

The City of Key West Planning Board.

Thanks for your time today. The board and owners of Key Cove have discussed the subject of the transient licenses for Keys Cove Landing. (We are unsure of the number of licenses) and would ask for you to consider the following.

Let us assume the following.

There are 10 houses.

If every house has 10 people stay at it, that's 100 extra people and wear and tear that the Key Cove infrastructure has to support. Is there any benefit to Key Cove? Seems to me this is detrimental to our property.

1. Parking.

Figure 10 people per house, in this day and age figure 2 people per car that's 5 cars or trucks. Where are all these vehicles going to park? Also people routinely bring RVs, trailers, boats and big trucks and they park in the road. Parking continues to be a problem. City parking says they can't enforce parking when called. This picture is from this week. The boat has been there for 3 days. I called Mr. Swifts Management Company and left a message with no results. Also called police non-emergency twice with no results.

2. Traffic.

Key Cove road is private road owned by the HOA with a right of way for Keys Landing. Right of way was written when Keys Cove Landings was residential property. Not commercial high turn over/high occupancy. Key Landing road from what we understand is a public one-way road that exits through Parrot Key Resort. Concerns to consider. Safety, speeding, wear and tear, noise, impact to value of homes in Key Cove. No traffic light at entrance, wrong way traffic. Access for Fire/police/rescue vehicles.

3. Lift station. Can Key Cove lift station which is used by Keys Landing handle the increased occupancy?

4. Occupancy. How many people will actually be staying in houses? We all know a reservation can say 10 and then 15 people show up. How would occupancy be verified and enforced?

