIGN
14	96-3279	08/01/1996	12/01/1996	5,000	Commercial	ELECTRICAL
12	96-2362	06/01/1996	12/01/1996	750	Commercial	RENOVATIONS
15	97-2116	07/01/1997	12/01/1997	1,500	Commercial	INSTALL FRENCH DOORS
16	97-2118	07/01/1997	12/01/1997	1,000	Commercial	CUT IN STEPS IN OVERHANG

17	97-2402	07/01/1997	12/01/1997	15,000	Commercial	REMODEL/RENOVATE
18	97-2529	07/01/1997	12/01/1997	9,500	Commercial	ELECTRICAL
23	97-02537	08/01/1997	12/01/1997	7,000	Commercial	REINFORCE EXIST STORAGE
24	97-2798	08/01/1997	12/01/1997	1,000	Commercial	SECURITY ALARM
25	97-2904	08/01/1997	12/01/1997	1,500	Commercial	FIRE ALARM
26	97-2944	08/01/1997	12/01/1997	500	Commercial	ELECTRICAL
33	9703206	09/01/1997	12/01/1997	8,000	Commercial	INTERIOR ALTERATIONS
34	9702755	09/01/1997	12/01/1997	60,000	Commercial	INTERIOR ALTERATIONS
35	9703271	09/01/1997	12/01/1997	5,000	Commercial	RENOVATIONS ON FRONT
19	97-01411	07/01/1997	12/01/1997	1	Commercial	RENOVATIONS
41	9703633	10/01/1997	12/01/1997	650	Commercial	ELECTRICAL
42	9703630	10/01/1997	12/01/1997	6,500	Commercial	ELECTRICAL
27	9702748	08/01/1997	12/01/1997	6,500	Commercial	INSTALL C/A
36	9702850	09/01/1997	12/01/1997	500	Commercial	SIGNS
20	97-2118	07/07/1997	12/31/1999	1,000	Commercial	CUT IN STEPS
21	97-2402	07/22/1997	12/31/1999	15,000	Commercial	REMODEL/RENOVATE
22	97-02529	07/28/1997	12/31/1999	9,500	Commercial	ELECTRICAL
28	9702537	08/01/1997	12/31/1999	7,000	Commercial	REINFORCE STORAGE SPACE
29	9702748	08/15/1997	12/31/1999	6,500	Commercial	CENTRAL AC
30	9702798	08/16/1997	12/31/1999	1,000	Commercial	SECURITY SYSTEM
31	9702904	08/26/1997	12/31/1999	1,500	Commercial	FIRE ALARM
37	9702850	09/05/1997	12/31/1999	500	Commercial	SIGNS
32	9702944	08/29/1997	12/31/1999	500	Commercial	EXPAND PERMIT
38	9702755	09/11/1997	12/31/1999	60,000	Commercial	RENOVATIONS/REMODELING
39	9703206	09/27/1997	12/31/1999	8,000	Commercial	RENOVATIONS
40	9703271	09/28/1997	12/31/1999	5,000	Commercial	AWNINGS OVER DOOR
43	9703630	10/23/1997	12/31/1999	6,500	Commercial	PLUMBING
44	9703728	11/20/1997	12/31/1999	69,000	Commercial	METAL ROOF
45	9704156	12/10/1997	12/31/1999	7,500	Commercial	ELECTRICAL
46	9704300	12/22/1997	12/31/1999	4,500	Commercial	CENTRAL AC
47	9800271	01/26/1998	12/31/1999	75,000	Commercial	CENTRAL AC
48	9800451	02/11/1998	12/31/1999	87,000	Commercial	88 NEW FIXTURES
49	9800734	03/06/1998	03/29/1999	4,000	Commercial	RELOCATE MAIN FIRE SPRINK
50	9801332	04/24/1998	03/29/1999	50,000	Commercial	COMPLETE ELECTRICAL
51	9801351	04/28/1998	03/29/1999	37,000	Commercial	283 FIRE SPRINKLERS
52	9801656	05/27/1998	03/29/1999	85,000	Commercial	METAL ROOF
53	9900725	03/11/1999	03/29/1999	1,000	Commercial	SIGNS
54	9900932	03/16/1999	03/29/1999	3,000	Commercial	ELECTRICAL
55	9900874	03/22/1999	04/08/1999	13,000	Commercial	PARTITION/ DRYWALL/PAINT
56	9902421	07/19/1999	09/28/1999	63,000	Commercial	RENOVATE 11 UNITS
57	99-2807	08/11/1999	12/31/1999	3,000	Commercial	FIRE SPRINKLER SYSTEM

