



City of Key West, FL

City Hall
1300 White Street
Key West FL 33040

Action Minutes - Final

City Commission

Mayor Teri Johnston
Vice-Mayor Sam Kaufman
Commissioner Lissette Carey
Commissioner Mary Lou Hoover
Commissioner Clayton Lopez
Commissioner Billy Wardlow
Commissioner Jimmy Weekley

Charter Officials

Albert Childress, City Manager
Keri O'Brien, City Clerk
Ronald Ramsingh, City Attorney

Thursday, May 9, 2024

9:00 AM

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: For City Commission meetings the City Clerk's Office will need a copy of the presentation for the agenda at least 7 days before the meeting.

MORNING SESSION

CALL MEETING TO ORDER - 9:00 A.M.

ROLL CALL

Present 7 - Commissioner Carey, Commissioner Hoover, Vice Mayor Kaufman, Commissioner Lopez, Commissioner Wardlow, Commissioner Weekley and Mayor Johnston

INVOCATION - The Very Reverend Dr. Donna S. Mote, Rector, St Paul's Episcopal Church

PLEDGE OF ALLEGIANCE TO THE FLAG - Led by Christina Bervaldi, Finance Director

CITIZEN COMMENTS

APPROVAL OF AGENDA - The agenda was unanimously approved as amended and including the add-on proclamation for National Nurses Week

CONSENT AGENDA*

***Item is considered to be routine and enacted by one motion with no separate discussion, unless requested by a Commission Member. The City of Key West may take action on any matter during this meeting, including items that are not set forth within this agenda.**

MINUTES

1 *April 3, 2024 (Workshop)

Attachments: [Minutes](#)

Passed

2 *April 11, 2024 (Regular)

Attachments: [Minutes](#)

Passed

RESOLUTIONS

3 *Re-appointing Cheryl Smith to the Board of Trustees of the General Employees Retirement Plan.

Sponsors: Commissioner Lopez, Commissioner Carey, Commissioner Wardlow, Commissioner Weekley, Vice Mayor Kaufman and Commissioner Hoover

Attachments: [Resolution](#)
[Cover Memo](#)
[Resume](#)

Passed

Enactment No: Res 24-085

- 4 *Requesting the Monroe County Comprehensive Plan Land Authority to convey to the City of Key West two parcels of land located at 306 Catherine Street, and 307 Louisa Street in Key West (Parcel ID 00026460 -000000 and 00026490-0000) to the City of Key West, for recreation purposes; Authorizing the City Manager and the City Attorney to negotiate terms for the conveyance if approved during the November 5, 2024 General Election; Authorizing the City Manager to execute necessary documents upon consent of the City Attorney.

Sponsors: Commissioner Lopez

Attachments: [Resolution](#)
 [Cover Memo](#)
 [Location of Lots](#)
 [306 Catherine Property Appraiser Record](#)
 [307 Louisa Property Appraiser Record](#)

Passed

Enactment No: Res 24-086

- 5 *Acknowledging and accepting for consideration the recommendations from the Tree Commission set forth in "TC Resolution 21-01".

Sponsors: Vice Mayor Kaufman

Attachments: [Resolution](#)
 [Cover Memo](#)
 [TC Resolution 24-01](#)

Passed

Enactment No: Res 24-087

- 6 *Authorizing Literacy Volunteers of America-Monroe County, Inc. to conduct it's Annual Caribbean Street Fair on Saturday, July 20, 2024, from 10:00 A.M. to 9:00 P.M. (Set up at 8:00 A.M.); Pursuant to Terms and Conditions set forth by the City Manager; Authorizing the closure of the 200, 300 & 400 blocks of Duval Street between the hours of 10:00 A.M. to 9:00 P.M.

Sponsors: City Manager Childress

Attachments: [Resolution](#)
[Cover Memo](#)
[Special Event Application](#)

Passed

Enactment No: Res 24-088

- 7 *Authorizing Wesley House Family Services, Inc. to conduct a family friendly Holiday Village “pre-party” and the annual Belighted Bike Ride on Friday, December 6, 2024, at the Key West Coffee Butler Amphitheater at 4:00 P.M. to 10:00 P.M; The Holiday Village will start at 4:00 P.M. to 8:00 P.M. with the Belighted Bike Ride following shortly afterward with the start traveling towards Whitehead Street to Front Street, taking a right on Duval Street, riding the length of Duval Street, and returning back to the Amphitheater; Pursuant to terms and conditions set forth by the City Manager.

