



## MEMORANDUM

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Date: June 4, 2025

To: Honorable Mayor and Commissioners

Via: Brian L. Barroso  
City Manager

From: Gary Moreira  
Senior Property Manager

Subject: **Lease Renewal for Submerged Lands Lease - Old Town Trolley of Washington DC  
801 Eisenhower Drive in Garrison Bight**

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### **Introduction**

This is a request to approve a five-year lease renewal with Old Town Trolley of Washington DC a District of Columbia Corporation, for the submerged lands lease at 801 Eisenhower Drive, Key West.

### **Background**

On October 3, 2019, the City of Key West entered into the submerged lands lease with Old Town Trolley of Washington DC, via Resolution 19-308 for the property at 801 Eisenhower Drive. The five-year lease was to expire on December 31, 2024. Via resolution 24-128 this lease was extended for an additional twelve (12) month term which will expire on December 31, 2025. Lessee is requesting an extension of the term for an additional five years effective January 1, 2026. Historically the submerged lands lease rates at Garrison Bight have been set using rates the City is charged as Lessee for submerged land leases it has with the State as Lessor. A recent market rate study concluded that the City is charging rates in the “upper range” when compared to other leases “rates are considered in line with current market pricing and demand”

All submerged land lease payments for the Eisenhower area are deposited into City Marina account 413-0000-362.29-00 and used toward operations at City Marina.

### **Procurement**

**Demised Premises:** A Parcel of submerged land in section 33, Township 67 South Range 25 East, in Monroe County, containing approximately 12,974 square feet, more particularly described, and shown on Exhibit A attached.

**Term:** January 1, 2026 through December 31, 2030.

**Rent:** \$11,027.88/year or \$0.85/s.f. paid in monthly installments of \$918.99.

**Increases:** Increased annually by the Consumer Price Index.

**Recommendation**

Staff recommends approval of the renewal and execution of the Submerged Lands Lease.

Exhibits:

Submerged Lands Lease

Exhibit A