



June 6, 2018

24235 Caribbean Dr.  
Summerland Key, Florida 33042

Monroe County Planning  
2798 Overseas Highway Suite 400  
Marathon, Florida 33050

Attention: Ilza Aguila

Dear Planning Commission:

I am writing to object to Summerland Key Marina's (aka George Secchiaroli) plan for 4 affordable dwellings on the present site and variance of parking.

My objection has nothing to do with affordable housing but their/his lack of doing what has been promised, required and being a good neighbor to Summerland Key.

I have tried to not include my objections and issues that were included in my April 18, 2018 letter.

Presently June 1, there are the following businesses doing work there:

- Boat fork lift and rack storage
- Boat Rental
- Welding
- Kayak and paddle board rental
- Boat bottom cleaning and painting
- Boat mechanic
- Pet grooming

The East side that is planned to have parking spots #2 thru 14 now has:

- 1 derelict step van— been there a long time
- 4 boats on trailers
- 3 boat trailers
- 1 derelict delivery truck has been there for some time.
- 2 vehicles a Suv and pick up truck.

The West side for parking spots 15, 16 and 17, is loaded with outboard motors.

I am not a math teacher but lets look at some numbers:

If all businesses have only one vehicle for a worker and one customer that is 14 parking spots, and (if only one vehicle per) 4 affordable dwellings, and 1 employee apartment that is 5, total of 19.

Forgot, sometimes there is a live abroad, another vehicle?

And they have a boat ramp that is supposed to have a space available for boat trailers, none exist, and with a boat fork lift, would think people might bring the boats there via vehicle and trailer? And people bringing boats for bottom painting or cleaning, might bring them with vehicle and trailer.

People needing welding work or boat repair, might bring such projects to the establishment?

Seems we should be increasing parking not reducing, maybe previous reductions were not correct.

I would guess the owner is proposing adding 4 affordable housing units for his own benefit ( to increase property value) not for humanitarian purposes. Maybe I am just a cynic.

I am not addressing the possibility of children living there and the lack of green space or any safe place for children to play.

As a 35 year educator, I learned and practiced to reward good behavior and not reward poor behavior, this owner had shown nothing but poor behavior. Has not done many of the things he proposed in the 2010 proposal and has had 8 years to make improvements etc.

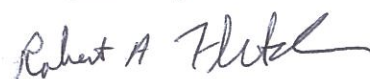
The owner has been a very unresponsive neighbor and member of Summerland Key community.

I would hope a County planner would go and view present the facility and see if they still believe it is project that should be approved.

I strongly recommend that this variance be denied for parking and affordable housing.

You can contact me at 305 745 2649 or [keysfletch@aol.com](mailto:keysfletch@aol.com).

Respectfully,



Robert A. Fletcher

















below the surface of the water in any man-made canal in the unincorporated areas of Monroe County.<  
<https://www.monroecounty-fl.gov/DocumentCenter/View/8101>>)

Cc/ Rich Jones Sr. Administrator, Marine Resources  
<https://www.monroecounty-fl.gov/185/Marine-Resources>

<https://www.monroecounty-fl.gov/DocumentCenter/View/8101>

[floridakeys.noaa.gov/report.html](http://floridakeys.noaa.gov/report.html)

[Tennyson-Lisa@monroecounty-fl.gov](mailto:Tennyson-Lisa@monroecounty-fl.gov)

[Public.services@dep.state.fl.us](mailto:Public.services@dep.state.fl.us)

Cc/Kevin Claridge, Director, Fl. Coastal office < [public.services@dep.state.fl.us](mailto:public.services@dep.state.fl.us) >, Keyslaststand,  
President: Mark Songer [info@keyslaststand.org](mailto:info@keyslaststand.org), Commission Denise Werling, Chairman  
[District1\\_planning@monroecounty-fl.gov](mailto:District1_planning@monroecounty-fl.gov), Commission Beth Ransay-Vickrey  
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<[District4\\_planning@monroecounty-fl.gov](mailto:District4_planning@monroecounty-fl.gov)> , Commission Ron Miller  
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