Sponsors: City Manager Childress

Attachments: [Resolution](#)
[Cover Memo](#)
[Application](#)

Passed

Enactment No: Res 24-089

- 8 *Approving the proposed Settlement Agreement between the City of Key West and Nolan Wynn, Jr. in his Workers' Compensation Case in the amount of \$67,000.00; Authorizing the City Manager to execute all settlement documents with the advice and consent of the City Attorney

Sponsors: City Attorney Ramsingh

Attachments: [Resolution](#)

Passed

Enactment No: Res 24-090

- 9 *Authorizing the procurement of physicals for a period of up to four years at a cost of \$768.00 for Hazmat and \$606.00 Non-Hazmat per member (estimated \$67,890.00 annual cost) from Life Extension Clinics, Inc. DBA Life Scan Wellness Centers utilizing the City of Clearwater's Contract RFP #53-23, pursuant to Section 2-797(3) of the Code of Ordinances; Authorizing the City Manager to execute an Agreement upon consent of the City Attorney; Authorizing necessary budget transfers.

Sponsors: City Manager Childress

Attachments: [Resolution](#)

[Cover Memo](#)

[Clearwater - LifeScan Contract](#)

[LifeScan Approval to Utilize City of Clearwater Contract](#)

[Clearwater RFP #53-23 Award Letter](#)

[LifeScan Response to RFP #53-23](#)

[Clearwater RFP #53-23](#)

Passed

Enactment No: Res 24-091

- 10 *Authorizing the procurement of a 60-month Agreement for Oracle cloud based hosting service from Mythics, LLC, pursuant to Omnia Maricopa County Contract Number 180233-002, pursuant to Section 2-797(3), and Section 2-797(4) of the Code of Ordinances in an amount not to exceed \$199,962.00; Authorizing budget adjustments and transfers if necessary; Authorizing the City Manager to execute necessary documents, upon consent of the City Attorney.

Sponsors: City Manager Childress

Attachments: [Resolution](#)
[Cover Memo](#)
[Quote](#)
[Resolution 24-030](#)
[OMNI 180233 Current Contract-Mythics LLC-11-06-23](#)
[OMNI 180233 Mythics Renewal](#)
[OMNI 108233 Mythics PRC 2023](#)
[Award Document - Mythics](#)

Passed

Enactment No: Res 24-092

- 11 *Authorizing a \$1,000.00 donation from the Law Enforcement Officers Trust Fund (State Forfeiture Funds) to the Key West High School Operation Graduation Program (2024), pursuant to Florida Statutes Section 932.7055.

Sponsors: City Manager Childress

Attachments: [Resolution](#)
[Cover Memo](#)
[Operation Graduation Request Letter](#)

Passed

Enactment No: Res 24-093

- 12 *Authorizing the Key West Police Department to purchase a Mobile Connectivity Trailer from Pelsue Company, for a total amount of \$236,978.00; Pursuant to Key West Code of Ordinances, Sections 2-844(a) - Brand Name, 2-797(1)(b) & (1)(c) - Sole Source, and 2-797(4)(b) - Best Interest; Authorize the City Manager or designee to execute necessary documents, upon consent of the City Attorney; Authorizing any necessary budget transfers or adjustments.

Sponsors: City Manager Childress

Attachments: [Resolution](#)
 [Cover Memo](#)
 [Quote](#)
 [MCT Sole Source Memo](#)

Passed

Enactment No: Res 24-094

- 13 *Authorizing pursuant to Section 2-797(3) the purchase of a 2024 Ford F-350 Dump Truck in an amount not to exceed \$67,221.00 from Duval Fleet through a Cooperative Purchasing Contract (Florida Sheriff's); Authorizing the City Manager to execute necessary documents.

Sponsors: City Manager Childress

Attachments: [Resolution](#)
 [Cover Memo](#)
 [Res 21-198 Adopt FY22 Budget](#)

Passed

Enactment No: Res 24-095

- 14 *Authorizing the purchase of a Willo Submersible Sewage Pump with adapter, from PSI Technologies, Inc., on Brand Name, Sole Source, and in the Best Interests of the City, pursuant to Sections 2-844, 2-797(1), and 2-797(4)(b) of the Code of Ordinances, and in the Best Interests of the City, pursuant to Section 2-797(4), in a total amount not to exceed \$61,750.00; Authorizing any necessary budget transfers.

Sponsors: City Manager Childress

Attachments: [Resolution](#)
[Cover Memo](#)
[Quote](#)
[Sole Source Letter](#)

Passed

Enactment No: Res 24-096

- 15 *Ratifying an Emergency Procurement pursuant to Section 2-797(2) of the Code of Ordinances for replacement of generator controllers and current transformers at Sewage Pump Stations O and S, by Stewart & Stevenson FDDA LLC, in the amount of \$57,966.50; Authorizing a budget transfer within the Sewer Fund, in the amount of \$57,966.50; Authorizing the City Manager to execute any necessary documents upon consent of the City Attorney.