58	99-2538	09/10/1999	12/31/1999	20,000	Commercial	RENOVATE STORE
59	99-2538	09/10/1999	12/31/1999	20,000	Commercial	CENTRAL AC
60	99-3326	09/28/1999	12/31/1999	2,000	Commercial	SIGNS
61	99-3374	09/30/1999	12/31/1999	1,500	Commercial	SIGNS
62	99-3686	12/13/1999	01/12/2000	15,000	Commercial	ELECTRICAL
63	00-0873	04/07/2000	12/01/2000	3,500	Commercial	REPAIR BRICK
64	00-1684	06/20/2000	12/01/2000	1,500	Commercial	AWNINGS
67	00-3998	02/15/2001	10/31/2001	15,000	Commercial	ELECTRICAL
70	02-1738	09/10/2002	07/14/2003	32,000	Commercial	ELECTRIC UPDATE
71	02-2598	09/24/2002	07/14/2003	1,500	Commercial	SEWER BOX
72	02-1738	10/18/2002	07/14/2003	12,000	Commercial	NEW HVRC SYSTEM
73	02-3322	12/10/2002	07/14/2003	2,250	Commercial	CHANGE 3-TON A/C
74	03-0415	02/12/2003	07/14/2003	650	Commercial	WOOD SIGN
75	03-1026	03/27/2003	07/14/2003	945	Commercial	ININSTALL SIGN
76	04/0187	01/30/2004	07/14/2003	1,950	Commercial	REPLACE SEWER LINE
65	00-2062	07/25/2000	07/14/2003	150,000	Commercial	4APTS IN LOAF
66	01-0235	01/22/2001	07/14/2003	1,000	Commercial	INSTALL SIGN
68	00-2062	09/27/2001	07/14/2003	100	Commercial	SPRINKLER HEADS
69	02-1738	06/26/2002	07/14/2003	320,000	Commercial	UPGRADE #00-2062 4-APTS
77	04-0187	01/30/2004	10/21/2004	1,950	Commercial	SEWER LINE
78	04-1034	04/05/2004	10/21/2004	4,800	Commercial	MOVE 6 COND'S, R&R 3-TON A/C
79	05-3062	07/25/2005	12/06/2005	2,300	Commercial	TEAR OFF EXISTIN ROOF/INSTALL TIPAIL MOD RUBBER
80	06-0055	01/06/2006	08/10/2006	45,641	Commercial	HURRICANE DAMAGE INSTALL COOLEY WHITE PVC ROOFING
81	06-4475	07/26/2006	08/10/2006	2,200	Commercial	CHANGE OUT CONDENSER UNIT.
82	06-6040	11/02/2006	12/18/2006	2,300	Commercial	INSTALL NEW ADA WATER CLOSETS
83	07-1670	04/10/2007		5,000	Commercial	TO CONNECT NEW SEWER
84	08-0310	02/05/2008		1,500	Commercial	REMOVE 8'X50' PARTITION DRYWALL
85	08-0344	02/19/2008		13,350	Commercial	REMOVE 8'X 50' DEMISING WALL,REMOVE 12'X24' PARTITION & REBUILD NEW 12'X24' PARTION WALL AS PER PLANS
	08-0580	03/06/2008		1,400	Commercial	INSTALL WALL SIGN
	08-0457	02/21/2008		10,000	Commercial	RENOVATION OF BAR

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
2011	3,607,331	10,606	2,714,728	6,332,665	6,332,665	0	6,332,665
2010	3,734,379	10,878	2,044,633	5,789,890	5,789,890	0	5,789,890
2009	3,734,379	11,150	2,732,653	6,478,182	6,478,182	0	6,478,182
2008	3,850,252	11,422	5,207,186	8,319,543	8,319,543	0	8,319,543

2007	2,704,495	11,693	5,207,186	7,923,374	7,923,374	0	7,923,374
2006	2,686,783	11,966	3,778,800	5,936,041	5,936,041	0	5,936,041
2005	2,714,580	12,237	3,589,860	5,785,865	5,785,865	0	5,785,865
2004	2,766,685	12,510	2,267,280	4,818,200	4,818,200	0	4,818,200
2003	2,766,685	12,782	2,342,856	4,818,200	4,818,200	0	4,818,200
2002	2,766,685	13,054	2,342,856	4,818,200	4,818,200	0	4,818,200
2001	2,628,776	1,740	2,342,856	3,577,813	3,577,813	0	3,577,813
2000	2,582,405	4,223	1,587,096	3,577,813	3,577,813	0	3,577,813
1999	1,396,800	0	1,587,096	3,577,813	3,577,813	0	3,577,813
1998	932,470	0	1,587,096	1,333,492	1,333,492	0	1,333,492
1997	823,789	0	1,511,520	1,333,492	1,333,492	0	1,333,492
1996	632,674	0	1,511,520	1,333,492	1,333,492	0	1,333,492
1995	632,674	0	1,511,520	1,333,492	1,333,492	0	1,333,492
1994	632,674	0	1,511,520	1,333,492	1,333,492	0	1,333,492
1993	632,674	0	1,511,520	1,325,686	1,325,686	0	1,325,686
1992	632,674	0	1,511,520	1,325,686	1,325,686	0	1,325,686
1991	632,674	0	1,511,520	1,325,686	1,325,686	0	1,325,686
1990	551,971	0	1,132,223	1,325,686	1,325,686	0	1,325,686
1989	551,971	0	1,124,193	1,310,395	1,310,395	0	1,310,395
1988	521,287	0	733,087	1,188,880	1,188,880	0	1,188,880
1987	507,023	0	416,613	923,636	923,636	0	923,636
1986	450,953	782	408,110	859,845	859,845	0	859,845
1985	438,842	782	408,110	847,734	847,734	0	847,734
1984	436,061	782	408,110	844,953	844,953	0	844,953
1983	436,061	782	245,622	682,465	682,465	0	682,465
1982	387,599	782	232,018	620,399	620,399	0	620,399

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
12/1/1985	962 / 1506	850,000	WD	Q

This page has been visited 118,304 times.

Monroe County Property Appraiser
Karl D. Borglum
P.O. Box 1176
Key West, FL 33041-1176

