

Public Notice

The Key West Planning Board will hold a public hearing at 5:00 PM, November 20, City Commission Chambers, 1300 White Street, Key West, Florida. You may also attend this meeting virtually via Zoom. 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: planning-dept@cityofkeywest-fl.gov Phone: (305) 809-3764. The purpose of the hearing will be to consider a request for:

Variance - 417 Simonton Street (RE# 00006330-000000) - Applicant requests variances to reduce the rear yard setback, north side setback and south side setback in order to demolish and reconstruct an addition at an existing residential property located in the Historic Neighborhood Commercial-1 (HNC-1) Zoning District, pursuant to Sections 90-395, 122-32, and 122-806 through 122-835 of the Code of Ordinances of the City of Key West, Florida.

YOU ARE A PROPERTY OWNER WITHIN 300 FEET OF THE SUBJECT PROPERTY

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Date of Meeting: November 20, 2025

Time of Meeting: 5:00 PM

Location of Meeting: City Commission Chambers, 1300 White Street, Key West, FL 33040

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Pursuant to Section 286.0105, Florida Statutes, if a person decides to appeal any decision made by the Planning Commission or the City Commission with respect to any matter considered at such hearing or meeting, one will need a record of the proceedings and for such purpose that person may need to ensure that a verbatim record of the proceedings is made; such record includes a testimony and evidence upon which the appeal is based.

ADA Assistance: It is the policy of the City of Key West to comply with all requirements of the Americans with Disabilities Act (ADA). Please call the TTY number at (305) 809-1000 or the ADA Coordinator at (305) 809-3811 at least five (5) business days in advance for sign language interpreters, assistive listening devices, or materials in accessible format.

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328 SIMONTON LLC
328 SIMONTON ST
KEY WEST, FL 33040

