

## ***HARC***

Historic Architectural Review Commission  
13 March

The Historic Architectural Review Commission of the City of Key West, Florida, will hold a regular meeting on Tuesday, March 13, 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

**STAFF APPROVALS:**

**H07-02-13-192 728 Windsor Lane, Street, Wayne Garcia**

Build 6 X 8 wood shed at rear of house wood deck approx. 285 sq/ft as per survey.

**H07-02-20-227 828 Fleming Street, Kellogg Builders**

Replace existing skylights (4).

**H07-02-20-228 1315 Whalton Street, Kellogg Builders**

Remove existing windows. Install louver windows.

**H07-02-20-229 919 Whitehead Street, Kellogg Builders**

Replace porch decking 120 s.f.

**H07-02-20-230 218 Duval Street, Island Refrigeration/A/C**

Install 20 ton A/C unit.

**H07-02-20-231 725 Catherine Street, Lee Layton**

Marlboro Blue trimmed in white. Same color the house is and has been.

**H07-02-20-232 510 Southard Street, Edd Helms A/C Inc.**

Replace one Air handler & two (2) condensing units.

**H07-02-20-233 1003 Seminary Street, Laura Bateman Walker**

Construct front gate house as per site plan & paint white & same "Friendly Yellow" as per Main House face & install approx.20 s.f. v-crimp to roof over door.

**H07-02-20-234 504 Simonton Street, Ngan (John) Cheng**

Re-painting the same white color of the house.

**H07-02-21-235 1507 Grinnell Street, Truman Painting/Rich Long**

Touch-up exterior trim white.

- H07-02-21-236 **1414 Newton Street, T & G Enterprises of Key West, Inc.**  
Install 271 linear ft of 6' stockade fence dropping down to 30 linear ft of 4' fence at front of property.
- H07-02-22-237 **HIGGS BEACH/African Memorial Cemetery Site, Monroe County, John King/Public Works**  
Place concrete slab & beams with columns & steel fencing over burial site. Provide A.D.A. access ramp. "See Project Application Drawings".
- H07-02-22-238 **3501 S Roosevelt Blvd./East Martello Towers, Monroe County John King/Public Works**  
Replace existing doors (front entry).
- H07-02-22-239 **627 Simonton Street, Boston Brick Co.**  
Installation of brick paver walkways, apprx. 280 sq/ft Tan/Charcoal Cobblestone pavers.
- H07-02-22-240 **315 Peacon Lane, John Rodgers Roofing Inc.**  
New add dry-in 30#. Install 24ga metal shingles 200 sq/ft 2 sq.
- H07-02-22-241 **921 Truman Avenue, Masayuki Kon**  
1-Wall sign, 1-hanging sign 8" X 4 (2) signs.
- H07-02-23-245 **812 South Street #2, Stace V. Valenzuela**  
Remove window and replace with a 4.0 6'8 French patio doors at rear of home per engineering drawings.
- H07-02-23-246 **908 Fleming Street, Nippers Painting**  
Painting exterior-Suntan Yellow-2155-50.
- H07-02-23-247 **818 Terry Lane, C. Leon Williams**  
Fenestration changes to 2nd story addition approved Dec. 13, 2005 (H05-12-02-1802. Location of windows in 2nd floor bath changes to side). 2 New windows in stairwell.
- H07-02-23-248 **624 Frances Street, Gary Moes Construction**  
Repair/replace /restore existing Gingerbread porch spindles on bath upper & lower front porches. Railing will not be removed or replaced. Total linear feet (60) Estimate 10 %. Replacement/repair.
- H07-02-26-250 **720 Simonton Street, Lucie Ware**  
Re-shingle the roof-1/2 of roof 4 squares.
- H07-02-26-251 **1227 Duval Street, Republic Builders Inc.**  
Build 6 ' wood picket fence across rear lot to fence in new swimming pool, as per drawings. & site plan.

- H07-02-26-252 **1024 Grinnell Street, John Castro**  
Replace T & G and door and window shutters.
- H07-02-26-253 **627 Simonton Street, Leroy Enterprises**  
Replaster pool 8 X 15.
- H07-02-26-254 **829 Simonton Street, Michael B. Ingram, Architecture**  
Foundation-new footings & framing.
- H07-02-26-255 **500 Duval Street, Allen's Painting Inc.**  
Prep and re-paint front of MargaritaVille Store. Yearly maintenance.  
Walls-Gerbera Daisy-2015-60, Windows & Frames-Antiguan Sky-2040-60, Porch Ceiling-Light Blue, Trim Boards-white.
- H07-02-27-256 **1402 Alberta Street, Holtkamp Construction**  
Install approx. 288 sq/ft deck on West side of building.
- H07-02-27-257 **709 Whitehead Street, Grace White & James White**  
Fence painted white.
- H07-02-27-258 **911 United Street, Ottis L. Cheatham**  
Re-surface pool.
- H07-02-27-259 **#2 Gecko Lane, J.J. Fairbank Construction Inc**  
Renovation/repair deck & roof in rear of house.
- H07-02-28-260 **721 Windsor Lane, Dan Ace Roofing**  
Remove v-crimp replace with v-crimp.
- H07-02-28-261 **817 Whitehead Street, Dan Ace Roofing**  
Install Galvalume v-crimp over asphalt shingles.
- H07-02-28-262 **1409 Olivia Street, Island Ref./A/C**  
Install Central A/C.
- H07-02-28-263 **301 & 303 Duval Street, J. Pfahl**  
Replace 6' X 32" board running on floor on outside deck & sidewalk.  
Need to repaint to existing color.
- H07-02-28-264 **413 Truman Avenue, Althea Rae Hyde**  
1-Remove existing 4'X8 sq/ft decking/repair with same. 2-Demo existing gate & fence /replace with same materials 10' total w/gate.
- H07-02-28-265 **1102 Washington Street, William Rowan, Architect**  
Addendum to H07-2-7-169: Lift 2 story wood frame house w/new

