

Dear AIPP Board Members,

RE: The cigar sculpture at Gato Village Pocket Park located at 616 Louisa Street.

**BACKGROUND:** The cornerstone sculpture in the park is in need of some restoration. Nine years ago, Historic Markers and the Arturo Fuente family commissioned Reen Stanhouse to create a symbol that would commemorate Key West's cigar history and the park's location in the center of E.H.Gato's worker housing. The community of forty homes, commonly called Gatoville, was built in the 1890's.

Historic Markers researched the plot and confirmed that the cigar maker's cottage on the lot had been occupied by Patricia Serafina Gato Madiedo's grandfather. Further research unearthed that Arturo Fuente, the founder of the world's largest cigar manufacturer located in the Dominican Republic, lived in Key West after fleeing Cuba's revolutionary struggles. He honed his cigar rolling skills in the Gato Cigar Factory and probably worked with Pat's grandfather.

To make a long story short, in 2008, Keys Energy removed their power transfer equipment, erected perimeter fencing, installed a park bench and named the new park Gato Village Pocket Park.

A few months later Historic Markers solicited \$60,000 in donations to build the façade of the cottage that stood on the lot in 1890, landscaped the park, created signage in the park and donated a historic marker to identify the historic significance of the property.

The cigar statue was commissioned by the Arturo Fuente family and Historic Markers, Inc. The statue is made of hand rolled aluminum with an internal aluminum framework anchored to an 8' deep concrete base. The cigar meets building codes and was made to last.

For the coloration of the sculpture, Powder Coat was chosen. Powder coat was a relatively new metal coating that touted lifetime protection. After sixteen years of wear and tear the exterior Powder Coat surface of the sculpture is failing. The cigar band is bronze. A number of fasteners are corroding and the surrounding wreath needs to be resurfaced.

## **CITY RESPONSE**

Over the last year I have had a couple of meetings with the city manager and assistant manager concerning restoration of the cigar sculpture in Gato Park. I submitted the attached restoration estimate by the sculpture artist, Reen Stanhouse.

With no commitment to the restoration, I submitted the attached agreement between Keys Energy and the City of Key West for the transfer of the park to the city. See attached. One of the terms of the agreement is that the "City agrees to maintain the entire site".

The City's solution is to have the sculpture removed from its base and painted by the Public Works Department. That solution is not acceptable by Reen Stanhouse (the sculpture's artist), or the Fuente family and Historic Markers, Inc. (the sculptor donors).

## **RESTORATION:**

- Remove from base and transfer to artist's studio.
- Strip sculpture of failing surface.
- Clean bronze cigar band.
- Resurface sculpture - Note artists quote.
- Transport to Vern and Tommy's Paint to have sculpture coated with four coats of auto paint sealer
- Replace and secure sculpture to its base in the park.

## **REQUEST:**

To fund a one-time restoration of the cigar sculpture in Gato Village Pocket Park. Total restoration costs are estimated at \$5,700.00. See Donor Contribution page. With the donor contribution, AIPP's funding will be \$3,000.00.

Project payments will be made to Reen Stanhouse with Bruce Neff overlooking restoration work representing the Fuente Family and Historic Markers, Inc. (the original donors)

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## **REQUEST:**

To fund a one-time restoration of the cigar sculpture in Gato Village Pocket Park. Total restoration costs are estimated at \$5,500.00. See Donor Contribution page. With the donor contribution, AIPP's funding will be \$2,300.00.

Project payments will be made to Reen Stanhouse with Bruce Neff overlooking restoration work representing the Fuente Family and Historic Markers, Inc. (the original donors)

## **DONOR CONTRIBUTION**

The **Fuente Family**, one of the original sculpture donors, has agreed to donate \$2,700.00 towards the restoration of the cigar sculpture. The family has also offered to fund an event at the park to celebrate the return of the sculpture to its pedestal in the park.

Their donation is a balance payment for the project..



PROPOSAL FOR RESTORATION & MAINTAINENCE

## GATO PARK CIGAR

- November 2009 - Commissioned by the Fuentes & Gato Families / Bruce Neff
- May 1, 2017 :

As is evident, the powder coating has not "weathered the test of time" Much care was put into the design & construction process. The integrity of the piece is very sound but there are obvious concerns of the existing coating. This proposal addresses the reapplication of a longer lived coloration and surfacing.

**Substrate Research/ Disassembly , Refinishing-materials, Gold Cigar Band, 3 Automotive UV Finish Sealer Coats & Reassembly**

**TOTAL : \$5,500**

	<u>Paid</u>	<u>Date</u>	<u>Chk#</u>
1. Deposit for materials & beginning labor	\$2,750		
2. Payment upon completion of resurfacing and prior to painting	\$1,375		
3. Payment upon reinstallation	\$1,375		

ISLAND IRON & INK

Reen Stanhouse

Mailing: 27468 Haiti Lane, Ramrod Key, FL 33042

Studio: 21792 Asturias Road, Cudjoe Key, FL 33042

Cell: 305-744-9196 Fax: 305-872-9270 islandiron@earthlink.net

## LEASE AGREEMENT – POCKET PARKS

This Lease Agreement is made the 10<sup>th</sup> day of October 2012, between the UTILITY BOARD OF THE CITY OF KEY WEST, FLORIDA (KEYS ENERGY SERVICES), Lessor, hereinafter called "KEYS" and the CITY OF KEY WEST, FLORIDA, Lessee, hereinafter called "City."

**WITNESSETH:**

**1. Description of Premises.** KEYS does hereby lease to the City the "Premises" located in Key West, Monroe County, Florida, described as:

LOCATTON	ADDRESS	PROPERTY SIZE	REAL ESTATE NUMBER
Louisa Street	600 Block Louisa St. Key West, Florida 33040	30'X30' = 900 Sq. Ft.	RE# 00028400-000000
Flagler Avenue & 18 <sup>th</sup> Street	3541 Flagler Avenue Key West, Florida 33040	50'X50' = 2,500 Sq. Ft.	RE# 00052460-000000
Grinnell Street & Angela Street	627 Grinnell Street Key West, Florida 33040	50'X95' = 4,750 Sq. Ft.	RE# 00010990-000000

- 2. Term.** KEYS leases the above described Premises to the City for a term of five (5) years commencing the 1<sup>st</sup> day of October, 2012, and ending on the 30<sup>th</sup> day of September, 2017. This lease is not assignable. The agreement shall have three (3) mutual agreed upon option extensions. Each extension shall be for a period of five (5) years.
- 3. Rents and Security.** The City, in consideration of the leasing of the Premises does hereby covenant and agree to pay Ten Dollars total (\$10.00) per year and other consideration for each site.
- 4. Taxes.** It is hereby covenanted, stipulated and agreed between the parties hereto that the City will agree to pay all taxes, fees, licenses or charges whatsoever on the real property, buildings or improvements as they become due, upon presentation of evidence of such amounts owed.
- 5. Use of Premises.** The Premises shall be used for "Park and Recreation" use only, unless prior written approval is granted by KEYS. It is KEYS' Intent that each listed property shall be used for the "betterment" of the community. KEYS has the sole right to deny any improvements that are not in accordance with the above.
- 6. Utilities.** The City agrees to comply with all applicable federal, state and local codes and the proper use of electricity, gas, water, sewer and other

utilities to the subject property. The City agrees to pay all monthly fees for any and all water, sewer, electric, telephone, and similar utilities for each property.

**7. Design Review.** KEYS shall be given the opportunity to review and comment on the plans and design for the Premises. Final approval by KEYS will be required.

**8. Improvement/Funding.** All improvements shall be the responsibility of the City unless as stated herein. Signage is required to be installed at each site by the City and, at a minimum, shall make reference to KEYS Involvement/ownership of the property. KEYS shall approve any signage placed at each site. In addition, KEYS agrees to provide three (3) trees per site (approximate height of 15 feet). The selections of the type of trees are to be made by the City. The City shall be responsible for the planting and their care. KEYS agrees to install fencing and to remove any existing barbed wire on fences. The City agrees to maintain said fencing.

**9. Maintenance and Security.**

a. Maintenance.

1. The City shall perform and be responsible for the cost of all repair and/or maintenance necessary to keep the Premises in good order, repair and conditions and in a clean, sanitary and safe condition in accordance with all directions, rules, and regulations of governmental agencies having jurisdiction. The City agrees to maintain the entire site.

2. KEYS and the City will both appoint a Liaison to handle maintenance and to create a process to address any concerns in a timely manner.

b. Security.

1. The City shall be responsible for providing security for the site as needed.

**10. Manner of Payment and Giving Notice.** The checks for rental occurring hereunder shall be forwarded to Keys Energy Services, 1001 James Street, Key West, Florida 33041-6100. All notices by the City, to KEYS hereunder shall be forwarded to KEYS, "Return Receipt Requested," until the City is notified otherwise in writing. Notice to the City by KEYS shall be forwarded to City Manager, City of Key West, PO Box 1409, Key West, FL 33040.

**11. KEYS Covenant.** Upon the payment by the City of the rents provided, and upon the observation and performance of all the covenants, terms and conditions on the City's part to be observed and performed, the City shall peacefully and quietly hold and enjoy the subject Premises for the term hereby demise without hindrance or interruption by KEYS or any other person







