

RESOLUTION NO. \_\_\_\_\_

A RESOLUTION OF THE CAROLINE STREET CORRIDOR AND BAHAMA VILLAGE COMMUNITY REDEVELOPMENT AGENCY (CRA) APPROVING THE REQUEST FOR RENT REIMBURSEMENT IN THE AMOUNT OF \$15,968.09 TO TURTLE KRAALS RESTAURANT DUE TO UNUSABLE SPACE; REDUCING CURRENT RENT BY \$503.45 PLUS TAX AND CAM PER MONTH, UNTIL SUCH TIME AS THE CITY/CRA COMPLETES REPAIRS TO THE AFFECTED STORAGE SPACE; PROVIDING FOR AN EFFECTIVE DATE

WHEREAS, the current tenant brought to the attention of City/CRA (Landlord) staff in December 2012, a storage room (253 sf) which is unusable due to cracks in the exterior concrete wall, and it was determined that it was the duty of the Landlord to repair the structural defect; and

WHEREAS, the tenant cannot reasonably conduct business in the damaged storage room, and pursuant to Section 13B of the lease, requested a rent rebate for the period that the storage space has been, and remains, unusable; and

WHEREAS, on February 11, the Key West Bight Board unanimously recommended reimbursing the tenant, and reducing the rent, until such time as repairs are complete;

WHEREAS, City staff recommends rent reimbursement, and a reduction of rent, until such time as repairs are complete.

NOW, THEREFORE, BE IT RESOLVED BY THE CAROLINE STREET CORRIDOR  
AND BAHAMA VILLAGE COMMUNITY REDEVELOPMENT AGENCY, AS FOLLOWS:

Section 1: That the request for rent reimbursement to  
Turtle Kraals Restaurant (Moro Management, LLC), in the amount of  
\$15,968.09, is hereby approved.

Section 2: That rent for the Turtle Kraals Restaurant  
property shall be reduced by \$503.45, plus applicable sales tax  
and CAM, for the 253 square feet of unusable space, until such  
time as repairs are complete.

Section 3: That this Resolution shall go into effect  
immediately upon its passage and adoption and authentication by  
the signature of the presiding officer and the Clerk of the Agency.

Passed and adopted by the Caroline Street Corridor and Bahama  
Village Community Redevelopment Agency at a meeting held this  
\_\_\_\_\_ day of \_\_\_\_\_, 2015.

Authenticated by the presiding officer and Clerk of the Agency  
on \_\_\_\_\_, 2015.

Filed with the Clerk \_\_\_\_\_, 2015.

Chairman Craig Cates	_____
Vice Chair Mark Rossi	_____
Commissioner Teri Johnston	_____
Commissioner Clayton Lopez	_____
Commissioner Billy Wardlow	_____
Commissioner Jimmy Weekley	_____
Commissioner Tony Yaniz	_____

\_\_\_\_\_  
CRAIG CATES, CHAIRMAN

ATTEST:

\_\_\_\_\_  
CHERYL SMITH, CITY CLERK