

# *HARC*

Historic Architectural Review Commission  
14 August

The Historic Architectural Review Commission of the City of Key West, Florida, will hold a regular meeting on Tuesday, August 14, 2007 at 3:00 p.m., second floor, Old City Hall, 510 Greene Street, Key West, Florida.

Notice to Applicants: Once HARC approval is obtained a building permit application must be submitted. The Building Department will call the applicant when a building permit is ready to be issued.

\*Discussion on any one item shall take a maximum of 20 minutes to include the presentation by the applicant (5-10 minutes), public comment, and discussion by the Commission. Further discussion beyond that time is at the Chair's discretion.

\*If your item is tabled, any additional documentation must be submitted by Tuesday (4:00 pm) prior to the next meeting.

Please Note: Chapter 286- Public Business: Miscellaneous Provisions

286.0105 Notices of meetings and hearings must advise that a record is required to appeal. –Each board, commission, or agency of this state or of any political subdivision thereof shall include in the notice of any meeting or hearing, if notice of the meeting or hearing is required, of such board, commission, or agency, conspicuously on such notice, the advice that, if a person decides to appeal any decision made by the board, agency, or commission with respect to any matter considered at such meeting or hearing, he or she will need a record of the proceedings, and that, for such purpose, he or she may need to ensure that a verbatim record of the proceedings is made, which record includes the testimony and evidence upon which the appeal is to be based. The requirements of this section do not apply to the notice provided in s. 200.065(3).

City of Key West Planning Department, Notice to HARC Applicants

If you are in the process of improving your property or making structural changes, there may be more required of you than the design and beautification requirements from HARC.

1. Please be advised that if you are contemplating an addition to your building (whether an additional story, or on the same level), you may need to go through the variance process.
2. If an additional structure is planned, whether separate or linked in any manner to the main or existing building, some configurations may trigger the variance application process.
3. Many alterations will need to meet the basic setbacks, building coverage and other requirements that are zone-specific.

Sometimes, simple changes in building plans now may help you avoid going through another process at a later date, delaying your project.  
If you or your contractor, architect or other professional representative need further information, please visit us at 604 Simonton 2nd floor, or call for an appointment at (305) 809-3726.

**Call to order:**

**Roll call.**

**Invocation.**

**Pledge of Allegiance.**

**Approval of last minutes.**

**Changes to the agenda.**

**Meeting Procedure:**

Applications for consent agenda.

Applications requiring clarification.

Tabled (projects tabled from previous meeting).

Other business.

Adjournment.

**STAFF APPROVALS:**

H07-07-13-887 **414 Simonton Street, MLS Construction Inc**

Paint one side of building to match existing (white). Repair approx. 50 square ft of siding & trim.

H07-07-1-3-888 **901 Georgia Street, Leroy Enterprises**

Replaster Pool.

H07-07-13-889 **625 Truman Street, Toby Pools/Otis Cheatham**

Resurface pool only.

H07-07-13-890 **313 Margaret, Jo and Terry Coveny**

Paint the front of building white (same color as existing).

H07-07-16-891 **307 1/2 Julia Street, Curry A/C**

Installation of (1) 2-ton front and (1) 2 1/2 ton (rear) split systems.

H07-07-16-892 **314 Southard Street, Lorraine Curry**

Replace wood rotten siding 200 ln ft & paint white.

H07-07-16-893 **748/808 Windsor Lane, Guillermo Orozco**

Outside color scheme white trim for, fascia, windows & doors, and columns, siding-winds breath-981. All shutter-chrome green. 748-Windsor siding-Indian river-985, 808-Windsor-Cedar Key.

