

# STAFF REPORT

DATE: March 30, 2023

RE: **1823 Harris Avenue (permit application # T2023-0105)**

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

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

**Tree Species: Royal Poinciana (Delonix regia)**



Photo showing location of tree.





Photo of  
whole tree.



Photo of  
tree  
canopy,  
view 1.





Photo showing growth of tree trunk.



Photo of weeping area in trunk.





Close up photo of weeping area.





Photo  
looking  
up at  
trunk and  
canopy.

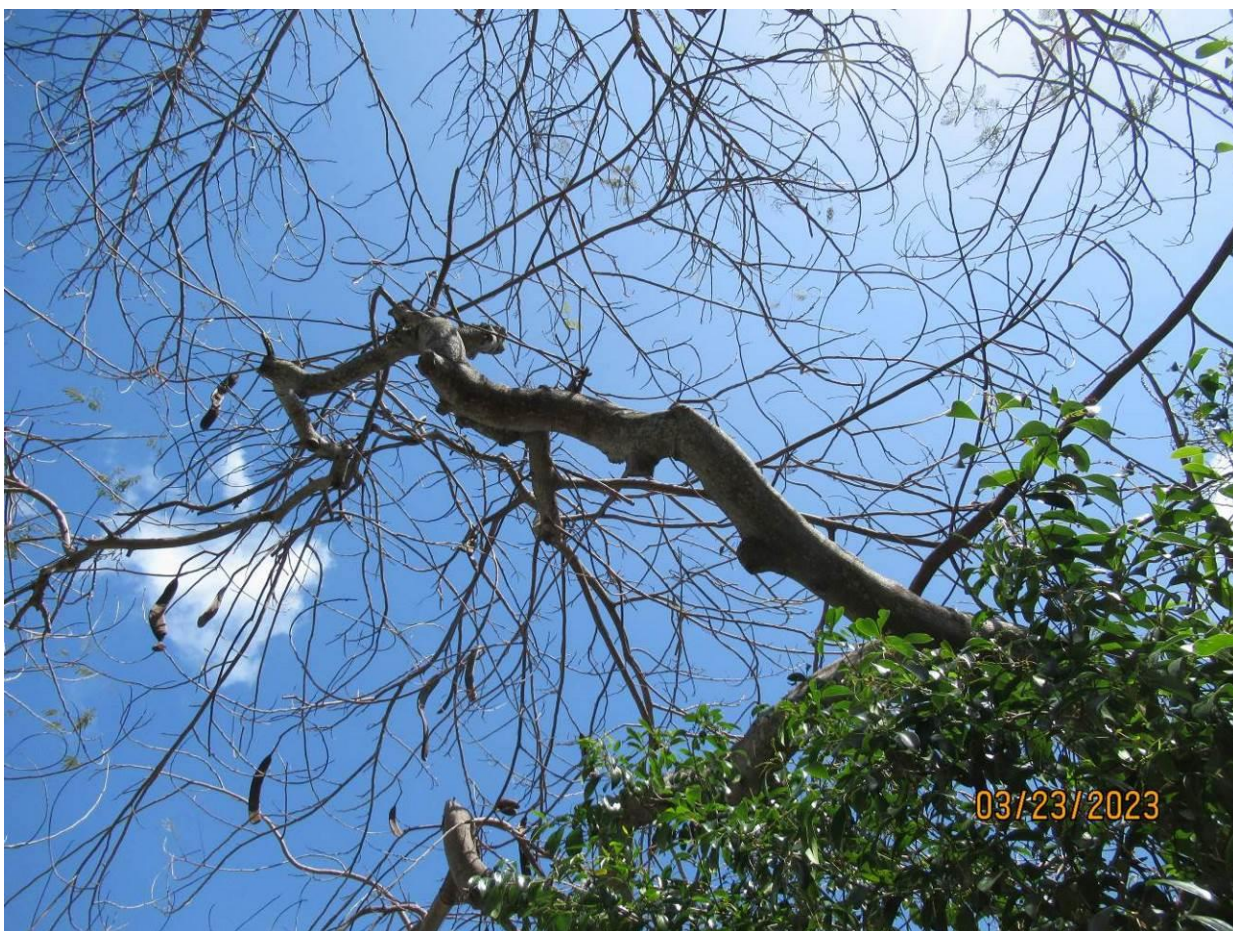


Photo tree  
canopy,  
view 2.





