

A detailed historical painting of Key West, Florida, showing a dense cluster of buildings, a harbor filled with ships, and a large ship under construction in the foreground. The sky is filled with dramatic, dark clouds.

# Historic Architectural Review Commission End of the Year Report 2020-2021

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HARC STAFF**

**PLANNING DEPARTMENT  
CITY OF KEY WEST**



# HARC Members

- Bryan Green - Chair
  - Haven Burkee-Vice Chair
  - Letisia Powell
  - Joel Cognevich
  - Michael Ingram
  - Tony Chatman
  - Greg Oropeza
- Commissioner Davila  
Mayor Johnston  
Commissioner Kaufman  
Commissioner Lopez  
Commissioner Wardlow  
Commissioner Weekley  
Commissioner Hoover





# Certificate of Appropriateness Review Statistics

HARC Monthly Summary							
Fiscal Year 2020-2021							
	Oct	Nov	Dec	Jan	Feb	Mar	
<b>Received applications</b>	<b>152</b>	<b>118</b>	<b>129</b>	<b>128</b>	<b>123</b>	<b>152</b>	
Staff Reviewed	148	115	123	120	115	148	
Staff approved	148	115	123	120	115	148	
Void/ Withdrawn	0	0	0	0	0	0	
Incomplete	0	0	0	0	0	0	
Commission Reviewed	4	3	6	8	8	4	
Commission approved	4	3	6	7	7	4	
Denials	0	0	0	0	0	0	
Postponed	0	0	0	1	1	0	
Withdrawn	0	0	0	0	0	0	
	Apr	May	June	July	Aug	Sep	Cumulative
<b>Received applications</b>	<b>140</b>	<b>145</b>	<b>117</b>	<b>98</b>	<b>105</b>	<b>94</b>	<b>1,501</b>
Staff Reviewed	133	136	109	88	99	88	<b>1,422</b>
Staff approved	133	136	109	88	99	88	<b>1,422</b>
Void/ Withdrawn	0	0	0	0	0	0	<b>0</b>
Incomplete	0	0	0	0	0	0	<b>0</b>
Commission Reviewed	7	9	8	10	6	6	<b>79</b>
Commission approved	7	9	6	7	5	6	<b>72</b>
Denials	0	0	0	1	0	0	<b>1</b>
Posponed	0	0	2	1	1	0	<b>6</b>
Withdrawn	0	0	0	0	0	0	<b>0</b>
Approved Resolutions*							<b>1</b>
<b>\$304,659 in revenue</b>							

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# Certificate of Appropriateness Review Statistics

- In 2020-2021 Fiscal Year Staff approved **1,422** Certificates of Appropriateness or **94.7%** of received applications.
- During the Fiscal Year HARC held **12** public meetings and one public workshop. Staff prepared reports and packages for all public meetings.
- During the 2020-2021 Fiscal Year the Commission reviewed **79** applications, **48** of those applications were approved, only one application was denied, and **6** were withdrawn or postponed.
- In 2020-2021 Fiscal Year the city collected **\$304,659** in revenue from HARC applications, reviews, inspections, and fines fees.
- During 2020-2021 Fiscal Year there was an increase of **64** applications if compared to 2019-2020 Fiscal Year.



# Certificate of Appropriateness Review Statistics

- In the past 12 years we have received 21,258 Certificates of Appropriateness! Of those 129 applications, or .6%, were denied.
- No applications were appealed to the Special Magistrate during the last year.





# Certificate of Appropriateness Inspections Statistics

- HARC inspections **1,824**, 455 more inspections than last fiscal year.
- Brandon and other building inspectors are performing HARC final inspections since July 2021.





# Achievements

- Adoption of new guidelines for decks, patios, hot tubs, spas, pools and related equipment.
- Workshop to discuss current guidelines for windows and window protection and first draft of ordinance.
- Active participation in community workshops and draft of RFQ for Mallory Square Community Vision and improvements.
- Presentations with several groups regarding HARC, including the City's Ambassadors class.
- Develop of the HARC Newsletter.
- Worked close with IT department and developed online readable applications and materials. Redesign of HARC webpage.



# Certificate of Appropriateness Review

## 1007 Thomas Street

Before



After





# Certificate of Appropriateness Review

## 527 Duval Street

Before

After





# Certificate of Appropriateness Review

## 813 Waddell Avenue

Before



After





# Certificate of Appropriateness Review

## 1122 Stump Lane

Before



After





# Certificate of Appropriateness Review

## 514 Louisa Street

Before



After





# Certificate of Appropriateness Review Cable Huts

Before



After





## Goals for 2022

- Implementation of windows and window protection guidelines.
- Implementation of Economic Hardship Ordinance revisions.
- Revisions to entrances, porches and doors guidelines.
- Revisions to commercial storefronts guidelines.
- Creation of two workshops for general public, architects, designers, and contractors of HARC, Q & A format.
- Continue efforts in working closely with other departments, including assistance to grants with NEPA requirements.