- H07-07-16-894 **830 Center Street, Dan Ace Roofing**  
Remove Conch shingles, replace with Conch shingles.
- H07-07-16-895 **601 Front Street, South Coast Electric**  
Replace 12 old light poles with new ones.
- H07-07-16-896 **401 Duval Street, A Plus Roofing**  
Install metal shingle roof system on church roof. Install Cooley grey roof system on flat roofs. 11squares.
- H07-07-17-897 **1008 Olivia Street, Jeffrey Dunaway**  
Revision from existing permit #453. Change picket to fence board.
- H07-07-17-898 **614 Greene Street, Don Barton Jr.**  
Install spa rear w/water feature 14 X 9.
- H07-07-17-899 **505 Duval Street, Island Ref.A/C Inc.**  
A/C unit change out 10-ton units on roof by 1st story rear of building.
- H07-07-17-900 **1124 Grinnell Street, Boston Brick Co.**  
Installation of Old Chicago brick pavers patio & walkway over concrete, approx. 400 sq/ft Foot print.
- H07-07-18-901 **312 Peacon Lane, John Cruz**  
Prepare 4X5 and 3 steps for painting approved HARC color (Porch). Essex Green.
- H07-07-18-902 **525 Angela Street, D & V Commercial A/C**  
Change out of existing 10-ton condenser unit.
- H07-07-18-903 **430 Greene Street, One Call Construction, Inc.**  
Paint back of Building white Silver coat approx.400 sq/ft Victorian shingles.
- H07-07-18-904 **611 Southard Street, Leroy Enterprises**  
Repalster pool, re-tile pool.
- H07-07-18-905 **725 Truman Avenue, Leroy Enterprises**  
Emergency pipe repair in swimming pool, and repair concrete deck.
- H07-07-18-906 **#5 Baptist Lane, Sally Ann Walsh**  
Reinforcing existing framing by adding additional 2 X 4 studs. We will add plywood under siding and replacing rotten siding as needed and paint white to match existing.

- H07-07-19-907 **518 Duval Street, Southernmost Signs**  
1-Wall sign 8.25 sq/ft, 1-Hanging sign 5 sq/ft, 1-Wall aluminum/neon (white), 2-wood, "NINE WEST".
- H07-07-19-908 **1319 Duval Street, Brad Valek Painting & Decorating Inc.**  
Repaint exterior of tower building with South Beach Green siding and white trim (01).
- H07-07-19-909 **314 Virginia Street, Andy Furuseth**  
Fence, backyard left side 24 ft long, 6 ft, shadow box 4 X 4 posts.
- H07-07-19-910 **1421 Grinnell Street, A Plus Roofing**  
Tear off Hot & Rock Roof. Install 2100 sqft of Cooley Roof System. White single ply.
- H07-07-19-911 **1313 Simonton Street, Victor's Roofing**  
Take office roof. Install 1/4 tapered insulation hot mop 75 felt hot mop fiberglass felt, hot mop modified, Bitumen rubber felt, and haul all debris away.
- H07-07-19-912 **281 Front Street, A Plus Roofing**  
Install 200 sq/ft of v-crimp roof system.
- H07-07-20-913 **300 Front Street, Gary the Carpenter**  
Install approx. 150 of new 6' white seamless gutters & downspouts on N. side of building.
- H07-07-20-914 **306 Front Street (rear), Gary the Carpenter**  
Install approx. 20 lf of new 6' white seamless gutter.
- H07-07-20-915 **722 Ashe Street, A Plus Roofing**  
Install 2200 sq/ft of 26 g Galvalume v-crimp metal roof. Install 200 sq/ft of Cooley white single ply roof. New built construction.
- H07-07-20-916 **1101 South Street, A Plus Roofing**  
Install 600 sq/ft of Cooley roof system.
- H07-07-20-917 **908 Fleming Street, Robert L. Delaune, Architect**  
Change side fence from 6' decorative CBS (w side) and 4' solid CBS (e side) to 6' solid CBS both sides.
- H07-07-20-918 **632 Catherine Street, Robert Delaune, Architect**  
Remove 4 existing wood windows and install 2 new Marvin wood windows. Remove novelty siding and replace w/ 1/2 X 6 P.T. wood @ Historic structure. Change siding @ additional for wood to hardi plank.