Sponsors: City Manager Childress

Attachments: [Resolution](#)
[Cover Memo](#)
[Emergency Procurement Memo](#)
[Quote Pump Station O](#)
[Quote Pump Station S](#)
[Consent Order OGC 21-0581](#)
[Facility Permit 2024-2029](#)

Passed

Enactment No: Res 24-097

- 16 *Ratifying an Emergency Procurement dated April 24, 2024 approved by the City Manager as provided for under Section 2-797(2) of the Code of Ordinances, authorizing a Task Order in an amount not to exceed \$144,463.53 for Charley Toppino & Sons, Inc. to repair a section of damaged pipe of the Patricia & Ashby Stormwater Outfall; Authorizing any necessary budget adjustments and transfers; Authorizing the City Manager to execute any necessary documents upon the consent of the City Attorney.

Sponsors: City Manager Childress

Attachments: [Resolution](#)
[Cover Memo](#)
[Emergency Procurement Memo](#)
[Task Order Proposal](#)
[CTS - GU Contract Executed](#)
[Resolution 21-125](#)

Passed

Enactment No: Res 24-098

- 17 *Approving the attached "Task Order for Fogarty and 3rd Streets Stormwater Improvements" between the City of Key West and Jacobs Engineering Group, Inc. in a total amount not to exceed \$698,341.70 to provide Engineering Design and Permitting Services; Authorizing any necessary budget transfers and adjustments; Authorizing the City Manager to execute and necessary documents upon consent of the City Attorney.

Sponsors: City Manager Childress

Attachments: [Resolution](#)
[Cover Memo](#)
[Task Order Scope and Fee](#)
[Draft Agreement](#)
[Resolution 22-211](#)
[Resolution 23-344](#)

Passed

Enactment No: Res 24-099

- 18 *Authorizing the procurement of smoke testing and manhole investigation services from USSI, LLC, for Purchases Under a Government Contract, pursuant to Section 2-797(3) of the Code of Ordinances, and in the Best Interests of the City, pursuant to Section 2-797(4)(b), in a total amount not to exceed \$85,005.92; Authorizing any necessary budget transfers; Authorizing City Manager to execute any necessary documents.

Sponsors: City Manager Childress

Attachments: [Resolution](#)
[Cover Memo](#)
[USSI Contract](#)
[Quote](#)
[Toho Permission to Contract](#)
[Consent Order](#)

Passed

Enactment No: Res 24-100

- 19 *Ratifying an Emergency Procurement, pursuant to Sections 2-797(1), 2-797(2), and 2-797(4)(b) of the Code of Ordinances, Sole Source Provider, Emergency Procurement, and In the Best Interests of the City, for double disk gate valves (2), butterfly valves with Rotork actuators (2), and air/vacuum release valves (2), from PSI Technologies, Inc., in an amount not to exceed \$122,650.00; Authorizing any necessary budget transfers.

Sponsors: City Manager Childress

Attachments: [Resolution](#)
[Cover Memo](#)
[Emergency Procurement Memo](#)
[Sole Source Declaration Memo](#)
[Quote](#)
[Sole Source Representative Letter](#)

Passed

Enactment No: Res 24-101

20

*Approving the results of the Ranking Committee in response to Request for Qualifications (RFQ) No. 24-006 "Key West Wastewater Treatment Plant Resilience Plan"; Authorizing the City Manager to execute a contract with Jacobs Engineering Group, Inc. in an amount not to exceed \$440,000 upon the consent of the City Attorney.

Sponsors: City Manager Childress

Attachments: [Resolution](#)
[Cover Memo](#)
[Bid Memo](#)
[Jacobs Response](#)
[CPH Response](#)
[Ranking Sheet](#)
[Attendance](#)
[RFQ Advertisement](#)
[Ranking Advertisement](#)

Passed

Enactment No: Res 24-102

21

Waiving Building Permit Fees in an amount not to exceed \$25,000.00 for improvement/construction of the Aviary at the Key West Wildlife Center located at 1801 White Street; Authorizing any necessary budget transfers or adjustments; Authorizing the City Manager to execute documents upon consent of the City Attorney.

Sponsors: Vice Mayor Kaufman

Attachments: [Resolution](#)
[Cover Memo](#)
[Res 22-075 KW Wildlife Center Concession Agreement](#)
[Concession Agreement](#)
[Prior Concession Agreement](#)
[Corporate Documents](#)

Postponed to June 6, 2024

22 Approving the attached "Interlocal Agreement Between the District School Board of Monroe County, Florida and the City of Key West" for joint use of Poinciana Elementary School, Horace O'Bryant School, Gerald Adams Elementary School, and the Hockey Rink at the Key West High School sports and recreational facilities.

Sponsors: Commissioner Carey and Vice Mayor Kaufman

Attachments: [Resolution](#)
[Cover Memo](#)
[Proposed Agreement](#)
[PRAB Resolution 24-03](#)
[Current ILA Agreement](#)

Postponed to June 6, 2024

Approval of the Consent Agenda

A motion was made by Commissioner Weekley, seconded by Commissioner Wardlow to Approve the Consent Agenda. The motion was carried unanimously.

