

MARKET RATE
RESIDENTIAL DWELLING UNIT ALLOCATION RANKING,
AS APPROVED BY THE PLANNING COMMISSION
LOWER KEYS: YEAR 34, QUARTER 1 (July 15, 2025 through October 14, 2025)

Rank	Permit #	Name	Date	Time	Key	Subdivision	Lot	Block	RE# / Parcel ID	Tier Des.	Tier Pts	Wetlands Tier 3 adj w>50	Wetlands Tier 3 adj Tier 1 w<50	Wetlands Tier 3 adj Tier 1 w<50 -5	Agg Pts	Land Ded Pts	Mkt EMP/AFH project	Flood +6	BAT/ AWT	Bldg designed green Bldg code +3	Concrete Cistem +1	Gray water reuse +2	Solar photovoltaic 3KW or equiv. +1	Ductless A/C & High efficiency +0.5	Pers. Baseline Prior to 07/13/2016	Grandfathered Vested 2 per Yr	2030 CP Allows cont Pers Pts Tier 1 or 2 **	2030 CP Allows cont Pers Pts Tier 3 **	Pers. Pts Tier 1 or 3-A First After 4 Yrs per Yr	Pers. Pts Tier 3 First 4 Yrs +2, After 4 Yrs 1 Point per Yr	Pers Pts Prior to New Date/Time	Paymnt Acq_Fund up to 2	Total
MARKET RATE DWELLING UNITS																																	
1	* SFDUP-2023-0185	Langfeld, Robert J Sr /Mary M	12-Oct-23	10:46 AM	Duck Key	Plantation Island Sec 3 Pt 2 Toms Harbor	7	3	00383030-000000	3	30	0	0	0	0	0	0	0	4	3	1	2	1	0	N/A	N/A	N/A	N/A	0	4	N/A	0	45
2	* SFDUP-2023-0145	Shark Key JV One LLC	14-Oct-25	1:05 PM	Shark Key	Shark Key Amd & Rev.	13	3	00159252-002500	3	30	0	0	0	4	0	0	0	4	3	1	2	1	0	N/A	N/A	N/A	N/A	0	0	N/A	0	45
3	* 22100248	Mills, Victor	6-Oct-25	11:00 AM	Saddlebunch Key	Bay Point Amd	5	5	00160340-000000	3	30	0	0	0.5	0	0	0	0	4	3	1	0	0	0	N/A	N/A	N/A	N/A	0	0	6	0	44.5
4	* 20100427	Dale Lee Bittner Revocable Trust 9/30/13	28-Sep-21	3:20 PM	Sugarloaf Key	Sugarloaf Shores Replat Lots 1 & 2	Tract F		00163011-000600	3	30	0	0	0	2	0	0	0	4	0	0	0	0	0	N/A	N/A	N/A	N/A	0	8	N/A	0	44
5	* 22101381	Pierre Boumerhi LLC	3-Aug-22	11:25 AM	Little Torch Key	Jolly Roger Estates	6	17	00217510-000000	3	30	0	0	0	0	0	0	0	4	3	1	0	0	0	N/A	N/A	N/A	N/A	0	6	N/A	0	44
6	* 22101568	Condella, Steve & Madeline	18-Aug-22	2:14 PM	Saddlebunch Key	Saddlebunch Shores	3		00159300-000000	3	30	0	0	0	0	0	0	0	4	3	1	0	0	0	N/A	N/A	N/A	N/A	0	6	N/A	0	44
7	* 22101946	Perry/Smith	28-Jun-23	11:08 AM	Cudjoe Key	Cutthroat Harbor Estates	18	21	00181070-000000	3	30	0	0	0	0	0	0	0	4	3	1	0	1	0	N/A	N/A	N/A	N/A	0	4	N/A	0	43
8	SFDUP-2023-0037	Collins, Samuel & Amie	26-Sep-23	1:45 PM	Sugarloaf Key	Vacation Harbor	29		00172061-002900	3	30	0	0	0	0	0	0	0	4	3	1	0	1	0	N/A	N/A	N/A	N/A	0	4	N/A	0	43
9	SFDUP-2023-0171	Younce, Earl S	11-Oct-23	2:50 PM	Ramrod Key	Ramrod Shores 3rd Add.	41		00209971-004100	3	30	0	0	0	0	0	0	0	4	3	1	0	1	0	N/A	N/A	N/A	N/A	0	4	N/A	0	43
10	21100337	Eastern Developers Inc	3-Nov-23	10:06 AM	Little Torch Key	Jolly Roger Estates	30	2	00215770-000000	3	30	0	0	0	0	0	0	0	4	3	0	0	0	0	N/A	N/A	N/A	N/A	0	2	4	0	43
11	SFDUP-2023-0220	Galo, Gustavo Adolfo & Maria	13-Nov-23	11:00 AM	Big Coppitt	Coppitt Sub. Amd	3		00149600-000000	3	30	0	0	0	0	0	0	0	4	3	1	2	1	0	N/A	N/A	N/A	N/A	0	2	N/A	0	43
12	SFDUP-2023-0228	Moran, Michael P	5-Jan-24	3:02 PM	Little Torch Key	Jolly Roger Estates	2	13	00216800-000000	3	30	0	0	0	0	0	0	0	4	3	1	2	1	0	N/A	N/A	N/A	N/A	0	2	N/A	0	43
13	22102085	Diaz, Beatriz	15-Feb-24	1:02 PM	Big Coppitt	Coppitt Extension	8		00151050-000200	3	30	0	0	0	0	0	0	0	4	3	1	0	1	0	N/A	N/A	N/A	N/A	0	2	2	0	43
14	SFDUP-2023-0269	Florida Keys Homes LLC	22-Feb-24	3:16 PM	Duck Key	Center Island Sec 2 Pt 2 Toms Harbor	4	17	00382300-000000	3	30	0	0	0	0	0	0	0	4	3	1	2	1	0	N/A	N/A	N/A	N/A	0	2	N/A	0	43
15	SFDUP-2023-0257	Lane, Robin/ Harney, Jordan	1-Mar-24	2:55 PM	Sugarloaf Key	Rev Plat Sugarloaf Shores Sec D Ext.	3		00166973-000300	3	30	0	0	0	0	0	0	0	4	3	1	2	1	0	N/A	N/A	N/A	N/A	0	2	N/A	0	43
16	SFDUP-2023-0127	Golden Gables Investments Inc	16-Apr-24	11:40 AM	Duck Key	Center Island Sec 2 Pt 2 Toms Harbor	19	7	00380710-000000	3	30	0	0	0	0	0	0	0	4	3	1	2	1	0	N/A	N/A	N/A	N/A	0	2	N/A	0	43
17	21103468	Lopez Family Rev Trust 1/31/2018	9-May-24	2:14 PM	Summerland Key	Summerland Key Cove 5th Add	18	5	00192490-000000	3	30	0	0	0	0	0	0	0	4	3	0	0	0	0	N/A	N/A	N/A	N/A	0	2	4	0	43
18	SFDUP-2024-0014	Bartlett, Sue E	10-May-24	2:35 PM	Duck Key	Plantation Island Sec 3 Pt 2 Toms Harbor	23 & 24	2	00382890-000000	3	30	0	0	0	0	0	0	0	4	3	1	2	1	0	N/A	N/A	N/A	N/A	0	2	N/A	0	43
19	SFDUP-2024-0066	Gibson, William T Jr	11-Jul-24	1:30 PM	Big Coppitt	Coppitt Subd Amd	6	5	00150100-000000	3	30	0	0	0	0	0	0	0	4	3	1	2	1	0	N/A	N/A	N/A	N/A	0	2	N/A	0	43
20	SFDUP-2024-0126	Englefield Benjamin B 8/21/18 AMD & REST Re	11-Oct-24	1:20 PM	Duck Key	Yacht Club Island Sec 4 Toms Harbor	4	2	00385560-000000	3	30	0	0	0	0	0	0	0	4	3	1	2	1	0	N/A	N/A	N/A	N/A	0	2	N/A	0	43
21	@ SFDUP-2024-0149	Rosa, Rene	13-Jan-25	11:25 AM	Cudjoe Key	Cudjoe Gardens 8th Add.	5	21	00174635-000500	3	30	0	0	0	4	0	0	0	4	3	1	0	1	0	N/A	N/A	N/A	N/A	0	0	N/A	0	43
22	18104074	Nolan, Michael	9-Apr-25	10:00 AM	Sugarloaf Key	Sugarloaf Shores Sec D Ext Rev	73		00166973-007300	3	30	0	0	0	0	0	0	0	4	3	0	0	0	0	N/A	N/A	N/A	N/A	0	0	6	0	43
23	21103578	Cudjoe 23035 LLC	21-Mar-22	12:30 PM	Cudjoe Key	Cudjoe Ocean Shores Sec 2-A Amd	37	10	00186864-005600	3	30	0	0	0	0	0	0	0	4	0	0	0	0	0.5	N/A	N/A	N/A	N/A	0	6	N/A	2	42.5
24	22101785	Rossi, Craig	21-Oct-22	1:57 PM	Little Torch Key	Windward Beach Estates	21	5	00222360-000000	3	30	0	0	0	0	0	0	0	4	3	1	0	0	0	N/A	N/A	N/A	N/A	0	4	N/A	0	42.5
25	19200325	Wolf, Daniel	22-Dec-20	9:00 AM	Duck Key	Center Island Sec 2 Pt1 Toms Harbor	15	5	00380170-000000	3	30	0	0	0	0	0	0	0	4	0	0	0	0	0	N/A	N/A	N/A	N/A	0	8	N/A	0	42
26	20103190	Lee, Donald & Paula	17-Feb-21	3:30 PM	Cudjoe Key	Cutthroat Harbor Estates	52	5	00178020-000000	3	30	0	0	0	0	0	0	0	4	0	0	0	0	0	N/A	N/A	N/A	N/A	0	8	N/A	0	42
27	@ 20102503	Superstein, Norman & Madeline	16-Mar-21	3:55 PM	Cudjoe Key	Cutthroat Harbor Estates	5 & 6	29	00182830-000000	3	30	0	0	6	0	0	0	-6	4	0	0	0	0	0	N/A	N/A	N/A	N/A	0	8	N/A	0	42
28	20200270	RIX Investments LLC	19-Mar-21	9:03 AM	Duck Key	Center Island Sec 2 Pt 1 Toms Harbor	62	3	00379780-000000	3	30	0	0	0	0	0	0	0	4	0	0	0	0	0	N/A	N/A	N/A	N/A	0	8	N/A	0	42
29	20102245	Garber, Linda & Walter	10-Jun-21	1:55 PM	Ramrod Key	Breezeswept Beach Esates	35	19	00206510-000000	3	30	0	0	0	0	0	0	0	4	0	0	0	0	0	N/A	N/A	N/A	N/A	0	8	N/A	0	42
30	21200066	Perez/Suarez	6-Oct-21	9:15 AM	Duck Key	Center Island Sec 2 Pt 1 Toms Harbor	21	8	00380980-000000	3	30	0	0	0	0	0	0	0	4	0	0	0	0	0	N/A	N/A	N/A	N/A	0	8	N/A	0	42
31	22101941	Boumerhi Family LLC	25-Oct-22	2:43 PM	Ramrod Key	Breezeswept Beach Estates	24	4	00202330-000000	3	30	0	0	0	0	0	0	0	4	3	1	0	0	0	N/A	N/A	N/A	N/A	0	4	N/A	0	42
32	SFDUP-2022-0045	Price, David	31-Jan-23	2:40 PM	Saddlebunch Key	Saddlebunch Shores	50		00159770-000000	3	30	0	0	0	0	0	0	0	4	3	1	0	0	0	N/A	N/A	N/A	N/A	0	4	N/A	0	42
33	SFDUP-2023-0009	Finigan, Robert Lee	3-Mar-23	10:25 AM	Saddlebunch Key	Bay Point Amd	4	5	00160330-000000	3	30	0	0	0	0	0	0	0	4	3	1	0	0	0	N/A	N/A	N/A	N/A	0	4	N/A	0	42
34	22100115	Ruiz, Christopher	12-Apr-23	2:40 AM	Sugarloaf Key	Vacation Harbor	30		00172061-003000	3	30	0	0	0	0	0	0	0	4	3	1	0	0	0	N/A	N/A	N/A	N/A	0	4	N/A	0	42
35	SFDUP-2023-0062	Thommes, Christopher	11-Jul-23	2:07 PM	Cudjoe Key	Cudjoe Gardens 2nd Add	5	12	00174310-000000	3	30	0	0	0	0	0	0	0	4	3	1	0	0	0	N/A	N/A	N/A	N/A	0	4	N/A	0	42
36	SFDUP-2023-0111	Mintrock LLC	1-Aug-23	1:40 PM	Duck Key	Center Island Sec 2 Pt 1 Toms Harbor	4	3	00379500-000000	3	30	0	0	0	0	0	0	0	4	3	1	0	0	0	N/A	N/A	N/A	N/A	0	4	N/A	0	42
37	SFDUP-2022-0040	Perez, Orlando	18-Aug-23	3:24 PM	Duck Key	Center Island Sec 2 Pt 1 Toms Harbor	19	9	00381170-000000	3	30	0	0	0	0	0	0	0	4	3	1	0	0	0	N/A	N/A	N/A	N/A	0	4	N/A	0	42
38	SFDUP-2022-0042	Perez, Orlando	18-Aug-23	3:26 PM	Duck Key	Center Island Sec 2 Pt 2 Toms Harbor	20	6	00380410-000000	3	30	0	0	0	0	0	0	0	4	3	1	0	0	0	N/A	N/A	N/A	N/A	0	4	N/A	0	42
39	SFDUP-2023-0112	Lorenzo Farm Nursery Inc.	25-Aug-23	2:50 PM	Duck Key	Center Island Sec 2 Pt 1 Toms Harbor	25 & 26	3	00379710-000000	3	30	0	0	0	0	0	0	0	4	3	1	0	0	0	N/A	N/A	N/A	N/A	0	4	N/A	0	42
40	SFDUP-2023-0120	Giraud, Darrel M	13-Sep-23	3:30 PM	Summerland Key	Summerland Key Cove Add.	14	3	00191100-000000	3	30	0	0	0	0	0	0	0	4	3	1	0	0	0	N/A	N/A	N/A						

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RESIDENTIAL DWELLING UNIT ALLOCATION RANKING,
AS APPROVED BY THE PLANNING COMMISSION
LOWER KEYS: YEAR 34, QUARTER 1 (July 15, 2025 through October 14, 2025)

Rank	Permit #	Name	Date	Time	Key	Subdivision	Lot	Block	RE# / Parcel ID	Tier Des.	Tier Pts	Wetlands		Agg Pts	Land Ded Pts	Mkt EMP/AFH project	Flood +6	BAT/ AWT	Bldg designed green Bldg code +3	Concrete Cistem +1	Gray water reuse +2	Solar photovoltaic 3KW or equiv. +1	Ductless A/C & High efficiency +0.5	Pers. Baseline Prior to 07/13/2016	Grandfathered Vested 2 per Yr	2030 CP Allows cont		2030 CP Allows cont		Pers. Pts Tier 1 or 3-A First 4 Yrs +1. After 4 Yrs .5 per Yr	Pers. Pts Tier 3 First 4 Yrs +2. After 4 Yrs 1 Point per Yr	Pers Pts Prior to New Date/Time	Paymnt Acq_Fund up to 2	Total
												Tier 3 adj w>50	Tier 3 adj Tier 1 w<50 -5													Pers Pts Tier 1 or 2 **	Pers Pts Tier 3 **							
73	SFDUP-2023-0052	Rothdeutsch, Thomas & Judy	20-Apr-23	11:35 AM	Ramrod Key	Breezeswept Beach Estates	12	4	00202210-000000	3	30	0	0	0	0	0	0	4	0	0	0	0	0	N/A	N/A	N/A	N/A	0	4	N/A	0	38		
74	SFDUP-2024-0182	O Sea Oasis LLC	22-Nov-24	12:40 PM	Little Torch Key	Jolly Roger Estates	1	2	00215480-000000	3	30	0	0	0	0	0	0	4	3	1	0	0	0	N/A	N/A	N/A	N/A	0	0	N/A	0	38		
75	SFDUP-2024-0139	TLNK Realty 2 LLC	9-Dec-24	2:28 PM	Saddlebunch Key	Bay Point Amd	15 & 16	6	00160940-000000	3	30	0	0	0	0	0	0	4	3	1	0	0	0	N/A	N/A	N/A	N/A	0	0	N/A	0	38		
76	SFDUP-2023-0258	Adamant Group LLC	2-Apr-25	3:16 PM	Ramrod Key	Breezeswept Beach Est	1	3	00201770-000000	3	30	0	0	0	0	0	0	4	3	1	0	0	0	N/A	N/A	N/A	N/A	0	0	N/A	0	38		
77	SFDUP-2025-0006	Ruiz, Manuel E	6-Aug-25	12:05 PM	Sugarloaf Key	Vacation Harbour	13		00172061-001300	3	30	0	0	0	0	0	0	4	3	1	0	0	0	N/A	N/A	N/A	N/A	0	0	N/A	0	38		
78	SFDUP-2025-0095	Arnold, Joshua David	13-Aug-25	2:08 PM	Little Torch Key	Mates Beach No. 3	70		00219680-000000	3	30	0	0	0	0	0	0	4	3	0	0	0	0	N/A	N/A	N/A	N/A	0	0	N/A	0	37		
79	20103274	Rego, Molly	22-Jan-21	12:08 PM	Cudjoe Key	Cutthroat Harbor Estates 1st Add.	9 & pt rd	4	00184260-000000	3	30	0	0	0	0	0	-6	4	0	0	0	0	0	N/A	N/A	N/A	N/A	0	8	N/A	0	36		
80	SFDUP-2023-0012	Sembert/Sampson	16-May-23	2:06 PM	Cudjoe Key	Cudjoe Gardens 2nd Add	24	4	00174040-000000	3	30	0	0	0	0	0	-6	4	3	1	0	0	0	N/A	N/A	N/A	N/A	0	4	N/A	0	36		
81	SFDUP-2024-0022	Crow/Roberts	22-Nov-24	10:18 AM	Duck Key	Center Island Sec 2 Pt 1 Toms Harour	22	3	00379680-000000	3	30	0	0	0	0	0	0	4	0	1	0	0	0	N/A	N/A	N/A	N/A	0	0	N/A	0	35		
82	18105413	Morris, Robert & Brenda	11-Mar-22	2:50 PM	Cudjoe Key	Cutthroat Harbor Estates 1st Add	1	13	00185720-000000	3	30	0	0	0	0	0	-6	4	0	0	0	0	0	N/A	N/A	N/A	N/A	0	6	N/A	0	34		
83	22100212	Eliso-Albert/Albert	29-Oct-24	12:50 PM	Ramrod Key	Breezeswept Beach Estates	15	3	00201920-000000	3	30	0	0	0	0	0	0	4	0	0	0	0	0	N/A	N/A	N/A	N/A	0	0	N/A	0	34		
84	SFDUP-2024-0116	Van Den Bos, Marinus	10-Dec-24	3:02 PM	Cudjoe Key	Cutthroat Harbor Estates	6	12	00185560-000000	3	30	0	0	0	0	0	-6	4	3	1	0	1	0	N/A	N/A	N/A	N/A	0	0	N/A	0	33		
85	SFDUP-2024-0197	Bittner, Benjamin J	6-Oct-25	4:13 PM	Cudjoe Key	Cudjoe Gardens 2nd Add	22	4	00174020-000000	3	30	0	0	0	0	0	-6	4	3	1	0	1	0	N/A	N/A	N/A	N/A	0	0	N/A	0	33		
86	21101351	Fernandez, Fernando	14-Mar-23	9:50 AM	Cudjoe Key	Cutthroat Harbor Estates 1st Add	2	13	00185730-000000	3	30	0	0	0	0	0	-6	4	0	0	0	0	0	N/A	N/A	N/A	N/A	0	4	N/A	0	32		
87	22100217	Cook, Anthony	12-Apr-22	9:30 AM	Big Torch Key	Torchwood West Unit 2	22	2	00243622-003500	1	10	0	0	0	0	0	0	4	0	0	0	0	0	N/A	N/A	N/A	N/A	3	0	N/A	0	17		
88	20200067	Roman Breeze Inc	24-Jun-22	12:07 PM	Long Key		pt Lt 1		00098530-000200	1	10	0	0	0	0	0	0	4	0	0	0	0	0	N/A	N/A	N/A	N/A	3	0	N/A	0	17		
89	SFDUP-2024-0202	John D & Mary Jane Schwartz Rev Liv Trust	27-Jun-25	1:15 PM	Big Torch Key	Torchwood West Unit 1	15	1	00243621-001500	1	10	0	0	0	0	0	0	4	0	0	0	0	0	N/A	N/A	N/A	N/A	0	0	N/A	0	14		

* Indicates a ranking sufficient to receive an allocation award.
 @ Indicates a ranking subject to additional reviews and approvals.
 ** Indicates columns giving applicants in the ROGO System prior to the effective date of the 2030 Comprehensive Plan perservance points based on the Tier Designation of the Property.
 # Correction made to scoring.
 Point evaluation criteria pursuant to Monroe County Code Section 138.28.
 Applicants who have a ROGO application date of Oct. 29, 2007, or earlier are grandfathered for perseverance points pursuant to vesting provision of Ordinance 009-2007.
 Pursuant to Ordinance 021-2012 wetland point section applies to new applications entering the permit allocation system after Jan. 13, 2013.

The Board of County Commissioners on August 15, 2012 adopted Ordinance amending Sections 139-19, 138-25, 138-47 and 138-52 of the Monroe County Code to require the submittal of updated building plans meeting the current Florida Building Code and other life safety codes prior to the issuance of a building permit, but after a ROGO or NROGO allocation is awarded.

ADMINISTRATIVE RELIEF
 RESIDENTIAL DWELLING UNIT ALLOCATION RANKING,
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 LOWER KEYS: YEAR 34, QUARTER 1 (July 15, 2025 through October 14, 2025)

Rank	Permit #	Name	Date	Time	Key	Subdivision	Lot	Block	RE# / Parcel ID	Tier	Tier	Wetlands	Wetlands	Agg	Land	Mkt	Flood	BAT/	Bldg	Concrete	Gray	Solar	Ductless	Pers.	Grand-	2030 CP	2030 CP	Pers. Pts	Pers. Pts	Pers Pts	Paymnt	Total		
										Des.	Pts	Tier 3 adj Tier 1 w>50 -3	Tier 3 adj Tier 1 w<50 -5	Pts	Ded Pts	EMP/AFH project +6	AWT	designed green Bldg code +3	Cistem +1	water reuse +2	photovoltaic 3KW or equiv. +1	A/C & High efficiency +0.5	Baseline Prior to 07/13/2016	fathered Vested 2 per Yr	Allows cont Pers Pts Tier 1 or 2 **	Allows cont Pers Pts Tier 3 **	Tier 1 or 3- A First 4 Yrs +1, After 4 Yrs .5 per Yr	Tier 3 First 4 Yrs +2, After 4 Yrs 1 Point per Yr	Prior to New Date/Time	Acq_Fund up to 2				
MARKET RATE DWELLING UNITS (ADMINISTRATIVE RELIEF)																																		
<p>* Indicates a ranking sufficient to receive an allocation award. @ Indicates a ranking subject to additional reviews and approvals. Point evaluation criteria pursuant to Monroe County Code Section 138.28. Applicants who have a ROGO application date of Oct. 29, 2007, or earlier are grandfathered for perseverance points pursuant to vesting provision of Ordinance 009-2007. Pursuant to Ordinance 021-2012 wetland point section applies to new applications entering the permit allocation system after Jan. 13, 2013.</p> <p>The Board of County Commissioners on August 15, 2012 adopted Ordinance amending Sections 139-19, 138-25, 138-47 and 138-52 of the Monroe County Code to require the submittal of updated building plans meeting the current Florida Building Code and other life safety codes prior to the issuance of a building permit, but after a ROGO or NROGO allocation is awarded.</p>																																		

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UPPER KEYS: YEAR 34, QUARTER 1 (July 15, 2025 through October 14, 2025)

Rank	Permit #	Name	Date	Time	Key	Subdivision	Lot	Block	RE# / Parcel ID	Tier Des.	Tier Pts	Wetlands Tier 3 adj Tier 1 w>50 -3	Wetlands Tier 3 adj Tier 1 w<50 5	Agg Pts	Land Ded Pts	Mkt EMP/AFH project +6	Flood	BAT/A WT	Bldg designed green Bldg code +3	Concrete Cistern +1	Gray water reuse +2	Solar photovoltaic 3KW or equiv. +1	Ductless A/C & High efficiency +0.5	Pers. First 4 Yrs 1 (Baseline)	Each Add Yrs If Vested 2	2030 CP Allows cont Pers Pts Tier 1 or 2 **	2030 CP Allows cont Pers Pts Tier 3 **	Pers. Pts Tier 1 or 3-A First 4 Yrs +1, After 4 Yrs 5 per Yr	Pers. Pts Tier 3 First 4 Yrs +2, After 4 Yrs 1 Point per Yr	Pers Pts Prior to New Date/Time	Paymnt Acq_Fund up to 2	Total	
MARKET RATE DWELLING UNITS																																	
1	* SFDUP-2025-0066	Warren, Mark	10-Oct-25	2:55 PM	Key Largo	Tavernier Cove	32 & 33		00506210-000000; 00	3	30	0	0	6	0	0	0	4	3	1	2	1	0.5	N/A	N/A	N/A	N/A	0	0	N/A	0	47.5	
2	* SFDUP-2023-0041	Tiedemann, Evelyn Torres	29-Sep-23	1:47 PM	Key Largo	Winston Park	11	3	00545930-000100	3	30	0	0	0	0	0	0	4	3	1	0	0	0	0	N/A	N/A	N/A	N/A	0	4	N/A	0	42
3	* SFDUP-2023-0176	Tuyls-Johnson, Paula	6-Oct-23	2:16 PM	Key Largo	Key Largo Park Amd	22	19	00527550-000000	3	30	0	0	0	0	0	0	4	3	0	0	1	0	0	N/A	N/A	N/A	N/A	0	4	N/A	0	42
4	* SFDUP-2023-0135	JSMG Holdings LLC	10-Oct-23	4:10 PM	Key Largo	Pirates Cove	11	4	00493320-000000	3	30	0	0	0	0	0	0	4	3	0	0	1	0	0	N/A	N/A	N/A	N/A	0	4	N/A	0	42
5	* SFDUP-2023-0136	JSMG Holdings LLC	10-Oct-23	4:15 PM	Key Largo	Pirates Cove	10	4	00493310-000000	3	30	0	0	0	0	0	0	4	3	0	0	1	0	0	N/A	N/A	N/A	N/A	0	4	N/A	0	42
6	* SFDUP-2023-0096	Perez, Carlos	9-Jul-25	2:53 AM	Key Largo	Key Largo Beach Add.	15	13	00503460-000000	3	30	0	0	0	2	0	0	4	3	1	2	0	0	0	N/A	N/A	N/A	N/A	0	0	N/A	0	42
7	* SFDUP-2025-0109	JMEMG Properties INC	22-Sep-25	10:28 AM	Key Largo	Port Largo 5th Add	483		00453475-009900	3	30	0	0	0	0	0	0	4	3	1	2	1	0.5	N/A	N/A	N/A	N/A	0	0	N/A	0	41.5	
8	* SFDUP-2024-0205	M and Construction LLC	23-Sep-25	11:45 AM	Key Largo	South Creek Village	17	4	00467240-000000	3	30	0	0	0	0	0	0	4	3	1	2	1	0.5	N/A	N/A	N/A	N/A	0	0	N/A	0	41.5	
9	SFDUP-2024-0075	Westbrook, Susan Rantz	25-Sep-25	12:37 PM	Key Largo	Ocean Park Village	12	7	00446500-000000	3	30	0	0	0	0	0	0	4	3	1	2	1	0.5	N/A	N/A	N/A	N/A	0	0	N/A	0	41.5	
10	22300664	Hernandez, Leonel & Catherine	29-Aug-22	11:00 AM	Key Largo	Harris Ocean Park Estates	43	2	00447570-000000	3	30	0	0	0	0	0	0	4	0	1	0	0	0	0	N/A	N/A	N/A	N/A	0	6	N/A	0	41
11	22300937	Tiedemann, Jocelyn & Brian	15-Sep-22	11:15 AM	Key Largo	Holiday Homesites	11	10	00531550-000100	3	30	0	0	0	0	0	0	4	0	1	0	0	0	0	N/A	N/A	N/A	N/A	0	6	N/A	0	41
12	SFDUP-2022-0064	Leboeuf, Jesse	12-Jul-24	10:55 AM	Key Largo	Key Largo Sound Park	5	13	00473120-000100	3	30	0	0	0	0	0	0	4	3	1	0	1	0	0	N/A	N/A	N/A	N/A	0	2	N/A	0	41
13	SFDUP-2024-0082	Aisina Emmanuel	15-Aug-24	11:47 AM	Key Largo	Key Largo Trailer Village 1st Add	8	14	00460830-000200	3	30	0	0	0	0	0	0	4	3	1	0	1	0	0	N/A	N/A	N/A	N/A	0	2	N/A	0	41
14	SFDUP-2024-0074	Aisina Emmanuel	30-Aug-24	12:45 PM	Key Largo	Key Largo Trailer Village 1st Add	6	14	00460830-000100	3	30	0	0	0	0	0	0	4	3	1	0	1	0	0	N/A	N/A	N/A	N/A	0	2	N/A	0	41
15	SFDUP-2024-0122	Otero Jose Anibal	19-Sep-24	11:35 AM	Key Largo	Bermuda Shores	139		00551006-013900	3	30	0	0	0	0	0	0	4	3	1	0	1	0	0	N/A	N/A	N/A	N/A	0	2	N/A	0	41
16	SFDUP-2025-0023	OMP Properties LLC	4-Jun-25	10:20 AM	Key Largo	Sunset Waterways	10	3	00530060-000000	3	30	0	0	0	0	0	0	4	3	1	2	1	0	0	N/A	N/A	N/A	N/A	0	0	N/A	0	41
17	SFDUP-2023-0131	Acevedo, Jediael	13-Jun-25	3:39 PM	Key Largo	Twin Lakes 1st Add	Lt 20 Pt Tract A		00551000-000200	3	30	0	0	0	0	0	0	4	3	1	2	1	0	0	N/A	N/A	N/A	N/A	0	0	N/A	0	41
18	20301593	Nelchris Properties LLC	14-Jul-25	1:56 PM	Key Largo	Bay Harbor Amd	59	1A	00489360-000000	3	30	0	0	0	0	0	0	4	3	0	0	0	0	0	N/A	N/A	N/A	N/A	0	0	4	0	41
19	22301065	Resendiz, Eduardo	9-Oct-25	10:00 AM	Key Largo	Harris Ocean Park Estates	42	2	00447560-000000	3	30	0	0	0	0	0	0	4	3	0	0	0	0	0	N/A	N/A	N/A	N/A	0	0	4	0	41
20	SFDUP-2024-0090	Alvarez Juan Carlos	9-Oct-25	10:32 AM	Key Largo	Sunrise Point Add Amd	15	8	00484290-000200	3	30	0	0	0	0	0	0	4	3	1	0	1	0	0	N/A	N/A	N/A	N/A	0	0	2	0	41
21	SFDUP-2025-0135	Garcia, Isreal Jacob	14-Oct-25	9:24 AM	Key Largo	Bowens Add to Riviera Village	9	11	00512780-000000	3	30	0	0	0	0	0	0	4	3	1	2	1	0	0	N/A	N/A	N/A	N/A	0	0	N/A	0	41
22	21301968	Keys Property Holdings LLC	5-Jan-22	12:53 PM	Key Largo	Key Largo Park Amd	12	15	00526680-000000	3	30	0	0	0	0	0	0	4	0	0	0	0	0	0	N/A	N/A	N/A	N/A	0	6	N/A	0	40
23	21302069	Keys Property Holdings LLC	5-Jan-22	12:58 PM	Key Largo	Key Largo Park Amd	13	15	00526690-000000	3	30	0	0	0	0	0	0	4	0	0	0	0	0	0	N/A	N/A	N/A	N/A	0	6	N/A	0	40
24	19300509	Penny's Investment Corp.	3-Feb-22	02:35 AM	Key Largo	Twin Lakes	1	7	00548740-000000	3	30	0	0	0	0	0	0	4	0	0	0	0	0	0	N/A	N/A	N/A	N/A	0	6	N/A	0	40
25	21301750	Art & Art Corp	10-Feb-22	10:43 AM	Key Largo	Key Largo Park Amd	8 & 1/2 Lt 9		00525500-000000	3	30	0	0	0	0	0	0	4	0	0	0	0	0	0	N/A	N/A	N/A	N/A	0	6	N/A	0	40
26	21301982	Pozo, Eduardo & Martha	14-Feb-22	03:45 PM	Key Largo	Key Largo Park Amd	8	13	00526060-000000	3	30	0	0	0	0	0	0	4	0	0	0	0	0	0	N/A	N/A	N/A	N/A	0	6	N/A	0	40
27	21301564	Keys Property Holdings LLC	28-Feb-22	01:13 PM	Key Largo	Key Largo Park Amd	20	10	00525610-000200	3	30	0	0	0	0	0	0	4	0	0	0	0	0	0	N/A	N/A	N/A	N/A	0	6	N/A	0	40
28	21301660	Keys Property Holdings LLC	28-Feb-22	01:14 PM	Key Largo	Key Largo Park Amd	18	10	00525610-000100	3	30	0	0	0	0	0	0	4	0	0	0	0	0	0	N/A	N/A	N/A	N/A	0	6	N/A	0	40
29	21302068	Costa II Investments LLC	28-Feb-22	01:15 PM	Key Largo	Key Largo Park Amd	2	15	00526580-000000	3	30	0	0	0	0	0	0	4	0	0	0	0	0	0	N/A	N/A	N/A	N/A	0	6	N/A	0	40
30	21300827	Labrador, Armondo	3-Mar-22	12:43 PM	Key Largo	Port Largo 3rd Add	272		00453473-001410	3	30	0	0	0	0	0	0	4	0	0	0	0	0	0	N/A	N/A	N/A	N/A	0	6	N/A	0	40
31	21302029	Moleiro's Corp	14-Mar-22	10:27 AM	Key Largo	Key Largo Park Amd	21	10	00525630-000000	3	30	0	0	0	0	0	0	4	0	0	0	0	0	0	N/A	N/A	N/A	N/A	0	6	N/A	0	40
32	21302489	Onate, Rene & Mabel	29-Mar-22	04:00 PM	Key Largo	Key Largo Park Amd	2	28	00529210-000100	3	30	0	0	0	0	0	0	4	0	0	0	0	0	0	N/A	N/A	N/A	N/A	0	6	N/A	0	40
33	20301599	Pennys Investment Corp	12-Apr-22	11:30 AM	Key Largo	Harris Ocean Park Estates	2	2	00447160-000000	3	30	0	0	0	0	0	0	4	0	0	0	0	0	0	N/A	N/A	N/A	N/A	0	6	N/A	0	40
34	20301600	Pennys Investment Corp	12-Apr-22	11:31 AM	Key Largo	Harris Ocean Park Estates	3	2	00447170-000000	3	30	0	0	0	0	0	0	4	0	0	0	0	0	0	N/A	N/A	N/A	N/A	0	6	N/A	0	40
35	21302009	Island Investment Partners Inc	21-Jun-22	12:22 PM	Key Largo	Key Largo Beach	24	2	00501790-000000	3	30	0	0	0	0	0	0	4	0	0	0	0	0	0	N/A	N/A	N/A	N/A	0	6	N/A	0	40
36	21300635	Bernal, Claro & Zaida	7-Jul-22	2:02 PM	Key Largo	Key Largo Ocean Shores Add.	11	12	00500230-000000	3	30	0	0	0	0	0	0	4	0	0	0	0	0	0	N/A	N/A	N/A	N/A	0	6	N/A	0	40
37	22301009	Garcia, Rene	25-Jul-22	12:03 PM	Key Largo	Winston Park	17	3	00546000-000000	3	30	0	0	0	0	0	0	4	0	0	0	0	0	0	N/A	N/A	N/A	N/A	0	6	N/A	0	40
38	19302067	Baxter, Andrew & Lisa	5-Aug-22	1:00 PM	Key Largo	Pamela Villa	5	19	00464670-000000	3	30	0	0	0	0	0	0	4	0	0	0	0	0	0	N/A	N/A	N/A	N/A	0	6	N/A	0	40
39	22301067	Abit Investment LLC	13-Dec-22	1:50 PM	Key Largo	Largo Sound Village	21	7	00475360-000000	3	30	0	0	0	0	0	0	4	0	1	0	1	0	0	N/A	N/A	N/A	N/A	0	4	N/A	0	40
40	22301445	Garcia, Lazaro	6-Jan-23	1:10 AM	Key Largo	Sunset Waterways	12	3	00530080-000000	3	30	0	0	0	0	0	0	4	0	1	0	1	0	0	N/A	N/A	N/A	N/A	0	4	N/A	0	40
41	22300765	Mendoza, Anselmo	5-Jul-23	2:45 PM	Key Largo	Largo Gardens	3	14	00458090-000100	3	30	0																					

MARKET RATE
RESIDENTIAL DWELLING UNIT ALLOCATION RANKING,
AS APPROVED BY THE PLANNING COMMISSION
UPPER KEYS: YEAR 34, QUARTER 1 (July 15, 2025 through October 14, 2025)

Rank	Permit #	Name	Date	Time	Key	Subdivision	Lot	Block	RE# / Parcel ID	Tier Des.	Tier Pts	Wetlands Tier 3 adj Tier 1 w>50 -3	Wetlands Tier 3 adj Tier 1 w<50 5	Agg Pts	Land Ded Pts	Mkt EMP/AFH project +6	Flood	BAT/A WT	Bldg designed green Bldg code +3	Concrete Cistern +1	Gray water reuse +2	Solar photovoltaic 3KW or equiv. +1	Ductless A/C & High efficiency +0.5	Pers. First 4 Yrs 1 (Baseline)	Each Add Yrs If Vested 2	2030 CP Allows cont Pers Pts Tier 1 or 2 **	2030 CP Allows cont Pers Pts Tier 3 **	Pers. Pts First 4 Yrs +1, After 4 Yrs .5 per Yr	Pers. Pts Tier 3 First 4 Yrs 2, After 4 Yrs 1 Point per Yr	Pers Pts Prior to New Date/Time	Paymnt Acq_Fund up to 2	Total
77	21302215	Barrios, Salvador	12-Jan-23	11:45 AM	Key Largo	Largo Gardens	23	13	00458060-000000	3	30	0	0	0	0	0	0	4	0	0	0	0	0	N/A	N/A	N/A	N/A	0	4	N/A	0	38
78	22300987	Agelis, Marianthi	7-Mar-23	02:06 PM	Key Largo	Key Largo Park Amd	4	17	00527160-000100	3	30	0	0	0	0	0	0	4	0	0	0	0	0	N/A	N/A	N/A	N/A	0	4	N/A	0	38
79	20300934	94411 Tavernier LLC	12-Apr-23	11:50 AM	Key Largo	Seaside	2	1	00491580-000000	3	30	0	0	0	0	0	0	4	0	0	0	0	0	N/A	N/A	N/A	N/A	0	4	N/A	0	38
80	22301466	Morales, Carlos	13-Apr-23	10:50 AM	Key Largo	Ocean Isle Estates	21	3	00538830-000000	3	30	0	0	0	0	0	0	4	0	0	0	0	0	N/A	N/A	N/A	N/A	0	4	N/A	0	38
81	22300695	Madrugá, Esteban Rolando II	21-Jul-23	10:19 AM	Key Largo	Twin Lakes 1st Add	Pt Tract A Lt 33		00551000-003300	3	30	0	0	0	0	0	0	4	0	0	0	0	0	N/A	N/A	N/A	N/A	0	4	N/A	0	38
82	SFDUP-2023-0125	Thompson, David	14-Dec-23	12:32 PM	Key Largo	South Creek Village	25 & 1/2 24	3	00466990-000300	3	30	0	0	0	0	0	0	4	0	1	0	1	0	N/A	N/A	N/A	N/A	0	2	N/A	0	38
83	SFDUP-2023-0103	Abit Investments LLC	4-Jan-24	11:45 AM	Key Largo	Seaside Subd	19	1	00491670-000000	3	30	0	0	0	0	0	0	4	0	1	0	1	0	N/A	N/A	N/A	N/A	0	2	N/A	0	38
84	SFDUP-2023-0162	Sanabria, Jorge & Giselle	12-Jan-24	10:41 AM	Key Largo	South Creek Village	5	11	00468400-000000	3	30	0	0	0	0	0	0	4	0	1	0	1	0	N/A	N/A	N/A	N/A	0	2	N/A	0	38
85	SFDUP-2023-0256	3rd Road LLC	10-Jul-24	2:38 PM	Key Largo	Largo Sound Village	5	10	00475920-000100	3	30	0	0	0	0	0	0	4	0	1	0	1	0	N/A	N/A	N/A	N/A	0	2	N/A	0	38
86	SFDUP-2024-0178	Estopinán, Dana Valdez	2-Jul-25	11:24 AM	Key Largo	Bay Harbor Amd	34	1-B	00489760-000000	3	30	0	0	0	0	0	0	4	3	1	0	0	0	N/A	N/A	N/A	N/A	0	0	N/A	0	38
87	SFDUP-2025-0075	García, Louis J	3-Oct-25	2:01 PM	Key Largo	Singletons Add Tavernier Cove	Pt Lt 26		00506780-000000	3	30	0	0	0	0	0	0	4	3	1	0	0	0	N/A	N/A	N/A	N/A	0	0	N/A	0	38
88	SFDUP-2023-0097	ADWM Holdings LC	18-Dec-23	3:04 PM	Key Largo	South Creek Village	6	4	00467130-000000	3	30	0	0	0	0	0	0	4	0	1	0	0	0	N/A	N/A	N/A	N/A	0	2	N/A	0	37
89	19302159	Art Code Corp	10-Jan-25	2:29 PM	Key Largo	Pirates Cove 1st Add.	15	16	00495210-000000	3	30	0	0	0	0	0	-6	4	3	0	0	0	0	N/A	N/A	N/A	N/A	0	0	6	0	37
90	SFDUP-2025-0032	Castellanos, Alfred & Suesette	12-May-25	12:40 PM	Key Largo	Largo Sound Park	11	13	00473080-000100	3	30	0	0	0	0	0	0	4	0	1	2	0	0	N/A	N/A	N/A	N/A	0	0	N/A	0	37
91	SFDUP-2023-0161	Estopinán, Dana Valdes	10-Jan-24	3:56 PM	Key Largo	Bay Harbor Amd	35	1-B	00489770-000000	3	30	0	0	0	0	0	0	4	0	0	0	0	0	N/A	N/A	N/A	N/A	0	2	N/A	0	36
92	SFDUP-2023-0106	Hutchison, Karen & David	2-Jul-24	10:07 AM	Key Largo	Largo Sound Park	12	11	00472470-000100	3	30	0	0	0	0	0	0	4	0	0	0	0	0	N/A	N/A	N/A	N/A	0	2	N/A	0	36
93	21301530	Linares, Richard	11-Oct-24	1:10 PM	Key Largo	Winston Waterways No. 2 Amd	1	10	00547211-005000	3	30	0	0	0	0	0	0	4	0	0	0	0	0	N/A	N/A	N/A	N/A	0	2	N/A	0	36
94	20301202	Marante, Freddy	7-Feb-22	11:00 AM	Key Largo	Cross Key Waterways Est	6	9	00468473-016800	3	30	0	0	0	0	0	-6	4	0	0	0	0	0	N/A	N/A	N/A	N/A	0	6	N/A	0	34
95	20300105	Gibus, John	20-Mar-25	1:20 PM	Key Largo	Lime Grove Estates Sec 1	2	2	00485240-000000	3	30	0	0	0	0	0	0	4	0	0	0	0	0	N/A	N/A	N/A	N/A	0	0	N/A	0	34
96	SFDUP-2025-0002	Linares, Richard	25-Jun-25	10:15 AM	Key Largo	Winston Waterways No. 2	4	6	00547120-000000	3	30	0	0	0	0	0	0	4	0	0	0	0	0	N/A	N/A	N/A	N/A	0	0	N/A	0	34
97	SFDUP-2025-0089	FLACO & POPS LLC	31-Aug-25	10:12 AM	Key Largo	Cross Key Waterways Sec 3	4	9	00468473-016600	3	30	0	0	0	0	0	-6	4	3	1	0	1	0	N/A	N/A	N/A	N/A	0	0	N/A	0	33
98	@ 21300100	Lago, Shirely & Luis	5-May-22	1:09 PM	Key Largo	Anglers Park	3 & 4	8	00552370-000000	3-A	20	0	0	4	0	0	0	4	0	0	0	0	0	N/A	N/A	N/A	N/A	3	0	N/A	0	31
99	19300197	TDGroup Holdings 1 LLC	26-Feb-21	11:15 AM	Key Largo	Seaside Add. 1	Lot 7 (less encroac	1	00492520-000000	3-A	20	0	0	0	0	0	0	4	0	0	0	0	0	N/A	N/A	N/A	N/A	4	0	N/A	0	28
100	18301518	Alvarez, Reinaldo	28-Apr-21	9:00 AM	Key Largo	Twin Lakes	1	19	00550530-000000	3-A	20	0	0	0	0	0	0	4	0	0	0	0	0	N/A	N/A	N/A	N/A	4	0	N/A	0	28
101	20301937	Grey Properties LLC	9-Aug-21	12:30 PM	Key Largo	Rev. Amd. Plat of Riviera Village	13	3	00510660-000000	3-A	20	0	0	0	0	0	0	4	0	0	0	0	0	N/A	N/A	N/A	N/A	4	0	N/A	0	28
102	20301633	Grey Properties LLC	1-Sep-21	10:10 AM	Key Largo	Harbor Shores	1	1	00521530-000000	3-A	20	0	0	0	0	0	0	4	0	0	0	0	0	N/A	N/A	N/A	N/A	4	0	N/A	0	28
103	21301199	Keys Property Holdings LLC	17-Sep-21	10:15 AM	Key Largo	Key Largo Park Amd.	25	14	00526500-000000	3-A	20	0	0	0	0	0	0	4	0	0	0	0	0	N/A	N/A	N/A	N/A	4	0	N/A	0	28
104	21301201	Keys Property Holdings LLC	17-Sep-21	10:16 AM	Key Largo	Key Largo Park Amd.	24	14	00526490-000000	3-A	20	0	0	0	0	0	0	4	0	0	0	0	0	N/A	N/A	N/A	N/A	4	0	N/A	0	28
105	21300562	Island Investment Partners Inc.	5-Oct-21	09:30 AM	Key Largo	Harris Ocean Park Estates	11	3	00447710-000000	3-A	20	0	0	0	0	0	0	4	0	0	0	0	0	N/A	N/A	N/A	N/A	4	0	N/A	0	28
106	21300976	Teach, Miles	19-Nov-21	10:25 AM	Key Largo	Harris Ocean Park Est.	17	2	00447310-000000	3-A	20	0	0	0	0	0	0	4	0	0	0	0	0	N/A	N/A	N/A	N/A	3	0	N/A	0	27
107	21302342	Mesa/Palma	22-Feb-22	09:00 AM	Key Largo	Key Largo Park Amd	26	14	00526510-000000	3-A	20	0	0	0	0	0	0	4	0	0	0	0	0	N/A	N/A	N/A	N/A	3	0	N/A	0	27
108	21302341	Mesa/Palma	6-May-22	1:20 PM	Key Largo	Key Largo Park Amd	6	14	00526310-000000	3-A	20	0	0	0	0	0	0	4	0	0	0	0	0	N/A	N/A	N/A	N/A	3	0	N/A	0	27
109	21300614	Mazzarella, Micheal J	1-Aug-22	11:10 AM	Key Largo	Bowens Add to Riviera Village	1	6	00511990-000000	3-A	20	0	0	0	0	0	0	4	0	0	0	0	0	N/A	N/A	N/A	N/A	3	0	N/A	0	27
110	21300236	Gas Tech Investment LLC	7-Sep-22	9:14 AM	Key Largo	Harry Harris Ocean Park Estate 1st Add	20	8	00450070-000000	3-A	20	0	0	0	0	0	0	4	0	0	0	0	0	N/A	N/A	N/A	N/A	3	0	N/A	0	27
111	18302491	Atlantic Salmon LLC	7-Dec-22	2:15 PM	Key Largo	Riviera Village Rev & Amd	12	3	00510650-000000	3-A	20	0	0	0	0	0	0	4	0	0	0	0	0	N/A	N/A	N/A	N/A	2	0	N/A	0	26
112	SFDUP-2022-0061	Rosales, Kiren	25-Oct-23	3:21 PM	Key Largo	Bowens Add to Riviera Village	2	6	00512000-000000	3-A	20	0	0	0	0	0	0	4	0	0	0	0	0	N/A	N/A	N/A	N/A	1	0	N/A	0	25
113	SFDUP-2023-0066	Pazos, Juan Carlos	18-Dec-23	2:27 PM	Key Largo	Ocean Park Village	31	3	00446090-000000	3-A	20	0	0	0	0	0	0	4	0	0	0	0	0	N/A	N/A	N/A	N/A	1	0	N/A	0	25
114	18300094	TDGroup Holdings I LLC	7-Aug-19	09:41 AM	Key Largo	Adobe Casa Court	1	A	00481230-000000	1	10	0	0	0	0	0	0	4	0	0	0	0	0	N/A	N/A	N/A	N/A	5	0	N/A	0	19
115	18300094	TDGroup Holdings I LLC	7-Aug-19	09:42 AM	Key Largo	Adobe Casa Court	1	A	00481230-000000	1	10	0	0	0	0	0	0	4	0	0	0	0	0	N/A	N/A	N/A	N/A	5	0	N/A	0	19
116	19300539	BCD of the Keys LLC	15-Oct-19	03:20 PM	Key Largo	Anglers Park	Lt 12 & Pt Lt 11	3	00551410-000000	1	10	0	0	0	0	0	0	4	0	0	0	0	0	N/A	N/A	N/A	N/A	4.5	0	N/A	0	18.5
117	19300540	BCD of the Keys LLC	15-Oct-19	03:30 PM	Key Largo	Anglers Park	Pt Lt 10&Pt Lt 11	3	00551400-000000	1	10	0	0	0	0	0	0	4	0	0	0	0	0	N/A	N/A	N/A	N/A	4.5	0	N/A	0	18.5
118	18300323	Fabel Holdings LLC	6-May-21	9:20 AM	Key Largo	Largo City	10	3	00508990-000000	1	10	0	0	0	0	0	0	4	0	0	0	0	0	N/A	N/A	N/A	N/A	4	0	N/A	0	18
119	21301065	Stoky 16 Rainbow Drive LLC	4-Nov-21	11:00 AM	Key Largo	Knowles Colony 1st Add	15	2	00564650-000000	1	10	0	0	0	0	0	0	4	0	0	0	0	0	N/A	N/A	N/A	N/A	3	0	N/A	0	17
120	21300646	Soria, Ramon	16-Nov-21	1:03 PM	Key Largo	Gulfstream Shores	22	6	00565850-000000	1	10	0	0	0	0	0	0	4	0	0	0	0	0	N/A	N/A	N/A	N/A	3	0	N/A	0	17
121	21301554	Martínez, Patrocinio	13-Jun-22	9:00 AM	Key Largo	Gulfstream Shores	7	2	00565170-000000	1	10	0	0	0	0	0	0	4	0	0	0	0	0	N/A	N/A	N/A	N/A	3	0	N/A	0	17
122	SFDUP-2022-0069	Fabel Holdings LLC/Brodkin	2-Jun-23	1:30 PM	Key Largo	Largo City	21	4	00509300-000100	1	10	0	0	0	0	0	0	4	0	0	0	0	0	N/A	N/A	N/A	N/A	2	0	N/A	0	16
123	SFDUP-2022-0070	Fabel Holdings LLC/Brodkin	30-Jun-23	1:25 PM	Key Largo	Largo City	23	4	00509300-000200	1	10	0	0	0	0	0	0	4	0	0	0	0	0	N/A	N/A	N/A	N/A	2	0	N/A	0	16

* Indicates a ranking sufficient to receive an allocation award.
 @ Indicates a ranking subject to additional reviews

ADMINISTRATIVE RELIEF
 RESIDENTIAL DWELLING UNIT ALLOCATION RANKING,
 AS APPROVED BY THE PLANNING COMMISSION
 UPPER KEYS: YEAR 34, QUARTER 1 (July 15, 2025 through October 14, 2025)

Rank	Permit #	Name	Date	Time	Key	Subdivision	Lot	Block	RE# / Parcel I	Tier Des.	Tier Pts	Wetlands Tier 3 adj Tier 1 w>50 -3	Wetlands Tier 3 adj Tier 1 w<50 -5	Agg Pts	Land Ded Pts	Mkt EMP/AFH project +6	Flood	BAT/AWT	Bldg designed green Bldg code +3	Concrete Cistern +1	Gray water reuse +2	Solar photovoltaic 3KW or equiv. +1	Ductless A/C & High efficiency +0.5	Pers. First 4 Yrs (Baseline)	1	Each Add Yrs If Vested 2	2030 CP Allows cont Pers Pts Tier 1 or 2 **	2030 CP Allows cont Pers Pts Tier 3 **	Pers. Pts Tier 1 or 3-A First 4 Yrs +1, After 4 Yrs .5 per Yr	Pers. Pts Tier 3 First 4 Yrs +2, After 4 Yrs 1 Point per Yr	Pers Pts Prior to New Date/Time	Paymnt Acq_Fund up to 2	Total
MARKET RATE DWELLING UNITS (ADMINISTRATIVE RELIEF)																																	
<p>* Indicates a ranking sufficient to receive an allocation award. @ Indicates a ranking subject to additional reviews and approvals. Point evaluation criteria pursuant to Monroe County Code Section 138.28. Applicants who have a ROGO application date of Oct. 29, 2007, or earlier are grandfathered for perseverance points pursuant to vesting provision of Ordinance 009-2007. Pursuant to Ordinance 021-2012 wetland point section applies to new applications entering the permit allocation system after Jan. 13, 2013.</p> <p>The Board of County Commissioners on August 15, 2012 adopted Ordinance amending Sections 139-19, 138-25, 138-47 and 138-52 of the Monroe County Code to require the submittal of updated building plans meeting the current Florida Building Code and other life safety codes prior to the issuance of a building permit, but after a ROGO or NROGO allocation is awarded.</p>																																	

MARKET RATE
RESIDENTIAL DWELLING UNIT ALLOCATION RANKING,
AS APPROVED BY THE PLANNING COMMISSION
BIG PINE/NO NAME KEYS: YEAR 34, QUARTER 1 (July 15, 2025 through October 14, 2025)

Rank	Permit #	Name	Date	Time	Key	Subdivision	Lot	Block	RE# / Parcel ID	Tier Des.	Tier Pts	Wetlands Tier 3 adj Tier 1 w>50 -3	Wetlands Tier 3 adj Tier 1 w<50 5	Located on No Name	Marsch Rabbit/ Buffer	Key Deer Corridor	Agg Pts	Land Ded Pts	Paymnt Acq_Fund up to 2	Mkt EMP/AFH project +6	BAT/A WT	Bldg designed green Bldg code +3	Concrete Cistern +1	Gray water reuse +2	Solar photovoltaic 3KW or equiv. +1	Ductless A/C & High efficiency +0.5	Flood	Pers. Baseline Prior to 07/13/2016	Grandfather ed Vested 2 per Yr	2030 CP Allows cont Pers Pts Tier 1 or 2 **	2030 CP Allows cont Pers Pts Tier 3 **	Pers. Pts Tier 1 or 2 First 4 Yrs +1, After 4 Yrs .5 per Yr	Pers. Pts Tier 3 First 4 Yrs +2, After 4 Yrs 1 Point per Yr	Pers Pts Prior to New Date/Time	Total	
MARKET RATE DWELLING UNITS																																				
1	*@ SFDUP-2024-0204	550 Pine Lane LLC	27-Aug-25	12:45 PM	Big Pine Key	Whispering Pines #4	1		00286400-000100	3	20	0	0	0	0	0	0	2	0	0	4	3	1	0	0	0	0	N/A	N/A	N/A	N/A	0	0	N/A	30	
2	SFDUP-2024-0177	KDG Independence LLC	1-Nov-24	11:14 AM	Big Pine Key	Pine Channel Estates Sec 2	39	6	00249680-000000	3	20	0	0	0	0	0	0	0	0	0	4	3	1	0	1	0	0	N/A	N/A	N/A	N/A	0	0	N/A	29	
3	22100134	Silveira, Juan	30-Jan-23	2:43 PM	Big Pine Key	Big Pine Cove	19	32-A	00308780-000000	3	20	0	0	0	0	0	0	0	0	0	4	0	0	0	0	0	0	N/A	N/A	N/A	N/A	0	4	N/A	28	
4	SFDUP-2023-0235	Richman Timothy A Revocable Trust 5/18/201	12-Dec-23	12:35 PM	Big Pine Key	Pine Channel Estates Sec 2	28	4	00248670-000000	3	20	0	0	0	0	0	0	0	0	0	4	0	0	0	0	0	0	N/A	N/A	N/A	N/A	0	2	N/A	26	
5	@ 14102030	Strickland, Stephen	21-Sep-15	10:10 AM	Big Pine Key	Doctors Arm 1st Add	1 & 2	7	00312020-000000	2	10	0	0	0	0	0	3	0	0	0	4	0	0	0	0	0	0	N/A	N/A	N/A	N/A	7	0	N/A	24	
6	08101995	Perez, Orlando	24-Jul-08	9:47 AM	Big Pine Key	Tropical Bay	31		00312890-000000	2	10	N/A	N/A	0	0	0	0	0	0	0	4	0	0	0	0	0	0	4	N/A	5	N/A	N/A	N/A	N/A	23	
7	08102801	Bahn (Rev. Trust)	14-Oct-08	2:27 PM	Big Pine Key	Doctors Arm 1st Add.	3	5	00311610-000000	2	10	N/A	N/A	0	0	0	0	0	0	0	4	0	0	0	0	0	0	4	N/A	5	N/A	N/A	N/A	N/A	23	
8	09102047	Eline, William	9-Nov-09	1:34 PM	Big Pine Key	Eden Pines Colony 3rd Add.	2	23	00271260-000000	2	10	N/A	N/A	0	0	0	0	0	0	0	4	0	0	0	0	0	0	4	N/A	4.5	N/A	N/A	N/A	N/A	N/A	22.5
9	@ 21101106	1600 Watson Blvd Property LLC	12-Jan-24	3:20 PM	Big Pine Key	Tropical Bay	8		00312660-000000	2	10	0	0	0	0	0	6	0	0	0	4	0	0	0	0	0	0	N/A	N/A	N/A	N/A	1	0	1	22	
10	15106174	Ash, Andrew	28-Jul-16	2:20 PM	Big Pine Key	Tropical Bay 2nd Add.	2	2	00313290-000000	2	10	0	0	0	0	0	0	0	0	0	4	0	0	0	0	0	0	N/A	N/A	N/A	N/A	6.5	0	N/A	20.5	
11	16104897	Kyle Kaiser E Trust	26-Sep-16	2:10 PM	Big Pine Key	Doctors Arm 3rd Add. Sec. B	15		00312572-001600	2	10	0	0	0	0	0	0	0	0	0	4	0	0	0	0	0	0	N/A	N/A	N/A	N/A	6.5	0	N/A	20.5	
12	16107781	Urton, Timothy	6-Jan-17	9:00 AM	Big Pine Key	Doctors Arm Subd 3rd Add. Sec. C	1		00312573-000200	2	10	0	0	0	0	0	0	0	0	0	4	0	0	0	0	0	0	N/A	N/A	N/A	N/A	6	0	N/A	20	
13	17104430	Horvath Family Trust	28-Nov-17	8:30 AM	Big Pine Key	Tropical Bay 3rd Add.	10	7	00313840-000000	2	10	0	0	0	0	0	0	0	0	0	4	0	0	0	0	0	0	N/A	N/A	N/A	N/A	5.5	0	N/A	19.5	
14	16103833	Rothdeutsch, Judy	30-Jul-19	1:50 PM	Big Pine Key	Tropical Bay 3rd Add	9	5	00313630-000000	2	10	0	0	0	0	0	0	0	0	0	4	0	0	0	0	0	0	N/A	N/A	N/A	N/A	5	0	N/A	19	
15	21100171	Baster/Sanchez	15-Apr-21	9:30 AM	Big Pine Key	Tropical Bay 3rd Add.	7	3	00313490-000000	2	10	0	0	0	0	0	0	0	0	0	4	0	0	0	0	0	0	N/A	N/A	N/A	N/A	4	0	N/A	18	
16	21100066	VL & JR Property LLC	15-Feb-22	12:40 PM	Big Pine Key	Tropical Bay 3rd Add	7	5	00313790-000000	2	10	0	0	0	0	0	0	0	0	0	4	0	0	0	0	0	0	N/A	N/A	N/A	N/A	3	0	N/A	17	
17	21101970	Rey, Claudio	8-Apr-22	1:29 PM	Big Pine Key	Tropical Bay Add No 2	3, 9, & 10	1	00313260-000000	2	10	0	0	0	0	0	0	0	0	0	4	0	0	0	0	0	0	N/A	N/A	N/A	N/A	3	0	N/A	17	
18	@ 20103022	Sikora, Edward	12-Jul-21	2:00 PM	Big Pine Key	Doctors Arm 1st Add.	23 & 24	7	00312240-000000	2	10	0	0	0	0	3	0	0	0	0	4	0	0	0	0	0	-6	N/A	N/A	N/A	N/A	4	0	N/A	15	
19	SFDUP-2025-0011	Graft, Ronald Wade	4-Apr-25	1:40 PM	Big Pine Key	Doctors Arm 3rd Add Sec B	18		00312572-001900	2	10	0	0	0	0	0	0	0	0	0	4	0	0	0	0	0	0	N/A	N/A	N/A	N/A	0	0	N/A	14	
2	SFDUP-2025-0012	Graft, Ronald Wade	10-Oct-25	9:29 AM	Big Pine Key	Doctors Arm 3rd Add Sec B	17		00312572-001800	2	10	0	0	0	0	0	0	0	0	0	4	0	0	0	0	0	0	N/A	N/A	N/A	N/A	0	0	N/A	14	
20	09102784	Pereira, Carlos	22-Oct-09	10:44 AM	Big Pine Key	Port Pine Heights	9	8	00290190-000000	1	0	N/A	N/A	0	0	0	0	0	0	0	4	0	0	0	0	0	0	4	N/A	4.5	N/A	N/A	N/A	N/A	N/A	12.5
21	17106948	Krieger, Steven	20-Mar-18	11:30 AM	Big Pine Key	Sands	14	36	00305090-000100	1	0	0	0	0	0	-10	0	0	0	0	4	0	0	0	0	0	0	N/A	N/A	N/A	N/A	5.5	0	N/A	-0.5	

* Indicates a ranking sufficient to receive an allocation award which is subject to mitigation availability at the time of permitting.
 @ Indicates a ranking subject to additional reviews and approvals.
 ** Indicates columns giving applicants in the ROGO System prior to the effective date of the 2030 Comprehensive Plan perservance points based on the Tier Designation of the Property.
 Note a Tier 1 allocation award was made Quarter 1 Year 33, November 13, 2024. Monroe County Code Section 138-24 (5)(a) limits the maximum ROGO allocations in Tier I shall be no more than one every two years
 Point evaluation criteria pursuant to Monroe County Code Section 138.28.
 Applicants who have a ROGO application date of Oct. 29, 2007, or earlier are grandfathered for perseverance points pursuant to vesting provision of Ordinance 009-2007.
 Pursuant to Ordinance 021-2012 wetland point section applies to new applications entering the permit allocation system after Jan. 13, 2013.

New development is subject to the Habitat Conservation Plan and Incidental Take Permit (ITP) TE083411-0.
 The Board of County Commissioners on August 15, 2012 adopted Ordinance amending Sections 139-19, 138-25, 138-47 and 138-52 of the Monroe County Code to require the submittal of updated building plans meeting the current Florida Building Code and other life safety codes prior to the issuance of a building permit, but after a ROGO or NROGO allocation is awarded.

