



# City of Key West, FL

City Hall  
1300 White Street  
Key West FL 33040

## Action Minutes - Final

### Key West Bight Management District Board

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Wednesday, February 10, 2021

4:00 PM

City Hall

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**ADA Assistance:** It is the policy of the City of Key West to comply with all requirements of the Americans with Disabilities Act (ADA). Please call the TTY number 1-800-955-8771 or for voice 1-800-955-8770 or the ADA Coordinator at 305-809-3811 at least five business days in advance for sign language interpreters, assistive listening devices, or materials in accessible format.

**ALL VISUAL PRESENTATIONS (POWER POINT ONLY) FOR AGENDA ITEMS MUST BE RECEIVED IN THE CITY CLERK'S OFFICE (24) TWENTY-FOUR HOURS PRIOR TO THE MEETING.**

**Call Meeting To Order - 4:02 P.M.**

#### Roll Call

**Absent** 3 - Mr. Ashby, Mr. Gibson, and Mr. Hughes

**Present** 4 - Vice Chair Henson, Mr. Langley, Ms. Ovide, and Chairman Knowles

#### Pledge of Allegiance to the Flag

**Approval of Agenda - The agenda was approved as presented.**

#### Approval of Minutes

1 January 13, 2021

**Attachments:** [Minutes](#)

A motion was made by Vice Chair Henson, seconded by Ms. Ovide, that the Minutes be Approved. The motion passed by unanimous vote.

#### Presentations

2 Key West Bight Board Preservation Association

Received and Filed

- 3                    Greene Street Parking Lot, Reef Relief, Fish House, Ice House Conceptual Redevelopment Presentation (K2M Design)

Received and Filed

**Action Items**

- 4                    Request to approve a lease assignment for Kimberly Cragin D/B/A Key West Artworks, LLC located at 201 William Street, Unit A to Conch Tees and Souvenirs, Inc. due to the untimely passing of Michael W. Cash the long time partner of Ms Cragin in the operation of Key West Artworks.

**Attachments:**    [Executive summary](#)  
[Lease Renewal Res 17-134](#)  
[Assignment Request and Death Certificate](#)  
[Lease Assignment 2021](#)  
[New Tenant Personal Guaranty](#)  
[KW Artworks Payment History](#)  
[Public Comment](#)

**A motion was made by Ms. Ovide, seconded by Mr. Langley, that the Action Item be Passed. The motion carried by the following vote:**

**Absent:** 3 - Mr. Ashby, Mr. Gibson, and Mr. Hughes

**Yes:** 4 - Vice Chair Henson, Mr. Langley, Ms. Ovide, and Chairman Knowles

- 5                    Request to approve the lease renewal for Yours and Mayan Imports, LLC for Unit A on Lazy Way Lane

**Attachments:**    [Executive Summary](#)  
[Renewal Request](#)  
[Lease Agreement](#)  
[Personal Guaranty](#)  
[Corporate Documents](#)  
[Resolution 16-131 Lease](#)  
[Payment History](#)  
[Certificate of Insurance](#)  
[Public Notice](#)

**A motion was made by Mr. Langley, seconded by Ms. Ovide, that the Action Item be Passed. The motion carried by the following vote:**

**Absent:** 3 - Mr. Ashby, Mr. Gibson, and Mr. Hughes

**Yes:** 4 - Vice Chair Henson, Mr. Langley, Ms. Ovide, and Chairman Knowles

**6** Request to approve the lease renewal for Dragonfly Key West, LLC for Unit G on Lazy Way Lane.

**Attachments:** [Executive Summary](#)  
[Renewal Request](#)  
[Lease Agreement](#)  
[Personal Guaranty](#)  
[Resolution 16-132 Lease](#)  
[Payment History](#)  
[Certificate of Insurance](#)  
[Public Notice](#)

**A motion was made by Mr. Langley, seconded by Ms. Ovide, that the Action Item be Passed. The motion carried by the following vote:**

**Absent:** 3 - Mr. Ashby, Mr. Gibson, and Mr. Hughes

**Yes:** 4 - Vice Chair Henson, Mr. Langley, Ms. Ovide, and Chairman Knowles

**7** Approving the Sale of Wild Dolphin Adventures, LLC

**Attachments:** [Memo for Purchase of Wild Dolphin Adv](#)  
[Email request](#)  
[Coral ReeferWild Dolphin Adv. Lease](#)

**A motion was made by Ms. Ovide, seconded by Mr. Langley, that the Action Item be Passed. The motion carried by the following vote:**

**Absent:** 3 - Mr. Ashby, Mr. Gibson, and Mr. Hughes

**Yes:** 4 - Vice Chair Henson, Mr. Langley, Ms. Ovide, and Chairman Knowles

## Reports

**8** Schooner Western Union Report

**Attachments:** [2021-01 SWUPS KWBB Update](#)

Received and Filed

**9** Adept Marketing Report

**Attachments:** [2021-01 AdeptPR-Bight Board Update](#)

Received and Filed

10

## Director's Report

**Attachments:** [January 2021 Monthly Report](#)  
[Port and Marine Project Status 2-3-21](#)  
[FT Passenger Counts \(2019 to 2021\)](#)  
[January 2020-2021 Sales Comparison Report](#)  
[KWB Rent Gross Sales Comparison Report](#)  
[KWB Rent Roll February 2021](#)  
[KWB Marina Tenant Charges February 2021](#)  
[Summary DR15 update](#)

**Received and Filed**

**Public Comment**

**Board Member Comments**

**Adjournment - 5:17 P.M.**