



# City of Key West, FL

City Hall  
1300 White Street  
Key West FL 33040

## Meeting Agenda Full Detail

### Key West Bight Management District Board

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Wednesday, February 14, 2024

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.

**FOR VISUAL PRESENTATIONS:** For City Commission meetings the City Clerk's Office will need a copy of all presentations for the agenda at least 7 days before the meeting.

#### Call Meeting To Order

#### Roll Call

#### Pledge of Allegiance to the Flag

#### Approval of Agenda

#### Approval of Minutes

1 January 10, 2024

Attachments: [Minutes](#)

#### Presentations

2 Key West Bight Preservation Association

#### Action Items

3 Waterfront Brewery Third Amendment to Lease incorporating adjacent Suite C into the demised premises of the 201 William Street lease

Sponsors: City Manager Childress

Attachments: [Resolution](#)

[Cover Memo](#)

[Third Amendment to Lease](#)

[Exhibit A](#)

[\\*Large File\\* 13-012 WF Brewery Lease](#)

[Res 19-147 Lease Suite C](#)

- 4 Upland Lease Extension for Sunset Watersports, Inc. at the Historic Seaport, 201 William Street Unit B  
**Sponsors:** City Manager Childress  
**Attachments:** [Resolution](#)  
[Cover Memo](#)  
[Lease](#)  
[Guaranty](#)  
[19-146 Current Lease](#)
- 5 Lease Extension for Sunset Watersports at the Historic Seaport, 201 William Street Unit C  
**Sponsors:** City Manager Childress  
**Attachments:** [Resolution](#)  
[Cover Memo](#)  
[Lease](#)  
[Guaranty](#)  
[19-145 Current Lease](#)
- 6 Approve a Design and Environmental Permitting Task Order to Tetra Tech, Inc. for Key West Bight Revitalization and Shoreline Stabilization project in the amount of \$624,370.  
**Sponsors:** City Manager Childress  
**Attachments:** [KWB Resolution](#)  
[Cover Memorandum](#)  
[Proposed Task Order](#)  
[Res #23-126 Select Tetra Tech](#)  
[Res #22-069 Receive ARPA Funds](#)
- 7 Approval of CAM Reconciliation Fiscal Year 22/23 Second Presentation  
**Sponsors:** City Manager Childress  
**Attachments:** [CAM Resolution](#)  
[Cover Memo](#)  
[CAM Reconciliation Brief Fiscal Year 2022-23](#)  
[CAM Summary](#)  
[CAM Revenue & Expenses](#)  
[Revenue Detail](#)  
[Property Taxes](#)  
[Insurance](#)  
[Survey Net Usable SF](#)  
[CAM Recovery Billable](#)  
[CAM Summary 21-22](#)

[23-24 Tenant Impounds](#)

**Discussion Items**

8 Available Parking Options

**Reports**

9 Adept Marketing Report

**Attachments:** [Adept PR Bight Board Update](#)

10 Director's Report

**Attachments:** [Port Marine Services Monthly Report - Jan 2024](#)

[Port and Marine Project Status 2-08-24](#)

[FT Passenger Counts \(2020 to 2024\)-January 2024](#)

[Sales Comparison Report January 2024](#)

[KWB Rent & Gross Sales Comparison Report](#)

[KWB Rent Roll February 2024](#)

[KWB Marina Tenant Charges February 2024](#)

[SUMMARY DR15 Update February 2024](#)

[KWB & FT Fuel Sales \(Gallons\) 2021-2024 January](#)

**Public Comment**

**Board Member Comment**

**Adjournment**