

RESOLUTION NUMBER 2010-041

A RESOLUTION OF THE KEY WEST PLANNING BOARD GRANTING A CONDITIONAL USE APPROVAL PER SECTION 122-62 AND 122-63 OF THE CODE OF ORDINANCES FOR PROTECTIVE SERVICES FOR A TEMPORARY FIRESTATION LOCATED AT 201 TRUMAN AVENUE (RE# 00015120-000000) IN THE HISTORIC MEDIUM DENSITY RESIDENTIAL (HMDR) ZONING DISTRICT, PURSUANT TO SECTION 122-598(7) OF THE CODE OF ORDINANCES, KEY WEST FLORIDA; PROVIDING FOR AN EFFECTIVE DATE.

WHEREAS, the subject property is located in the Historic Medium Density Residential (HMDR) zoning district; and

WHEREAS, Section 122-598(7) of the Code of Ordinances provides that protective services are allowed as a conditional use within the HMDR zoning district; and

WHEREAS, Section 122-61 of the Code of Ordinances allows applicants to request a conditional use approval; and

WHEREAS, the applicant filed a conditional use application for Fire Station No.2 to be located at 201 Truman Avenue; and


Chairman

Planning Director

WHEREAS, Section 122-62 outlines the criteria for reviewing a conditional use application by the Planning Board; and

WHEREAS, this matter came before the Planning Board at a duly noticed public hearing on November 18, 2010; and

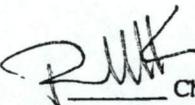
WHEREAS, the Planning Board found that the proposed use complies with the criteria in Section 122-62; and

WHEREAS, the approval of the conditional use application 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; and

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

Section 1. That the above recitals are incorporated by reference as fully set forth herein.

Section 2. That the conditional use request for a protective services Fire Station facility in the HMDR zoning district, for property located at 201 Truman Avenue, per Section 122-598 (7) of the


Chairman

Planning Director

Land Development Regulations of the Code of Ordinances of the City of Key West, Florida (RE # 00015120-000000), as shown in the attached site plans dated October 4, 2010 with the following conditions:

1. The carport will be removed upon the Fire Department's vacation of the site;
2. The Fire Station will not be relocated to 201 Truman Avenue until the Building Official determines that the existing structure at 525 Angela Street is unsafe and unsanitary pursuant to city code; and
3. Upon the Fire Station relocation to 201 Truman Avenue, occupation of the property as a fire station is limited 36 months.

Section 3. Full, complete, and final application for all permits required for which this resolution is wholly or partly necessary, shall be submitted in its entirety within 12 months after the date hereof.

Section 4. This conditional use approval 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 5. This resolution shall go into effect immediately upon its passage and adoption and


Chairman

Planning Director

authentication by the signatures of the presiding officer and the Clerk of the Commission.

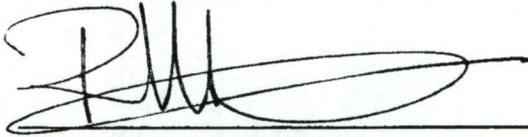
Section 6. This resolution is subject to appeal periods as provided by the City of Key West Code of Ordinances (including the Land Development Regulations). After the City appeal period has expired, this permit or development order will be rendered to the Florida Department of Community Affairs. Pursuant to Chapter 9J-1, F.A.C., this permit or development order 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 or development order 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.


Chairman


Planning Director

Read and passed on first reading at a regular meeting held this 18th day of November, 2010.

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



Richard Klitenick, Chairman
Key West Planning Board

Dec 1, 2010

Date

Attest:



Amy Kimball-Murley, AICP
Planning Director

Donald Leland Craig, AICP
Interim Planning Director

12.01.10

Date

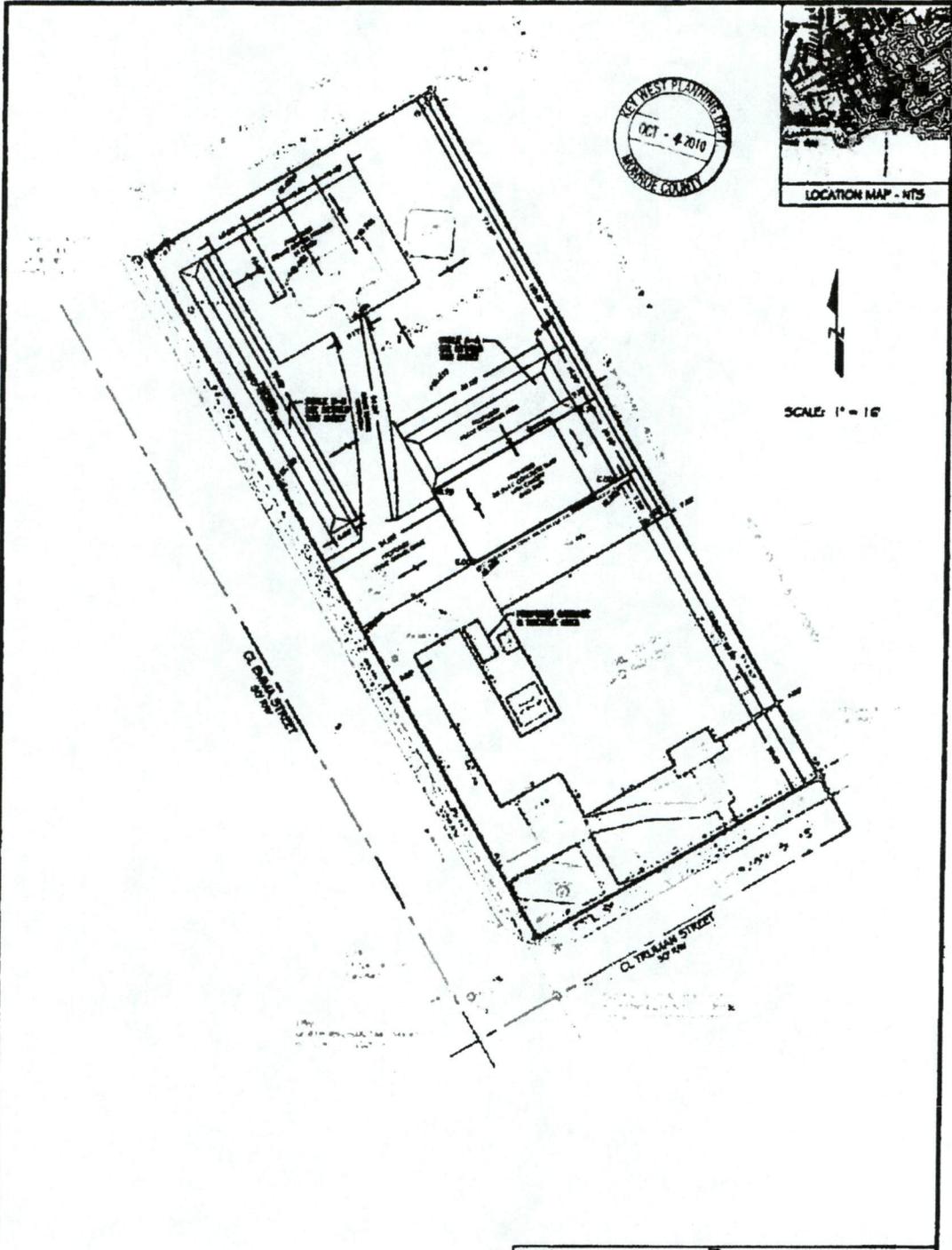
Filed with the Clerk:



Cheryl Smith, City Clerk

12-1-10

Date



SCALE: 1" = 16'

