

May 21, 2024

## Meeting Minutes – Meeting 1

### Clearwater Marina Tenant Outreach Group

The Clearwater Marina Tenant Outreach Group represents the 27 Commercial Vessel Operators in the Clearwater Beach Marina. It is comprised of 7 Business Owners, representing all types of businesses in the marina: Tours Boats/Water Sports, Dinner Boats, 6-pack Fishing Boats and Fishing Head Boats.

**Goals:** The Tenant Outreach Group will help in the development of operational strategies for the commercial businesses in the marina to maximize efficiency and effectiveness within the rules, requirements, and footprint of the marina to sustain business operations, growth, and development.

The meeting began at 9:15 am and ended at 11:00am.

Assignment of the spokesperson was made: Trisha Rodriguez is the spokesperson and Chad Haggart is the alternative.

The Group includes the following: (Please keep confidential)

Primary Committee	Company	Role	Cell	Email
Nicole Kinzel	Yacht Starship Dining Cruises, LLC	CFO	(260) 750-4318	<a href="mailto:nkinzel@yachtstarship.com">nkinzel@yachtstarship.com</a>
Chad Haggart	William H Gillmore Inc	Owner	(727) 446-1653	<a href="mailto:accounting@doubleeagledeepseafishing.com">accounting@doubleeagledeepseafishing.com</a>
Tim Harris	Marine Entertainment	Owner	(727) 638-7037	<a href="mailto:clearwaterrentals@yahoo.com">clearwaterrentals@yahoo.com</a>
	Clearwater Boat Rentals Inc	Owner	(727) 638-7037	<a href="mailto:clearwaterrentals@yahoo.com">clearwaterrentals@yahoo.com</a>
Trisha Rodriguez	The Tropics Boat Tours	Owner	(262) 620-3866	<a href="mailto:Trisha@TheTropicsBoatTours.com">Trisha@TheTropicsBoatTours.com</a>
	Clearwater Ferry Services	Owner	(262) 620-3866	<a href="mailto:Trisha@ClearwaterFerry.com">Trisha@ClearwaterFerry.com</a>
Johnny Patronis	Triton Tours, LLC	Owner	(727) 410-0909	<a href="mailto:johnny@tritonbuilt.com">johnny@tritonbuilt.com</a>
Jamie Smith	Stella Fishing Company, LLC	Owner	(727) 424-0694	<a href="mailto:jamie@stellafishingco.com">jamie@stellafishingco.com</a>
Mike Colby	Florida Coast Charters Inc	Owner	(727) 599-7258	<a href="mailto:captmike50@hotmail.com">captmike50@hotmail.com</a>

Alternates	Company	Role	Cell	Email
Heather Hunsucker	Reel Deal Sportfishing, LLC	Owner	(727) 678-0118	<a href="mailto:fishonthereeldeal@yahoo.com">fishonthereeldeal@yahoo.com</a>
Phil Henderson (Charlie Ward)	PJS Cruises Inc, Florida West Coast Cruises Inc & Anderson Bay Cruises Inc	Owner	(727) 442-7433	<a href="mailto:phil@starlitcruises.com">phil@starlitcruises.com</a>
Tom Leogrande	Captain Memo's Pirate Cruise Inc	GM		<a href="mailto:tom@captainmemo.com">tom@captainmemo.com</a>
Derek Lombardi	Shark Teeth & Shells Inc & Tour Boats Inc	Owner	(727) 389-2209	<a href="mailto:dereklobardi@icloud.com">dereklobardi@icloud.com</a>

We focused on Phase 1 of the Construction, discussing operational problems and solutions. The City Representatives were very forthcoming with their efforts to hear our ideas and help every business during the construction. Ideas that were discussed are as follows:

