

STAFF REPORT

DATE: April 28, 2024

RE: 1612 Bahama Drive (permit application # T2024-0103)

FROM: Karen DeMaria, City of Key West Urban Forestry Manager

An application was received requesting the removal of (1) Gumbo Limbo tree. A site inspection was done and documented the following:

Tree Species: Gumbo Limbo (*Bursera simaruba*)



Photo showing location of tree, view 1.



Photo showing location of tree, view 2.



Photo of tree canopy, view 1.



Photo showing base and trunks of tree, view 1.



Photo of whole tree.



Photo of base and trunk of tree, view 2.



Photo of tree canopy, view 2.



Photo of base of tree and root flare.



Photo of tree trunks.



Photo of base and trunks of tree, view 3.



Two photos of tree canopy, views 3 & 4.





Photo of tree canopy, view 5.



Photo of property line concrete wall showing cracks caused by tree/roots.



Photo showing cracks/damage to concrete property line wall I relation to the tree trunk and roots.

Diameter: 42.9"

Location: 60% (growing in backyard against side property line all. Tree is causing concrete clock wall to crack)

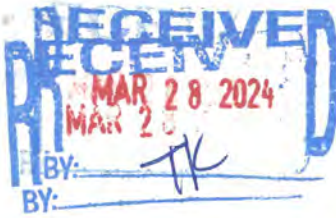
Species: 100% (on protected tree list)

Condition: 50% (overall condition is fair, two main trunks at base that split to three canopy trunks, predominant root flare area with large surface roots-safety issues with access to back yard.)

Total Average Value = 70%

Value x Diameter = 30 replacement caliper inches

Application



T2024-0103

Tree Permit Application

Please Clearly Print All Information unless indicated otherwise. Date: 3/28/2024

Tree Address 1612 Bahama Dr.
Cross/Corner Street _____

List Tree Name(s) and Quantity 1 Gumbo Limbo tree

Reason(s) for Application:

- Remove () Tree Health Safety Other/Explain below
- () Transplant () New Location () Same Property () Other/Explain below
- () Heavy Maintenance Trim () Branch Removal () Crown Cleaning/Thinning () Crown Reduction

Additional Information and Explanation

Tree has a dangerous looking major crack. The roots most of which appear to be above ground are cracking the wall and constitute a tripping hazard.

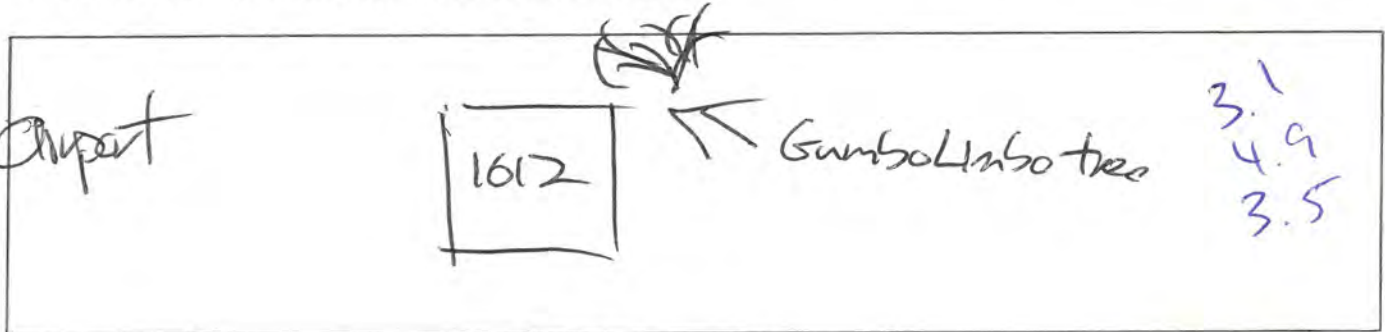
Property Owner Name Bruce Anspaugh.
 Property Owner email Address bnaberles@gmail.com
 Property Owner Mailing Address 1612 Bahama Dr.
 Property Owner Phone Number 616-403-0910
 Property Owner Signature _____

*Representative Name Kenneth King
 Representative email Address _____
 Representative Mailing Address 1602 Laurel St.
 Representative Phone Number 305-296-8101

*NOTE: A Tree Representation Authorization form must accompany this application if someone other than the owner will be representing the owner at a Tree Commission meeting or picking up an issued Tree Permit.