333 SIMONTON ST LLC C/O
LINVILLE JAMES C
18 ETTINGER RD
WESTON, VT 05161

417 SIMONTON LLC
800 MARKET ST
CHATTANOOGA, TN 37402

419 SIMONTON LLC
1702 LINDEN AVE
NASHVILLE, TN 37212

531 FLEMING LLC
531 FLEMING ST
KEY WEST, FL 33040

607 EATON STREET LLC
4115 EAGLE AVE
KEY WEST, FL 33040

621 EATON STREET LLC
3415 WRANGLE HILL RD
BEAR, DE 19701

630 EATON STREET APARTMENTS LLC
1214 NEWTON ST
KEY WEST, FL 33040

ALLEN DAVID EDWARD &
DEBORAH LYNN
8314 ALEXANDER CAVET DR
KNOXVILLE, TN 37909

ANDERSON KATHLEEN M LIVING TR &
ANDERSON WARD R LIVING TR
618 BURNSIDE ST
ANNAPOLIS, MD 21403

ARTIST HOUSE OF KEY WEST LLC
1132 SE 2ND AVE
FT LAUDERDALE, FL 33316

BAHAMA 415 LLC
2919 26TH ST W
BRADENTON, FL 34205

BEATTIE ANN & LINCOLN PERRY &
BRIXEY DELBERT P
614 FLEMING ST
KEY WEST, FL 33040

BOLAK FAMILY TRUST
246 E NINTH ST
TRAVERSE CITY, MI 49684

C AND D PROPERTIES OF
KW II LLC
PO BOX 4125
KEY WEST, FL 33041

CASA AVILA LLC
2003 CORDOVA AVE
VERO BEACH, FL 32960

CHENG YUK & NGAN
3327 RIVIERA DR
KEY WEST, FL 33040

CMJP HOLDINGS INC
418 SIMONTON ST
KEY WEST, FL 33040

CORLEY LUCY MOLONEY &
MOLONEY SUSAN
326 SIMONTON ST
KEY WEST, FL 33040

DADE LODGE NO 14 FREE AND
ACCEPTED MASONS
PO BOX 1248
KEY WEST, FL 33041

DAY DANA LEIGH & STANLEY RAY
416 ELIZABETH ST
KEY WEST, FL 33040

DEAN JAMES ROBERT REV TR
14 W CYPRESS TER
KEY WEST, FL 33040

DELAUNE ROBERT L
619 EATON ST STE 1
KEY WEST, FL 33040

DM PARKING C/O UPP
GLOBAL KEN LAKEMAN
496 CONGRESS ST STE 3
PORTLAND, ME 04101

ELITCHER ANTHONY JAY & TARAS
KATHRYN ANDREA
420 ELIZABETH ST
KEY WEST, FL 33040

EZMIRLY D SHIRLEE REV
INTER VIVOS TR
532 FLEMING ST
KEY WEST, FL 33040

FAR NIENTE LLC C/O FIDUCIARY
COUNSELLING INC
30 E 7TH ST STE 2000
SAINT PAUL, MN 55101

FAUSTO'S FOOD PALACE INC
522 FLEMING ST
KEY WEST, FL 33040

FIRST UNITED METHODIST CHURCH
600 EATON ST
KEY WEST, FL 33040

FLEMING STREET HOLDINGS LLC
2101 SUPERIOR AVE E
CLEVELAND, OH 44114

HENNING SANDRA J &
AKERS ROGER W
2211 CHICO RD
RATON, NM 87740

KAMPETER ANN M
303 MURPHY FORD RD
CENTERTOWN, MO 65023

KW THEATER ON EATON ST LLC
1500 ATLANTIC BLVD APT 406
KEY WEST, FL 33040

LAND TRUST 426KW C/O AMERICAN
FEDERATED TITLE CORP. AS TRUSTEE
3850 HOLLYWOOD BLVD STE 400
HOLLYWOOD, FL 33021

LAST RESORT KW LLC
1109 DUVAL ST
KEY WEST, FL 33040

LAW OFFICES OF DONALD E YATES
C/O KATHRYN & DONALD YATES
611 EATON ST
KEY WEST, FL 33040

LUDWIG-OLEARY KAREN &
OLEARY JOHN
412 ELIZABETH ST
KEY WEST, FL 33040

MARLO PALMS LLC
2503 OWL ROOST CT
FREDERICK, MD 21702

MARQUESA PARTNERS LLC
600 6TH ST S
KIRKLAND, WA 98033

MMR PROPERTIES OF KW LLC
PO BOX 4125
KEY WEST, FL 33041

OG GROUP HOLDINGS LLC
2231 FIRST ST
FORT MYERS, FL 33901

ONDERDONK DIANE M & GARY R
513 FLEMING ST STE 1
KEY WEST, FL 33040

PAOLINI LAWRENCE & PATRICIA
1037 LAFAYETTE ST
CAPE MAY, NJ 08204

POLATZ JOHN J & SUSAN E
719 FLEMING ST
KEY WEST, FL 33040

RAFOTH JESSICA A & POLAK OREN A
626 FLEMING ST UNIT B
KEY WEST, FL 33040

RAPPAPORT ROBERT
1107 KEY
KEY WEST, FL 33040

SIMONTON COURT MGMT CO
324 SIMONTON ST
KEY WEST, FL 33040

SIMONTON PARTNERS LLC
3340 N ROOSEVELT BLVD STE 6
KEY WEST, FL 33040

SIMONTON ST PROP. MGMT LLC
1132 SE 2ND AVE
FORT LAUDERDALE, FL 33316

SPOTTSWOOD PARTNERS LTD
500 FLEMING ST
KEY WEST, FL 33040

ST PAULS CHURCH
401 DUVAL ST
KEY WEST, FL 33040

STUDIOS OF KW INC
533 EATON ST STE 101
KEY WEST, FL 33040

SZOT DAWN & WALTER S
617 FLEMING ST APT 8
KEY WEST, FL 33040

TAYLOR CLARA
623 FLEMING ST
KEY WEST, FL 33040

TAYLOR CLARA L
628 FLEMING ST
KEY WEST, FL 33040

TEMPEL DENISON
613 EATON ST
KEY WEST, FL 33040

TOERNE KRISTINA RENEE
& ROBERT FRANK
626 FLEMING ST UNIT B
KEY WEST, FL 33040

VEREB PAMELA M & PAUL R
701 SPANISH MAIN DR LOT 290
CUDJOE KEY, FL 33042

ZEHNER NEVIN T & SHELBY
306 W MARKET ST
ORWIGSBURG, PA 17961

Office DEPOT®

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