

# **AGENDA**

## **KEY COLONY BEACH CITY COMMISSION**

### **PUBLIC HEARING**

Thursday, May 16<sup>th</sup>, 2024 – 9:30 am

Located at Marble Hall, 600 W. Ocean Drive, Key Colony Beach

& via Zoom Conferencing

**[Zoom Login Information at the end of this Agenda](#)**

1. *Call to Order, Pledge of Allegiance, Prayer & Roll Call*
2. *Agenda Additions, Deletions, or Changes*
3. *Citizen Comments & Correspondence*
4. *Administration of Oath of Witnesses*
5. *Disclosure of Ex-Parte Communication – Pg. 1*
6. *Discussion/Approval for the installation of a 40,000 lb. cradle-style Boat Lift at the property located at 820 Shelter Bay Drive.*
  - a. *Presentation by the Building Department – Pgs. 2-9*
  - b. *Statement by Applicant*
  - c. *Planning & Zoning Board Recommendation – Chair George Lancaster*
    - i. *Meeting Minutes from April 17<sup>th</sup>, 2024 – Pgs. 10-12*
    - ii. *Letter of Recommendation – Pg. 13*
  - d. *Commission Discussions*
  - e. *Motion to approve, deny, or approve with conditions*
7. *Other Business*
8. *Adjourn*

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***This meeting will be held at Marble Hall, 600 W. Ocean Drive, Key Colony Beach, Florida 33051.***

*Join from a PC, Mac, iPad, iPhone or Android device:*

*Please click this URL to join. <https://us02web.zoom.us/j/83687943729?pwd=S3AzbzZ4OVkrRWN4cGIzNUJZVFowUT09>*

*Passcode: 475928*

*Or One tap mobile:*

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*+13092053325,,83687943729#,,,,\*475928# US*

“Members of the public may speak for three minutes and may only speak once unless waived by a majority vote of the commission.”

Letters submitted to the City Clerk to be read at the Commission Meeting will be made part of the record but not read into record. Persons who need accommodations in order to attend or participate in this meeting should contact the city clerk at 305-289-1212 at least 48 hours prior to this meeting in order to request such assistance. If a person decides to appeal any decision made with respect to any matter considered at any meeting, that person will need a record of the proceedings and for such purpose 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.

## **EX-PARTE COMMUNICATIONS**

An ex-parte communication is defined as:

any contact, conversation, communication, writing, correspondence, memorandum or any other verbal or written communication that takes place outside a public hearing between a member of the public and a member of a quasi-judicial board, regarding matters which are to be heard and decided by said quasi-judicial board.

Site visits and expert opinions are also considered ex-parte communications.

In the event that someone contacts a Board Member about a quasi-judicial matter outside of a public meeting, at such time that particular issue is brought before the Board, the Board Member should state on the record:

- the existence of any ex-parte communication,
- the nature of the communication,
- the party who originated the ex-parte communication, and
- whether or not the ex-parte communication affects your ability to impartially consider the evidence presented.

Similarly, any correspondence received by a Board Member must be forwarded to the Board Clerk.

Note: The term "Board Member" would include all members of the Code Enforcement Board, the Planning & Zoning Committee, and the City Commission when they are acting in a quasi-judicial capacity (for example, but not limited to, code violation hearings and variance hearings).

# INSTALL FENDER PILES AND BOAT LIFTS

820 SHELTER BAY Dr, KEY COLONY BEACH



PROJECT LOCATION

## SITE DATA / PROJECT LOCATION:

**SITE ADDRESS:** 820 SHELTER BAY Dr, KEY COLONY BEACH  
**PARCEL NO.:** 00074350-000000  
**LEGAL DESC.:** BK 8 LT 29 KEY COLONY BEACH FIRST ADDN AMD PLAT PB4-11 SHELTER KEY OR540-641 OR786-1605 OR936-1456 OR988-1799 OR1526-2288 OR2158-2033 OR3076-2269  
**OWNER / S:** 7GABLESKCB LLC  
**ZONING:** SINGLE-FAMILY RESIDENCE (0100)



**A LOCATION MAP**  
C-01 SCALE: NTS.

## DRAWING INDEX:

- C - 01 PROJECT INFORMATION
- C - 02 GENERAL NOTES
- C - 03 SITE PLAN
- C - 04 DETAILED SECTIONS
- C - 05 FENDER PILES SECTION

## SCOPE OF WORK:

### NEW CONSTRUCTION

- PROPOSED (9) 12" TIMBER FENDER PILES
- INSTALL 40K BOAT LIFT
- INSTALL 15K BOAT LIFT
- PROPOSED (8) 12" TIMBER PILES FOR 40K LIFT
- PROPOSED (4) 12" TIMBER PILES FOR 15K LIFT
- REMOVE (4) EXISTING BOAT LIFT PILES



**B VICINITY MAP**  
C-01 SCALE: NTS.

PROJECT LOCATION



**RAPID PERMITS AND ENGINEERING**

ADDRESS: PO Box 510573, Key Colony Beach, FL 33051  
 CONTACT: 305-916-1400  
 EMAIL: info@rapidpermitting.com

**THREE GENTS LLC**

James Rhyme, P.E.  
 157 Sapodilla Drive  
 Islamorada, FL 33036

**PROJECT TITLE:**  
 INSTALL FENDER PILES AND BOATS LIFTS  
 820 SHELTER BAY Dr, KEY COLONY BEACH  
**LOCATION :** 820 SHELTER BAY Dr, KEY COLONY BEACH  
 Parcel ID - 00074350-000000

NO.	DESCRIPTION	REV. DATE
00	Cover Sheet	07 -14 - 23
01	Cover Sheet	07 -19 - 23

SHEET CONTENT:	SHEET NO.:
PROJECT INFORMATION	C 01 05
DATE: 07/14/2023	

# GENERAL NOTES

## GENERAL REQUIREMENTS

1. Prior to starting any work the Contractor shall review these plans and site conditions and notify the Engineer if any discrepancies are discovered or conflicts with these plans, specifications, or dimensions which affect the execution of construction or safety.
2. Take out of plans is solely intended to be utilized for construction at the specified location.
3. The Contractor shall not scale the drawings and shall request additional information required for construction from the Engineer of Record.
4. The Contractor shall be responsible for calling overhead utility locates before performing any excavation activities in any areas which underground utilities may be present. The Engineer of Record shall not be responsible for providing the location of utilities.
5. The Engineer of Record is not responsible for the supervision of the Contractor nor their employees during the construction.
6. The Contractor is responsible for providing and implementing the means and methods for the construction process and performs all work in conformance with the standards and requirements of the 2023 Florida Building Code, manufacturer's recommendations, local county and city codes and ordinances, and specifications referenced within these plans.
7. The Contractor must complete this construction in accordance with the Building Envelope Energy Requirements of the Florida Model Energy Code.
8. Quality of the work must meet or exceed the industry standard practice.
9. Any deviations from these plans shall be reviewed and approved by the Engineer of Record.
10. Install shoring as required for all structural members of the existing structure.
11. Contractor is responsible for all means and methods to be used to improve or maintain the existing condition, structural integrity, and safety of the structure including but not limited to the design and installation of structural shoring or tie-downs and adequately performing work. The contractor is responsible for the safety of all personnel entering the designated working area.
12. The Contractor shall coordinate their work with all other trades in order to avoid scheduling conflicts.
13. The Engineer of Record certifying this document shall not be held liable for any financial or time related damages including but not limited to damages to the structure, personnel, time related delays, and structural issues that result from the construction in accordance with the applicable specifications of this certified document. The Contractor shall notify the Engineer of Record if any conditions or issues arise that do not adhere to the details specified.
14. The Engineer certifying this document shall not be held liable for any financial or time related damages including but not limited to damages to the structure, personnel, time related delays, and structural issues that result from the construction in accordance with the applicable specifications of the certified document.
15. All work to be done in accordance with the FSC 2023 TDS Edition. Any details not shown on this plan shall not be to be employed by others; The engineer should not be made liable for details not shown as they are not included in the scope of work. The scope of work is limited to the details specified on the included sheets. To verify the reality or applicability of the need or signature, contact the engineer.
16. For the rolling, meet have the provision of permanent bearing, and no meeting piles.
17. All pilings to be driven to refusal of 10 min, embedment into firm cap rock in a pre-drilled or pre-punched hole unless specifically specified otherwise.

## STRUCTURAL LUMBER NOTES

1. All wood members shall meet or exceed requirements stated in "ASCE/SEI/AFPA National Design Specifications for Wood Construction" and all referenced standards.
2. All wood members shall be Southern Pine #2, MC 17% (No. 2 B or greater 1/8" dia) or referenced in the Standards.
3. All wood members exposed to the exterior or directly contacting concrete or steel shall be Pressure Treated (PT) KCD3 grade per KSP's Standards and treated with chemicals to protect from insects and decay. Allow wood to dry after treatment.
4. All field joints in Pressure Treated lumber shall be treated on site.
5. Lathing shall be in accordance with FSC 2023. Refer to other documents for Pressure Treated wood shall be kiln-dried or ACO Approved treated.
6. 2" x 4" Plywood Sheathing Grade, unless otherwise stated specified in the plans.
7. Use 1/4" independent nails with spacing of 6" o.c. on all edges and 8" o.c. in the field with all edges blocked. Note, we can use stainless steel nails also as an option.
8. Cutting and notching of wood members including but not limited to their joint shall not exceed one-third of the depth of the member and cannot be located in the middle one-third.
9. The depth of the notching at the ends of the wood members shall not exceed one-fourth of the depth of the member.
10. Gases, joint, and rollers with a thickness equal or greater than 4" shall only be installed at the ends of the members and shall not be installed on the tension side of the member.
11. Holes in lath wood members shall have a diameter less than one-third of the depth of the member and shall not be located closer than two inches to the top or bottom of the member.
12. Sheathing shall be placed between all joist at a spacing not in excess of 16 inches.
13. Install Simpson L2X Rafter Submittal Joint Hangers at locations where structural wood members including but not limited to joist and beams connect into other members.
14. All field joints in pressure treated lumber shall be treated on site.