As of August 1, 2022, application fees are required. See back of application for fee amounts.

Sketch location of tree (aerial view) including cross/corner street. Please identify tree(s) on the property regarding this application with colored tape or ribbon.



Bahama Dr

\$ 50
 20

 \$ 70



Tree Representation Authorization

Attendance at the Tree Commission meeting on the date when your request will be discussed is necessary in order to expedite the resolution of your application. This Tree Representation Authorization form must accompany the application if the property owner is unable to attend or will have someone else pick up the Tree Permit once issued.

Please Clearly Print All Information unless indicated otherwise.

Date

Tree Address 1612 Bahama Dr.
 Property Owner Name Bruce Anspaugh
 Property Owner Mailing Address 1612 Bahama Dr.
 Property Owner Mailing City, State, Zip Key West, FL. 33040
 Property Owner Phone Number 616-403-0910
 Property Owner email Address bnaberries@gmail.com
 Property Owner Signature _____

Representative Name Kenneth King
 Representative Mailing Address 1602 Land St.
 Representative Mailing City, State, Zip Key West FL 33040
 Representative Phone Number 305-296-8101
 Representative email Address _____

I Bruce Anspaugh hereby authorize the above listed agent(s) to represent me in the matter of obtaining a Tree Permit from the City of Key West for my property at the tree address above listed. You may contact me at the telephone listed above if there are any questions or need access to my property.

Property Owner Signature _____

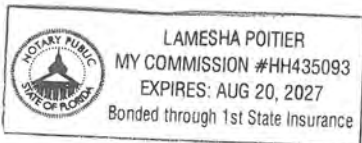
The forgoing instrument was acknowledged before me on this 25 day March 2024.

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

Notary Public

Sign name: Lamesha Poitier
 Print name: LAMESHA POITIER

My Commission expires: Aug 20, 2027 Notary Public-State of Florida (Seal)



We love and enjoy our trees and currently have approximately 50% of our yard covered with canopy. Along with other types of trees, we have 3 gumbo limbo trees. We are requesting to remove only 1 of the gumbo limbo trees that is creating several concerns for us.

Due to the location of the tree and because the roots are growing above ground, it is causing damage to a property line block wall. This concerns us for several reasons. As it continues to worsen, we are worried that the wall could potentially fall causing harm to our grandkids, our dog, our neighbor's kids, and us. Our family, friends, and we often trip over the roots as they are located in the path of an entry gate. The flies that are attracted to this particular tree produce a toxic substance that burns our skin and our dog's skin. The tree itself emits a sticky sap that causes issues with our dog's fur.

We also have concerns with the costs associated with this tree including the ongoing repairs to the wall and spraying the tree for flies.

The tree in question also prevents us from being able to utilize that particular area of our yard as the above ground roots take up over 330 sq. ft. of it. Eliminating the tree would also eliminate the many craters that collect rain water creating mosquito habitats. Ken can speak to the condition of the tree.

Please consider permitting us to remove this particular tree to help create a safer space for children and pets, cut down on costly structure repairs and insecticide spraying, and better utilize the full potential of our property. We would like to have this particular tree removed and would love to plant some sort of fruit trees and palms in its place, something with an underground root system for that area.

A handwritten signature in black ink, appearing to be 'B. Smith', written in a cursive style.

