

STAFF REPORT

DATE: March 30, 2021

RE: 2629 and 2647 Gulfview Drive (permit application # T2020-0315)

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

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

Tree Species: Green Buttonwood (*Conocarpus erectus*)



Photo showing proposed location of new dock at 2647 Gulfview. Buttonwood tree needs to be removed to allow for access. Base of tree on 2649. There is an exiting State permit to maintenance trim mangroves in this area.



Photo showing
proposed
location of
dock and
buttonwood
trunks.
Mangrove tree
in background
to be trimmed



Photo
looking at
tree trunks
and base of
tree.



Two photos showing a closer view of trunks and base of tree.





Photo showing bae of tree, exposed rootball. Tree fell over and is continuing to grow.

Diameter: 12.7" (two live trunks)

Location: 40% (growing above mean high water line, blocking water access for neighbor)

Species: 100% (on protected tree list)

Condition: 40% (overall condition is fair to poor, tree fell over and is growing sideways. Root ball exposed, part of tree is dead.)

Total Average Value = 60%

Value x Diameter = 7.6 replacement caliper inches

Application



T2021-0069 ✓

Tree Permit Application

Date: February 26, 2021

Please Clearly Print All Information unless indicated otherwise.

Tree Address Roots on 2649 Gulfview Drive, trunk on 2647 Gulfview Drive
Cross/Corner Street
List Tree Name(s) and Quantity Fallen Buttonwood tree
Species Type(s) check all that apply () Palm () Flowering () Fruit (x) Shade () Unsure
Reason(s) for Application:

- (x) REMOVE () Tree Health () Safety (x) Other/Explain below
() TRANSPLANT () New Location () Same Property () Other/Explain below
() HEAVY MAINTENANCE () Branch Removal () Crown Cleaning/Thinning () Crown Reduction

Additional Information and Explanation

Per discussion with Biologist on site, we are requesting to remove a fallen Buttonwood tree to allow for dock construction at 2647 Gulfview Drive as part of permit #BLD 2020-3644. Adjoining property owner has agreed to allow for removal of the root ball. Tree representation documents are attached. Property owners would like to pay the assessment rather than plant a new tree, as both properties are fully landscaped.

Property Owner Name John Bohatch ✓
Property Owner eMail Address jbohatch@gbptaxlaw.com
Property Owner Mailing Address 7301 SW 57th Ct, Ste 560
Property Owner Mailing City South Miami **State** FL **Zip** 33143
Property Owner Phone Number (305) 666 - 1040
Property Owner Signature

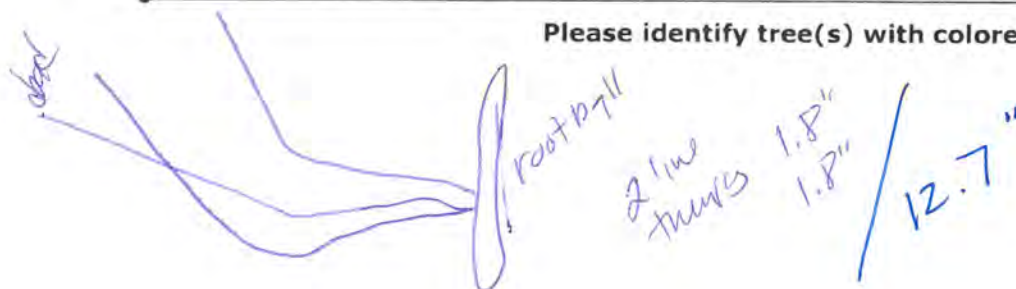
Representative Name John Coffin
Representative eMail Address coffinjohn@aol.com
Representative Mailing Address PO Box 430538
Representative Mailing City Big Pine Key **State** FL **Zip** 33043
Representative Phone Number (305) 395 - 0968

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.

Tree Representation Authorization form attached ()

<<<<< Sketch location of tree in this area including cross/corner Street >>>>>

Please identify tree(s) with colored tape



If this process requires blocking of a City right-of-way, a separate ROW Permit is required. Please contact 305-809-3740.



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 2/10/2021
Tree Address 2649 Gulfview Drive Key West, FL 33400 ✓
Property Owner Name Jeffrey T. Glynn
Property Owner Mailing Address 2649 Gulfview Drive
Property Owner Mailing City, State, Zip Key West FL 33400
Property Owner Phone Number 202-253-4215
Property Owner email Address JeffTGK@gmail.com
Property Owner Signature Jeffrey T. Glynn

Representative Name John Coffin
Representative Mailing Address P.O. Box 430538
Representative Mailing City, State, Zip Big Pine Key, FL 33043
Representative Phone Number 305 395-0968
Representative email Address COFFINJOHN@AOL.COM

I, Jeffrey T. Glynn 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 Jeffrey T. Glynn

The forgoing instrument was acknowledged before me on this 10th day FEB. 2021.

