

MINUTES
FORT MYERS BEACH
Anchorage Advisory Committee
Town Hall
2525 Estero Boulevard
Fort Myers Beach, FL 33931

Wednesday, October 21, 2020

I. CALL TO ORDER

Meeting was called to order at 9:00 a.m. by Chair Light. Members present: Douglas Eckmann, Ted Lawwill, Katherine Light, Sam Lurie and Mike Ratliff.

Excused: Robert Beasley and Greg Holmes.

Staff: Public Works Director Chelsea O'Riley and Harbormaster Austin Gilchrist.

Council Liaison: Rexann Hosafros

II. PLEDGE OF ALLEGIANCE

III. REORGANIZATION

AAC Member Eckmann introduced himself.

MOTION: AAC Member Lawwill nominated Kathy Light as Chair; second by AAC Member Ratliff

VOTE: Motion passed unanimously.

MOTION: Chair Light nominated Sam Lurie as Vice Chair; second by AAC Member Ratliff.

MOTION: AAC Member Lurie moved to nominate AAC Member Ratliff as Vice Chair. AAC Member Ratliff declined the nomination.

VOTE: Motion to nominate Sam Lurie as Vice Chair was passed unanimously.

IV. PUBLIC COMMENT – no public comment.

V. APPROVAL OF MINUTES – September 16, 2020

AAC Member Lawwill did second the motion to adjourn the meeting.

MOTION: AAC Member Ratliff moved to approve the minutes; second by AAC Member Lurie.

VOTE: Motion passed unanimously.

VI. MOORING FIELD AND STAFF REPORT

Harbormaster Gilchrist reported that pump-outs resumed. He noted that they were working with one of the three delinquents to resolve the situation. One dinghy was recovered and relocated back to the boat. He indicated he would file a public records request for a report regarding citations in

the anchorage field west of the bridge. He stated that he met with Matanzas Inn regarding Dockwa. The systems in the front field were cleaned and inspected and the back field was next. He reported that two vessels that appeared to be taking on water earlier in the month were addressed.

Director O'Riley discussed tailoring the Dockwa system to their needs.

AAC Member Lawwill questioned occupancy. Director O'Riley replied that they did not receive a report from finance last month, but Dockwa will provide occupancy reports in the future. Harbormaster Gilchrist commented that there was an increase in wet storage compared to transient and liveboards.

Discussion was held concerning receiving all reports from Dockwa and maintaining the excel spreadsheet for at least a year. AAC Member Ratliff clarified dinghy registrations. He felt the sticker should be different for a dinghy related to a vessel in the Mooring field. Harbormaster Gilchrist noted that the information was included in the registration. AAC Member Lawwill suggested using two series of numbers for dinghies in the Mooring field and others. Director O'Riley noted that suggestions would be considered. She stated that diagrams of the Mooring systems would be forwarded to them after the meeting.

Director O'Riley discussed working through the delinquencies.

VII. EXPANSION OF THE MOORING FIELD UPDATE

Director O'Riley stated that DEP issued the regulatory permit, but Tallahassee did not approve the buffer zone to protect the shoal. She reported that they requested a letter of no objection from Hans Wilson to continue with the process. Once the permits were received, it would be up to Town Council to decide how to proceed. She noted that 11 derelict vessels were removed from the area last month.

VIII. UPLAND SERVICE PROVIDER UPDATE

Director O'Riley stated that Council approved the renewal contract for Matanzas. She described meeting with Matanzas regarding Dockwa and other issues. She thought that Dockwa was well received and she encouraged feedback. She addressed Dockwa filling out the contract.

Director O'Riley reviewed information provided by the interns from Florida Gulf Coast University (FGCU). The interns provided the pros and cons of Matanzas, the Harbor House and Bay Oaks. She reiterated that the units in Harbor House would not be available indefinitely. Chair Light confirmed the 45/55 split with the Town and Matanzas. She noted that the cost of building a dinghy dock was not included with the Bay Oaks data. Details regarding Bay Oaks as an option was discussed.

AAC Member Lurie brought up condominium association rules with Harbor House. AAC Member Ratliff felt there were too many unknowns with Bay Oaks and it did not seem to be a viable option. Chair Light described why she would feel safer as a customer at Harbor House compared to Bay Oaks, which was isolated.

Liaison Hosafros agreed with AAC Member Lurie regarding purchasing a condominium and how the association rules could affect them. She indicated the monthly condo fee could be raised at any point and she expressed reservations with purchasing a condo.

Doug Speirn-Smith described the commercial condominiums and noted the condominium documents protected commercial uses. He remarked that one of the units' owners was the condominium association and they would agree to reasonable provisions. He described the monthly condominium fees and discussed aspects of all three locations.

MOTION: AAC Member Ratliff moved to recommend that Town Council consider pursuing the two-unit option at Harbor House and all necessary inspections be done to take it in-house; second by AAC Member Lurie.

AAC Member Lurie stated that they had to examine the association documents. Costs were discussed.

VOTE: Motion passed unanimously.

Chair Light agreed to present to Town Council at their next meeting. Liaison Hosafros noted that they charged less than many other Mooring fields and suggested they discuss it at their next meeting. Chair Light agreed they should discuss fees. AAC Member Lawwill suggested they develop a business plan for Harbor House. Director O'Riley replied it was an operational issue and fell under the Town Manager.

IX. STRATEGIC PLAN REVIEW/COMMUNICATION PLAN

Discussion was held regarding the status of items.

MOTION: Chair Light moved to accept the Strategic Action Plan; second by AAC Member Lurie.

VOTE: Motion passed unanimously.

X. MEMBER ITEMS AND REPORTS

Director O'Riley indicated that Southwinds Magazine was not published. She described creating a waitlist since reservations were not allowed.

No items from other members.

XI. PUBLIC COMMENT – no public comment.

XII. SET NEXT MEETING AGENDA - add rates

XIII. ADJOURNMENT

MOTION: AAC Member Eckmann moved to adjourn the meeting; second by AAC Member Ratliff.

VOTE: Motion passed unanimously.

The meeting was adjourned at 10:50 a.m.

Adopted 11-18-20 with/without changes. Motion by Sau
(DATE)

Vote: 6-0 Signature: Katherine Light

• End of document