Monroe County, FL

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 00070310-000000
 Account# 1074144
 Property ID 1074144
 Millage Group 10KW
 Location 1612 BAHAMA Dr, KEY WEST
 Address
 Legal S1/2 OF LT 19 & ALL LT 20 AMENDED PLAT OF RIVIERA SHORES-FIRST ADDN PB 5-
 Description 88 OR437-753/754 OR536-305 OR2843-1129/31 OR2923-663 OR2929-1639 OR3111-0414
 (Note: Not to be used on legal documents.)
 Neighborhood 6249
 Property Class SINGLE FAMILY RESID (0100)
 Subdivision Amended Plat of Riviera Shores First Addn
 Sec/Twp/Rng 04/68/25
 Affordable No
 Housing



Owner

ANSPAUGH BRUCE W TRUST 07/10/2014
 1612 Bahama Dr
 Key West FL 33040

Valuation

	2023 Certified Values	2022 Certified Values	2021 Certified Values	2020 Certified Values
+ Market Improvement Value	\$227,699	\$205,727	\$176,292	\$181,329
+ Market Misc Value	\$25,541	\$26,291	\$26,718	\$19,488
+ Market Land Value	\$1,106,028	\$575,652	\$378,378	\$371,910
= Just Market Value	\$1,359,268	\$807,670	\$581,388	\$572,727
= Total Assessed Value	\$913,418	\$807,670	\$581,388	\$572,727
- School Exempt Value	\$0	\$0	\$0	\$0
= School Taxable Value	\$1,359,268	\$807,670	\$581,388	\$572,727

Historical Assessments

Year	Land Value	Building Value	Yard Item Value	Just (Market) Value	Assessed Value	Exempt Value	Taxable Value	Maximum Portability
2022	\$575,652	\$205,727	\$26,291	\$807,670	\$807,670	\$0	\$807,670	\$0
2021	\$378,378	\$176,292	\$26,718	\$581,388	\$581,388	\$0	\$581,388	\$0
2020	\$371,910	\$181,329	\$19,488	\$572,727	\$572,727	\$0	\$572,727	\$0
2019	\$384,846	\$183,848	\$13,218	\$581,912	\$581,912	\$0	\$581,912	\$0
2018	\$391,482	\$246,807	\$11,601	\$649,890	\$649,890	\$0	\$649,890	\$0

The Maximum Portability is an estimate only and should not be relied upon as the actual portability amount. Contact our office to verify the actual portability amount.

Land

Land Use	Number of Units	Unit Type	Frontage	Depth
RESIDENTIAL CANAL (010C)	8,400.00	Square Foot	84	100

Buildings

Building ID	5765	Exterior Walls	C.B.S.
Style	GROUND LEVEL	Year Built	1969
Building Type	S.F.R. - R1 / R1	EffectiveYearBuilt	1999
Building Name		Foundation	CONCR FTR
Gross Sq Ft	2397	Roof Type	GABLE/HIP
Finished Sq Ft	1989	Roof Coverage	METAL
Stories	1 Floor	Flooring Type	TERRAZZO
Condition	AVERAGE	Heating Type	FCD/AIR DUCTED with 0% NONE
Perimeter	196	Bedrooms	3
Functional Obs	0	Full Bathrooms	2
Economic Obs	0	Half Bathrooms	1
Depreciation %	32	Grade	450
Interior Walls	PLASTER	Number of Fire Pl	0

Code	Description	Sketch Area	Finished Area	Perimeter
FLA	FLOOR LIV AREA	1,989	1,989	276
OPF	OP PRCH FIN LL	408	0	122
TOTAL		2,397	1,989	398

Yard Items

Description	Year Built	Roll Year	Size	Quantity	Units	Grade
SEAWALL	1968	1969	3 x 71	1	213 SF	2
CONC PATIO	1977	1978	9 x 30	1	270 SF	2
FENCES	1977	1978	6 x 105	1	630 SF	4
WALL AIR COND	1983	1984	0 x 0	1	1 UT	2
WALL AIR COND	1983	1984	0 x 0	1	1 UT	3
WALL AIR COND	1983	1984	0 x 0	1	2 UT	1
CONC PATIO	1983	1984	12 x 19	1	228 SF	1
BOAT LIFT	2019	2020	0 x 0	1	1 UT	3
CONCRETE DOCK	1968	1969	6 x 17	1	102 SF	4
CONCRETE DOCK	2019	2024	0 x 0	1	242 SF	4
CONC PATIO	2019	2024	3 x 16	1	48 SF	1