Photo of  
base of tree.



Photo of  
neighbor's  
driveway.





Area where base of tree is located-  
there is a crack in the driveway.

Diameter: 14"

Location: 50% (growing close to side property line behind two other canopy trees. Roots causing issues with neighbor's concrete driveway)

Species: 100% (on protected tree list)

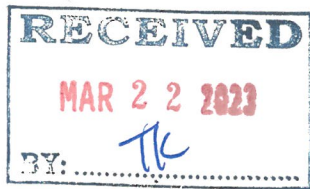
Condition: 50% (overall condition is fair to poor, tree has a heavy growth lean .)

Total Average Value = 66%

**Value x Diameter = 9.2 replacement caliper inches**

# Application





T2023-0105

## Tree Permit Application

Please Clearly Print All Information unless indicated otherwise. Date: 3-22-2023

Tree Address 1823 Harris Ave.  
Cross/Corner Street George St.  
List Tree Name(s) and Quantity 1 Palmetto 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

The Palmetto tree is leaning and has started to crack the concrete driveway next door.

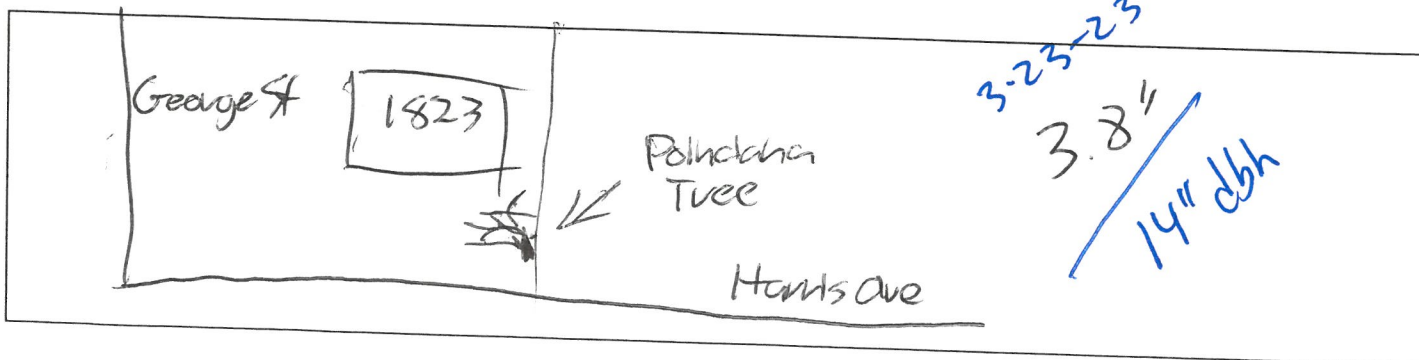
Property Owner Name Nancy Curran  
Property Owner email Address n.curran@comcast.net  
Property Owner Mailing Address 1823 Harris Ave  
Property Owner Phone Number \_\_\_\_\_  
Property Owner Signature \_\_\_\_\_

\*Representative Name Kenneth King  
Representative email Address \_\_\_\_\_  
Representative Mailing Address 1602 Laird 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.



\$20  
50  
\$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 3/12/23  
Tree Address 1823 Harris Ave  
Property Owner Name Nancy Curran  
Property Owner Mailing Address \_\_\_\_\_  
Property Owner Mailing City, State, Zip Key West, FL 33040  
Property Owner Phone Number 508-737-3211  
Property Owner email Address n.curran@comcast.net  
Property Owner Signature \_\_\_\_\_  
Representative Name Kenneth King  
Representative Mailing Address 1602 Laurel St  
Representative Mailing City, State, Zip Key West FL 33040  
Representative Phone Number 305-296-8101  
Representative email Address \_\_\_\_\_

I, Nancy Curran 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.