PROCLAMATIONS

23 National Nurses Week

Sponsors: Commissioner Wardlow and City Commission

Attachments: [Proclamation](#)

Received and Filed

24 Haitian Heritage Month

Sponsors: Vice Mayor Kaufman and City Commission

Attachments: [Proclamation](#)

Received and Filed

25 Peace Officers Memorial Day & Key West Police Week

Sponsors: City Commission

Attachments: [Proclamation](#)

Received and Filed

26 National Emergency Medical Services Week

Sponsors: City Commission

Attachments: [Proclamation](#)

Received and Filed

27 Maritime Day

Sponsors: City Commission

Attachments: [Proclamation](#)

Received and Filed

PRESENTATIONS

28 Keep Key West Beautiful Award

Sponsors: City Manager Childress

Attachments: [Cover Memo](#)

Received and Filed

29 Employee Service Awards - Bridget Flores, Human Resources

Sponsors: City Manager Childress

Attachments: [Cover Memo](#)

Received and Filed

30 2024 Florida Legislative Session - FIRM (Fair Insurance Rates in Monroe)

Sponsors: City Manager Childress

Attachments: [Presentation](#)
[Cover Memo](#)

Received and Filed

31 City of Key West Fiscal Year 2023 Audit Presentation - Keefe, McCollough, & Company, LLP

Sponsors: City Manager Childress

Attachments: [Cover Memo](#)
[FY 2023 Financial Statement](#)
[FY 2023 Compliance Report](#)
[Communications to Those Charged with Governance](#)

Received and Filed

32 6 Month Budget Update - Christina Bervaldi, Director of Finance

Sponsors: City Manager Childress

Attachments: [Cover Memo](#)

Received and Filed

33 Human Resources Department Update- Bridget Flores, Human Resources Director

Sponsors: City Manager Childress

Attachments: [Cover Memo](#)

Received and Filed

11:15 A.M. - Meeting went into Recess

11:31 A.M. - Meeting Reconvened

RESOLUTIONS - Cont'd

34

Authorizing Integrity Sports, Inc. to conduct the Southernmost Half Marathon on Sunday, October 13, 2024, from 6:00 A.M. to 10:00 A.M. (Set up will be at Higgs Beach on Saturday, October 12, 2024); The race will be starting from Higgs Beach Park and ending at Higgs Beach after running through the City; Pursuant to terms and conditions set forth by the City Manager.

Sponsors: City Manager Childress

Attachments: [Resolution](#)
[Cover Memo](#)
[Application, Approvals & Maps](#)

A motion was made by Vice Mayor Kaufman, seconded by Commissioner Weekley, that the Resolution be Passed. The motion passed by unanimous vote.

Enactment No: Res 24-103

35

Approving a Work Order under the City's General Utilities and Infrastructure Services Contract with Charley Toppino & Sons, Inc. in a total amount not to exceed \$93,541.11 for the emergency roadway repair to Reynolds Street at the intersection of Casa Marina Street; Authorizing the City Manager to execute necessary documents upon advice and consent of the City Attorney; Authorizing any necessary budget transfers and amendments.

Sponsors: City Manager Childress

Attachments: [Resolution](#)
[Cover Memo](#)
[Work Order](#)
[GU Contract-Executed Large File](#)
[Resolution 21-125](#)

A motion was made by Commissioner Lopez, seconded by Vice Mayor Kaufman, that the Resolution be Passed. The motion passed by unanimous vote.

Enactment No: Res 24-104

36

Authorize funding and construction repairs and improvements to the Hockey Rink with the least amount of league interruption in Fiscal Year 2024-2025.

Sponsors: Vice Mayor Kaufman and Commissioner Carey

Attachments: [Resolution](#)
[Cover Memo](#)
[PRAB Resolution 24-01](#)

A motion was made by Commissioner Carey to approve the item. After discussion, a motion was then made by Vice Mayor Kaufman, seconded by Commissioner Lopez, that the Resolution be Postponed to June 6, 2024. The motion carried by the following vote:

No: 1 - Commissioner Carey

Yes: 6 - Commissioner Hoover, Vice Mayor Kaufman, Commissioner Lopez, Commissioner Wardlow, Commissioner Weekley and Mayor Johnston

37

Approving the attached "Use Agreement" between the City of Key West and American Cruise Lines, Inc. for use of the Mallory T-Pier for a period of 10 years; Authorizing the City Manager to execute necessary documents upon consent of the City Attorney.

Sponsors: City Manager Childress

Attachments: [Resolution](#)
[Cover Memo](#)
[Proposed ACL 10-Year Use Agreement](#)
[Addendum A Docking Schedule \(2024-2026\)](#)
[Addendum B Fee Letter](#)
[Res 23-279 Mallory Compliant Ship Fee Structure](#)
[Resolution 22-073 Mallory Limits](#)
[Current 2 year ACL Agreement](#)
[Res 23-316 Approving 2 year ACL Agreement](#)
[Res 23-242 Agreement w/Ocean Key Resort](#)
[Jacobs Mallory Square Study 2024 Update Report 4-22-24](#)
[Public Comment - Support](#)

A motion was made by Commissioner Weekley, seconded by Vice Mayor Kaufman, that the Resolution be Postponed to September 12, 2024. The motion carried by the following vote:

Yes: 7 - Commissioner Carey, Commissioner Hoover, Vice Mayor Kaufman, Commissioner Lopez, Commissioner Wardlow, Commissioner Weekley and Mayor Johnston

DISCUSSION

38 Lobbying Efforts- Gray Robinson

Attachments: [Presentation](#)

Discussed

CITY MANAGER'S REPORT

39 April Department Reports

Attachments: [Transit April 2024](#)
[Public Information April 2024](#)
[Property Management April 2024](#)
[Port and Marine Services April 2024](#)
[KWPD April 2024](#)
[Planning April 2024](#)
[Parking April 2024](#)
[Information Technology April 2024](#)
[Human Resources April 2024](#)
[Housing and Community Development April 2024](#)
[Fire April 2024](#)
[Engineering April 2024](#)
[Community Services April 2024](#)
[Code Compliance April 2024](#)
[Building April 2024](#)
[Utilities April 2024](#)

Received and Filed

A motion was made by Vice Mayor Kaufman, seconded by Commissioner Lopez, to postpone the remaining agenda items to the Evening Session. The motion passed unanimously.

RECESS - 1:22 P.M.

EVENING SESSION

RECONVENE - CALL TO ORDER - 5:00 P.M.

ROLL CALL

Present 7 - Commissioner Carey, Commissioner Hoover, Vice Mayor Kaufman,
Commissioner Lopez, Commissioner Wardlow, Commissioner Weekley and
Mayor Johnston

INVOCATION - Rabbi Shimon Dudai, Congregation B'Nai Zion

PLEDGE OF ALLEGIANCE - Led by Christina Bervaldi, Finance Director

CITY ATTORNEY'S REPORT

CITY CLERK'S REPORT

COMMISSION COMMENTS

APPROVAL OF AGENDA

CITIZEN COMMENTS

ORDINANCES - SECOND READING (Public Hearing and Proposed Adoption)

40

An Ordinance of the City of Key West, Florida, amending Chapter 46, Section 358 of the Code of Ordinances to extend the DROP participation period from five years to eight years for members of the Police Officers' and Firefighters' Retirement Plan; Amending Chapter 46, Section 358 and Section 359 of the Code of Ordinances to extend the DROP participation period from five years to eight years for members of the Police Officers' and Firefighters' Retirement Plan; Providing for severability; Providing for repeal of inconsistent provisions; Providing for an effective date.

Sponsors: Commissioner Wardlow, Commissioner Lopez, Commissioner Carey, Vice Mayor Kaufman and Commissioner Hoover

Attachments: [Ordinance](#)
[Cover Memo](#)
[Actuarial Report](#)
[Executive Summary from Pension Board](#)

A motion was made by Commissioner Wardlow, seconded by Commissioner Carey, that the Ordinance be Adopted. The motion carried by the following vote:

Yes: 7 - Commissioner Carey, Commissioner Hoover, Vice Mayor Kaufman, Commissioner Lopez, Commissioner Wardlow, Commissioner Weekley and Mayor Johnston

Enactment No: Ord 24-12

41

Text Amendment of the Land Development Regulations - An Ordinance of the City of Key West Commission invoking the Zoning in Progress Doctrine; Declaring that the City is considering amendments to the Land Development Regulations to adopt inclusionary affordable and workforce housing standards for commercial properties along with additional measures to promote housing opportunities for local workers and those in need of affordable and workforce housing opportunities; Directing building and planning department staff to defer the acceptance and processing applications associated with the Limited Commercial (CL) and/or General Commercial (CG) districts which involve Major Development projects whose construction costs meet or exceed \$1,500,000.00 in value as determined by the Chief Building Official with an exception for structures that have been destroyed by catastrophic natural disasters including, but not limited to, hurricanes and/or fire; Continuing this policy until new permit requirements and/or amended Land Development Regulations and Comprehensive Plan Policies are adopted by the City Commission or until after the passage of 120 days from April 11, 2024 ~~the date this resolution~~, whichever occurs first; Providing for severability; Providing for repeal of inconsistent provisions; Providing for an effective date.

Sponsors: City Manager Childress

Attachments: [Ordinance](#)
[Cover Memo - 2nd reading](#)
[Cover Memo -1st reading](#)
[PB RES 2024-013 Zoning in Progress - Denial](#)
[Staff Report](#)
[PB RES 2024-009 Zoning in Progress](#)
[PB Staff Report](#)

A motion was made by Commissioner Weekley, seconded by Commissioner Lopez, that the Ordinance be Adopted with the deferral date being changed to April 11, 2024 and language added to exempt properties that have suffered catastrophic natural disasters, including but not limited to, hurricane or fire. The motion carried by the following vote:

No: 1 - Commissioner Wardlow

Yes: 6 - Commissioner Carey, Commissioner Hoover, Vice Mayor Kaufman, Commissioner Lopez, Commissioner Weekley and Mayor Johnston

Enactment No: Ord 24-13

ORDINANCES – FIRST READING

42

An Ordinance of the City of Key West, Florida, pursuant to Section 1.08 of the Key West Charter ordering and providing for the holding of a Referendum Election to determine if the electors of the City of Key West, Florida, approve the acquisition of real property from the Monroe County Comprehensive Plan Land Authority located at 306 Catherine Street, and 307 Louisa Street in Key West (Parcel ID 00026460-000000 and 00026490-0000), for recreation purposes; Providing for severability; Providing for repeal of inconsistent provisions; Providing for an effective date.

Sponsors: Commissioner Lopez

Attachments: [Ordinance](#)
[Cover Memo](#)
[Parcels](#)

A motion was made by Commissioner Weekley, seconded by Commissioner Lopez, that the Ordinance be Passed to Second Reading. The motion passed by unanimous vote.

43

An Ordinance of the City of Key West, Florida, pursuant to Section 8.03 of the City Charter ordering and providing for the holding of a Referendum Election to determine if the electors of the City of Key West, Florida, approve the issuance of not exceeding \$99,000,000 General Obligation Bonds maturing in 30 years or less, to be issued in one or more Series, to be secured by and payable from the full faith, credit and unlimited ad valorem taxing power of the City in order to finance the cost of acquiring and constructing improvements related to Public Infrastructure and Adaptations for Weather Resistance and Storm and Flooding Mitigation; Providing for a Bond Referendum to be held on November 5, 2024, or as soon thereafter as practicable; Establishing its intent to reimburse such capital expenditures incurred with proceeds of such General Obligation Bonds; Providing certain other matters in connection therewith; And providing an effective date.

Sponsors: City Manager Childress

Attachments: [Ordinance](#)
[Cover Memo](#)
[24-060 Authorizing The City Manager And the City Attorney to engage professional consultants and commission studies to determine risks](#)
[Bond Project Descriptions](#)

A motion was made by Commissioner Weekley, seconded by Commissioner Hoover, that the Ordinance be Passed to Second Reading. The motion carried by the following vote:

No: 2 - Commissioner Carey and Commissioner Wardlow

Yes: 5 - Commissioner Hoover, Vice Mayor Kaufman, Commissioner Lopez, Commissioner Weekley and Mayor Johnston

44

An Ordinance of the City of Key West, Florida, pursuant to Section 8.03 of the City Charter ordering and providing for the holding of a Referendum Election to determine if the electors of the City of Key West, Florida, approve the issuance of not exceeding \$68,000,000 General Obligation Bonds maturing in 30 years or less, to be issued in one or more Series, to be secured by and payable from the full faith, credit and unlimited ad valorem taxing power of the City in order to finance the cost of acquiring, constructing, improving, and equipping parks, recreation and cultural facilities; Providing for a Bond Referendum to be held on November 5, 2024, or as soon thereafter as practicable; Establishing its intent to reimburse such capital expenditures incurred with proceeds of such General Obligation Bonds; Providing certain other matters in connection therewith; And providing an effective date.

Sponsors: City Manager Childress

Attachments: [Ordinance](#)
[Cover Memo](#)
[Res. 24-060 Authorizing Bond Process](#)
[Bond Project Descriptions](#)

A motion was made by Commissioner Weekley, seconded by Commissioner Hoover, that the Ordinance be Passed to Second Reading. The motion carried by the following vote:

No: 2 - Commissioner Carey and Commissioner Wardlow

Yes: 5 - Commissioner Hoover, Vice Mayor Kaufman, Commissioner Lopez, Commissioner Weekley and Mayor Johnston

45

An Ordinance of the City of Key West, Florida, pursuant to Section 8.03 of the City Charter ordering and providing for the holding of a Referendum Election to determine if the electors of the City of Key West, Florida, approve the issuance of not exceeding \$51,000,000 General Obligation Bonds maturing in 30 years or less, to be issued in one or more Series, to be secured by and payable from the full faith, credit and unlimited ad valorem taxing power of the City in order to finance the cost of acquiring and constructing transportation, roadway and parking improvements; Providing for a Bond Referendum to be held on November 5, 2024, or as soon thereafter as practicable; Establishing its intent to reimburse such capital expenditures incurred with proceeds of such General Obligation Bonds; Providing certain other matters in connection therewith; And providing an effective date.

Sponsors: City Manager Childress

Attachments: [Ordinance](#)
[Cover Memo](#)
[Bond Project Descriptions](#)
[Resolution 24-060](#)

A motion was made by Vice Mayor Kaufman, seconded by Commissioner Hoover, that the Ordinance be Passed to Second Reading. The motion carried by the following vote:

No: 2 - Commissioner Carey and Commissioner Wardlow

Yes: 5 - Commissioner Hoover, Vice Mayor Kaufman, Commissioner Lopez, Commissioner Weekley and Mayor Johnston

46

An Ordinance of the City of Key West, Florida, pursuant to Section 8.03 of the City Charter ordering and providing for the holding of a Referendum Election to determine if the electors of the City of Key West, Florida, approve the issuance of not exceeding \$82,000,000 General Obligation Bonds maturing in 30 years or less, to be issued in one or more Series, to be secured by and payable from the full faith, credit and unlimited ad valorem taxing power of the City in order to finance the cost of acquiring, constructing, improving and equipping of police and fire infrastructure; Providing for a Bond Referendum to be held on November 5, 2024, or as soon thereafter as practicable; Establishing its intent to reimburse such capital expenditures incurred with proceeds of such General Obligation Bonds; Providing certain other matters in connection therewith; And providing an effective date.

Sponsors: City Manager Childress

Attachments: [Ordinance](#)
[Cover Memo](#)
[24-060 Authorizing Bond Process](#)
[Bond Project Descriptions](#)

A motion was made by Commissioner Hoover, seconded by Commissioner Lopez, that the Ordinance be Passed to Second Reading. The motion carried by the following vote:

No: 2 - Commissioner Carey and Commissioner Wardlow

Yes: 5 - Commissioner Hoover, Vice Mayor Kaufman, Commissioner Lopez, Commissioner Weekley and Mayor Johnston

47

Official Future Land Use Map Amendment of the Comprehensive Plan - 715 Seminole Avenue (RE # 00037230-000100; AK# 8735669) and 811 Seminole Avenue (RE # 00037160-000100; AK# 8735677) - An Ordinance of the City of Key West, Florida, amending the boundaries of the Official Future Land Use Map of the City of Key West Comprehensive Plan for properties located at 715 Seminole Avenue and 811 Seminole Avenue; Amending the Future Land Use Map Legend from Historic Residential to Historic Commercial for the parcels stated above pursuant to Chapter 90, Article VI, Division 3 of the Land Development Regulations of the Code of Ordinances of the City of Key West, Florida; Providing for severability; Providing for the repeal of inconsistent provisions; Providing for transmittal to the State Land Planning Agency; Providing for the filing with the Secretary of State and for an effective date; Providing for the inclusion into the City of Key West Comprehensive Plan.

Sponsors: City Manager Childress

Attachments: [Ordinance](#)
[Cover Memo](#)
[PB Resolutuion 2024-010](#)
[Staff Report 3.12.24](#)
[Planning Package 1.18.24](#)
[Noticing Package 1.18.24](#)
[Public Comments - Opposed](#)
[Request for Postponement](#)

A motion was made by Vice Mayor Kaufman, seconded by Commissioner Weekley, that the Ordinance be Postponed to November 14, 2024. The motion carried by the following vote:

Yes: 7 - Commissioner Carey, Commissioner Hoover, Vice Mayor Kaufman, Commissioner Lopez, Commissioner Wardlow, Commissioner Weekley and Mayor Johnston

48

Official Zoning Map Amendment of the Land Development Regulations - 715 Seminole Avenue (RE # 00037230-000100; AK# 8735669) and 811 Seminole Avenue (RE # 00037160-000100; AK# 8735677) - An Ordinance of the City of Key West, Florida, amending the boundaries of the Official Zoning Map for properties located at 715 Seminole Avenue and 811 Seminole Avenue; Amending the boundaries of the Official Zoning Map category from Historic Medium Density Residential (HMDR) to Historic Commercial Tourist (HCT) for the parcels stated above pursuant to Chapter 90, Article VI, Division 2 of the Land Development Regulations of the Code of Ordinances of the City of Key West, Florida; Providing for concurrent and conditional adoption upon adoption of Comprehensive Plan amendments; Providing for severability; Providing for an effective date.