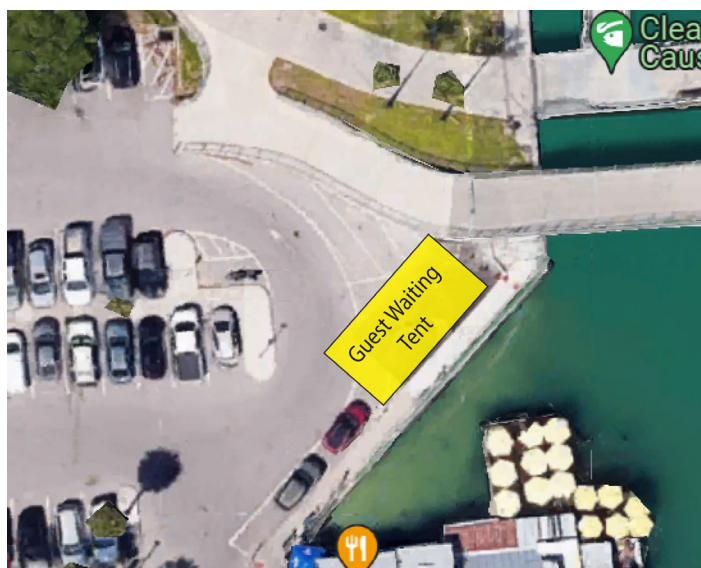
1. Creating Rules of the Dock and Restricted Area for the furthest East dock.



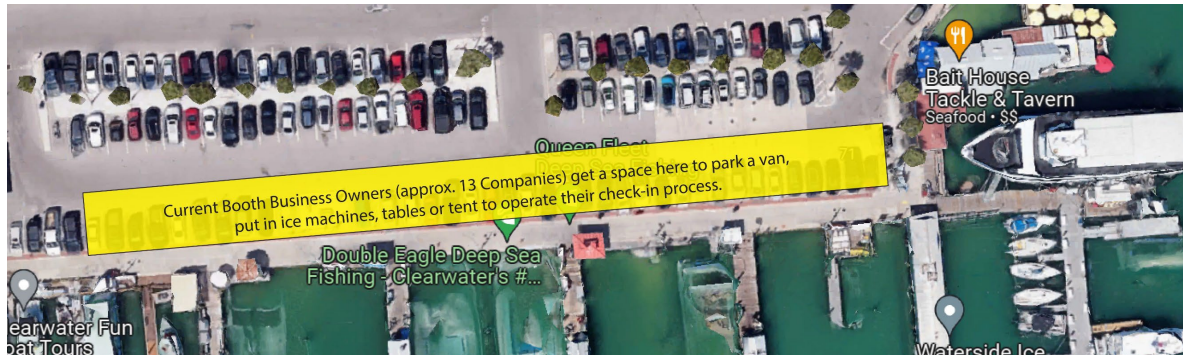
2. The Harbormaster will inquire with City Management on acquiring additional part time staff members to help facilitate facility rules established during phase 1 of construction.

We also ask that City staff closely monitor parking lots for eligible users.

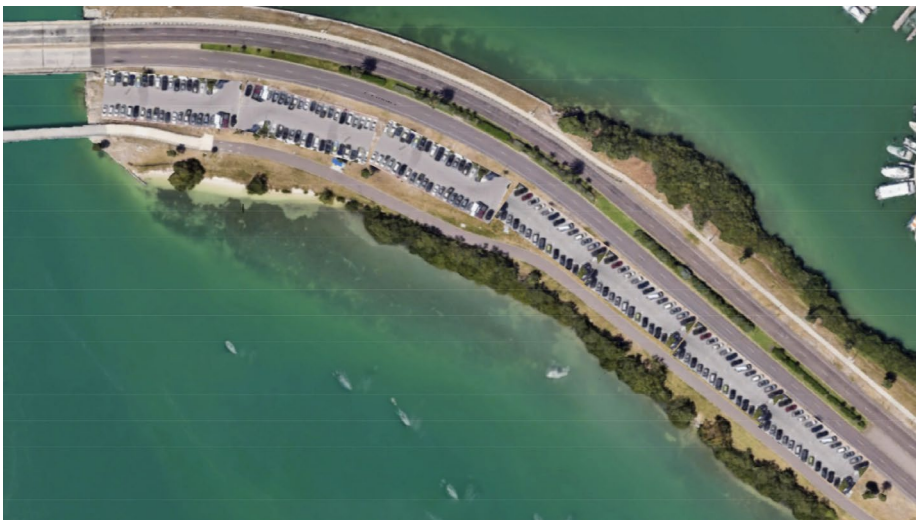
3. Staging Area – Harbormaster will inquire with City Management on the feasibility of putting in large tent just North of the Bait House with benches as a covered guest area.



4. Harbormaster will inquire with City Management on closing the parking spaces along the walkway to allow current Booth Operators to have check-in areas. Operators could park a full-service vehicle, temporary shed, ice machines, bait freezers, tents or whatever they need for their operation. Harbormaster to check for feasibility and electrical requirements to see if this will be an option.