- H07-07-23-919 **922 Truman Street, Dan Ace Roofing**  
Install flashing & ridge caps.
- H07-07-23-920 **210 Amelia Street, Alisa B. Jones**  
Pull off 2 X2 deck boards on front porch. Install new 2 X 6 pt on deck board on front porch. Pull off 2 X 6 deck board on side porch. Install new 2 X 6 P. T on deck & steps.
- H07-07-23-921 **533 Eaton Street, Construction Ahead Builders**  
Remove & replace two 3'0, 3 panel doors and replace with same 3 panel wood door.
- H07-07-23-922 **705 Catherine Street, Greg Loder**  
Paint CBS addition on front of house. Paint door and shutters.
- H07-07-23-923 **628 Grinnell Street, Dan Ace Roofing**  
Patch & paint Conch shingles.
- H07-07-23-924 **#1 Whitehead Street, Tony's Roofing Co.**  
Flat roof rubber roll pour.
- H07-07-24-925 **0 Duval Street, Frank Douville**  
Interior work to remodel baths & lobby. Relocate walkway inside courtyard parking area. Restore one 3-0 X 6-8 DR & infill to exterior.
- H07-07-24-926 **526 Frances Street, Boston Brick Co.**  
Repair & replacement of brick pavers walkways with Old Chicago brick approx. 260 sq/ft. Footprint.
- H07-07-24-927 **808 Fleming Street, Frances Nystrom**  
Need to replace small upstairs balcony due to rotten boards some spindles need to be fastened with nails. Also I want to repaint the entire house white.
- H07-07-24-928 **1029 Truman Avenue, Star Air Condition & Refrigeration**  
Replace 7.5 ton condensing unit on roof.
- H07-07-24-929 **410 Fleming Street, Pool Designs**  
Pool piping & equipment to commercial specs. Install new tile & plaster.
- H07-07-24-930 **919 Whitehead Street, Kellogg Builders.**  
Bathroom addition at rear.
- H07-07-25-931 **408 William Street, Truman Painting Co.**  
Touch up house exterior same color Yellow-Yellow. See attached.

- H07-07-25-932 **1400 Catherine Street, James R. Allen**  
Replace damage chain link fence with 4' picket fence 4X4 PT post. 1 X 4 Pt pickets. Spaces 1'. Preferred fence along pool yard on Catherine Street wood left natural unpainted. Replace gate where fence joins house.
- H07-07-25-933 **104 Geraldine Street, David Lee Roofing**  
Install self-adhesive base sheet over roof for repair.
- H07-07-25-934 **717 Fort Street, David Lee Roofing**  
Tear off section for roof repair. Install 30lb felt 26 gpd 5 v-crimp metal roof.
- H07-07-26-935 **919 Whitehead Street, Kellogg Builders**  
Elevation & rehab of Garage/Storage building.
- H07-07-26-936 **725 Fleming Street, Island Ref. A/C Inc.**  
2.5 ton Central A/C system installation.
- H07-07-26-937 **1403 Catherine Street, Matthew Stratton**  
Trim wall A/C at Garage (Non Historic Structure).
- H07-07-26-938 **1211 Pine Street, Hurricane Shutters of Key West**  
HARC Guidelines approved aluminum Hurricane panels on 4 doors.
- H07-07-26-939 **716 Ashe Street, A Plus Roofing Inc.**  
Maintenance and paint Silver 25 squares of v-crimp roof.
- H07-07-26-940 **529/531 Whitehead Street, MLS Construction**  
Prep & paint exterior of building color to be Beeswax yellow. Install ERO panels in parking lot approximately 750 squares.
- H07-07-26-941 **1127 Truman Avenue, Island Ref. A/C Inc.**  
Replace 1 ton refrigeration system walk-in Deli cooler.
- H07-07-26-942 **722 Galveston Lane, Charles Morrison**  
Installation of wooden fence work already complete photographs attached.
- H07-07-26-943 **222 Elizabeth Street, A Plus Roofing**  
Install 550 sq/ft of v-crimp roof system.
- H07-07-26-944 **513 Fleming Street, A Plus Roofing**  
Install 250 sq/ft of 26 g Galvalume v-crimp metal roofing on new built rear addition.

