



City of Key West, FL

City Hall
1300 White Street
Key West FL 33040

Action Minutes - Final

Key West Bight Management District Board

Wednesday, January 9, 2019

4:00 PM

City Hall

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 FOR AGENDA ITEMS MUST BE RECEIVED (24) TWENTY-FOUR HOURS PRIOR TO THE MEETING.

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

Roll Call

Ms. Ovide Arrived at 4:13 P.M.

Present 7 - Mr. Ashby, Mr. Gibson, Mr. Hughes, Mr. Langley, Ms. Ovide, Mr. Henson, and Chairman Knowles

Pledge of Allegiance to the Flag

Approval of Agenda - The Agenda was approved without change.

Approval of Minutes

1 December 12, 2018 (Regular)

Attachments: [Minutes](#)

A motion was made by Vice Chair Henson, seconded by Mr. Hughes, that the Minutes be Approved. The motion passed unanimously.

Presentations

2 ADEPT Quarterly Report

Received and Filed

Reports - Key West Bight Preservation (Tenants) Association

Action Items

- 3 Accepting the Letter of Interest and approving a new Lease with Fury Management, Inc. for space located at 120B Margaret Street.

Attachments: [Executive Summary](#)

[Lease](#)

[Public Notice](#)

[Letter of Interest](#)

[Personal Guaranty](#)

A motion was made by Mr. Hughes, seconded by Vice Chair Henson, to accept the Letter of Interest and to approve the Lease with Fury Management, Inc. for the space located at 120B Margaret Street. The motion carried by the following vote:

Recuse: 1 - Mr. Gibson

Yes: 6 - Mr. Ashby, Mr. Hughes, Mr. Langley, Ms. Ovide, Vice Chair Henson, and Chairman Knowles

- 4 Request to Consider a Lease with Reef Relief, Inc. for Space Located at 621 Greene Street.

Attachments: [Executive Summary](#)

[Lease](#)

[Corporate Filing](#)

A motion was made by Mr. Langley, seconded by Mr. Hughes, to accept the Lease with Reef Relief, Inc. for space located at 621 Greene Street. The motion carried by the following vote:

Yes: 7 - Mr. Ashby, Mr. Gibson, Mr. Hughes, Mr. Langley, Ms. Ovide, Vice Chair Henson, and Chairman Knowles

Discussion Items

- 5 Caroline Street Piano Shop Building

Received and Filed; Staff was directed to bring back before the Board an Action item at the next meeting for review of the concept plans for 907 Caroline Street.

Reports

6 Manager's Report

Attachments: [December 2018 Monthly Report](#)
 [Port and Marine Project Status](#)
 [Ferry Terminal Passenger Counts](#)
 [December 2017-2018 Sales Comparison Report](#)
 [KWB Rent Gross Sales Comparison Report](#)
 [Adept Public Relation Update](#)
 [Schooner Western Union Preservation Society Update](#)

Received and Filed

7 Accounts Receivables

Attachments: [KWB Marine Tenant Charges January 2019](#)
 [KWB Rent Roll January 2019](#)

Received and Filed

Public Comment

Board Comments

Adjournment - 5:55 P.M.

FORM 8B MEMORANDUM OF VOTING CONFLICT FOR COUNTY, MUNICIPAL, AND OTHER LOCAL PUBLIC OFFICERS

LAST NAME—FIRST NAME—MIDDLE NAME GIBSON, BARRY		NAME OF BOARD, COUNCIL, COMMISSION, AUTHORITY, OR COMMITTEE KEY WEST BIGHT MANAGEMENT DISTRICT BOARD	
MAILING ADDRESS P O BOX 1409		THE BOARD, COUNCIL, COMMISSION, AUTHORITY OR COMMITTEE ON WHICH I SERVE IS A UNIT OF: ☒ CITY ☐ COUNTY ☐ OTHER LOCAL AGENCY	
CITY KEY WEST	COUNTY MONROE	NAME OF POLITICAL SUBDIVISION: CITY OF KEY WEST	
DATE ON WHICH VOTE OCCURRED JANUARY 9, 2019		MY POSITION IS: ☐ ELECTIVE ☒ APPOINTIVE	

WHO MUST FILE FORM 8B

This form is for use by any person serving at the county, city, or other local level of government on an appointed or elected board, council, commission, authority, or committee. It applies equally to members of advisory and non-advisory bodies who are presented with a voting conflict of interest under Section 112.3143, Florida Statutes.

Your responsibilities under the law when faced with voting on a measure in which you have a conflict of interest will vary greatly depending on whether you hold an elective or appointive position. For this reason, please pay close attention to the instructions on this form before completing the reverse side and filing the form.

INSTRUCTIONS FOR COMPLIANCE WITH SECTION 112.3143, FLORIDA STATUTES

A person holding elective or appointive county, municipal, or other local public office **MUST ABSTAIN** from voting on a measure which inures to his or her special private gain or loss. Each elected or appointed local officer also is prohibited from knowingly voting on a measure which inures to the special gain or loss of a principal (other than a government agency) by whom he or she is retained (including the parent organization or subsidiary of a corporate principal by which he or she is retained); to the special private gain or loss of a relative; or to the special private gain or loss of a business associate. Commissioners of community redevelopment agencies under Sec. 163.356 or 163.357, F.S., and officers of independent special tax districts elected on a one-acre, one-vote basis are not prohibited from voting in that capacity.

For purposes of this law, a "relative" includes only the officer's father, mother, son, daughter, husband, wife, brother, sister, father-in-law, mother-in-law, son-in-law, and daughter-in-law. A "business associate" means any person or entity engaged in or carrying on a business enterprise with the officer as a partner, joint venturer, coowner of property, or corporate shareholder (where the shares of the corporation are not listed on any national or regional stock exchange).

* * * * *

ELECTED OFFICERS:

In addition to abstaining from voting in the situations described above, you must disclose the conflict:

PRIOR TO THE VOTE BEING TAKEN by publicly stating to the assembly the nature of your interest in the measure on which you are abstaining from voting; *and*

WITHIN 15 DAYS AFTER THE VOTE OCCURS by completing and filing this form with the person responsible for recording the minutes of the meeting, who should incorporate the form in the minutes.

* * * * *

APPOINTED OFFICERS:

Although you must abstain from voting in the situations described above, you otherwise may participate in these matters. However, you must disclose the nature of the conflict before making any attempt to influence the decision, whether orally or in writing and whether made by you or at your direction.

IF YOU INTEND TO MAKE ANY ATTEMPT TO INFLUENCE THE DECISION PRIOR TO THE MEETING AT WHICH THE VOTE WILL BE TAKEN:

- You must complete and file this form (before making any attempt to influence the decision) with the person responsible for recording the minutes of the meeting, who will incorporate the form in the minutes. (Continued on other side)

APPOINTED OFFICERS (continued)

- A copy of the form must be provided immediately to the other members of the agency.
- The form must be read publicly at the next meeting after the form is filed.

IF YOU MAKE NO ATTEMPT TO INFLUENCE THE DECISION EXCEPT BY DISCUSSION AT THE MEETING:

- You must disclose orally the nature of your conflict in the measure before participating.
- You must complete the form and file it within 15 days after the vote occurs with the person responsible for recording the minutes of the meeting, who must incorporate the form in the minutes. A copy of the form must be provided immediately to the other members of the agency, and the form must be read publicly at the next meeting after the form is filed.

DISCLOSURE OF LOCAL OFFICER'S INTEREST

I, Barry Gibson, hereby disclose that on January 9, 20 19 :

(a) A measure came or will come before my agency which (check one)

☐ inured to my special private gain or loss;

☒ inured to the special gain or loss of my business associate, Smith Hays, PC;

☐ inured to the special gain or loss of my relative, _____;

☐ inured to the special gain or loss of _____, by
whom I am retained; or

☐ inured to the special gain or loss of _____, which
is the parent organization or subsidiary of a principal which has retained me.

(b) The measure before my agency and the nature of my conflicting interest in the measure is as follows:

Item 3. Accepting the Letter of Interest and approving a new Lease with
Fury Management, Inc. for space located at 120B Margaret Street.

Date Filed

1-9-19

Signature

BGL

NOTICE: UNDER PROVISIONS OF FLORIDA STATUTES §112.317, A FAILURE TO MAKE ANY REQUIRED DISCLOSURE CONSTITUTES GROUNDS FOR AND MAY BE PUNISHED BY ONE OR MORE OF THE FOLLOWING: IMPEACHMENT, REMOVAL OR SUSPENSION FROM OFFICE OR EMPLOYMENT, DEMOTION, REDUCTION IN SALARY, REPRIMAND, OR A CIVIL PENALTY NOT TO EXCEED \$10,000.