

Key West Base Reuse Plan

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VI. TRUMAN WATERFRONT REUSE PLAN

A. Land Use Plan

The concept plan for the Truman Waterfront surplus property is presented in Figure VI.1, Concept Plan. This plan is a synthesis of ideas and design concepts generated through the public involvement process, an analysis of site opportunities and constraints, and a review of previous community planning efforts for the area.

The guiding principles of the plan are continuity and flexibility. Emphasis is placed on extending the Bahama Village into the property and strengthening the existing community through improved circulation systems. This must be accomplished without sacrificing any potential economic opportunities. Therefore, the proposed land use designations, while generally dividing the site into a village component and a harborside, mixed-use element, have been crafted so as not to impede future economic development, which remains an essential mandate of this process. The plan's key organizing elements and uses are highlighted in the following section.

1. Recreation and open space areas linked through multimodal green ways and view corridors

A large open space and recreation park is shown for the northwestern portion of the site, between the existing Truman Waterfront residential community and the eastern quay wall. This area offers dramatic views of the waterfront; tennis, bocce, and other dedicated sports areas; community gardens; and, open areas for field sports or passive recreation. An amphitheater could be developed at the center of this open area for public gatherings, outdoor theater and concerts, or a series of other uses. To encourage activation of the park and prevent the park from having a "dead end", several ingress/egress points should be developed along the northern end to provide pedestrian and bicycle access. Possible connections could include a continuation of Eaton Street and a harbor walk connection over Commodore Slip. An area for parking is provided north of the terminus of Southard Street.

A public marina facility is envisioned for the southern portion of the basin adjacent to this large park. A mega-yacht berthing area would be designated for the northern portion of the eastern quay wall, a small boat facility, protected from wind and wave action by a breakwater, would be located to the south. These uses would help further activate the park and provide mooring facilities for Key West. The existing boat launch could be modified as a slip for large visiting boats or research vessels.

A second large open space and recreation area is envisioned for the area around the historic Seminole Battery. Uses for this and surrounding open space areas to the north could be tailored to meet the neighborhood recreational needs of the Bahama Village. Smaller pocket parks at the TACTS tower, the water tower, and the archeological preserve at Ft. Zachary Taylor are contemplated. Once the Navy changes its utility service The water tower will be abandoned, and possibly demolished. If required to serve as an alternate site for the proposed amphitheater, the proposed open space area around the Seminole Battery may need to be reconfigured.

Each of these open space and recreation facilities would be linked together by a network of landscaped green ways. One green way is programmed to run along