foundation first floor 1'-9" second floor 1'-2". Repair interior damage to first floor match existing siding (1X8 bevel as required). Remove shed roof on L.R. and add gable.

H07-02-28-267 **601 Front Street, Deck Tight Roofing, Inc.**  
Install new standing seam metal roof.

H07-03-01-268 **509-515 United Street, Brad Valek Painting**  
Prep and paint metal roof as existing.

H07-03-01-269 **827 Fleming Street, Clifford Cutler**  
Repair leaking dormer roof and replace rotted wood. Approx. 100 sq. ft. of wood siding.

H07-03-01-270 **1320 Virginia Street, John Havenstrite**  
Paint trim and fence white.

H07-03-01-273 **805 Truman Avenue, Redco Construction**  
Add 18 lf of 4' construction fence to match new fence. Change 8 lf of 4' fence to 6' fence at rear corner setback.

H07-03-02-276 **1123 Elgin Lane, All Keys Construction**  
Reconstruct existing damaged concrete gate post and block privacy wall.

H07-03-02-277 **1328 South Street, Donna Moody**  
Install 1,400 square feet of v-crimp and 2,000 sq. ft. of cooley white single ply roofing.

H07-03-02-278 **1023 Johnson Street, Brad Valek Painting**  
Repaint house white.

H07-03-02-279 **1031 Eaton Street, Kennedy Electric**  
Install light fixture for sign.

H07-03-02-280 **407 Wall Street, Bender & Associates**  
Concrete and stucco repairs restoring south and west facades. Replace existing doors (2 sets). New impact glazing for side lights and transoms. New wood fixed wood shutters at existing infilled openings on west elevation. Repair copper lamps (2).

H07-03-02-282 **1210 Pearl Street, Guillermo Orozco**  
6/6 double hung wood window on west elevation. Wood awning window on east elevation.

**APPLICATIONS REQUIRING CLARIFICATION:**

CL1. H07-02-23-244 **612 Ashe Street, Michael Miller, Architect**  
Demolishing past additions. Adding new structure to existing house with gabled roof. Adding rear porch with pergola.

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

CL2. H07-02-23-245 **614 Ashe Street, Michael Miller, Architect**  
Add 4 dormers to existing roof. Rear covered porch addition. Lowering attic floor.

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

CL3. H07-02-28-266 **315 Peacon Lane, William Rowan, Architect**  
Removed 2 proposed windows in south elevation leaving 1. Offset addition from Historic Structure 6" to emphasize the addition as an addition. Added door in the east elevation onto existing deck. Revised roof to gable from shed.

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

CL4. H07-03-01-271 **1201 Duval Street, Creative Construction, Inc.**  
Substitute 2 X 6 treks decking for 2 X 6 wood decking on balcony  
over Duval Street for durability and appearance.

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

CL5. H07-03-01-272 **518 Duval Street, Bruce Marteney**  
Removal of existing glazed storefront, glass entry doors, awnings,  
shutters, exterior lighting, signage and new paint on existing plaster  
face.

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

CL6. H07-03-01-274 **1115-1117 Von Phister Street, Gary Thomas**  
Demolish existing 2 story frame building. Building is unsafe and  
non-contributing.

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

**CL7. H07-03-01-275 519 Duval Street and 522 Bahama Street, Thomas Pope, Architect**

Increase building height from 28' to 33'6" (5.5' increase) for Bahama Street structure (original HARC # H06-01-12-54).

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

**CL8. H07-03-02-281 1317 Grinnell Street, Robert Delaune, Architect**

Demolish existing screen porch; entry deck & stairs; left, right, and rear chain link fences. Construct left side open porch; new roof with dormers; new rail @ second floor front deck; new left and right side 6' wood fences; mew 5' CBS wall @ rear property line to match existing.

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

**CL9. H07-03-02-283 North corner of William and Seminole Avenue, Gonzalez Architects**

Revision to previous approval H06-02-03-189- relocate building on site at William and Seminole.

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

**TABLED ITEMS**

**T1. H07-02-01-138 922 Catherine Street, Thomas E. Pope**

New front porch, dormers and windows at gabled end and new French doors.

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

**T2. H07-01-31-136 1401 Duval Street, Schroeder Builders**

Rebuild first and second floor porches to original. Remove first floor porch enclosure. Build new porches on right side of building to match original. Approx. 40 linear feet per floor.

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

**T3.H07-02-12-187 100 Admirals Lane, Edward De Leon**

I respectfully request HARC approval of pre-existing (installed in 2003) replacement PGT high impact windows and doors for a non-historic home constructed in 1994 located in the Truman Annex.

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

Other Business: