

**RESOLUTION NUMBER 2009- 022**

**A RESOLUTION OF THE KEY WEST PLANNING BOARD TO ALLOW A ONE-YEAR EXTENSION FROM THE EFFECTIVE DATE OF THE ORIGINAL VARIANCE GRANTED IN RESOLUTION NUMBER 08-174 FOR PROPERTY LOCATED AT 19 HILTON HAVEN DRIVE (RE#00002180-000000), KEY WEST FLORIDA; PROVIDING FOR AN EFFECTIVE DATE.**

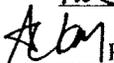
**WHEREAS**, Resolution 08-174 approving an impervious surface coverage variance for the property was approved by the City of Key West Board of Adjustment on June 5, 2008; and

**WHEREAS**, that variance allowed an extension if the applicant demonstrated that no change of circumstances to the property or its underlying zoning has occurred; and

**WHEREAS**, the applicant requested a 12 month extension from the effective date of the original variance; and

**WHEREAS**, the applicant submitted a new site plan, that did not change the nature of the variance, in response to tree protection needs; and

**WHEREAS**, the applicant has demonstrated that no change of circumstances to the property or its underlying zoning has occurred; and

 Vice Chairman  
 Planning Director

**WHEREAS**, the applicant submitted a timely request for extension and demonstrated that there are no changes to circumstances regarding the original variance approval; and

**WHEREAS**, the granting of the variance extension will be in harmony with the general purpose and intent of the Land Development Regulations, and will not be injurious to the neighborhood, or otherwise detrimental to the public welfare;

**NOW, THEREFORE, BE IT RESOLVED** by the Planning Board of the City of Key West, Florida:

**Section 1.** That the variance granted by the Board of Adjustment in Resolution No. 08-174, to **IMPERVIOUS SURFACE COVERAGE** in the **MDR, Medium Density Residential Zoning District**, under the Code of Ordinances of the City of Key West, Florida, are hereby extended for an additional period of one-year until July 16, 2011 **FOR THE PROPERTY LOCATED AT 19 HILTON HAVEN DRIVE (RE# 00002180-000000)**, SEE ATTACHED PLANS dated 6/01/09, with the following conditions:

**Section 2.** It is a condition of this variance that full, complete, and final application for all permits required for which this resolution is wholly or partly necessary, shall be submitted in its entirety by July 16, 2011.

**Section 3.** This variance extension does not constitute a finding as to ownership or right to possession of the property, and assumes, without finding, the correctness of applicant's assertion of legal authority respecting the property.

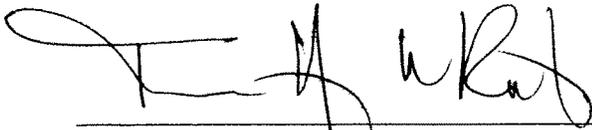
**Section 4.** This Resolution shall go into effect immediately upon its passage and adoption and authentication by the signatures of the presiding officer and the Clerk of the Commission.

**Section 5.** This resolution is subject to appeal periods as provided by the City of Key West Code of Ordinances (including the Land Development Regulations). After the City appeal period has expired, this permit will be rendered to the Florida Department of Community Affairs. Pursuant to Chapter 9J-1, F.A.C., this permit is not effective for forty five (45) days after it has been properly rendered to the DCA with all exhibits and applications attached to or incorporated by reference in this approval; that within the forty five (45) day review period the DCA can appeal the permit to the Florida Land and Water Adjudicatory Commission; and that such an appeal stays the effectiveness of the permit until the appeal is resolved by agreement or order.

Read and passed on first reading at a regular meeting held this 18th day of June, 2009.

Authenticated by the Vice Chairman of the Planning Board and the Planning Director.

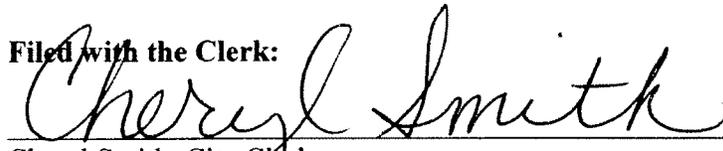
THR Vice Chairman  
AClay Planning Director

  
\_\_\_\_\_  
Timothy W. Root, Vice Chairman  
Key West Planning Board

June 24, 2009  
\_\_\_\_\_  
Date

**Attest:**  
  
\_\_\_\_\_  
Amy Kimball-Murley, AICP  
Planning Director

June 29, 2009  
\_\_\_\_\_  
Date

**Filed with the Clerk:**  
  
\_\_\_\_\_  
Cheryl Smith, City Clerk

6-26-09  
\_\_\_\_\_  
Date

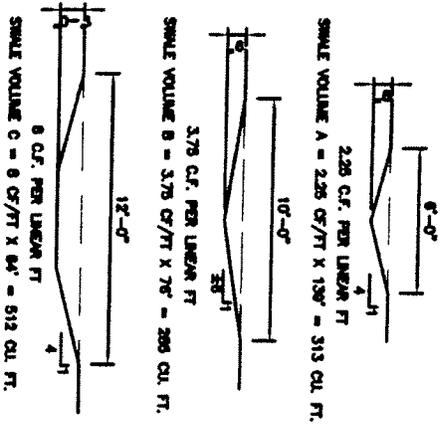
\_\_\_\_\_ Vice Chairman

\_\_\_\_\_ Planning Director



# STORMWATER DATA

IMPERVIOUS AREAS	
EXISTING ASPHALT ROAD	1888.00 S.F.
EXISTING SEAWALL	128.00 S.F.
NEW CONC. DOCK	264.00 S.F.
NEW CONC. A/C PAD	18.00 S.F.
NEW POOL	370.00 S.F.
NEW HOUSE BACK DECK	454.00 S.F.
NEW HOUSE W/ OVERHANGS	3216.00 S.F.
NEW CONC. PAVERS DRIVE	927.00 S.F.
<b>TOTAL IMPERVIOUS</b>	<b>7044.00 S.F.</b>
7,044 S.F. IMPERVIOUS / 10,755 S.F. LOT = 65.5% IMPERVIOUS COVERAGE	
10,755 S.F. x 0.156 x 65.5% = 1099 C.F. SWALE	
SWALE A =	313 C.F.
SWALE B =	285 C.F.
SWALE C =	512 C.F.
<b>SWALE TOTAL</b>	<b>1110 C.F.</b>



## SWALE PROFILE

SCALE: N.T.S.

WILLIAM P. HORN  
ARCHITECT, P.A.  
LICENCE NO. AA 060840  
TEL (850) 296-8002  
FAX (850) 296-1033

NEW RESIDENCE  
19 HILTON HAVEN DRIVE  
N.W. WEST FLORIDA

PROJECT 0801  
DATE 06-01-09  
REV



ACK  
AWK

**SITE DATA**

ZONING : MDR (MEDIUM DENSITY RESIDENTIAL)  
 FLOOD ZONE : AE +0  
 LOT AREA : 10,755 SQ. FT. (0.246 ACRES) (UPLAND)  
 MIN. LOT SIZE : 0.5 ACRE  
 MAX. LOT COVERAGE : 3,704 S.F. ( 35% )  
 EXISTING LOT COVERAGE : 1,624 S.F. ( 15.0% )  
 PROPOSED LOT COVERAGE : 3,739 S.F. ( 34.7% )  
 MAX. IMPERVIOUS SURFACE: 5,378 S.F. ( 50% )  
 EXISTING IMPERVIOUS SURFACE : 4,186 S.F. ( 38.9% )  
 PROPOSED IMPERVIOUS SURFACE : 7,044 S.F. ( 65.5% )  
 MAX. HEIGHT : 35 FEET  
 PROPOSED HEIGHT : 34'-9" MAX.  
 SETBACKS:  
 FRONT : 30'-20'  
 SIDE : 7'  
 REAR : 30'  
 ST. SIDE : 10'

**PROPOSED IMPERVIOUS SURFACE CALCS:**

EXISTING ASPHALT ROAD	: 1666.00 S.F.
EXISTING SEAWALL	: 129.00 S.F.
NEW CONC. DOCK	: 264.00 S.F.
NEW CONC. A/C PAD	: 18.00 S.F.
NEW POOL	: 370.00 S.F.
NEW CONC. BACK DECK	: 434.00 S.F.
NEW HOUSE W/ OVERHANGS	: 3218.00 S.F.
NEW CONC. PAVERS DRIVE	: 927.00 S.F.
<b>TOTAL</b>	<b>: 7044.00 S.F. ( 65% )</b>

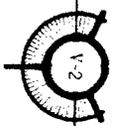
**BUILDING DATA**

1ST. FLOOR	:	600 S.F.	GARAGE
	:	2,108 S.F.	INTERIOR AND COVERED AREAS
2ND. FLOOR	:	2,708 S.F.	INTERIOR AND COVERED AREAS
OVERHANGS	:	508 S.F.	

**WILLIAM P. HORN**  
 ARCHITECT, P.A.  
 LICENSE NO. 11360340  
 TEL: (904) 296-8392  
 FAX: (904) 296-1033

**NEW RESIDENCE**  
 19 HILTON HAVEN DRIVE  
 KISSIMISSOON, FLORIDA

PROJECT: 0801 DATE: 06-01-09  
 REV: 



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*PHR*