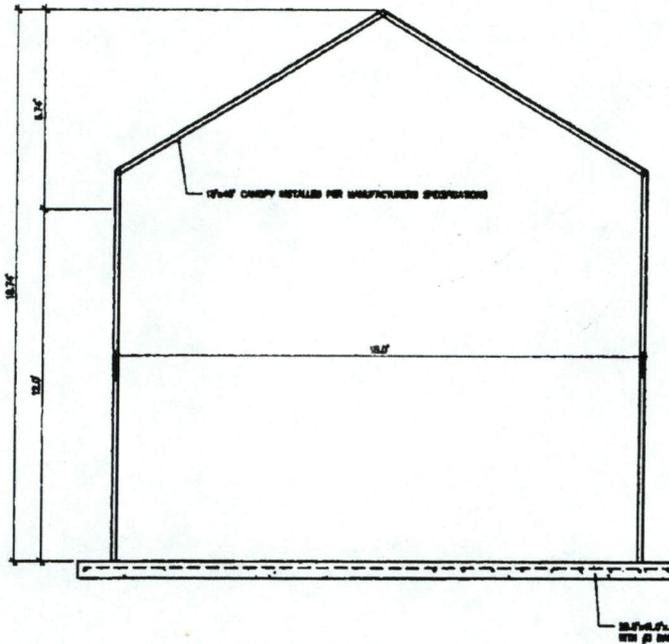
1 PROPOSED SITE PLAN
SCALE: NOTED

City of Key West
1995 Incorporated under
 the laws of Florida 200800
 STATE 9900-0000

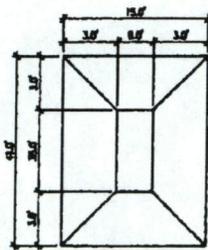
201 TRUMAN AVENUE PROPOSED PARKING LAYOUT	
PLNO	0-522
APP	
1:16	SEPTEMBER 22, 2010 of 2

REVISED 9/27/10 / REVISED 10/4/10

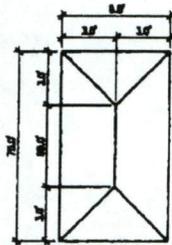
DMK
12/1/2010



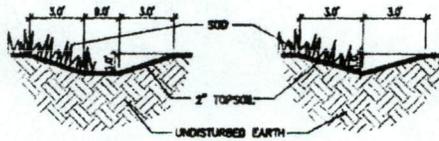
CONCRETE SLAB / CANOPY SECTION C-C



SWALE VOLUME 28807



SWALE VOLUME 28807



SWALE A-A

SWALE B-B

SWALE NOTES:

1. STORMWATER SWALES SHALL BE MAINTAINED FREE OF DEBRIS AND WITH SAME VOLUME AS SPECIFIED BY PERPETUITY.
2. OVER-EXCAVATE SWALE 4" FOR SOD AND TOPSOIL INSTALLATION.
3. SIDE SLOPE SHALL BE 3:1 HORIZ:VERT.

SITE DATA

DISTING BUILDING USE: COMMERCIAL OCEMT
 PROPOSED BUILDING USE: COMMERCIAL OCEMT
 ZONING: HMOR
 LOT SIZE: (136.12x90.33) 12,254.32SF
 BUILDING COVERAGE: 40% MAXIMUM (4,901.73SF)
 DISTING BUILDING COVERAGE: 24.1% (2,804.33SF)
 PROPOSED BUILDING COVERAGE: 29.5% (3,544.89SF)
 IMPERVIOUS SURFACE RATIO: 60% MAXIMUM
 DISTING IMPERVIOUS SURFACE: 30.6% (3,698.05SF)
 PROPOSED IMPERVIOUS SURFACE: 49.2% (5,945.55SF)
 DISTING OPEN SPACE (PERVIOUS SURFACE): 69.4% (8,326.32SF)
 PROPOSED OPEN SPACE (PERVIOUS SURFACE): 50.6% (6,098.82SF)
 FRONT SETBACK: 10.0' (20.0' DISTING) 28.5' PROPOSED CARPORT
 SIDE SETBACK: 5.0' (7.0' DISTING) 23' PROPOSED CARPORT
 STREET SIDE SETBACK: 7.5' (8.0' DISTING) 31.95' PROPOSED CARPORT
 REAR SETBACK: 15.0' (120.07' DISTING) 66.07' PROPOSED CARPORT
 REQUIRED PARKING: 4
 PROPOSED PARKING: 4

2

SECTIONS AND DETAILS

SCALE: NTS



City of Key West

1201 Duval Street
 Key West, Florida 33040
 (305) 292-0198

201 TRUMAN AVENUE
 PROPOSED PARKING LAYOUT

KMO		D-522
ADP		
NTS	SEPTEMBER 22, 2010	2 of 2

REVISED 3/27/10; REVISED 10/4/10

Dunk
 2/1/2010