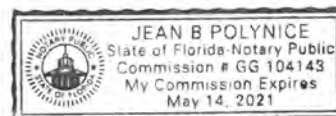
By (Print name of Affiant) JEFFREY T. GLYNN who is personally known to me or has produced FLORIDA DRIVER LICENSE as identification and who did take an oath.

Notary Public

Sign name: Jean B. Polynice

Print name: JEAN B. POLYNICE

My Commission expires: MAY 14, 2021 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 00002430-000349
Account# 8929475
Property ID 8929475
Millage Group 10KW
Location 2649 GULFVIEW Dr, KEY WEST
Address
Legal KW LOT 49 AND CARPORT 2649 ROOSEVELT ANNEX (.0611 AC)
Description OR1564-677/81 OR1654-872/74 OR1657-1627/40 OR2001-2150/51
OR2512-1503/05 OR2709-1238/39 OR2787-218/20
(Note: Not to be used on legal documents.)
Neighborhood 6226
Property Class SINGLE FAMILY RESID (0100)
Subdivision
Sec/Twp/Rng 33/67/25
Affordable No
Housing



Owner

GLYNN JEFFREY THOMAS
 2649 Gulfview Dr
 Key West FL 33040

Valuation

	2020	2019	2018	2017
+ Market Improvement Value	\$274,605	\$280,708	\$283,759	\$286,810
+ Market Misc Value	\$12,742	\$13,187	\$13,631	\$14,077
+ Market Land Value	\$431,821	\$394,135	\$380,341	\$363,846
= Just Market Value	\$719,168	\$688,030	\$677,731	\$664,733
= Total Assessed Value	\$703,854	\$688,030	\$677,731	\$664,733
- School Exempt Value	(\$25,000)	(\$25,000)	(\$25,000)	\$0
= School Taxable Value	\$678,854	\$663,030	\$652,731	\$664,733

Land

Land Use	Number of Units	Unit Type	Frontage	Depth
RES WATERFRONT (010W)	2,090.00	Square Foot	21	125
RESIDENTIAL PARK (010P)	1.00	Lot	18	10
ENVIRONMENTALLY SENS (000X)	0.01	Acreage	0	0

Map



TRIM Notice

[2020 TRIM Notice \(PDF\)](#)

2020 Notices Only

No data available for the following modules: Commercial Buildings, Mobile Home Buildings, Exemptions.

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

[User Privacy Policy](#)
[GDPR Privacy Notice](#)

[Last Data Upload: 3/1/2021 2:15:55 AM](#)[Version 2.3.108](#)

Developed by
 **Schneider**
GEOSPATIAL



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 2-19-2021
Tree Address Boats on 2649 Gulfview, Trunk on 2647 Gulfview
Property Owner Name JOHN BOHATCH
Property Owner Mailing Address 2421 Country Club PRADO, CORAL GABLES
Property Owner Mailing City, State, Zip FL 33134
Property Owner Phone Number 305-498-8206
Property Owner email Address JBOHATCH@GBPTAXLAW.COM
Property Owner Signature [Signature]
Representative Name JOHN COFFIN FOR COFFIN MARINE SERVICES
Representative Mailing Address PO Box 430538
Representative Mailing City, State, Zip Big Pine Key FL 33043
Representative Phone Number 305-395-0968
Representative email Address COFFINJOHN@aol.com

I, JOHN BOHATCH 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 is there is any questions or need access to my property.

Property Owner Signature [Signature]

The forgoing instrument was acknowledged before me on this 24th day February 2021
By (Print name of Affiant) John S. Bohatch who is personally known to me or has produced as identification and who did take an oath.

Notary Public

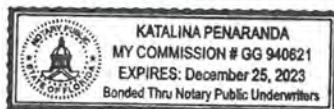
Sign name: [Signature]

Print name: Katalina Penaranda

My Commission expires: 12/25/23

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 00002430-000347
 Account# 8929684
 Property ID 8929684
 Millage Group 10KW
 Location 2647 GULFVIEW Dr, KEY WEST
 Address
 Legal KW LOT 47 & CARPORT 2647 ROOSEVELT ANNEX.0768 AC OR1564-
 Description 655/659 OR1657-1627/40 OR1935-278/79 OR2062-645/646-C
 OR2982-1396
 (Note: Not to be used on legal documents.)
 Neighborhood 6226
 Property Class SINGLE FAMILY RESID (0100)
 Subdivision
 Sec/Twp/Rng 33/67/25
 Affordable No
 Housing

**Owner**

BOHATCH APRIL D
 7301 SW 57th Ct
 Ste 560
 South Miami FL 33143

BOHATCH JOHN S
 7301 SW 57th Ct
 Ste 560
 South Miami FL 33143

BOHATCH APRIL D
 7301 SW 57th Ct
 Ste 560
 South Miami FL 33143

Valuation

	2020	2019	2018	2017
+ Market Improvement Value	\$245,752	\$251,213	\$253,944	\$256,675
+ Market Misc Value	\$1,409	\$1,412	\$1,415	\$1,418
+ Market Land Value	\$506,831	\$463,311	\$447,016	\$428,438
= Just Market Value	\$753,992	\$715,936	\$702,375	\$686,531
= Total Assessed Value	\$753,992	\$660,976	\$600,887	\$546,261
- School Exempt Value	\$0	\$0	\$0	\$0
= School Taxable Value	\$753,992	\$715,936	\$702,375	\$686,531

Land

Land Use	Number of Units	Unit Type	Frontage	Depth
RES WATERFRONT (010W)	2,562.00	Square Foot	0	0
RESIDENTIAL PARK (010P)	1.00	Lot	18	10
ENVIRONMENTALLY SENS (000X)	0.01	Acreage	0	0

Map



TRIM Notice

[2020 TRIM Notice \(PDF\)](#)

2020 Notices Only

No data available for the following modules: Commercial Buildings, Mobile Home Buildings, Exemptions.

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:

[User Privacy Policy](#)[GDPR Privacy Notice](#)[Last Data Upload: 3/1/2021 7:15:55 AM](#)

Developed by

[Version 2.3.108](#)

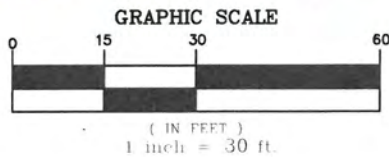


LOCATION OF
OBSERVATION
PLATFORM

EXISTING
MANGROVE FRINGE
TO BE PRESERVED

LOCATION OF
SUBJECT
PROPERTY
2647 GULFVIEW
DRIVE

Richard
J Milelli

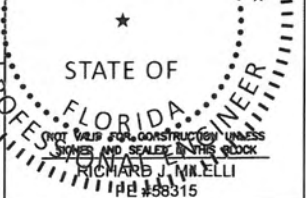


Digitally signed
by Richard J Milelli
Date: 2020.12.13
11:16:49 -0500

THIS ITEM HAS BEEN DIGITALLY
SIGNED AND SEALED BY
RICHARD J. MILELLI, PE ON
12.10.20 USING A DIGITAL
SIGNATURE.

PRINTED COPIES OF THIS
DOCUMENT ARE NOT
CONSIDERED SIGNED AND
SEALED AND THE SIGN
AUTHENTICATION CODE MUST BE
VERIFIED ON ANY ELECTRONIC
COPIES.

Seal: No 58315



GULFVIEW POINTE OBSERVATION PLATFORM

2647 GULFVIEW DR.
KEY WEST, FL 33040

C-1
SITE PLAN

Project No:

Scale:

1" = 30'-0"

CAD File:

Gulfview Bohatch Dock

Date:

03/12/2020

Meridian Engineering LLC
201 Front Street, Suite 203
Key West, Florida 33040
AUTHORIZATION #29401
ph:305-293-3263 fax:293-4899

Karen DeMaria

From: John Coffin <coffinjohn@aol.com>
Sent: Sunday, February 28, 2021 2:22 PM
To: Karen DeMaria
Subject: Coffin Marine ref BLD2020-3644

Karen

Please be advised that I have uploaded three documents for your review in regards to BLD2020-3644. I have tree representations from the two property owners on Gulfview. one with the roots and one with the trunk of a large fallen Buttonwood tree. I also have a signed tree application from the property owner who is requesting to remove the tree so that he can build a dock. He has agreed to pay the mediation, rather than plant a new tree. His lot is fully landscaped and he does not want to deal with the politics of planting a tree on HOA community property. Please advise if there is anything else you need from me. Thank you. John Coffin