



# City of Key West, FL

City Hall  
1300 White Street  
Key West FL 33040

## Action Minutes - Final

### Planning Board

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Thursday, December 19, 2019

5:00 PM

City Hall

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**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 1-800-955-8771 or for voice 1-800-955-8770 or the ADA Coordinator at 305-809-3811 at least five business days in advance for sign language interpreters, assistive listening devices, or materials in accessible format.

**ALL VISUAL PRESENTATIONS (POWER POINT ONLY) FOR AGENDA ITEMS MUST BE RECEIVED IN THE CITY CLERK'S OFFICE (24) TWENTY-FOUR HOURS PRIOR TO THE MEETING.**

**Call Meeting To Order - 5:01 P.M.**

#### Roll Call

**Present** 7 - Mr. Browning, Ms. Henderson, Mr. Lloyd, Mr. Russo, Mr. Varela, Vice Chair Gilleran, and Chairman Holland

#### Pledge of Allegiance to the Flag

#### Approval of Agenda

#### Administering the Oath by the Clerk of the Board

#### Approval of Minutes

1 November 21, 2019

**Attachments:** [Minutes](#)

A motion was made by Vice Chair Jim Gilleran, seconded by Mr. Ed Russo, that the Minutes be Approved. The motion passed by a unanimous vote.

#### Old Business

- 2                   **Postponed by Staff: Text Amendment of the Land Development Regulations** - A Resolution of the City of Key West Planning Board recommending an Ordinance to the City Commission amending Chapter 86 of the Land Development Regulations, entitled “General Provisions”, Section 86-9, entitled “Definition of terms”; Pursuant to Chapter 90, Article VI, Division 2; Providing for severability; Providing for repeal of inconsistent provisions; Providing for an effective date.

Attachments:     [Public Comment](#)

Postponed to February 20, 2020

- 3                   **Postponed by Staff: Text Amendment of the Land Development Regulations** - A Resolution of the City of Key West Planning Board recommending an Ordinance to the City Commission amending Chapter 122 of the Land Development Regulations, entitled “Zoning”, Section 122-1342, entitled “Historic structures”; pursuant to Chapter 90, Article VI, Division 2; Providing for severability; Providing for repeal of inconsistent provisions; Providing for an effective date.

Attachments:     [Ordinance 02-05](#)  
                          [Ordinance 05-09](#)  
                          [Public Comment](#)

Postponed to February 20, 2020

**New Business**

**4**                    **Postponed by Staff: Text Amendment of the Land Development Regulations** - Approving a Resolution of the Key West Planning Board amending Chapter 108 of the Land Development Regulations, entitled “Planning and Development,” Article VII, entitled “Off-Street Parking and Loading,” Division 2. entitled “Regulations for Required Spaces,” and Article X, entitled “Building Permit Allocation System,” Division 2., entitled “Building Permit Allocation System”; pursuant to Chapter 90, Article VI, Division 2; providing for severability; providing for repeal of inconsistent provisions; providing for an effective date.

Postponed to February 20, 2020

**5**                    **Variance - 626 Samaritan Lane (RE # 00016170-000000)** - A request for a variance to the minimum rear yard setback dimensional requirement in order to construct an addition onto the principal structure expanding upwards into the nonconformity on a property located within the Historic Residential/Office zoning district pursuant to the Land Development Regulations of the Code of Ordinances of the City of Key West, Florida.

- Attachments:    [Staff Report](#)  
                          [Resolution](#)  
                          [\\*Large File\\* Package](#)  
                          [Noticing Package](#)

**A motion was made by Vice Chair Gilleran, seconded by Mr. Russo, that the Action Item be Approved. The Board finds that all the standards set forth in code Section 90-395(A) have been met by the Applicant, that the Applicant has demonstrated a “Good Neighbor Policy” and that the Variance be Passed. The motion carried by the following vote:**

**Yes:** 7 - Mr. Browning, Ms. Henderson, Mr. Lloyd, Mr. Russo, Mr. Varela, Vice Chair Gilleran, and Chairman Holland

Enactment No: PB Resolution 2019-89

**6**                    **Exception for Outdoor Merchandise Display - 718 Duval Street (RE # 00016100-000000)** - A request for an Exception for Outdoor Merchandise Display on a property located within the Historic Residential Commercial Core (HRCC-1) Zoning District pursuant to Section 106-52 of the Land Development Regulations of the Code of Ordinances of the City of Key West, Florida.

- Attachments:    [Staff Report](#)  
                          [Resolution](#)  
                          [\\*Large File\\* Package](#)  
                          [Noticing Package](#)

**A motion was made by Mr. Russo that the Action Items be Approved; however, the motion failed due to lack of a second motion.**

**A motion was made by Mr. Browning and seconded by Ms. Henderson to postpone the item to the February 20, 2020 meeting.**

**The motion carried by the following vote:**

- No:** 1 - Vice Chair Gilleran
- Yes:** 6 - Mr. Browning, Ms. Henderson, Mr. Lloyd, Mr. Russo, Mr. Varela, and Chairman Holland

**7**                    **Exception for Outdoor Merchandise Display - 1130 Duval Street (RE # 0027950-000000)** - A request for an Exception for Outdoor Merchandise Display on a property located within the Historic Residential Commercial Core (HRCC-3) Zoning District pursuant to Section 106-52 of the Land Development Regulations of the Code of Ordinances of the City of Key West, Florida.

- Attachments:    [Staff Report](#)  
                          [Resolution](#)  
                          [\\*Large File\\* Package](#)  
                          [Public Comment](#)  
                          [Noticing Package](#)

**A motion was made by Mr. Browning, seconded by Mr. Lloyd, that the Action Item be Approved with the exception to only approve to continue for 1 year not 5 years. The motion carried by the following vote:**

- No:** 1 - Ms. Henderson
- Recuse:** 1 - Mr. Russo
- Yes:** 5 - Mr. Browning, Mr. Lloyd, Mr. Varela, Vice Chair Gilleran, and Chairman Holland

Enactment No: PB Resolution 2019-90

**Reports**

**Public Comments**

**Board Comments**

**Adjournment - 5:31 P.M.**