



City of Key West, FL

City Hall
1300 White Street
Key West FL 33040

Action Minutes - Final

Key West Bight Management District Board

Wednesday, June 12, 2024

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: 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 - 4:00 P.M.

Roll Call

Absent 3 - Mr. Ashby, Mr. Langley, and Ms. Ovide

Present 4 - Vice Chair Henson, Mr. Hughes, Mr. Lay, and Chairman Knowles

Pledge of Allegiance to the Flag

Approval of Agenda - The agenda was unanimously approved as amended

Approval of Minutes

1 May 8, 2024

[Attachments:](#) [Minutes](#)

A motion was made by Vice Chair Henson, seconded by Mr. Lay, that the Minutes be Approved. The motion passed by unanimous vote.

Presentations

2 Key West Bight Preservation Association

Not Received

- 3 Withdrawn: Monroe County School District Trumbo Road Housing Update - Bryan Green

Attachments: [Bight Board MCSD Trumbo](#)

Withdrawn

4:07 P.M. - Mr. Ashby and Mr. Langley joined the Meeting virtually via Zoom

Action Items

- 4 Request to recommend CRA execute the First Amendment to Lease for renewal of the lease between the CRA and the Mel Fisher Maritime Heritage Society operating the Turtle Museum at the Historic Seaport

Attachments: [Resolution](#)
[Cover Memo](#)
[First Amendment to Lease](#)
[19-277 Lease](#)
[Mel Fisher Coorespondence](#)

A motion was made by Mr. Hughes, seconded by Mr. Lay, that the Action Items - Key West Bight be Passed with an amendment to remove CAM and include subsidy language into the renewal as outlined in Code Section 2-872(c). The motion carried by the following vote:

No: 1 - Mr. Ashby

Absent: 1 - Ms. Ovide

Yes: 5 - Vice Chair Henson, Mr. Hughes, Mr. Langley, Mr. Lay, and Chairman Knowles

Enactment No: KWBB 24-15

- 5 Recommendation to approve a two-year extension of Ralons Security, LLC Port and Marine Services Security Contract at the Key West Bight and Key West Bight Ferry Terminal.

Attachments: [Resolution](#)
[Cover Memo](#)
[Resolution #21-152](#)
[Contract](#)
[Extension Request](#)
[Rate Increase by CPI](#)

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

Absent: 1 - Ms. Ovide

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

Enactment No: KWBB 24-16

6

A request to approve revisions to the previously Board approved Pier
C Kiosk lease and recommending execution by the CRA

Attachments: [Resolution](#)
 [Cover Memo](#)
 [Lease](#)
 [KWBB 24-14](#)
 [Detail by Entity Name Sun Biz](#)

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

Absent: 1 - Ms. Ovide

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

Enactment No: KWBB 24-17

7

Request to approve and recommend CRA execution of the lease
between the CRA and Cuban Coffee Queen, LLC at the Historic
Seaport

Attachments: [Cover Memo](#)
 [Resolution](#)
 [Lease](#)
 [19-278 Lease](#)
 [Detail by Entity Name Sun Biz](#)

Postponed to July 10, 2024

Reports

8 Director's Report

Attachments: [Port Marine Services Monthly Report - May 2024](#)
[Port and Marine Project Status 6-04-24](#)
[Combined Monthly Report - May 2024](#)
[SUMMARY DR15 update](#)
[KWB Rent & Gross Sales Comparison Report](#)
[KWB Marine Tenant Charges June 2024](#)
[KWB Rent Roll June 2024](#)

Received and Filed

9 Adept Marketing Report

Attachments: [Marketing Update](#)

Received and Filed

Public Comment

Board Member Comment

Adjournment - 4:55 P.M.