H07-07-26-948 **1324-28 Duncan Street, Tony's Roofing Co.**  
5 v-crimp metal roof.

H07-07-27-949 **902 Seminary Street, Ocean Air Co.**  
Replace 2.5 ton Air Handler and condenser.

H07-07-27-950 **#1 Duval Street, Four Corners Construction**  
Patch holes in existing steel sheet pile. Repair small section of spalled concrete @ existing seawall cap. Install approx. 92 ft of new steel piling @ existing.

H07-07-27-951 **1311 Truman Avenue, Hurricane Shutter of Key West**  
HARC Guideline approved removable aluminum Hurricane panels on all openings.

H07-07-30-954 **316 Simonton Street, Wayne Garcia**  
Repair cracked and missing plaster on existing wall. Repair door jams and re-hang existing doors in front of building. Repair existing window.

H07-07-30-955 **730 Fleming Street, Guillermo Orozco**  
Addendum: Pool extension & outdoor shower relocation. Substitute 10 lite wood French doors & 6/6 wood double hung windows @ new living room addition for single glass wood French/doors & wood casement windows. Substitute French doors w/ wood Dutch door. Hardi plank siding @ addition.

H07-07-30-956 **805 Truman Avenue, Hurricane Shutter of Key West**  
HARC Guideline approved aluminum panels on 4 doors.

H07-07-30-957 **807 Truman Avenue, Hurricane Shutters of Key West**  
HARC Guideline approved aluminum panels on 4 doors.

H07-07-30-958 **223 Truman Avenue, Affiliated Contractors**  
Added lighting at front of entry.

H07-07-30-959 **1032 Catherine Street, Dan Ace Roofing**  
Remove v-crimp, replace with v-crimp 14 squares.

H07-07-30-960 **1127 Truman Avenue, Dion Commercial Properties**  
250' of 6' wood picket 1 X 4 walk gate.

**APPLICATIONS REQUIRING CLARIFICATION:**

- CL1. H07-07-26-945 **728/730 Waddell Street, Gonzalez Architects**  
Demolition of Two (2) houses and split property into two equal lots.

APPROVE\_\_\_\_\_ DISAPPROVE\_\_\_\_\_ TABLE\_\_\_\_\_

- CL2. H07-07-26-946 **#6 Havana Lane, Michael B. Ingram, Architecture**  
Rear extension to 1 story historic house; side extension and to non-historic 2 story addition. 4'-0" fence (white picket) at Havana Lane, 6'-0" at side & rear where not existing. Match existing colors & details with clapboard porch face.

APPROVE\_\_\_\_\_ DISAPPROVE\_\_\_\_\_ TABLE\_\_\_\_\_

- CL3. H07-07-26-947 **#3 Scheppens Lane, Michael B. Ingram, Architecture**  
Repair of 1930's cottage & new v-crimp roof. Repair existing siding. New DBL hung wood (Marvin) 2/2 windows to replace jalousie units. 4-panel bi-fold @ north gable pergola. Pergola @ Margaret Street lot.

APPROVE\_\_\_\_\_ DISAPPROVE\_\_\_\_\_ TABLE\_\_\_\_\_

**TABLED ITEMS**

T1. H07-06-19-792 **513 Truman Avenue, Dennis Beaver**

Replace metal shingles roof with metal v-crimp roof.

APPROVE \_\_\_\_\_ DISAPPROVE \_\_\_\_\_ TABLE \_\_\_\_\_

T2. H07-07-02-853 **1325 South Street, Go Fence Inc.**

195' of PVC fencing, one 8' double gate and one 4' walk gate.

APPROVE \_\_\_\_\_ DISAPPROVE \_\_\_\_\_ TABLE \_\_\_\_\_

T3. H07-07-12-879 **333 Simonton Street, Edward Saint Pe'**

Install Satellite uplink Dish on roof of building. About 5ft to 6ft in size. Possible need for more than one dish on roof.

APPROVE \_\_\_\_\_ DISAPPROVE \_\_\_\_\_ TABLE \_\_\_\_\_

Other Business: