File #: 2020-156

Owner's Name: KRZ, LLC

Applicant: SWC

Agent: Sandra Walters

Type of Application: FLUM Amendment

Key: Key Largo

RE: 00508100-000000; 00508110-000000
     00508120-000000; 00508130-000000
     00508140-000000; 00508150-000000
     00507420-000000; 00507430-000000
Additional Information added to File 2020-156
End of Additional File 2020-156
Future Land Use Map (FLUM) Amendment Application

An application must be deemed complete and in compliance with the Monroe County Comprehensive Plan and Code by the staff prior to the item being scheduled for review.

Application Fee: $6,090.00 (plus $850 for the BOCC adoption hearing)

The base fee includes two internal staff meetings with applicants; one Development Review Committee meeting, one Planning Commission public hearing; and one Board of County Commission public hearing. If this minimum number of meetings/hearings is exceeded, additional fees shall be charged pursuant to Fee Schedule Resolution and paid prior to the private application proceeding through public hearings.

In addition to the application fee, the following fees also apply:
Advertising Costs: $245.00
Surrounding Property Owner Notification (SPON): $3.00 for each property owner required to be noticed
Transportation Study Review: $5,000.00 Deposit (any unused funds will be returned upon approval)
Advertising and Noticing fees for a community meeting: $245.00 plus $3.00/SPON

Date of Request: 09/17/2020

Applicant Authorized to Act for Property Owner: (Agents must provide notarized authorization from all property owners.)

<table>
<thead>
<tr>
<th>SWC</th>
<th>Sandra Walters</th>
<th>Name of Person Submitting this Application</th>
</tr>
</thead>
<tbody>
<tr>
<td>Applicant (Name of Person, Business or Organization)</td>
<td>Name of Person Submitting this Application</td>
<td></td>
</tr>
<tr>
<td>5570 3rd Ave, Suite C201, Key West, FL 33040</td>
<td>305-294-1238</td>
<td>305-924-0195</td>
</tr>
<tr>
<td>Mailing Address (Street, City, State and Zip Code)</td>
<td>Work Phone</td>
<td>Home Phone</td>
</tr>
<tr>
<td>305-453-0368</td>
<td>305-345-6719</td>
<td><a href="mailto:brian@allkeysconcrete.com">brian@allkeysconcrete.com</a></td>
</tr>
</tbody>
</table>

Property Owner: (Business/Corp must include documents showing who has legal authority to sign.)

<table>
<thead>
<tr>
<th>KRZ LLC</th>
<th>Brian Conover</th>
<th>Contact Person</th>
</tr>
</thead>
<tbody>
<tr>
<td>(Name/Entity)</td>
<td>101075 Overseas Highway, Key Largo, FL 33037</td>
<td>305-453-0368</td>
</tr>
<tr>
<td>Mailing Address (Street, City, State and Zip Code)</td>
<td>Work Phone</td>
<td>Home Phone</td>
</tr>
</tbody>
</table>
Legal Description of Property (if in metes and bounds, please attach separate sheet):

Block 4, Lots 2-7 & Block 1 Lots 20-21, Hibiscus Park, Key Largo

<table>
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<th>Block</th>
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<th>Key Name</th>
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<table>
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<tr>
<th>Real Estate (RE) Number</th>
<th>Alternate Key Number</th>
</tr>
</thead>
<tbody>
<tr>
<td>102</td>
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</tr>
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</table>

Street Address

Approximate Mile Marker

Current Future Land Use Map Designation(s): RC, Residential Conservation

Proposed Future Land Use Map Designation(s): RM, Residential Medium

Current Land Use District Designation(s): NA, Native; Proposed IS, Improved Subdivision, see associated application

Total Land Area Affected by Proposed FLUM (in acres): approx. 1.07 acres

Tier Designation(s): Current I, Proposed III (see associated application)

Is the property located within the Military Installation Area of Impact (MIAI): □ Yes □ No

Existing Use of the Property (If the property is developed, please describe the existing use of the property, including the number and type of any residential units and the amount and type of any nonresidential development):

Parcels are filled as per Monroe County Building Permit No. C21076 issued 01-12-87 (see Attachment 1). Exotic vegetation grew on lots, and was cleared at various times, most recently following Hurricane Irma. Otherwise, lots are vacant.

Please describe the reason for the proposed FLUM amendment (attach additional sheets if necessary):

The lots subject to this application have been filled and scarified since 1987, and, therefore, are inappropriately characterized with the RC FLUM designation. The majority of the subdivision to the west is characterized as RH and contains a mobile home park. Simply because this property was vacant at the time the Comp Plan was developed, it was designated lower density than what was appropriate. The owner wishes to correct a previous mapping error, increase density to less than the adjacent park, and place 4 homes on the property consistent with requirements of the current Comp Plan, as described in this application.
The Board of County Commissioners adopted Policy 101.5.26 (effective on November 20, 2012). Pursuant to Policy 101.5.26, any private application requesting a future land use map amendment after this effective date which proposes an increase in allocated residential density, must be designated as Tier III and have existing public facilities and services, including central wastewater facilities. Additionally, any private application requesting a future land use map amendment after this effective date which proposes an increase in allocated residential density shall be required to purchase and donate land to offset the proposed increase (includes the requirement to donate acreage or Improved Subdivision lots).

Provide the net change in density for the proposed FLUM amendment. Is there a proposed increase? What steps would be taken to comply with Policy 101.5.26? (attach additional sheets if necessary):

A separate application is being filed to amend the current Tier I designation to Tier III. The subject property is part of an existing plat dating to August 1956 (see Attachment 2.). The western portion of this plat consists of a mobile home park that contains existing public facilities and services which can easily be extended to the subject property, so the requirement regarding public facilities and services is met.

Regarding residential density, the applicant will purchase property with comparable density and dedicate the land to Monroe County for conservation prior to issuance of building permits, consistent and compliant with one or more of the options detailed in Policy 101.5.26. The applicant requests approval of this application be subject to a condition requiring this purchase and transfer prior to County issuance of building permits.

Pursuant Chapters 163 and 380, Florida Statutes, an amendment to the Comprehensive Plan must be consistent with Florida Statute, with the Monroe County Comprehensive Plan, and with the Principles for Guiding Development for the Florida Keys Area, Section 380.0552(7), Florida Statute. Please describe how the proposed text amendment is consistent with each of the following (attach additional sheets if necessary):

1) The proposed amendment is consistent with Part II of Chapter 163, Florida Statute. (At a minimum, please review and address Sections 163.3177, 163.3178, 163.3180, and 163.3184, F.S.) Specifically the amendment furthers:

See Attachment 3.
2) The proposed amendment implements and is consistent with the following Goals, Objectives and Policies of the Monroe County Year 2030 Comprehensive Plan:

See Attachment 3.

3) Does the proposed amendment meet adopted level of service standards of the Monroe County Year 2030 Comprehensive Plan (see Policy 101.1.1)? Provide an analysis of the availability of facilities and services corresponding to the proposed amendment. Please attach any Letters of Coordination from utility providers as well:

See Attachment 3 and 3A-3E. In addition, addressing the request for a traffic study listed on page 7 of the application, the applicant proposes a total of 4 new homes on the 8 parcels.

It is our understanding that a project is exempt from a traffic study if it generates less than 250 trips per day. The ITE Trip Manual indicates that a single family home generates 9.44 trips per day. Therefore, this project should generate a total of 37.76 trips per day so is exempt from the requirement of a traffic study.

4) The proposed amendment is consistent with the Principles for Guiding Development for the Florida Keys Area, Section 380.0552(7), Florida Statute:

See Attachment 3.
The Board of County Commissioners may consider an ordinance to transmit to the State Land Planning Agency an amendment if the change is based on one or more of the following factors. Please describe how one or more of the following factors shall be met (attach additional sheets if necessary):

1) Changed projections (e.g. regarding public service needs) from those on which the text was based

________________________________________________________________________
________________________________________________________________________
________________________________________________________________________
________________________________________________________________________

2) Changed assumptions (e.g. regarding demographic trends):

________________________________________________________________________
________________________________________________________________________
________________________________________________________________________
________________________________________________________________________

3) Data errors, including errors in mapping, vegetative types and natural features:
   See Attachment 3.

________________________________________________________________________
________________________________________________________________________
________________________________________________________________________
________________________________________________________________________

4) New issues:

________________________________________________________________________
________________________________________________________________________
________________________________________________________________________
________________________________________________________________________

5) Recognition of a need for additional detail or comprehensiveness:
   See Attachment 3.

________________________________________________________________________
________________________________________________________________________
________________________________________________________________________
________________________________________________________________________
6) Data updates:

See Attachment 3.

In no event shall an amendment be approved which will result in an adverse community change of the planning area in which the proposed development is located or to any area in accordance with a Livable CommuniKeys master plan. Please describe how the text amendment would not result in an adverse community change (attach additional sheets if necessary):

See Attachment 3.

* * * * * * * * *

Applicants requesting a FLUM Amendment shall provide for public participation through a community meeting, as indicated in Code Section 102-159.

Scheduling. The applicant will coordinate with the Planning Director regarding the date, time and location of the proposed community meeting; however, all meetings are to be held on a weekday evening at least three (3) months prior to any of the public hearings.

Notice of Meeting. The community meeting shall be noticed at least 15 days prior to the meeting date by advertisement in a Monroe County newspaper of general circulation, mailing of notice to surrounding property owners, and posting of the subject property.

Noticing and Advertising Costs. The applicant shall pay the cost of the public notice and advertising for the community meeting and provide proof of proper notice to the Planning Director.

The community meeting shall be facilitated by a representative from the Monroe County Planning & Environmental Resources Department and the applicant shall be present at the meeting.

PROOF OF PROPER NOTICING ON THE COMMUNITY MEETING WILL BE REQUIRED.

* * * * * * * * *
All of the following must be submitted in order to have a complete application submittal:
(Please check as you attach each required item to the application)

☒ Completed application form (unaltered and unbound)
☒ Correct fee (check or money order payable to Monroe County Planning & Environmental Resources)
Att 4 ☒ Proof of ownership (i.e., Warranty Deed)
Att 5 ☒ Ownership Disclosure Form
Atts 6A&B ☒ Current Property Record Card(s) from the Monroe County Property Appraiser
Att 7 ☒ Location map
Att 8 ☒ Photograph(s) of site(s) from adjacent roadway(s)
Att 9 ☒ Signed and Sealed Boundary Survey(s), prepared by a Florida registered surveyor – eight (8) sets (at a minimum, survey should include elevations; location and dimensions of all existing structures, paved areas and utility structures; all bodies of water on the site and adjacent to the site; total acreage by land use district; total acreage by habitat; and total upland area
Att 10 ☒ Typed name and address mailing labels of all property owners within a 600 foot radius of the property(s) – (three sets). This list should be compiled from the current tax rolls of the Monroe County Property Appraiser. In the event that a condominium development is within the 600 foot radius, each unit owner must be included
Att 11 ☒ Copy of current Future Land Use Map (request from the Planning & Environmental Resources Department prior to application submittal)

If applicable, the following must be submitted in order to have a complete application submittal:

Att 12 ☒ Notarized Agent Authorization Letter (note: authorization is needed from all owner(s) of the subject property)
NA ☐ Traffic Study, prepared by a licensed traffic engineer (required if application affects specific and defined area) See the response to question #3 on page 4 of the application, above.
NA ☐ Transportation fee of $5,000 to cover the cost of experts hired by the Department to review the traffic study – any unused funds deposited will be returned upon approval (required if application affects specific and defined area)
If deemed necessary to complete a full review of the application, within reason, the Planning & Environmental Resources Department reserves the right to request additional information.

Additional fees may apply pursuant to the approved fee schedule.

Has a previous application been submitted for this site(s) within the past two years? □ Yes □ No

Is there a pending code enforcement proceeding involving all or a portion of the parcel(s) proposed for development? □ Yes □ No  Code Case file # _CF18040025__ Describe the enforcement proceedings and if this application is being submitted to correct the violation: _The alleged violations are_ associated with clearing and fill following Hurricane Irma. Issuance of this application to change the FLUM designation for this property, along with associated applications to change the zoning and tier designations, will establish entitlements that would accommodate applications for clearing and fill.
The applicant/owner hereby acknowledges and agrees that any staff discussions or negotiations about conditions of approval are preliminary only, and are not final, nor are they the specific conditions or demands required to gain approval of the application, unless the conditions or demands are actually included in writing in the final development order or the final denial determination or order.

By signing this application, the owner of the subject property authorizes the Monroe County Planning & Environmental Resources staff to conduct all necessary site visits and inspections on the subject property.

I, the Applicant, certify that I am familiar with the information contained in this application, and that to the best of my knowledge such information is true, complete and accurate.

Signature of Applicant: __________________________ Date: August 20, 2020

STATE OF Florida
COUNTY OF Monroe

Sworn to and subscribed before me this 20th day of AUGUST, 2020, by SANDRA WALTERS who is personally known to me OR produced (PRINT NAME OF PERSON MAKING STATEMENT)

(TYPE OF ID PRODUCED)

Signature of Notary Public

Nancy L. Mischka
Print, Type or Stamp Commissioned Name of Notary Public
My commission expires: 01-22-2024

Send complete application package to:

Monroe County Planning & Environmental Resources Department
Marathon Government Center
2798 Overseas Highway, Suite 400
Marathon, FL 33050
Building Permit

No. C21076

Date Issued 1-12-87

This is to certify that E. & O.L. Land Development Co. has permission to clear land and deposit 6,650 c.y. fill into landward of m.h.w. and Lots 1-7 Block 4 Hibiscus Park Buttonwood Lane and Seagrape Lane

Address:

The person accepting this permit shall conform to the terms of the application on file in the office of the Zoning Department of Monroe County and construction shall conform to the requirements of the Monroe County Codes.

B Building Contractor Owner
E Electrical Contractor n/a
P Plumbing Contractor n/a

Inspections Required — 24 Hour Notice Required on All Inspections.

1st 3rd Final
2nd 4th Health Department

Permit void if construction is not started within thirty days. Permit void if zoning classification are violated.

IMPORTANT NOTICE

This card must be displayed on street side of lot in a PERMANENT, SUBSTANTIAL MANNER, AND IN A CONSPICUOUS, SHELTERED LOCATION, ACCESSIBLE TO THE INSPECTOR. Card must remain displayed until after final inspections.

NO INSPECTIONS will be made unless a set of plans, each sheet stamped with the approval of the Building Department, and approval of the Health Department, is available for the inspector on the job site.

Approved Subject To Health Dept. Approval

Call 852-3296 For Inspections

Inspection Must Be Made Before Proceeding With Subsequent Work.
ATTACHMENT 3

Responses to Questions on FLUM Amendment Appl. Pp. 3-6

The Board of County Commissioners adopted Policy 101.5.26 (effective on November 20, 2012). Pursuant to Policy 101.5.26, any private application requesting a future land use map amendment after this effective date which proposes an increase in allocated residential density, must be designated as Tier III and have existing public facilities and services, including central wastewater facilities. Additionally, any private application requesting a future land use map amendment after this effective date which proposes an increase in allocated residential density shall be required to purchase and donate land to offset the proposed increase (includes the requirement to donate acreage or Improved Subdivision lots).

Provide the net change in density for the proposed FLUM amendment. Is there a proposed increase? What steps would be taken to comply with Policy 101.5.26? (attach additional sheets if necessary):

A separate application is being filed to amend the Current Tier 1 designation to Tier 3. The subject property is part of an existing plat dating to August 1956 (see Attachment 2). The western portion of the plat consists of a mobile home park that contains existing public facilities and services which can be easily extended to the subject property, so the requirement regarding public facilities and services is met. In fact, there is currently public right-of-way immediately north and south of the parcels that should either be maintained or abandoned.

Regarding residential density, the Applicant will purchase property with comparable density and transfer it to the subject property prior to issuance of building permits by Monroe County. The Applicant proposes this action as a specific Monroe County condition of this FLUM MAP amendment approval.

Pursuant Chapters 163 and 380, Florida Statutes, an amendment to the Comprehensive Plan must be consistent with Florida Statute, with the Monroe County Comprehensive Plan, and with the Principles for Guiding Development for the Florida Keys Area, Section 380.0552(7), Florida Statute. Please describe how the proposed text amendment is consistent with each of the following (attach additional sheets if necessary):

1) The proposed amendment is consistent with Part II of Chapter 163, Florida Statute. (At a minimum, please review and address Sections 163.3177, 163.3178, 163.3180, and 163.3184, F.S.) Specifically the amendment furthers:

The overall purposes of these sections of State Statute are to define the local government planning process and how amendments to local plans will take place. This proposed amendment is consistent with these sections of State Statute because it will correct an error in mapping that identified parcels—subject to a County fill permit, scarified and covered with invasive exotic vegetation—as lands earmarked for conservation. The definition of the current FLUM designation is as follows: “Policy 101.5.1. The principal purpose of the Residential Conservation (RC) future land use category is to encourage preservation of open space and natural resources while providing for very low-density residential development in areas characterized by a predominance of undisturbed native
vegetation...” [emphasis added]. Clearly this definition is not describing these parcels. This amendment is consistent with the requirement specified in Section 163.3177 (2) that elements be internally consistent.

2) The proposed amendment implements and is consistent with the following Goals, Objectives and Policies of the Monroe County Year 2030 Comprehensive Plan:

Goal 101 of the Comp Plan is as follows—“Monroe County shall manage future growth to enhance the quality of life, ensure the safety of County residents and visitors, and protect valuable natural resources.” This can be best accomplished through a balance in applying specific objectives and policies so that no one aspect suffers from another. For example, the valuable natural resources of the Florida Keys are most protected by guiding development to land which has been identified in the past for development and no longer contains nor supports natural habitat values.

The following is the definition of the proposed FLUM category—

Policy 101.5.3. The principal purpose of the Residential Medium (RM) future land use category is to recognize those portions of subdivisions that were lawfully established and improved prior to the adoption of this plan and to define improved subdivisions as those lots served by a dedicated and accepted existing roadway, have an approved potable water supply, and have sufficient uplands to accommodate the residential uses. Development on vacant land within this land use category shall be limited to one residential dwelling unit for each such platted lot or parcel which existed on or before January 4, 1996. [emphasis added]

The subdivision was lawfully established prior to adoption of the plan, as shown in the plat dated August 1956 (Attachment 2). As described on page 1 of this discussion, the subject parcels are immediately adjacent to the east to other parcels in the platted subdivision that comprise Hibiscus Park. The homes in Hibiscus Park are served by a public road, along with water and sewer. In addition, there is public right-of-way to the south and north of the subject parcels, called Seagrape Lane and Buttonwood Lane, respectively, on the plat. Therefore, it will be easy to extend public services to the property. In addition, as the parcels were filled subject to Monroe County Permit No. C21076, this ensured sufficient uplands. Attachment 8A shows the filling process and subsequent infestation with exotic vegetation.

Addressing Comp Plan Policy 101.5.26 as described above on page 1, the added density accomplished by this FLUM amendment will be offset through transfer from other property, thus ensuring no increase in overall density. Therefore, the amendment will not increase demands on public facilities beyond that already addressed in County assessments. As unit allocations under Monroe County’s Rate of Growth Ordinance (Comp Plan Policy 101.13) will be required for each new unit, there will be no harmful effect on hurricane evacuation times.

3) Does the proposed amendment meet adopted level of service standards of the Monroe County Year 2030 Comprehensive Plan (see Policy 101.1.1)? Provide an analysis of the availability of facilities and services corresponding to the proposed amendment. Please attach any Letters of Coordination from utility providers as well:
While the zoning amendment application being filed in conjunction with this FLUM amendment application will request the improved Subdivision (IS) designation which could allow one unit per platted lot, the applicant is planning to build one unit per two lots and subsequently restrict the project to that density.

TRAFFIC
Comp Plan Policy 301.1.2 establishes a minimum Level of Service (LOS) of C for U.S. Highway 1. The 2017 Monroe County Arterial Travel Time and Delay Study finds a LOS of A in the segment including this property at MM 102 where the subject parcels are located (see Attachment 3A, extracted executive summary page from study). This is the highest LOS available and therefore there is adequate LOS to support the proposed four more units.

POTABLE WATER pending
The Florida Keys Aqueduct Authority (FKAA) provides potable water throughout the Florida Keys. A coordination letter from the FKAA is included as Attachment 3B confirming there is adequate capacity to provide service for four more units.

SOLID WASTE
Keys Sanitary Services (KSS) provides solid waste collection and disposal in Key Largo. A coordination letter from KSS is included as Attachment 3C confirming there is adequate capacity to provide service for four more units.

SANITARY SEWER pending
Key Largo Wastewater Treatment District (KLWTD) provides wastewater collection and treatment in Key Largo. A coordination letter from KLWTD is included as Attachment 3D confirming there is adequate capacity to provide service for four more units.

DRAINAGE
Onsite retention and treatment of stormwater to meet Monroe County standards is a requirement of the building permit review process (item K on page 7 of application), subject to the Monroe County Surface Water Checklist (Attachment 3E), with a Monroe County Stormwater Manual in draft as of March 2020.

PARKS AND RECREATION
As the four units to be developed on this property following adoption of this FLUM amendment will either be allocated through the County ROGO process or entitlements transferred from other site(s) through the County Transferable Development Rights (TDR) process, there is no net increase in demand for Parks and Recreation facilities upon which County facilities planning has been based.

4) The proposed amendment is consistent with the Principles for Guiding Development for the Florida Keys Area, Section 380.0552(7), Florida Statute:

(a) Strengthening local government capabilities for managing land use and development so that local government is able to achieve these objectives without continuing the Area of Critical State Concern designation.
(b) Protecting shoreline and marine resources, including mangroves, coral reef formations, seagrass beds, wetlands, fish and wildlife, and their habitat.
(c) Protecting upland resources, tropical biological communities, freshwater wetlands, native tropical vegetation (for example, hardwood hammocks and pinelands), dune ridges and beaches, wildlife, and their habitat.

(d) Ensuring the maximum well-being of the Florida Keys and its citizens through sound economic development.

(e) Limiting the adverse impacts of development on the quality of water throughout the Florida Keys.

(f) Enhancing natural scenic resources, promoting the aesthetic benefits of the natural environment, and ensuring that development is compatible with the unique historic character of the Florida Keys.

The above goals are served through correction of a mapping error so that appropriate low-density development is focused on lots in a legally-platted subdivision that are already altered through a County-issued clear and fill permit.

(g) Protecting the historical heritage of the Florida Keys.

(h) Protecting the value, efficiency, cost-effectiveness, and amortized life of existing and proposed major public investments, including:
   1. The Florida Keys Aqueduct and water supply facilities;
   2. Sewage collection, treatment, and disposal facilities;
   3. Solid waste treatment, collection, and disposal facilities;
   5. Transportation facilities;
   6. Federal parks, wildlife refuges, and marine sanctuaries;
   7. State parks, recreation facilities, aquatic preserves, and other publicly owned properties;
   8. City electric service and the Florida Keys Electric Co-op; and
   9. Other utilities, as appropriate.

The above goal is served through correction of a mapping error so that appropriate low-density development is focused on lots in a legally-platted subdivision that are already altered through a County-issued clear and fill permit and will pay appropriate taxes to support the major public investments for facilities and utilities.

(i) Protecting and improving water quality by providing for the construction, operation, maintenance, and replacement of stormwater management facilities; central sewage collection; treatment and disposal facilities; and the installation and proper operation and maintenance of onsite sewage treatment and disposal systems.

The above goal is served through correction of a mapping error so that development is focused on lots in a legally-platted subdivision that are already altered through a County-issued clear and fill permit. Countywide densities will remain unaffected so the assumptions underlying planning for public facilities will remain the same.

(j) Ensuring the improvement of nearshore water quality by requiring the construction and operation of wastewater management facilities that meet the requirements of ss.381.0065(4)(l) and 403.086(10), as applicable, and by directing growth to areas served by central wastewater treatment facilities through permit allocation systems.

The above goal is served through correction of a mapping error so that appropriate low-density development is focused on lots in a legally-platted
subdivision that are already altered through a County-issued clear and fill permit located adjacent to and easily served by an existing collection system for wastewater treatment.

(k) Limiting the adverse impacts of public investments on the environmental resources of the Florida Keys.

The above goal is served through correction of a mapping error so that appropriate low-density development is focused on lots in a legally-platted subdivision that are already altered through a County-issued clear and fill permit.

(l) Making available adequate affordable housing for all sectors of the population of the Florida Keys.

(m) Providing adequate alternatives for the protection of public safety and welfare in the event of a natural or manmade disaster and for a post disaster reconstruction plan.

(n) Protecting the public health, safety, and welfare of the citizens of the Florida Keys and maintaining the Florida Keys as a unique Florida resource.

Nothing resulting from this FLUM amendment is inconsistent with the above principles.

The Board of County Commissioners may consider an ordinance to transmit to the State Land Planning Agency an amendment if the change is based on one or more of the following factors. Please describe how one or more of the following factors shall be met:

3) Data errors, including errors in mapping, vegetative types and natural features:

As discussed above, the lots subject to this amendment application were cleared and filled subject to a County-issued permit (Attachment 1), and therefore do not at all resemble the definition of the current Residential Conservation FLUM designation, and most particularly differ from the phrase “...areas characterized by a predominance of undisturbed native vegetation.” The photos in Attachment 8A demonstrate this.

5) Recognition of a need for additional detail or comprehensiveness:

There is a good possibility that County staff at the time of establishing the current FLUM designation were not aware of either the County-issued and implemented clear and fill permit nor the specific condition of the site at that time. Therefore, now that this information is brought to light it is appropriate that the County recognize this additional detail and comprehensiveness and approve this FLUM amendment application.

6) Data updates:

As mentioned above, there is a good possibility that County staff at the time of establishing the current FLUM designation were not aware of either the County-issued and implemented clear and fill permit nor the specific condition of the site at that time. Therefore, this information is brought to light serves as a data update establishing the basis for the County to approve this FLUM amendment application.

In no event shall an amendment be approved which will result in an adverse community change of the planning area in which the proposed development is located or to any area in
accordance with a Livable CommuniKeys master plan. Please describe how the text amendment would not result in an adverse community change:

A draft Key Largo Livable CommuniKeys Plan was developed in 2006. Nothing regarding the proposed corrective amendment to the FLUM designation for the subject property is inconsistent with this plan, nor would it result in an adverse community change. The planned low additional density of four units on legally cleared and filled land would specifically further the following specific goals of the plan:

**Land Use and Redevelopment**
1) Direct future growth to lands that are most suitable for development and encourage preservation of environmentally sensitive lands.

**Economic Development**
6) Encourage redevelopment and infill development that supports and enhances the tourist-based economy of the planning area.
1. EXECUTIVE SUMMARY

This report contains results and findings of the 2017 Travel Time and Delay Study. The study's primary objective was to monitor the Level of Service (LOS) on U.S. 1 for concurrency management purposes pursuant to Chapter 163, Florida Statutes and Monroe County Land Development Regulations. The methodology adopted for this study was established by the U.S. 1 Level of Service Task Force in 1993 and amended in 1997. The methodology establishes a procedure for using travel speeds as a means of assessing the level of service and reserve capacity of U.S. 1.

Both Monroe County and the FDOT have adopted a LOS C Standard for U.S. 1. Further, 45 mph has been adopted as the LOS C Standard for the entire length of U.S. 1 regardless of the posted speed limits. Under the adopted growth management process if the overall LOS for U.S. 1 falls below the LOS C Standard, then no additional land development will be allowed in the Florida Keys.

The 2017 results are presented in the following table:

TABLE 1

AVERAGE TRAVEL SPEEDS AND LEVELS OF SERVICE

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<th>Segment</th>
<th>Name of Segment</th>
<th>Beginning Control Point</th>
<th>Ending Control Point</th>
<th>Beginning Mile Marker</th>
<th>Ending Mile Marker</th>
<th>LOS 2015</th>
<th>LOS 2017</th>
<th>Median Speed 2015</th>
<th>Median Speed 2017</th>
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<tbody>
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<td>Stock Island</td>
<td>Cow Key Bridge (N)</td>
<td>Key Haven Boulevard</td>
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<td>B</td>
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<td>29.4</td>
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<td>2</td>
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<td>Key Haven Boulevard</td>
<td>Rockland Drive</td>
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</tr>
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<td>3</td>
<td>Big Coppitt</td>
<td>Rockland Drive</td>
<td>Boca Chica Road</td>
<td>9.0</td>
<td>10.5</td>
<td>B</td>
<td>B</td>
<td>47.2</td>
<td>46.8</td>
</tr>
<tr>
<td>4</td>
<td>Saddlebunch</td>
<td>Boca Chica Road</td>
<td>Harris Channel Bridge (N)</td>
<td>10.5</td>
<td>16.5</td>
<td>C</td>
<td>B</td>
<td>51.7</td>
<td>53.3</td>
</tr>
<tr>
<td>5</td>
<td>Sugarloaf</td>
<td>Harris Channel Bridge (N)</td>
<td>Bow Channel Bridge (N)</td>
<td>16.5</td>
<td>20.5</td>
<td>A</td>
<td>A</td>
<td>47.5</td>
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<tr>
<td>6</td>
<td>Cudjoe</td>
<td>Bow Channel Bridge (N)</td>
<td>Spanish Main Drive</td>
<td>20.5</td>
<td>23.0</td>
<td>A</td>
<td>A</td>
<td>45.9</td>
<td>46.2</td>
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<td>7</td>
<td>Summerland</td>
<td>Spanish Main Drive</td>
<td>East Shore Drive</td>
<td>23.0</td>
<td>25.0</td>
<td>B</td>
<td>B</td>
<td>44.1</td>
<td>45.0</td>
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<td>8</td>
<td>Ramrod</td>
<td>East Shore Drive</td>
<td>Torch-Ramrod Bridge (S)</td>
<td>25.0</td>
<td>27.5</td>
<td>A</td>
<td>B</td>
<td>45.8</td>
<td>46.1</td>
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<tr>
<td>9</td>
<td>Torch</td>
<td>Torch-Ramrod Bridge (S)</td>
<td>N. Pine Channel Bridge (N)</td>
<td>27.5</td>
<td>29.5</td>
<td>A</td>
<td>A</td>
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<td>47.7</td>
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<tr>
<td>10</td>
<td>Big Pine</td>
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<td>Long Beach Drive</td>
<td>29.5</td>
<td>33.0</td>
<td>C</td>
<td>C</td>
<td>38.0</td>
<td>39.4</td>
</tr>
<tr>
<td>11</td>
<td>Bahia Honda</td>
<td>Long Beach Drive</td>
<td>7-Mile Bridge (S)</td>
<td>33.0</td>
<td>40.0</td>
<td>B</td>
<td>B</td>
<td>52.1</td>
<td>53.7</td>
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<td>12</td>
<td>7-Mile Bridge</td>
<td>7-Mile Bridge (S)</td>
<td>7-Mile Bridge (N)</td>
<td>40.0</td>
<td>47.0</td>
<td>C</td>
<td>B</td>
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<td>13</td>
<td>Marathon</td>
<td>7-Mile Bridge (N)</td>
<td>Coco Plum Drive</td>
<td>47.0</td>
<td>54.0</td>
<td>A</td>
<td>A</td>
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<td>14</td>
<td>Grassy</td>
<td>Coco Plum Drive</td>
<td>Toms Harbor Ch Bridge (S)</td>
<td>54.0</td>
<td>60.5</td>
<td>C</td>
<td>C</td>
<td>51.5</td>
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<td>15</td>
<td>Duck</td>
<td>Toms Harbor Ch Bridge (S)</td>
<td>Long Key Bridge (S)</td>
<td>60.5</td>
<td>63.0</td>
<td>B</td>
<td>C</td>
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<td>16</td>
<td>Long</td>
<td>Long Key Bridge (S)</td>
<td>Channel #2 Bridge (N)</td>
<td>63.0</td>
<td>73.0</td>
<td>B</td>
<td>C</td>
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<tr>
<td>17</td>
<td>L Matecumbe</td>
<td>Channel #2 Bridge (N)</td>
<td>Lignumvitae Bridge (S)</td>
<td>73.0</td>
<td>77.5</td>
<td>D</td>
<td>C</td>
<td>48.4</td>
<td>49.8</td>
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<tr>
<td>18</td>
<td>Tea Table</td>
<td>Lignumvitae Bridge (S)</td>
<td>Tea Table Relief Bridge (N)</td>
<td>77.5</td>
<td>79.5</td>
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<td>D</td>
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<td>19</td>
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<td>Tea Table Relief Bridge (N)</td>
<td>Whale Harbor Bridge (S)</td>
<td>79.5</td>
<td>84.0</td>
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<td>20</td>
<td>Windley</td>
<td>Whale Harbor Bridge (S)</td>
<td>Snake Creek Bridge (N)</td>
<td>84.0</td>
<td>86.0</td>
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<td>C</td>
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<td>21</td>
<td>Plantation</td>
<td>Snake Creek Bridge (N)</td>
<td>Ocean Boulevard</td>
<td>86.0</td>
<td>91.5</td>
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<td>38.5</td>
<td>40.5</td>
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<tr>
<td>22</td>
<td>Tavernier</td>
<td>Ocean Boulevard</td>
<td>Atlantic Boulevard</td>
<td>91.5</td>
<td>99.5</td>
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<td>A</td>
<td>48.5</td>
<td>47.4</td>
</tr>
<tr>
<td>23</td>
<td>Key Largo</td>
<td>Atlantic Boulevard</td>
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<td>106.0</td>
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<td>A</td>
<td>44.3</td>
<td>44.4</td>
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<td>Cross</td>
<td>C-905</td>
<td>County Line Sign</td>
<td>106.0</td>
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Overall

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<th>Average Speed</th>
<th>Median Speed</th>
<th>Median Speed</th>
</tr>
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<tbody>
<tr>
<td></td>
<td>4.0</td>
<td>112.6</td>
<td>45.1</td>
</tr>
</tbody>
</table>

(1) - City of Marathon
(2) - Includes City of Layton
(3) - Village of Islamorada

Segments within area of concern
Segments with NO Reserve Capacity

2017 – U.S. 1 Arterial Travel Time and Delay Study

Monroe County
July 28, 2020

Sandy Walters
SWC
5570 3rd Avenue, Suite C201
Key West, Florida 33040
sandy@swcinc.net

RE: KRZ LLC, 6 New Units
Hibiscus Park
Hibiscus Lane, Key Largo, Florida
RE # 00508100-000000, #00508110-000000, #00508120-000000, #00508130-000000,
#00508140-000000, #00508150-000000, #00507420-000000, #00507430-000000

Dear Ms. Walters;

This letter will serve as preliminary coordination of the above referenced project with the Florida Keys Aqueduct Authority.

There is currently no water main adjacent to the proposed properties. A water main extension will be required. This work will require a utility permit with FKAA.

A complete set of Civil and Architectural plans will be required to determine meter requirements and system development charges.

Should you have any questions or require any further information please feel free to call me.

Sincerely,
Florida Keys Aqueduct Authority

[Signature]

Marnie L.沃尔森
Utility Design Supervisor

CC  Danielle Mendez, Customer Service Manager-Key West
    Yusi Bonachea, Customer Service Manager-Marathon
    Sue Reich, Customer Service Manager-Tavernier
July 6, 2020

Sandy Walters, President  
SWC  
5570 3rd Avenue  
Suite C 201  
Key West, FL 33040

Good morning Sandy,

As we are the exclusive Monroe County Franchisee Hauler, for the unincorporated areas of Key Largo and Tavernier, we have the capacity to provide solid waste disposal service to four additional single-family homes in the Hibiscus Park area of Key Largo.

Please let me know if you have any questions, or need any additional information.

Signed,

[Signature]

Elizabeth A. Beattie  
Customer Service

/eab
July 28, 2020

KRZ LLC
101075 Overseas Hwy
Key Largo FL 33037

RE: Available Capacity at Key Largo Wastewater Treatment District

Dear Ms. Walters,

Key Largo Wastewater Treatment District will be able to accept wastewater discharge from four single family residential properties that are proposed to be constructed on RE# 00508100-000000, 00508110-000000, 00508120-000000, 00508130-000000, 00508140-000000, 00508150-000000, 00507420-000000, and 00507430-000000.

Should the project diverge substantially from the description referenced above, KLWTD reserves the right to rescind the letter and provide notification of said action to any and all agencies involved, directly or indirectly, as it relates to the properties/project.

Please note that all sanitary sewer facilities that will connect to any portion of KLWTD’s collection, transmission, treatment, or disposal systems must be constructed in accordance with KLWTD’s Design and Construction Standards and the Florida Building Code. Please further note that this letter does not legitimize prior work or improvements requiring permits per the Florida Building code and/or KLWTD Rules and Regulations; or any prior work constructed, altered, or put in place with benefit of obtaining required permits and inspection approvals.

Sincerely,

Customer Service

[Signature]

connecting is an improvement in environmental balance
### MONROE COUNTY
#### RESIDENTIAL STORMWATER RETENTION CALCULATION SHEET

**ATTACHMENT 3E**

1. Determine Total Impervious Coverage on site:
   - a. Determine Impervious Coverage EXISTING prior to new improvement:
     
     | Roof/slabs | Decks / Patios | Driveways | Sidewalks | Pool/Deck | Other |
     |------------|---------------|-----------|-----------|-----------|-------|
     | A ft²      | B ft²         | C ft²     | D ft²     | E ft²     | F ft² |
     
     Impervious Coverage EXISTING prior to improvement \( (A + B + C + D + E + F) \) = 0.00 ft² <sup>1a</sup>

   - b. Determine NEW Impervious Coverage PROPOSED with improvement:
     
     | Roof/slabs | Decks / Patios | Driveways | Sidewalks | Pool/Deck | Other |
     |------------|---------------|-----------|-----------|-----------|-------|
     | A ft²      | B ft²         | C ft²     | D ft²     | E ft²     | F ft² |
     
     Impervious Coverage PROPOSED with improvement \( (A + B + C + D + E + F) \) = 0.00 ft² <sup>1b</sup>

   - **Total Impervious Coverage:** EXISTING + PROPOSED (1a+1b) = 0.00 ft² <sup>1</sup>

2. Determine Percentage of Impervious Coverage on site:
   
   \[
   \frac{\text{Total Impervious Coverage}}{\text{Total Lot Area}} \times 100\% = \frac{0.00\text{ ft}^2}{\text{ft}^2} = 0.00\% \text{ of Impervious Coverage} \]

3. Determine “Disturbed Area” \( \left( \frac{114-3(f)(2)}{4} \right) \)
   
   \[
   \text{Total Lot Area} - \frac{\text{Native Vegetation - If no BMP enter “0”}}{\text{ft}^2} = \text{Disturbed Area} \]

   For the purposes of this section, the term “disturbed area” includes the entire lot except that the areas covered by the following best management practices (BMP) shall be subtracted from the calculation of disturbed area: (i) Forested upland areas/vegetative buffer strips (both natural and manmade) which will be retained intact and over or through which vehicular access or travel is not possible and will not occur; and (ii) Open water surfaces and wetlands (salt marsh, buttonwood, mangroves, or freshwater marsh habitat types). It will be the responsibility of the applicant to affirmatively demonstrate that the best management practices used for the project are designed, constructed, and maintained properly.

4. Determined Swale Volume – Complete a, b, or c:
   a. For a NEW home with less than 40% Impervious Coverage, use:
      
      \[
      \frac{\text{Disturbed Area}}{\text{ft}^2} \times 0.083 = \text{ft}^3 \text{ Swale Volume} \]

   b. For a NEW home with 40% or greater Impervious Coverage, use:
      
      \[
      \frac{\text{Disturbed Area}}{\text{ft}^2} \times 0.208 \times \frac{\%}{\text{ft}^2} = \text{ft}^3 \text{ Swale Volume} \]

   c. When only new impervious area requires storm water retention (Existing Single Family & Duplexes Only):
      
      1. When the total lot impervious coverage remains below 40% after the additional development:
         
         \[
         \text{Impervious Coverage PROPOSED} \times 0.083 = \text{ft}^3 \text{ Added Swale Volume} \]
      
      2. When the new development increases the total lot impervious area to 40% or above:
         
         \[
         \text{Impervious Coverage PROPOSED} \times 0.208 = \text{ft}^3 \text{ Added Swale Volume} \]

5. Determine Swale Length (Swale side slopes must be no steeper than 4:1)
   
   \[
   \text{Cross-sectional Area}^{**} = \frac{\text{Swale Volume}}{\text{Cross-sectional Area}} = \frac{\text{ft}^2}{\text{ft}^2} = \text{Swale Length} \]
   
   Either 4 - a, b, c1 or c2

   (**e.g. a V-shaped swale with 4:1 slopes, 8 feet wide and 1 foot deep has 4 SF of Cross-sectional Area.)

Source: These Formulas are derived from the criteria for Water Quality treatment in paragraphs (f)(2)b. & a. of Monroe County Code 114-3.

Updated 9/5/2012
IN THE CIRCUIT COURT OF THE 16TH JUDICIAL
CIRCUIT IN AND FOR MONROE COUNTY, FLORIDA

FIRST STATE BANK OF THE FLORIDA
KEYS, a Banking Corporation,

Plaintiffs,

vs.

ENNIS MITCHELL a/k/a ENOS MITCHELL a/k/a
ENOCH MITCHELL; ORA LEE MITCHELL;
THERESA WORDEN, as Trustee; CITIBANK
(SOUTH DAKOTA) N.A.; ROSEMARY BARKETT;
CARMEN BARKETT DOUMAR; RONALD BARKETT;
RICHARD BARKETT; THOMAS BARKETT, JR.;
RAYMOND BARKETT; IRMA BARKETT a/k/a
IRMA ELDER; MINERVA BARKETT; ANDREW M.
TOBIN, P.A.; GILDA MRIC CORP., a Florida
Corporation,

Defendants.

________________________________________/

CERTIFICATE OF TITLE

I, KEVIN MADOK, CPA, Clerk of the above entitled Court, do hereby certify that I executed
and filed a Certificate of Sale in this action on April 5, 2017, for the property described
herein and that no objections to the sale have been filed within the time allowed for filing
objections.

The following property in Monroe County, Florida:

Lots 1 through 16 and Lots 18 through 21, Block 1 Hibiscus Park, and Lots 1
through 7, Block 4, Hibiscus Park, according to the Plat thereof, as recorded in
Plat Book 3, Page 166 of the Public Records of Monroe County, Florida

STREET ADDRESS: Lots 1 through 16 and Lots 18 through 21, Block 1 and Lots 1 through
7, Block 4, Hibiscus Park, Key Largo, FL 33037

was sold to 1010 75 Overseas Hwy, Key Largo, FL 33037

WITNESS, my hand and seal of the Court on June 11, 2017.

(Court Seal)

MONROE COUNTY
OFFICIAL RECORDS

KEVIN MADOK, CPA
Clerk of Circuit Court

BY: Deputy Clerk
IN THE CIRCUIT COURT OF THE
SIXTEENTH JUDICIAL CIRCUIT IN AND
FOR MONROE COUNTY, FLORIDA

Case No: 44-2012-CA-293-P

FIRST STATE BANK OF THE FLORIDA KEYS, BANKING CORPORATION

VS.

ENNIS MITCHELL, et al

Defendant

CERTIFICATE OF SALE

The undersigned Clerk of the Court certifies that Notice of Public Sale of the property described in the
Final Judgment was published in the KEYNOTER, a newspaper circulated in Monroe County,
Florida, in the manner shown by the Proof of Publication attached.

See attached Property Description

And on May 5, 2017, the property was offered for public sale to the highest and best bidder for cash.
The highest and best bid received for the property was submitted by KRZ LLC to whom the property was sold.
The proceeds of the sale are retained for distribution in accordance with the Final Judgment.

Witness my Hand and Seal of this Court on May 5, 2017.

Bid: $120,000.00

KEVIN MADOK,
Clerk of the Court

[Signature]
Lots 1 through 16 and Lots 18 through 21, Block 1 Hibiscus Park, and Lots 1 through 7, Block 4, Hibiscus Park, according to the Plat thereof, as recorded in Plat Book 3, Page 166 of the Public Records of Monroe County, Florida.

STREET ADDRESS: Lots 1 through 16 and Lots 18 through 21, Block 1 and Lots 1 through 7, Block 4, Hibiscus Park, Key Largo, Florida
IN THE CIRCUIT COURT OF THE 16TH JUDICIAL CIRCUIT IN AND FOR MONROE COUNTY, FLORIDA

CASE NO.: 12-CA-293-P

FIRST STATE BANK OF THE FLORIDA KEYS, a Banking Corporation,

Plaintiff,

vs.

ENNIS MITCHELL a/k/a ENDS MITCHELL; ORA LEE MITCHELL; THERESA WORDEN, as Trustee; CIT BANK (SOUTH DAKOTA) N.A.; ROSEMARY BARKETT; CARMEN BARKETT DOUMAR; RONALD BARKETT; RICHARD BARKETT; THOMAS BARKETT, JR.; RAYMOND BARKETT; IRMA BARKETT a/k/a IRMA ELDER; MIRI VA BARKETT; ANDREW W. TOBIN, P.A.; GILDAMRIC CORP., a Florida corporation,

Defendants.

NOTICE OF SALE

NOTICE IS HEREBY GIVEN pursuant to a Default Final Judgment of Mortgage Foreclosure dated May 12, 2016, entered in Civil Case No. 12-CA-293-P of the Circuit Court of the 16th Judicial Circuit in and for Monroe County, Florida, wherein FIRST STATE BANK OF THE FLORIDA KEYS, a Banking Corporation, is Plaintiff and ENNIS MITCHELL a/k/a ENDS MITCHELL; ORA LEE MITCHELL; and ORA LEE MITCHELL, et al., are Defendant(s).

I will sell to the highest bidder for cash, at the Monroe County Courthouse, Front Door, 500 Whithead Street, Key West at 11:00 a.m. on the 4th day of May, 2017 the following described property as set forth in said Default Final Judgment of Mortgage Foreclosure, to wit:

Lots 1 through 16 and Lots 18 through 21, Block 1 Hibiscus Park, and Lots 1 through 7, Block 4, Hibiscus Park, according to the Plat thereof, as recorded in Plat Book 3, Page 166 of the Public Records of Monroe County, Florida.

STREET ADDRESS: Lots 1 through 16 and Lots 18 through 21, Block 1 and Lots 1 through 7, Block 4, Hibiscus Park, Key Largo, Florida.

STATE OF FLORIDA

COUNTY OF MONROE

To the Person in Possession of the Premises Herein Described: Within 60 days of the date of the sale

This 4th day of May, 2017

By:

DEPUTY CLERK

CLERK OF CIRCUIT COURT & COMM. COURT
MONROE COUNTY, FLORIDA

MONROE COUNTY OFFICIAL RECORDS
MONROE COUNTY, FLORIDA
PLANNING AND ENVIRONMENTAL RESOURCES DEPARTMENT

Ownership Disclosure of Interest

Pursuant to Section 101-6 of the Land Development Code, this form shall accompany land-use related applications. The intent is to disclose the identity of true parties in interest to the public, thereby enabling the public to ascertain which parties will potentially benefit.

Any person or entity holding real property in the form of a partnership, limited partnership, corporation, assignment of interest, trust, option, assignment of beneficial or contractual interest, or any form of representative capacity whatsoever for others, except as otherwise provided, shall, during application submittal for a specified application types, make a public disclosure, in writing, under oath, and subject to the penalties prescribed for perjury. Exemptions to the requirements of this section include the beneficial interest which is represented by stock in corporations registered with the federal securities exchange commission or in corporations registered pursuant to Chapter 517, Florida Statutes, whose stock is for sale to the general public.

This written disclosure shall be made to the planning director at the time of application. The disclosure information shall include the name and address of every person having a beneficial or contractual interest in the real property, however small or minimal.

- If the property is owned fee simple by an INDIVIDUAL, tenancy by the entirety, tenancy in common, or joint tenancy, list all parties with an ownership interest as well as the percentage of such interest. (Use additional sheets if necessary):

<table>
<thead>
<tr>
<th>Name and Address</th>
<th>% of Ownership</th>
</tr>
</thead>
<tbody>
<tr>
<td></td>
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<td></td>
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</table>

- If the property is owned by a CORPORATION, list the officers and stockholders and the percentage of stock owned by each. (Use additional sheets if necessary):

<table>
<thead>
<tr>
<th>Name and Address</th>
<th>% of Ownership</th>
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<tbody>
<tr>
<td>Brian Conover</td>
<td>33.5</td>
</tr>
<tr>
<td>Allison Conover</td>
<td>33.5</td>
</tr>
<tr>
<td>John La Rocco</td>
<td>33</td>
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</tbody>
</table>

09/2019
- If the property is in the name of a TRUSTEE, list the beneficiaries of the trust with the percentage of interest. (Use additional sheets if necessary):

<table>
<thead>
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<th>Name and Address</th>
<th>% of Ownership</th>
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</table>

* In the case of a trust, the four largest beneficiaries must also sign the affidavit.

- If the property is in the name of a GENERAL or LIMITED PARTNERSHIP, list the name of the general and/or limited partners. (Use additional sheets if necessary):

<table>
<thead>
<tr>
<th>Name and Address</th>
<th>% of Ownership</th>
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</thead>
<tbody>
<tr>
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</tbody>
</table>

- If there is a CONTRACT FOR PURCHASE, with an individual or individuals, a Corporation, Trustee, or a Partnership, list the names of the contract purchasers below, including the officers, stockholders, beneficiaries, or partners. (Use additional sheets if necessary):

<table>
<thead>
<tr>
<th>Name and Address</th>
<th>% of Ownership</th>
</tr>
</thead>
<tbody>
<tr>
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</tr>
</tbody>
</table>

* Please provide date of contract _______________________

- If any contingency clause or contract terms involve additional parties, list all individuals or officers, if a corporation, partnership, or trust. (Use additional sheets if necessary):

<table>
<thead>
<tr>
<th>Name and Address</th>
<th>% of Ownership</th>
</tr>
</thead>
<tbody>
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By signing this form, the signer certifies that he or she is a person who is familiar with the information contained in the form, and that to the best of his or her knowledge such information is true, complete and accurate.

Printed Name / Signature of Person Completing Form: **Brian Conover**

State of Florida, County of Monroe

The foregoing instrument was acknowledged before me this 8th day of July, 2020, by **Brian Conover**. He/she is personally known to me or has produced ___________________ as identification.

[Notary Public Signature]

Page 2 of 2
Disclaimer

The Monroe County Property Appraiser’s office maintains data on property within the County solely for the purpose of fulfilling its responsibility to secure a just valuation for ad valorem tax purposes of all property within the County. The Monroe County Property Appraiser’s office cannot guarantee its accuracy for any other purpose. Likewise, data provided regarding one tax year may not be applicable in prior or subsequent years. By requesting such data, you hereby understand and agree that the data is intended for ad valorem tax purposes only and should not be relied on for any other purpose.

By continuing into this site you assert that you have read and agree to the above statement.

Summary

Parcel ID 00508100-000000
Account# 1625922
Property ID 1625922
Millage Group 500K
Location Address VACANT LAND, KEY LARGO
Legal Description BK 4 LT 2 HIBISCUS PARK PB3-166 KEY LARGO OR829-726 OR985-2272 OR2331-1400/01 OR2860-364C/T
(Nota: Not to be used on legal documents.)
Neighborhood 1894
Property Class NON AGRICULTURE (9900)
Subdivision HIBISCUS PARK
Sec/Twp/Rng 27/63/39
Affordable Housing No

Owner

KRZ LLC
101975 Overseas Hwy
Key Largo FL 33037

Valuation

<table>
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<th>Description</th>
<th>2018</th>
<th>2017</th>
<th>2016</th>
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Land

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<th>Number of Units</th>
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Sales

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<th>Instrument</th>
<th>Instrument Number</th>
<th>Deed Book</th>
<th>Deed Page</th>
<th>Sale Qualification</th>
<th>Vacant or Improved</th>
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<tr>
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Summary

Parcel ID 00508110-0-000000
Account# 1629391
Property ID 1629391
Millage Group 508X
Location Address VACANT LAND, KEY LARGO
Legal Description BK 4 LT 3 HIBISCUS PARK PB3-166 KEY LARGO OR829-726 OR985-2272 OR2331-1400/01 OR2860-364C/T
(Note: Not to be used on legal documents)
Neighborhood 1654
Property Class NON AGRICULTURE (P900)
Subdivision HIBISCUS PARK
Sec/Twp/Rgn 27/61/39
Affordable Housing No

Owner

KRZ LLC
101075 Overseas Hwy
Key Largo FL 33037

Valuation

2018 2017 2016 2015
+ Market Improvement Value $0 $0 $0 $0
+ Market Misc Value $0 $0 $0 $0
+ Market Land Value $100 $100 $100 $100
= Just Market Value $100 $100 $100 $100
+ Total Assessed Value $100 $36 $33 $30
- School Exempt Value $0 $0 $0 $0
- School Taxable Value $100 $100 $100 $100

Land

Land Use VACANT CANAL (000C)
Number of Units 1.00
Unit Type Lot
Frontage 50
Depth 115

Sales

Sale Date 6/16/2017 6/23/2016 8/1/1986
Sale Price $120,000 $0 $1
Instrument Certificate of Title Quit Claim Deed Warranty Deed
Instrument Number 2127657 2804 985
Deed Book 2860 2804 985
Deed Page 364 844 2272
Sale Qualification 12 - Unqualified 11 - Unqualified M - Unqualified
Vacant or Improved Improved Vacant Vacant
Monroe County, FL

Disclaimer
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Summary
- Parcel ID: 00508120-000000
- Account# 1625949
- Property ID: 1625949
- Millage Group: 500K
- Location Address: VACANT LAND, KEY LARGO
- Legal Description: BK 4 LT 4 HIBISCUS PARK PB3-166 KEY LARGO OR829-726 OR985-2272 OR2331-1400/01 OR2680-364C/T
  (Note: Not to be used on legal documents.)
- Neighborhood: 1854
- Property Class: NON AGRICULTURE (9900)
- Subdivision: HIBISCUS PARK
- Sec/Twp/Rng: 27/61/39
- Affordable Housing: No

Owner
- KRZ LLC
  101075 Overseas Hwy
  Key Largo FL 33037

Valuation

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Land Use:
- VACANT CANAL (0000C)

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<th>Depth</th>
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Sales

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<td>2272</td>
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Summary

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<td>Affordable Housing</td>
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Owner

KRZ LLC
301075 Overseas Hwy
Key Largo FL 33037

Valuation

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Land

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<th>Number of Units</th>
<th>Unit Type</th>
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<th>Depth</th>
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Sales

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<th>Instrument</th>
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<th>Deed Book</th>
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<th>Sale Qualification</th>
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<td>2272</td>
<td>M - Unqualified</td>
<td>Vacant</td>
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Summary
Parcel ID: 00508140-000000
Account# 1625965
Property ID 1625965
Millage Group 500K
Location Address VACANT LAND, KEY LARGO
Legal Description BK 4 LT 6 HIBISCUS PARK PB3-166 KEY LARGO OR829-726 OR985-2272 OR2331-1400/01 OR2860-364C/T
(Note: Not to be used on legal documents)
Neighborhood 1854
Property Class NON AGRICULTURE (9900)
Subdivision HIBISCUS PARK
Sec/Twp/Rng 27/61/39
Affordable Housing No

Owner
KIRZ LLC
101075 Overseas Hwy
Key Largo FL 33037

Valuation

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<td>Market Land Value</td>
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<td>$100</td>
</tr>
<tr>
<td>Just Market Value</td>
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<tr>
<td>Total Assessed Value</td>
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Land

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<th>Number of Units</th>
<th>Unit Type</th>
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Sales

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TRIM Notice

2018 Notices Only

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Monroe County, FL

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Summary
Parcel ID: 00508150-000000
Account#: 1625973
Property ID: 1625973
Millage Group: 500K
Location Address: VACANT LAND, KEY LARGO
Legal Description: BK 4 LT 7 HIBISCUS PARK PB3-166 KEY LARGO OR829-726 OR885-2272 OR2231-1400/01 OR2860-364C/T
(Notice: Not to be used on legal documents)
Neighborhood: 1854
Property Class: NON AGRICULTURE (9900)
Subdivision: HIBISCUS PARK
Sec/Twp/Rng: 27/61/39
Affordable Housing: No

Owner
KRZ LLC
101075 Overseas Hwy
Key Largo FL 33037

Valuation
2018 2017 2016 2015
+ Market Improvement Value $0 $0 $0 $0
+ Market Misc Value $0 $0 $0 $0
+ Market Land Value $100 $100 $100 $100
= Just Market Value $100 $100 $100 $100
= Total Assessed Value $100 $36 $33 $100 $30
- School Exempt Value $0 $0 $0 $0
= School Taxable Value $100 $100 $100

Land
Land Use Number of Units Unit Type Frontage Depth
VACANT CANAL (000C) 1.00 Lot 50 115

Sales
Sale Date Sale Price Instrument Instrument Number Deed Book Deed Page Sale Qualification Vacant or Improved
6/16/2017 $120,000 Certificate of Title 2127657 2860 364 12 - Unqualified Improved
6/23/2016 $0 Quit Claim Deed 2804 844 11 - Unqualified Vacant
8/1/1986 $1 Warranty Deed 985 2272 M - Unqualified Vacant
TRIM Notice

Trim Notice

2018 Notices Only

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Monroe County, FL

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Summary
Parcel ID: 00507420-000000
Account#: 1625248
Property ID: 1625248
Millage Group: 500K
Location Address: VACANT LAND, KEY LARGO
Legal Description: BK 1 LT 20 HIBISCUS PARK PB3-166 KEY LARGO OR801-1073D/C OR829-726 OR985-2272 OR2331-1400/01 OR2862-364C/T
Neighborhood: 1854
Property Class: NON AGRICULTURE (9900)
Subdivision: HIBISCUS PARK
Sec/Twp/Rng: 27/61/39
Affordable Housing: No

Owner
KRZ LLC
101075 Overseas Hwy
Key Largo FL 33037

Valuation

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Land
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Sales

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View Tax Info
View Taxes for this Parcel
Disclaimer

The Monroe County Property Appraiser’s office maintains data on property within the County solely for the purpose of fulfilling its responsibility to secure a just valuation for ad valorem tax purposes of all property within the County. The Monroe County Property Appraiser’s office cannot guarantee its accuracy for any other purpose. Likewise, data provided regarding one tax year may not be applicable in prior or subsequent years. By requesting such data, you hereby understand and agree that the data is intended for ad valorem tax purposes only and should not be relied on for any other purpose.

By continuing into this site you assert that you have read and agree to the above statement.

Summary

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Owner

KRZ LLC
101075 Overseas Hwy
Key Largo FL 33037

Valuation

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Land

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No data available for the following modules: Buildings, Commercial Buildings, Mobile Home Buildings, Yard Items, Exemptions, Permits, Sketches (click to enlarge), Photos.

The Monroe County Property Appraiser's office maintains data on property within the County solely for the purpose of fulfilling its responsibility to secure a just valuation for ad valorem tax purposes of all property within the County. The Monroe County Property Appraiser's office cannot guarantee its accuracy for any other purpose. Likewise, data provided regarding one tax year may not be applicable in prior or subsequent years. By requesting such data, you hereby understand and agree that the

Last Data Upload: 12/28/2018, 1:40:39 AM
ATTACHMENT 8A

Historic Photos Showing Clearing & Exotics

Google Earth

2006 Google Earth aerial of cleared area.

2011 Google Earth street view showing recolonization by dense exotics.
ATTACHMENT 8B
Recent Photos Showing North Parcels Covered with Exotics
Photos taken by SWC staff May 17, 2019

View to east of Lot 21 north of canal showing exotic vegetation and grasses that provide clear evidence of historic clearing.

View to southwest of Lot 20 north of canal showing same indication of highly disturbed area and clearly not native conditions.
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<td>5635 W 12th Ct Hialeah, FL 33012</td>
<td>MACHIN ALAN C AND LENORE FAMILY TRUST 10/17/2003 1800 Hayes Ave Fremont, OH 43420</td>
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<tr>
<td>BOISVERT WM J</td>
<td>262 Fry Ter Port Charlotte, FL 33952</td>
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<td>STROM RODERICK O MEDICAID ASSET PROT TRUST 11/01/2019 C/O STORM JENNIFER TRUSTEE 360 DODGE RD Getzville, NY 14068</td>
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<td>BRANSON WILLIAM R</td>
<td>41 Villanova Ln Dix Hills, NY 11746</td>
<td>ACKERMAN SCOTT M 10361 Saddle Horse Dr Sarasota, FL 34241</td>
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<td>HEIMBECKER NORMAN</td>
<td>43 VANDERBRENT CRES ETOBICOKE, ONTARIO M9R 3W9 CA</td>
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<td>KEYZEE 2 LLC</td>
<td>214 S George St Mount Prospect, IL 60056</td>
<td>KUHN RANDY L 177 Ski Ln Falling Waters, WV 25419</td>
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<td>DAVIS FREDERICK</td>
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<td>GONNELLA RUDY 5791 Waxytrye Way Naples, FL 34109</td>
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<td>REOLO LEOPOLDO J</td>
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<td>THOMAS TIMOTHY L</td>
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<td>SIEGL AURORA T</td>
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<td>MCMICHAEL NEIL 606 Truman Ave Key West, FL 33040</td>
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<td>GIL ALBERT</td>
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<td>HARTFIEL FAMILY TRUST 3/31/2016</td>
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KOPP ANN T
7733 Red Bay Way
Knoxville, TN 37919

DELAROSA ALFREDO
60th Ter
Miami, FL 33143

PASQUARELLA RENEE
9120 SW 40th St
Miami, FL 33165

SZOPINSKI DANIEL D
1026 Gibraltar Rd
Key Largo, FL 33037

JOHNSON JOHN ROBERT
290 Fern Way
Miami Springs, FL 33166

RODRIGUEZ AURORA
2106 124th St
North Miami, FL 33181

KELLEY JAMES M
132 N Blandford Rd
Blandford, MA 01008

KLEINMAN BURT ESTATE
PO Box 87
Marshalltown, IA 50158

WOODS GURDON R
101551 Overseas Hwy
Key Largo, FL 33037

ZINNI THOMAS
46 Klaum Ave
North Tonawanda, NY 14120

FOLKRINGA PETER D AND KIM L TRUST
11/30/2001
13826 12th Ave
Marne, MI 49435

EIDAM BERNARD T
33720 Coachman Ln
Solon, OH 44139

FAGAN ELAINE
11017 Eastwind Ct
Strongsville, OH 44149

DONAT PHYLLIS M L/E
101551 Overseas Hwy
Key Largo, FL 33037

IGLESIAS JUAN CARLOS
11717 SW 107th Ter
Miami, FL 33186

WEDDERBURN ROBERT
709 Spring Lake Dr
Middle Island, NY 11953

FRANCO ANTONIO J
7550 28th Ter
Miami, FL 33155

FORGAN JAMES W
101551 Overseas Hwy
Key Largo, FL 33037

DELAIR NORMA J TRUST 6/13/2014
2623 Seneca Ave
The Villages, FL 32162

MCDONALD MARJORIE
101551 Overseas Hwy
Key Largo, FL 33037

ADAMS ROBERT J
1806 Wilkinson
Maryville, TN 37803

DEAN WILLIAM H
135 Washington St
Geneva, NY 14456

BORRELLO SALLY
639 Conger St
Grand Rapids, MI 49505

CLOUSE JAMES F
101551 Overseas Hwy
Key Largo, FL 33037

STACHELEK HENRY
87 Glass Rd
Ortonville, MI 48462

KEY LARGO SUNSETS LLC
1133 Bal Harbor Blvd
Punta Gorda, FL 33950

RODRIGUEZ EDUARDO
2106 124th St
North Miami, FL 33181

MCGOWAN SUSAN
6 Virgin Islands Dr
Toms River, NJ 08757

ROBBINS EILEEN J TRUST 3/20/2015
1010 American Eagle Blvd
Sun City Center, FL 33573

RODRIGUEZ EUMELIA
3104 156th Pl
Miami, FL 33185
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VACHON ELECTRICAL & MECHANICAL LTD  
3152 DUNDAS ST W  
TORONTO, ONTARIO M6P 2A1  
CA

SIERRA MARCELO  
11780 SW 18th St  
Miami, FL 33175

DICECIO ETHEL  
68 Brianna Dr  
East Setauket, NY 11733

VAN CAMPEN WILLIAM  
826 Lafayette Pkwy  
Williamsport, PA 17701

SPENCER BRYANT  
36 Chestnut St  
Weston, MA 02493

PINAMONTI MICHAEL D  
3 Victor Ln  
Mechanicsburg, PA 17050

CLARK STEPHEN C  
1504 Pasadena Ave  
Metairie, LA 70001

CARNAGO MARY LYNN  
101551 Overseas Hwy  
Key Largo, FL 33037

BUNTING ROBERT C  
21681 Indian Bayou Dr  
Fort Myers Beach, FL 33931

FRASARD KATHLEEN J FAMILY TRUST  
1/5/2013  
22717 Harper Lake Ave  
Saint Clair Shores, MI 48080

SCHUKRAFT MARLENE RICE  
96 Tomlinson Rd  
Bad Axe, MI 48413

KECSKEMETHY METELLA E  
101551 Overseas Hwy  
Key Largo, FL 33037

ALVAREZ OSCAR  
9530 SW 45th Ter  
Miami, FL 33165

ECHEVARRIA LINA M  
2220 72nd Ave  
Miami, FL 33155

RISPOLI CARMINE M  
101551 Overseas Hwy  
Key Largo, FL 33037

KAYE RUDY H  
P O BOX 506  
APSLY, ONTARIO K0L 1A0  
CA

SAYER HANNAH J  
73 Heaton Rd  
Monroe, NY 10950

DAMERON MERLE W AND PAULINE TR  
06/05/1987  
20662 Crescent Pointe Pl  
Ashburn, VA 20147

GONZALEZ JOSE J  
101551 Overseas Hwy  
Key Largo, FL 33037

HENDRIX MICHAEL  
11230 NW 33rd St  
Coral Springs, FL 33065

GUTMAN SUSAN C REV TR  
AGREEMENT 9/19/1997  
816 Lakeside Cir  
Pompano Beach, FL 33060

FRASARD KATHLEEN J FAMILY TRUST  
1/5/2013  
22717 Harper Lake Ave  
Saint Clair Shores, MI 48080

HANEY CHRISTINA A  
74 Courtney Pl  
Palm Coast, FL 32137

ADN INVESTMENT REAL ESTATES INC  
4332 US Highway 380  
Decatur, TX 75234

CABRERA ELIZARDO  
18720 Wentworth Dr  
Hialeah, FL 33015

DIAZ GILBERTO  
142 6th Pl  
Cape Coral, FL 33909

WILLIAMS JOHN R  
48550 North Ave  
Macomb, MI 48042

CHAMBERLIN DURINDA A TRUST  
12/18/2007  
4979 Old Mackinaw Trl  
Boyne Falls, MI 49713

SIMMS BETTY ANN  
1510 86th Ter  
Pembroke Pines, FL 33024

LOMBARD DENNIS L AND SUSAN J REV TR 02/07/2006  
101551 Overseas Hwy  
Key Largo, FL 33037
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<td>BAUER RICHARD G</td>
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<td>SCHUSTER JONATHAN H</td>
<td>3 Gibson Rd, Hopkinton, MA 01748</td>
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<td>4979 Old Mackinaw Trl, Boyne Falls, MI 49713</td>
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<td>BOTTING DONALD PETER TRUST</td>
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<td>QUESADA RAUL</td>
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<tr>
<td>MCLAUGHLIN WILLIAM GENE</td>
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<td>SCHUKRAFT MARLENE</td>
<td>8575 E Forest Creek Dr, Port Austin, MI 48467</td>
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<td>BENNETT LORA E</td>
<td>101551 Overseas Hwy, Key Largo, FL 33037</td>
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<td>POLERO JANET</td>
<td>PO Box 44, Islamorada, FL 33036</td>
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<td>ELLIS WALTER LAWRENCE</td>
<td>281 Greentree Ln, Ada, MI 49301</td>
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<td>RIVERO MILAGROS</td>
<td>4400 SW 3rd St, Coral Gables, FL 33134</td>
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<td>MIRABEN PEDRO</td>
<td>12200 100th St, Miami, FL 33186</td>
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<tr>
<td>KIMBALL EDWARD M</td>
<td>100 Billington Ln, Brewster, MA 02631</td>
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<tr>
<td>PANTALEO DEBRAH</td>
<td>625 N Highland Dr, Hollywood, FL 33021</td>
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<td>LAMARRE JOHN L</td>
<td>PO Box 858, Bakersville, NC 28705</td>
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<td>ROLLINS LEANNA K</td>
<td>4135 Spruce Dr, Dorr, MI 49323</td>
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<td>SHANAHAN SANDRA C</td>
<td>3313 Leritz Ln, Edgewater, MD 21037</td>
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<tr>
<td>WILLCOCKS KENNETH</td>
<td>280 TAY ST, COBourg, Ontario K9A 2T2</td>
<td></td>
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<tr>
<td>RIVER BREEZE APARTMENTS LLC</td>
<td>6555 N Highway 1, Melbourne, FL 32940</td>
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<tr>
<td>PADALINO PAULA M</td>
<td>101551 Overseas Hwy, Key Largo, FL 33037</td>
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<tr>
<td>HARLEY'S BOGIE PROPERTIES INC</td>
<td>4979 Old Mackinaw Trl, Boyne Falls, MI 49713</td>
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<tr>
<td>KELLER CRAIG</td>
<td>1398 Dutch Broadway, Elmont, NY 11003</td>
<td></td>
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<tr>
<td>COCKBURN PETER S</td>
<td>3461 LOUIS LANE RR 3, BRECHIN, ONTARIO L0K 1B0, CA</td>
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<tr>
<td>DULING PAMELA</td>
<td>1515 Fairfax Ln, New Bern, NC 28562</td>
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<td>FUNDORA RAUL</td>
<td>101551 Overseas Hwy, Key Largo, FL 33037</td>
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</table>
MEIERDIRK MICHAEL JOHN
5631 Lincoln St
Hollywood, FL 33021

BOOTH JAMES D
24 Cedarfield Ct
Palm Coast, FL 32137

MARIN JORGE O
8830 180th Ter
Hialeah, FL 33018

FISHER MICHAEL R
169 Burwick Rd
Cleveland, OH 44143

REYES JEFFREY J
16300 SW 145th Ct
Miami, FL 33177

BARTOLI RICHARD M
101551 Overseas Hwy
Key Largo, FL 33037

RIVER BREEZE APARTMENTS LLC
6555 US HIGHWAY 1
Melbourne, FL 32940

WOOD ROBERT
11458 SW 60th Ln
Miami, FL 33173

ARTHURS JAMES
60 Hyannis St
Toms River, NJ 08757

DOMES EDWARD
4001 SW 111th Ave
Davie, FL 33328

MAR JOHN III LLC
109 Hendricks
Ft Lauderdale, FL 33301

SHAW BONNIE M TRUST 1/28/1998
232 Glen Eagle Cir
Naples, FL 34104

RUIZ RAMON
10923 NW 29th Ct
Sunrise, FL 33322

CADWELL LONNIE SUE
PO Box 6579
Sevierville, TN 37864

QUEVEDO 101551 OVERSEAS
HIGHWAY LLC
725 Sevilla Ave
Coral Gables, FL 33134

BULTINCK LORNE C
4444 Cycad Ln
Boynton Beach, FL 33436

VICAT INVESTMENTS LLC
498 BRICKELL Ave
Miami, FL 33131

SUAREZ ENRIQUE
1367 2nd Ave
Hialeah, FL 33010

LOPEZ ENRIQUE
13231 22nd St
Miami, FL 33175
AGENT AUTHORIZATION FORM

Date of Authorization: 07/08/2020

I hereby authorize SWC & Sandra Walters, president (Print Name of Agent)
representing KRZ LLC (Print Name of Property Owner(s) the Applicant(s))
for the application submission of All planning & environmental work, and applications for amendments to FLUM, LUD & tier designations (List the Name and Type of applications for the authorization)
for the Property described as: (if in meters and bounds, attach legal description on separate sheet)
Block 4, Lots 1-7 & 20-21, Hibiscus Park, Key Largo
Lot 508100, 508110, 508120, 508130, 508140, 508150, 507430, 507420, all -000000
Real Estate (RE) Number 1625922, 1625931, 1625949, 1625957, 1625965, 1625973, 1625256, 1625248
Alternate Key Number 102
Street Address (Street, City, State & Zip Code) Approximate Mile Marker
Mailing Address (Street, City, State and Zip Code)
5570 3rd Ave, Suite C201, Key West, FL 33040

Authorized Agent Contact Information:
305-294-1238 Work Phone 305-924-0195 Home Phone sandy@swcinc.net Cell Phone Email Address

This authorization becomes effective on the date this affidavit is notarized and shall remain in effect until terminated by the undersigned. This authorization acts as a durable power of attorney only for the purposes stated. The undersigned understands the risks and liabilities involved in the granting of this agency and accepts full responsibility for any and all of the actions of the agent named herein related to the processing of the services requested, application(s) and/or the acquisition of approvals/permits for the aforementioned applicant. The applicant(s) hereby indemnifies and holds harmless Monroe County, its officers, agents and employees for any damage to applicant caused by its agent or arising from this agency authorization.

Note: Agents must provide a notarized authorization from ALL current property owners.

Signature of Property Owner: ____________________________

Printed Name of Property Owner: Allison Conover, Managing Partner

STATE OF Florida COUNTY OF Monroe
Sworn to and subscribed before me this 8th day of July, 2020.
by Allison Conover (Print Name of Person Making Statement)
who is personally known to me OR produced
(Type of ID Produced) ____________________________ as identification.

Signature of Notary Public ____________________________

My commission expires: 01/14/2022

Jody M. Flanagan
Commission # 1186613
Expires: February 14, 2022
Bonded thru Aaron Notary

Last Revised October 2016
AGENT AUTHORIZATION FORM

Date of Authorization: 07 / 08 / 2020

I hereby authorize ____________________________ SWC & Sandra Walters, president to be listed as authorized agent
(Print Name of Agent)

representing ____________________________ KRZ LLC for the application submission
(Print Name of Property Owner(s) the Applicant(s))

of ____________________________ All planning & environmental work, and applications for amendments to FLUM, LUD & tier designations
(List the Name and Type of applications for the authorization)

for the Property described as: (if in metes and bounds, attach legal description on separate sheet)

<table>
<thead>
<tr>
<th>Block</th>
<th>Lots 1-7 &amp; 20-21, Hibiscus Park, Key Largo</th>
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</thead>
<tbody>
<tr>
<td>Lot</td>
<td>Block</td>
</tr>
<tr>
<td>508100, 508110, 508120, 508130, 508140, 508150, 507430, 507420, all 000000</td>
<td>1625922, 1625931, 1625949, 1625957, 1625965, 1625973, 1625256, 1625248</td>
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<tr>
<td>Real Estate (RE) Number</td>
<td>Alternate Key Number</td>
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<tr>
<td>102</td>
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Street Address (Street, City, State & Zip Code) 5570 3rd Ave, Suite C201, Key West, FL 33040

Authorized Agent Contact Information:

<table>
<thead>
<tr>
<th>Work Phone</th>
<th>Home Phone</th>
<th>Cell Phone</th>
<th>Email Address</th>
</tr>
</thead>
<tbody>
<tr>
<td>305-294-1238</td>
<td>305-924-0195</td>
<td><a href="mailto:sandy@swcinc.net">sandy@swcinc.net</a></td>
<td></td>
</tr>
</tbody>
</table>

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Note: Agents must provide a notarized authorization from ALL current property owners.

Signature of Property Owner: ____________________________

Printed Name of Property Owner: John LaRocco, Managing Partner

STATE OF Florida, COUNTY OF Monroe

Sworn to and subscribed before me this 8th day of July, 2020.

by ____________________________, who is personally known to me OR produced
(Print Name of Person Making Statement)

____________________, as identification.

____________________
Signature of Notary Public

My commission expires: 01/14/2022

Last Revised October 2016
AGENT AUTHORIZATION FORM

Date of Authorization: 07 / 08 / 2020

I hereby authorize ________________ SWC & Sandra Walters, president ________________ to be listed as authorized agent
(Print Name of Agent)

representing ________________ KRZ LLC ________________ for the application submission
(Print Name of Property Owner(s) the Applicant(s))

of All planning & environmental work, and applications for amendments to FLUM, LUD & tier designations
(List the Name and Type of applications for the authorization)

for the Property described as: (if in metes and bounds, attach legal description on separate sheet)

Block 4, Lots 1-7 & 20-21, Hibiscus Park, Key Largo

Lot Block Subdivision
508100, 508110, 508120, 508130, 508140, 508150, 507430, 507420, all -000000

102

Real Estate (RE) Number Alternate Key Number

Street Address (Street, City, State & Zip Code) Approximate Mile Marker

Authorized Agent Contact Information:

5570 3rd Ave, Suite C201, Key West, FL 33040

Mailing Address (Street, City, State and Zip Code)

305-294-1238 305-924-0195 sandy@swcinc.net

Work Phone Home Phone Cell Phone Email Address

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Note: Agents must provide a notarized authorization from ALL current property owners.

Signature of Property Owner:

Printed Name of Property Owner: Brian Conover, Managing Partner

STATE OF Florida COUNTY OF Monroe

Sworn to and subscribed before me this 8th day of July 2020

by Brian K. Conover
(Print Name of Person Making Statement)

as identification.

Signature of Notary Public

My commission expires: 2/14/2023

Last Revised October 2016