Sponsors: City Manager Childress

Attachments: [Ordinance](#)
[Cover Memo](#)
[PB Resolution 2024-011](#)
[Staff Report 3.12.24](#)
[Planning Package 1.18.24](#)
[Noticing Package 1.18.24](#)
[Public Comments - Opposed](#)
[Request for Postponement](#)

A motion was made by Commissioner Weekley, seconded by Commissioner Hoover, that the Ordinance be Postponed to November 14, 2024. The motion carried by the following vote:

Yes: 7 - Commissioner Carey, Commissioner Hoover, Vice Mayor Kaufman, Commissioner Lopez, Commissioner Wardlow, Commissioner Weekley and Mayor Johnston

49

Text Amendment of the Land Development Regulations - An Ordinance of the City of Key West, Florida, to amend Chapter 86 of the Land Development Regulations entitled "General Provisions", Section 86-9 entitled "Definition of terms" in order to amend the definition of the terms "Accessory structure", "Building coverage", "Open space (green area)", and "Principal structure"; To rename and amend Chapter 122 entitled "Zoning", Article V entitled "Supplementary District Regulations", Division 4 entitled "Accessory Uses and Structures" to be titled "Accessory Uses, Accessory Structures, and Other Structures", Section 122-1181 entitled "Permitted and restricted uses" to maintain the required 5' setback for decking 30" or greater in height; and to add Section 122-1187 entitled "Covered patios, gazebos, and other roofed structures" to maintain rear and side yard setback requirements for the construction of non-principal roofed structures; Providing for severability; Providing for repeal of inconsistent provisions; Providing for an effective date.

Sponsors: Commissioner Carey

Attachments: [Ordinance](#)
[Cover Memo](#)
[PB RES 2024-012 Text Amendment Accessory Structure Definition](#)
[Staff Report](#)

A motion was made by Commissioner Weekley, seconded by Commissioner Carey, that the Ordinance be Postponed to September 12, 2024. The motion carried by the following vote:

Yes: 7 - Commissioner Carey, Commissioner Hoover, Vice Mayor Kaufman, Commissioner Lopez, Commissioner Wardlow, Commissioner Weekley and Mayor Johnston

50

Text Amendment of the Land Development

Regulations - An Ordinance of the City Commission to amend Chapter 122, entitled "Zoning," Article II, entitled "Nonconformities," Section 122-26, entitled "Definitions," Section 122-27, entitled "Intent," Section 122-28, entitled "Replacement or Reconstruction," and Section 122-29, entitled "Repairs and Maintenance," Section 122-30 entitled "Abandonment of Nonconforming Use," Section 122-31 entitled "Noncomplying lots or building sites of record," Section 122-32 entitled "Additional regulations," Section 122-33 entitled "Eminent domain/public purpose waiver," and Section 122-34 entitled "Status of parcels during or after acquisition by eminent domain action or voluntary conveyance for public transportation or other public purpose"; Providing for severability; Providing for repeal of inconsistent provisions; Providing for an effective date.

Sponsors: Commissioner Carey

Attachments: [Ordinance](#)
[Cover Memo](#)
[PB RES 2024-017 Text Amendment Nonconformities](#)
[Staff Report](#)
[Chapter 122, Article II - Nonconformities](#)

A motion was made by Commissioner Weekley, seconded by Commissioner Carey, that the Ordinance be Postponed to September 12, 2024. The motion passed by unanimous vote.

51

Text Amendment of the Land Development

Regulations - An Ordinance of the City of Key West, Florida amending Chapter 122 of the Code of Ordinances, entitled "Zoning", Article V, entitled "Supplementary District Regulations", Division 3, entitled "Area Requirements", Section 122-1145, entitled "Required yards," to amend yard coverage and nonconformity regulations to reduce regulatory barriers to the elevation of dwelling units; Providing for severability; Providing for repeal of inconsistent provisions; Providing for an effective date.

Sponsors: City Manager Childress

Attachments: [Ordinance](#)
[Cover Memo](#)
[PB RES 2024-016 Text Amendment Home Elevations](#)
[Staff Report](#)

A motion was made by Commissioner Weekley, seconded by Commissioner Carey, that the Ordinance be Postponed to September 12, 2024. The motion passed by unanimous vote.

ORDINANCES - SECOND READING - Con't

52

Text Amendment of the Land Development

Regulations - An Ordinance of the City of Key West, Florida, to amend Chapter 122 of the Land Development Regulations, entitled "Zoning", Article V entitled "Supplementary District Regulations, Division 3 entitled "Area Requirements", Section 122-1143 entitled, "Impervious Surface Requirements for all Uses" to allow seventy-five percent (75%) of the water surface area of an uncovered water-retaining feature on residential properties to be considered a pervious surface, subject to freeboard requirements; Providing for severability; Providing for repeal of inconsistent provisions; Providing for an effective date.

Sponsors: Commissioner Carey

Attachments: [Ordinance](#)
[Cover Memo](#)
[PB Resolution 2024-006](#)
[Staff Report](#)

A motion was made by Commissioner Weekley, seconded by Commissioner Carey, that the Ordinance be Postponed to September 12, 2024. The motion passed by voice vote with only Commissioner Lopez voting no.

ADJOURNMENT - 6:58 P.M.