



City of Key West, FL

City Hall
1300 White Street
Key West FL 33040

Action Minutes - Final

Key West Bight Management District Board

Wednesday, March 8, 2023

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.

FOR VISUAL PRESENTATIONS: Individuals are responsible to share their presentation at the meeting on their laptop through Zoom. For City Commission meetings the City Clerk's Office will need a copy for the agenda at least 6 days before the meeting.

Call Meeting To Order - 4:00 P.M.

Roll Call

Present 7 - Mr. Ashby, Vice Chair Henson, Mr. Hughes, Mr. Langley, Mr. Lay, Ms. Ovide, and Chairman Knowles

Pledge of Allegiance to the Flag

Approval of the Agenda - The agenda was unanimously approved as amended

Approval of Minutes

1 February 8, 2023

Attachments: [Minutes](#)

A motion was made by Ms. Ovide, seconded by Mr. Hughes, that the Minutes be Approved. The motion passed by unanimous vote.

Presentations

2 Key West Bight Preservation Association

Received and Filed

- 3 Monroe County School District Trumbo Road Housing Update - Bryan Green

Attachments: [Bight Board MCSD Trumbo](#)

Postponed to April 12, 2023

Action Items

- 4 Lease Renewal - AER Photography

Attachments: [Executive Summary](#)
[Lease](#)
[AER Photography Exhibit B](#)
[Personal Guaranty](#)
[Current Lease](#)
[Corporation Status](#)

A motion was made by Mr. Lay, seconded by Vice Chair Henson, that the Action Item - Key West Bight be Passed. The motion carried by the following vote:

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

Enactment No: KWB 23-04

- 5 New Lease - Paradise Enterprises, LLC

Attachments: [Resolution](#)
[Executive Summary](#)
[Draft Lease](#)
[Exhibit C](#)
[Current mo-to-mo lease](#)
[Publishers Affidavit - KW Citizen](#)
[Personal Guaranty](#)
[Corporate Status P1](#)
[Corporate Status P2](#)

A motion was made by Mr. Lay, seconded by Ashby, that the Action Item - Key West Bight be Passed. The motion carried by the following vote:

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

Enactment No: KWB 23-05

- 6 Request for \$10,000 sponsorship from the Conch Republic Independence Celebration Organization as primary sponsor for event.

Sponsors: Chairman Knowles

Attachments: [Resolution](#)

A motion was made by Mr. Langley, seconded by Mr. Hughes, that the Action Item - Key West Bight be Passed. The motion carried by the following vote:

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

Enactment No: KWB 23-06

- 7 Confirm Art in Public Places Board's Unanimous Selection of the Ferrill & Trentlage Proposal for RFP 22-006: Public Art for Key West Historic Seaport.

Sponsors: Mr. McAlearney

Attachments: [Resolution](#)
[Executive Summary](#)
[Ferrill-Trentlage Proposal](#)
[RFP 22-006 Public Art for KWHS](#)
[Public Art Installation Locations](#)

A motion was made by Mr. Ashby, seconded by Mr. Lay, that the Action Item - Key West Bight be Passed. The motion carried by the following vote:

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

Enactment No: KWB 23-07

Reports

8 Reconciliation Report

Attachments: [Key West Bight Management District Board Memorandum](#)
[CAM Summary](#)
[Revenue Detail](#)
[Revenue Expense Data](#)
[Insurance](#)
[Property Taxes](#)
[Survey Net Usuable](#)
[CAM Billable](#)
[CAM Worksheet](#)
[CAM Worksheet Notes](#)

Received and Filed

5:00 P.M. - Mr. Hughes left the Meeting

9 Director's Report

Attachments: [Port and Marine Project Status 3-1-23](#)
[FT Passenger Counts \(2020 to 2023\)- February](#)
[February 2022-2023 Sales Comparison Report](#)
[KWB Rent & Gross Sales Comparison Report](#)
[KWB Rent Roll March 2023](#)
[KWB Marine Tenant Charges March 2023](#)
[SUMMARY DR15 update March 2023](#)
[KWB & FT Fuel Sales \(Gallons\) 2020-2023 February](#)

Received and Filed

10 Adept Marketing Report

Attachments: [Adept PR-Bight Board Update](#)
[Adept Old Dominion Promotion](#)

Received and Filed

Public Comment

Board Member Comment

Adjournment - 5:34 P.M.