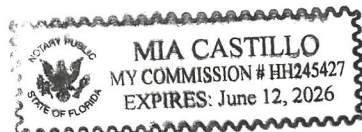
Property Owner Signature Nancy J Curran

The forgoing instrument was acknowledged before me on this 13th day March 2023  
By (Print name of Affiant) Nancy Curran who is personally known to me or has produced  
FLDL as identification and who did take an oath.

Notary Public

Sign name: Mia Castillo  
Print name: Mia Castillo

My Commission expires: June 12, 2026 Notary Public-State of Florida (Seal)







### 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** 00049470-000000  
**Account#** 1050067  
**Property ID** 1050067  
**Millage Group** 10KW  
**Location** 1823 HARRIS Ave, KEY WEST  
**Address**  
**Legal** KW REALTY COS FIRST SUB PB1-43 LOT 3 SQR 35 TR 21 C5-337/38 G45-140  
**Description** OR233-269/70 OR986-1402 OR1188-1594/96 OR1264-2472 OR1278-56/57  
 OR1765-1059/61 OR3176-0542  
 (Note: Not to be used on legal documents.)  
**Neighborhood** 6183  
**Property Class** SINGLE FAMILY RESID (0100)  
**Subdivision** Key West Realty Co's First Sub  
**Sec/Twp/Rng** 05/68/25  
**Affordable** No  
**Housing**



### Owner

CURRAN NANCY J  
 1823 Harris Ave  
 Key West FL 33040

BARTOLONE DONALD S  
 1823 Harris Ave  
 Key West FL 33040

### Valuation

	2022 Certified Values	2021 Certified Values	2020 Certified Values	2019 Certified Values
+ Market Improvement Value	\$165,072	\$104,306	\$104,306	\$104,306
+ Market Misc Value	\$3,370	\$3,370	\$3,370	\$3,370
+ Market Land Value	\$381,888	\$288,456	\$286,032	\$281,184
= Just Market Value	\$550,330	\$396,132	\$393,708	\$388,860
= Total Assessed Value	\$135,770	\$131,816	\$129,997	\$127,075
- School Exempt Value	(\$25,000)	(\$25,000)	(\$25,000)	(\$25,000)
= School Taxable Value	\$110,770	\$106,816	\$104,997	\$102,075

### Historical Assessments

Year	Land Value	Building Value	Yard Item Value	Just (Market) Value	Assessed Value	Exempt Value	Taxable Value	Maximum Portability
2021	\$288,456	\$104,306	\$3,370	\$396,132	\$131,816	\$25,000	\$106,816	\$264,316
2020	\$286,032	\$104,306	\$3,370	\$393,708	\$129,997	\$25,000	\$104,997	\$263,711
2019	\$281,184	\$104,306	\$3,370	\$388,860	\$127,075	\$25,000	\$102,075	\$261,785
2018	\$239,421	\$105,911	\$3,370	\$348,702	\$124,706	\$25,000	\$99,706	\$223,996

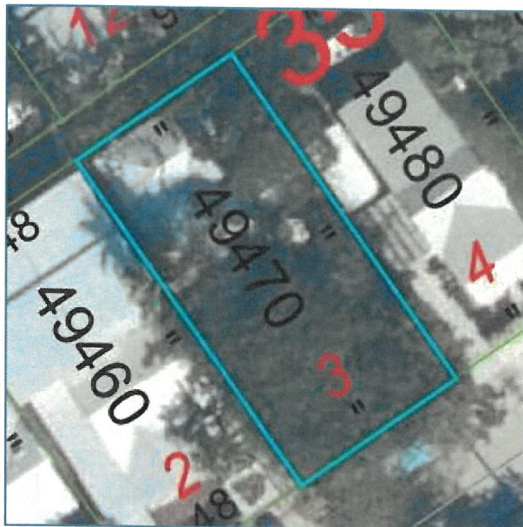
The Maximum Portability is an estimate only and should not be relied upon as the actual portability amount. Contact our office to verify the actual portability amount.

### Land

Land Use	Number of Units	Unit Type	Frontage	Depth
RESIDENTIAL DRY (010D)	4,800.00	Square Foot	47	100



## Map



## TRIM Notice

[2022 TRIM Notice \(PDF\)](#)**2022 Notices Only**

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