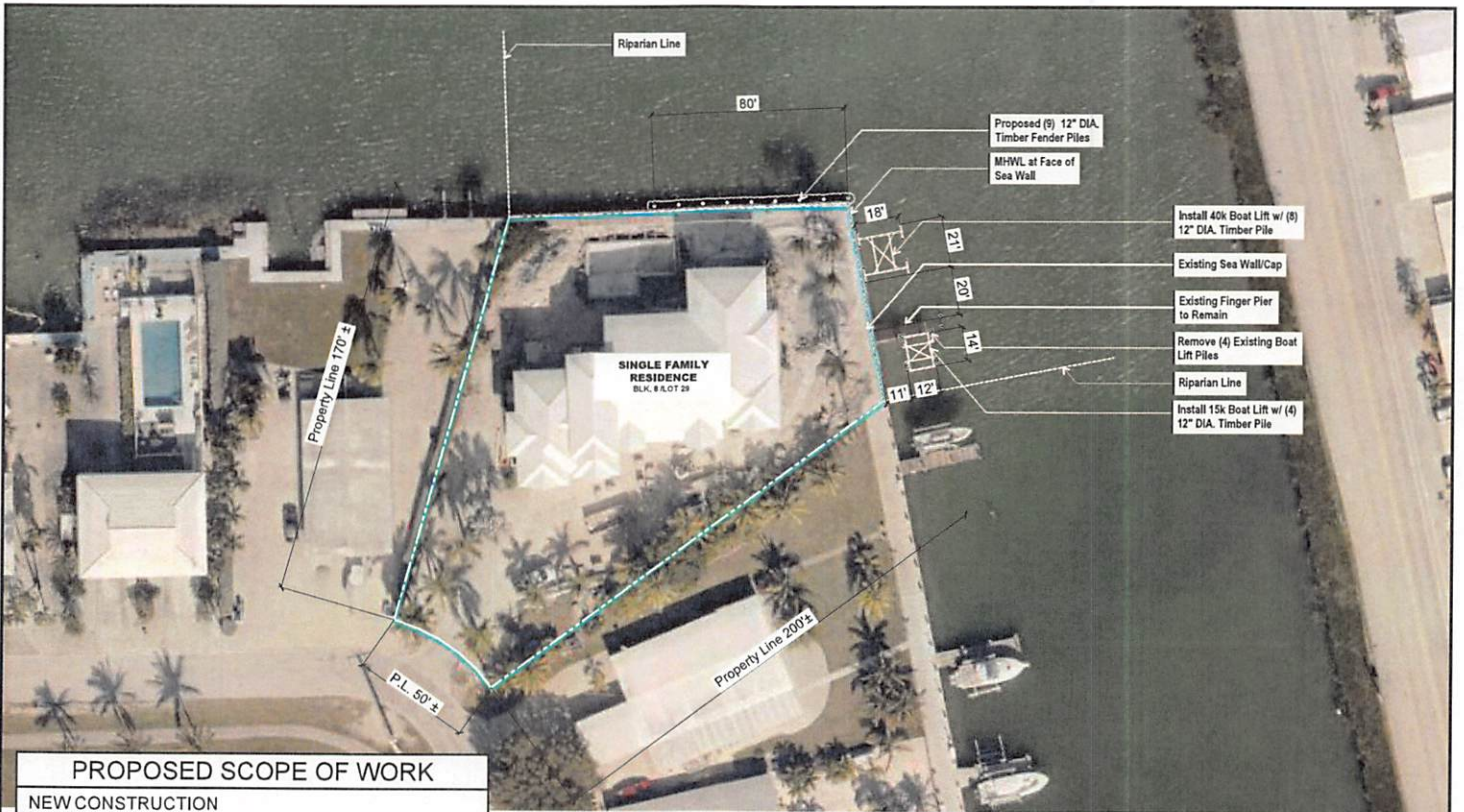
**RAPID PERMITS AND ENGINEERING**

ADDRESS: PO Box 510573 Key Colony Beach FL 33051  
 CONTACT: 305-916-1400  
 EMAIL: [info@rapidpermits.com](mailto:info@rapidpermits.com)

**THREE GENTS LLC**

James Rhyne, PE  
 151 Sapodilla Drive  
 Miramar FL 33005

PROJECT TITLE:	NO.	DESCRIPTION	REV. DATE	SHEET CONTENT:	SHEET NO.:
INSTALL FENDER PILES AND BOATS LIFTS 820 SHELTER BAY DR, KEY COLONY BEACH	00	General Notes	07-14-23	GENERAL NOTES	C 02/05
LOCATION: 820 SHELTER BAY DR, KEY COLONY BEACH Parcel ID - 00074350-000006				DATE: 07/17/2023	

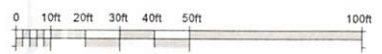


**PROPOSED SCOPE OF WORK**

**NEW CONSTRUCTION**

- PROPOSED (9) 12" TIMBER FENDER PILES
- INSTALL 40K BOAT LIFT
- INSTALL 15K BOAT LIFT
- PROPOSED (8) 12" TIMBER PILES FOR 40K LIFT
- PROPOSED (4) 12" TIMBER PILES FOR 15K LIFT
- REMOVE (4) EXISTING BOAT LIFT PILES
- SUBJECT PROPERTY CONTAINS 0' ± SF TOTAL ACQE J/D AREA TO BE AVOIDED.

820 SHELTER BAY Dr.  
**SITE PLAN**  
 C-03 SCALE: 1.75" = 100'



**RAPID PERMITS AND ENGINEERING**

ADDRESS: PO Box 510573, Key Colony Beach, FL 33051  
 CONTACT: 305-916-1400  
 EMAIL: info@rapidpermitting.com

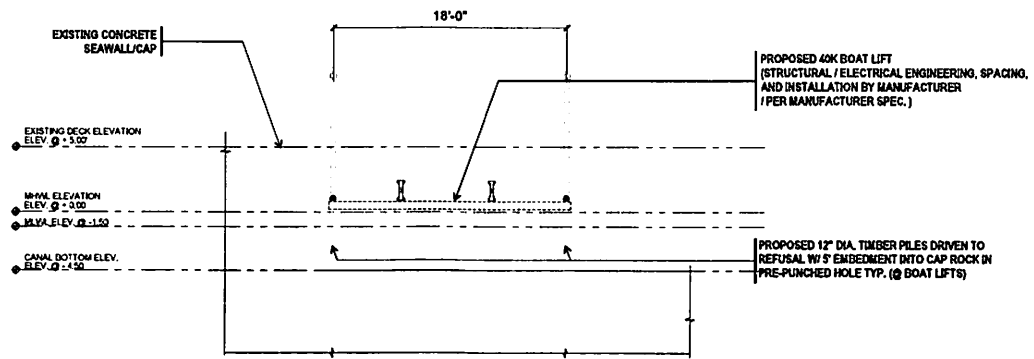
**THREE GENTS LLC**

James Rhyne, P.E.  
 157 Sapodilla Drive  
 Islamorada, FL 33036

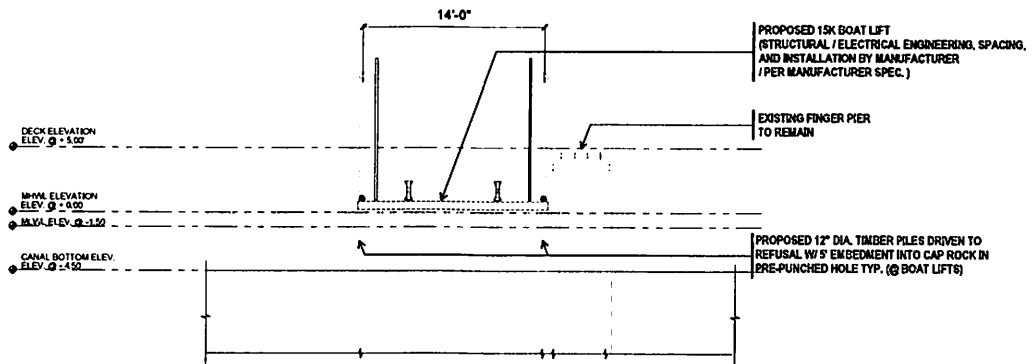
**PROJECT TITLE:**  
 INSTALL FENDER PILES AND BOATS LIFTS  
 820 SHELTER BAY Dr, KEY COLONY BEACH  
 LOCATION : 820 SHELTER BAY Dr, KEY COLONY BEACH  
 Parcel ID - 90674350-000000

NO.	DESCRIPTION	REV. DATE
00	Site Plan	07 -17 - 23
01	Site Plan	07 -19 - 23
02	Site Plan	07 -20 - 23

SHEET CONTENT:	SHEET NO.:
SITE PLAN	C 03 / 05
DATE: 03 -17 - 23	



**A**  
C-04  
820 SHELTER BAY Dr.  
**SECTION DETAIL A**  
SCALE: 3/32" = 1'



**B**  
C-04  
820 SHELTER BAY Dr.  
**SECTION DETAIL B**  
SCALE: 3/32" = 1'



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EMAIL: info@rapidpermits.com

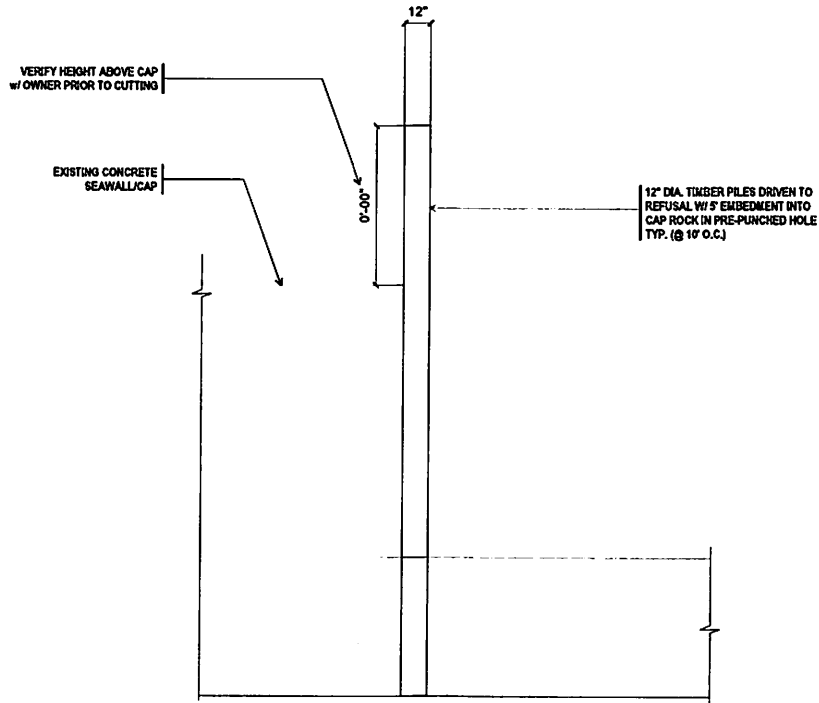
**THREE GENTS LLC**

James Rhine, PE  
157 Seaside Drive  
Islamorada, FL 33036


**PROJECT TITLE:**  
INSTALL FENDER PILES AND BOATS LIFTS  
820 SHELTER BAY Dr, KEY COLONY BEACH  
**LOCATION:** 820 SHELTER BAY Dr, KEY COLONY BEACH  
Parcel ID - 90974259-000000

NO.	DESCRIPTION	REV. DATE	SHEET CONTENT:
00	Detailed Sections	07-17-23	DETAILED SECTIONS
01	Detailed Sections	07-20-23	
			DATE: 07-17-23

**C**  
04  
05



C
 820 SHELTER BAY Dr.  
**FENDER PILE TYP. SECTION**  
 C-05 SCALE: 3/16" = 1'

	<b>RAPID PERMITS AND ENGINEERING</b> <small>ADDRESS: PO Box 510573 Key Colony Beach, FL 33051          CONTACT: 305-916-1400          EMAIL: info@rapidpermitsandeng.com</small>	<b>THREE GENTS LLC</b> <small>James Rhyne, PE          1527 Sandcastle Drive          Islamorada, FL 33056</small>	<b>PROJECT TITLE:</b> INSTALL FENDER PILES AND BOATS LIFTS 820 SHELTER BAY Dr, KEY COLONY BEACH		<b>NO.</b> 00	<b>DESCRIPTION</b> Fender Pile Section	<b>REV. DATE</b> 07 -17 - 23	<b>SHEET CONTENT:</b> FENDER PILE SECTION DATE: 07 -17 - 23	<b>SHEET NO.:</b> <span style="border: 1px solid black; border-radius: 50%; padding: 5px; display: inline-block; text-align: center;">C 05 / 05</span>
					01	Fender Pile Section	07 -19 - 23		
					02	Fender Pile Section	07 -20 - 23		
			<b>LOCATION :</b> 820 SHELTER BAY Dr, KEY COLONY BEACH <small>Parcel ID - 00874350-000000</small>						

Dear Owners of 80 7<sup>th</sup> St, Key Colony Beach, FL

SCHULZ RONALD B  
2932 Cripple Creek Trl  
Grapevine TX 76051

This letter is a request of signature for your approval to build a 40k boat lift at the neighboring property:

820 Shelterbay Drive, Key Colony Beach, FL

Print, Sign & Date below.

Ronald Schulz

(print)

Ronald B Schulz

(sign)

3/4/24

(date)



Dear Owners of 850 Shelter Bay Drive, Key Colony Beach, FL

FLOODY KARL K REVOCABLE TRUST 07/17/2018  
137 E Wilson St  
Unit 1113  
Madison WI 53703

FLOODY SUZANNE Y REVOCABLE TRUST 07/17/2018  
137 E Wilson St  
Unit 1113  
Madison WI 53703

This letter is a request of signature for your approval to build a 40k boat lift at the neighboring property:  
820 Shelterbay Drive, Key Colony Beach, FL

Print, Sign & Date below.

KARL K. FLOODY  
SUZANNE Y. FLOODY

(print)

EE TEE

(sign)

Suzanne Y. Floody

(date)

3-1-2024



**PROPOSED SCOPE OF WORK**

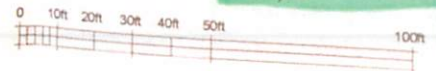
**NEW CONSTRUCTION**

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820 SHELTER BAY Dr.  
**SITE PLAN**

C-03

SCALE: 1.75" = 100'



*1/2" CF SYF*



**RAPID PERMITS AND ENGINEERING**

ADDRESS: PO Box 510873, Key Colony Beach, FL 33051  
CONTACT: 305-916-1400  
EMAIL: info@rapidperm.com

PROJECT TITLE:

INSTALL FENDER PILES AND BOATS LIFTS  
820 SHELTER BAY Dr, KEY COLONY BEACH

LOCATION | 820 SHELTER BAY Dr, KEY COLONY BEACH  
Parcel ID - 88974350-00000

NO.	DESCRIPTION	REV. DATE	SHEET CONTENT:	SHEET NO.:
00	Site Plan	07-17-23	SITE PLAN	C 03 05
01	Site Plan	07-19-23		
02	Site Plan	07-20-23		
			DATE: 03-17-23	

**MINUTES**  
**PLANNING & ZONING BOARD**  
**REGULAR MEETING & PUBLIC HEARING**

Wednesday, April 17<sup>th</sup>, 2024 - 9:30 a.m.  
Marble Hall, 600 W. Ocean Drive, Key Colony Beach, Florida 33051  
& via Zoom Conferencing

1. **Call to Order, Pledge of Allegiance & Rollcall:** The Key Colony Beach Planning & Zoning Meeting was called to order by Chair George Lancaster at 9:30 am followed by the Pledge of Allegiance and Rollcall. **Present:** Chair George Lancaster, Vice-Chair Lin Walsh, Bob Glassman. **Also present:** Mayor/City-Administrator Joey Raspe, Administrative Assistant Tammie Anderson, City Clerk Silvia Gransee.

**Public Attendance:** 2

2. **Agenda Additions, Deletions, or Changes:** City Clerk Gransee asked to move Agenda Item 9 and 10 to allow Mayor Raspe to speak on behalf of the Building Official who was absent. There were no objections.
3. **Citizen Comments & Correspondence:** None.
4. **Approval of Minutes:**
  - a. **Planning & Zoning Board Meeting Minutes March 20<sup>th</sup>, 2024:** Chair Lancaster asked for additions or corrections to the minutes. There were none and Chair Lancaster accepted the minutes as written.
5. **Administration of Oath of Witnesses:** City Clerk Gransee administered the Oath of Witness.
6. **Disclosure of Ex-Parte Communication:** None.
7. **Discussion/Approval of Recommendation for Appointment of Carman Slusher to the Planning & Zoning Board:** Chair Lancaster introduced the agenda item and asked for a motion to approve.

**MOTION:** Motion made by Bob Glassman to approve. Chair Lancaster asked for a second. Lin Walsh seconded the motion.

**DISCUSSION:** None.

**ON THE MOTION:** Rollcall vote. Unanimous approval.

8. **(9) Discussion/Approval for the installation of a 40,000 lb. cradle-style Boat Lift at the property located at 820 Shelter Bay Drive.**
  - a. Presentation by the Building Department
  - b. Statement by Applicant
  - c. Planning & Zoning Board Discussion
  - d. Motion to approve, deny, or approve with conditions

Chair Lancaster introduced the agenda item. Mayor/City-Administrator Raspe asked the applicants contractor to speak on the matter first.

Trent Meier, Permitting Engineer, spoke on the proposed lift, and explained dimensions and proposed location of the lift.

Mayor/City-Administrator Raspe stated that the Building Department supports approval of the request.

Trent Meier gave additional information on the extension of the lift into the canal in proportions to the finger pier. The Board confirmed neighboring letters of support were received.

**MOTION:** Motion made by Lin Walsh to make a recommendation to approve. Chair Lancaster seconded the motion.

**DISCUSSION:** None.

**ON THE MOTION:** Rollcall vote. Unanimous approval.

City Clerk Gransee informed for the recommendation to be presented to the City Commission on May 16<sup>th</sup>.

9. **Continued Discussion/Approval of a request for an architecture review for the property located at 1000 W. Ocean Drive, Key Colony Beach, Florida (tabled at the 03-20-2024 Hearing)**
  - a. Presentation by the Building Department
  - b. Statement by Applicant
  - c. Planning & Zoning Board Discussion
  - d. Motion to approve, deny, or approve with conditions

Chair Lancaster introduced the agenda items and asked Mayor/City Administrator Raspe to elaborate.

Mayor Raspe informed for the requested review to allow for the construction of a new 2-story, stand-alone, single-family residence, with a zero lot line setback to the neighboring property to the north. Mayor Raspe provided the Building Department's staff report which recommended a setback requirement for a minimum of 7.5 feet to the north side yard, and the proposed structure being redesigned to be more harmonious with the surrounding single-family and duplex structures. Chair Lancaster confirmed having seen prior building plans.

Attorney Jack Bridges, representative of the owner, spoke on the zero lot line and stated for a party wall agreement to be in effect. Jack Bridges further spoke on height requirements due to new construction and gave his opinion on the proposed building adding value to the neighborhood. Attorney Bridges asked Attorney Simmons to elaborate on the matter.

Attorney Theron Simmons was sworn in by City Clerk Gransee. Attorney Simmons testified to the party wall agreement, questions on aesthetics specifications, and stated to being open to architectural changes the Board might want. Chair Lancaster asked if the new drawings have the same dimensions as the previous ones. Attorney Simmons explained for it to be the same design but the structure was moved away from the neighboring structure because of the party wall agreement. Attorney Simmons agreed with the City's concern on the party wall agreement and to have as much space as possible. Attorney Simmons stated for the City not having architectural standards and asked to be informed of any requested changes. Attorney Simmons could not confirm the design of the building and deferred to the Building Official on the question. Bob Glassman asked about variance requirement for the setback. Attorney Simmons stated no need for a variance and the variance from the neighbor would be part of the party wall agreement. Attorney Simmons gave further thoughts on the party wall agreement and the neighbor's prior objection to a zero setback. Attorney Simmons continued his testimony on the proposed plans. Mayor Raspe informed for the building plans to contain the proposed square footage for each floor and assumed the ground level to be storage area only. Vice-Chair Walsh asked for clarification if the Building Department accepts the 5.9 setback or if a variance is needed. Discussion followed on the party wall agreement between the parties and what it consists of. Mayor Raspe advised for the Board to find the next step if an architectural review is needed.

**MOTION:** Motion made by Lin Walsh to request the Board to make an architectural review. Chair Lancaster asked for a second. Bob Glassman seconded the motion.

**DISCUSSION:** Chair Lancaster explained the need to have more information to make a recommendation for an architectural review.

**ON THE MOTION:** Rollcall vote. Unanimous approval.

The Board gave further thoughts to the need for an architectural review. Chair Lancaster voiced concern on parity and size. Attorney Simmons informed to address the concerns at the next meeting.

City Clerk Gransee informed on the next meeting being held on May 15<sup>th</sup> and the deadline to submit any documents to be on May 7<sup>th</sup>, 2024

**10. Introduction by Planner James LaRue on the upcoming objectives of the Comprehensive Plan Amendments, 5-Year Capital Improvement Plan, and State Review Process.**

Chair Lancaster introduced the agenda item and Jim LaRue was introduced via Zoom. Jim LaRue gave details on the Comprehensive Plan and Peril of Flood requirements including redevelopment strategies, details on coastal elements, best practice redevelopment, and additional policies on the participation in CRS. Jim LaRue informed on timelines for meetings for the local planning agency, a needed update for the capital improvement project, and the need to merge information with the vulnerability research from the County.

Chair Lancaster spoke on the effects of the decrease in population in conjunction with the town growing property wise. Chair Lancaster stated his belief for homeowners converting or selling their homes for vacation rentals rather than living in the city year around. Jim LaRue gave agreement to the thought and for similar scenarios to have occurred in other coastal areas of the State. Jim LaRue explained that this will not effect the planning and for the State to go by the density for each land use category. Jim LaRue gave further explanations on density and other infrastructure elements involved. Jim Larue explained the process on policy proposals for recommendations from the Board to the City Commission and consequent public Hearing requirements. Jim LaRue estimated the process to be completed in three to six month. Chair Lancaster informed Jim LaRue of no Board meeting in June and Jim LaRue agreed upon providing materials at the July meeting.

Jim LaRue gave further information and explanations on policy requirements and confirmed for the policies to be developed based on flooding and sea level rises. Lin Walsh asked for specific requirements for the flood provision. Jim LaRue explained for policies to represent a road map and not be area specific to allow for protection and to also give eligibility for grants in certain instances. Jim LaRue confirmed materials to be available in June.

There was no further discussion.

**11. Other Business: None.**

**12. Adjourn: The meeting adjourned at 10:12 am.**

Respectfully submitted,  
*Silvia Gransee*  
City Clerk

# City of Key Colony Beach

PO Box 510141 Key Colony Beach, Florida • Phone # 305-289-1212 • Fax# 305-289-1767



April 17<sup>th</sup>, 2024

To: The City of Key Colony Beach Board of Commissioners

From: The Key Colony Beach Planning & Zoning Board

**Re: Discussion/Approval for the installation of a 40,000 lb. cradle-style Boat Lift at the property located at 820 Shelter Bay Drive:**

The Planning & Zoning Board heard the applicant's request for approval to install a 40,000 lb. cradle-style Boat Lift at the property located at 820 Shelter Bay Drive.

**MOTION:** Motion made by Lin Walsh to make a recommendation to approve. Chair Lancaster seconded the motion.

**DISCUSSION:** None.

**ON THE MOTION:** Rollcall vote. Unanimous approval.

**Final Recommendation:** The Planning & Zoning Board recommends to the City of Key Colony Beach Board of Commissioners to approve the requested cradle-style boat lift.

  
George Lancaster, Chair