Sale Date	Sale Price	Instrument	Instrument Number	Deed Book	Deed Page	Sale Qualification	Vacant or Improved	Grantor	Grantee
6/22/2021	\$100	Warranty Deed	2329253	3111	0414	30 - Unqualified	Improved		
9/18/2018	\$695,000	Warranty Deed	2188848	2929	1639	01 - Qualified	Improved		
6/28/2018	\$100	Quit Claim Deed	2183442	2923	0663	11 - Unqualified	Improved		
3/8/2017	\$636,600	Warranty Deed	2114054	2843	1129	12 - Unqualified	Improved	SCARAMUZZI LOUIS F AND MARY FRANCES	
2/1/1973	\$44,500	Conversion Code		536	305	Q - Qualified	Improved		

Permits

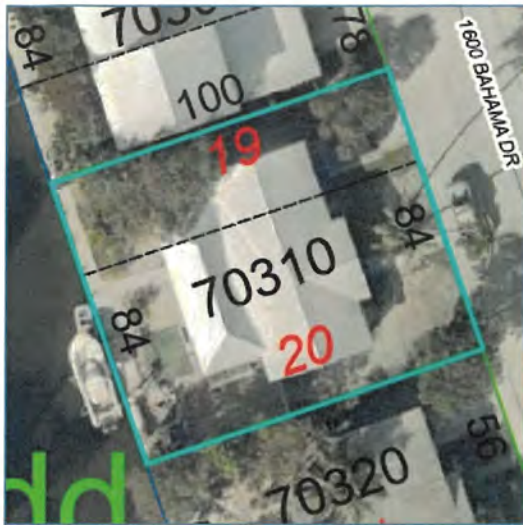
Number	Date Issued	Date Completed	Amount	Permit Type	Notes
22-3388	11/30/2022	12/12/2022	\$5,486	Residential	Install a 15000 BTU Mini split A/C system.
22-2393	8/15/2022	11/15/2022	\$4,500	Residential	Remodel Electrical as per plans.
22-1494	6/16/2022	11/23/2022	\$0	Residential	Rough - in bathroom, 1 lav, 1 bar sink, 1 wc, 1 hwh, demand, outside shower tie to existing sewer & water
22-0472	3/18/2022	12/12/2022	\$185,500	Residential	
19-3415	9/23/2019	9/26/2019	\$2,300	Residential	INSTALL CIRCUITRY FOR NEW BOAT LIFT.
17-3308	8/31/2017	3/6/2018	\$19,798	Residential	INSTALL OWNER FURNISHED WOOD FLOORING AND BASE. INSTALL OWNER FURNISHED KITCHEN AND LAUNDRY RIMM COUNTER TOPS. PAINT INTERIOR AND EXTERIOR.
17-3230	8/24/2017	10/3/2017	\$4,500	Residential	CHANGE OUT 2 EXISTING A/C SYSTEMS, 14 SEER SPLIT SYSTEM AND A MINI SPLIT.
17-2800	7/27/2017	8/31/2017	\$18,113	Residential	INSTALL 2100 SF OF 26 G V-CRIMP METAL ROOFING AND 250 SF 2 1/2 SQUARES OF 60 MIL TPO SINGLE PLY.
05-0700	3/17/2005	10/6/2005	\$37,638	Residential	REPLACE WINDOWS & DOORS
05-0700	3/16/2005	10/6/2005	\$6,500	Residential	INSTALL A 3-TON A/C
9800894	3/18/1998	8/19/1998	\$2,436	Residential	ROOFING
B-5094	6/4/1973	4/11/1974	\$1,250	Residential	ENCLOSE SCREEN

View Tax Info

[View Taxes for this Parcel](#)

Sketches (click to enlarge)

Map



TRIM Notice

[2023 TRIM Notice \(PDF\)](#)

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