5. Parking on the Causeway for workers and construction staff. We would request that no marina employees park in the very limited Marina Parking Lot. Outreach group is requesting that ALL workers are REQUIRED to use alternative parking or modes of transportation to get to the marina.



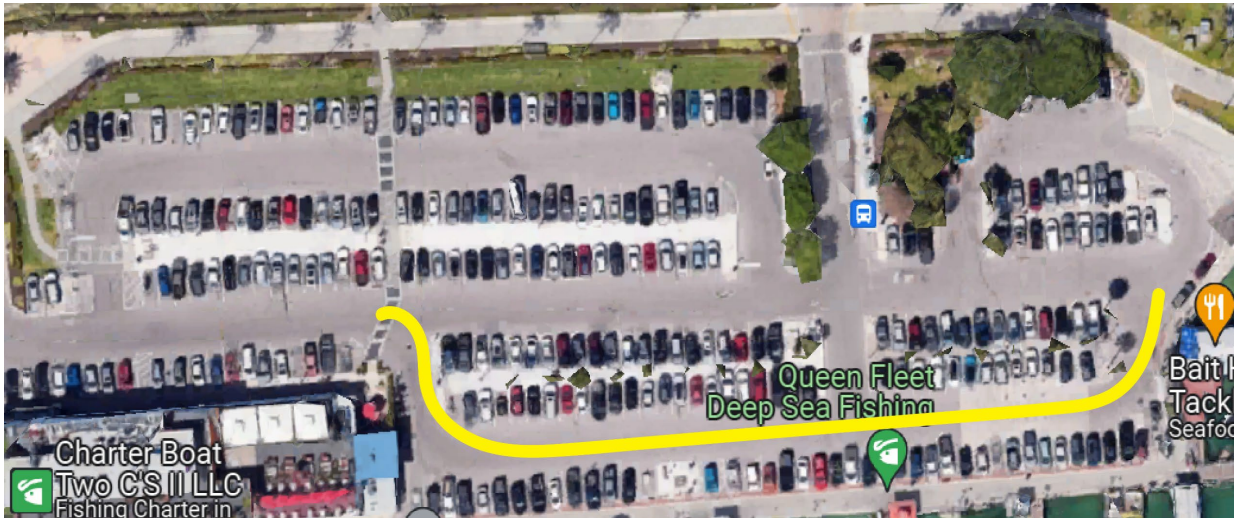
6. Exploration of alternative modes of transportation – We are researching the possibility of increased Clearwater Ferry and Jolley Trolley operations. We are reaching out to Jolley Trolley to request pricing for charter services. All marina operators are encouraged to answer the Clearwater Ferry survey for the assessment of increased operations. The questions are as follows:
  - Vessel Name:
  - Vessel Capacity:



- Average number of riders per day:
  - Tour times throughout the year:
  - Latest time your last tour returns in the evening:
7. The City of Clearwater will reach out to all operators to give to option of closing down during the construction phase if they should choose. They would regain the slip after completion of the construction project. They would not be obligated to pay rent or insurance during construction.
  8. Tenant group will be exploring a Valet Service.
  9. Tenant group is evaluating the use of golf carts to shuttle customers to and from their parking locations. Major concern for operator is the cost of insurance for taking public on golf carts.
  10. City of Clearwater will create a barrier along the open portions of the fuel dock as a railing.
  11. Commercial tenants will be able to put ice machines, bait freezers, etc. on the finger piers during phase 1 of the construction project. No other equipment or storage items will be allowed on the main dock. Tenants will be responsible for maintaining the finger piers.
  12. The Outreach group will create and maintain a Facebook Page for the commercial tenants to exchange information and to be another source for tenants to receive updates.
  13. The Harbormaster will inquire with City Management on a rate reduction during phase 1 of the construction project.
  14. Parking – We learned there are an additional 120 construction workers added to our parking challenges. Tour operators discussed telling guests there is NO PARKING in the marina during the construction phase to give what little parking there is, to the fishing operators. Some members discussed wanting the parking garage first. The parking garage is a possibility. The City is currently in the initial stages of a necessary traffic study. If the traffic study demonstrates the desired results for a parking garage, the next step for the city would be to put out an RFQ for the design.
  15. Harbormaster will inquire with City Management on letting the Outreach group create 1 ground sticker that will guide the walking process from the Beach. The ground sticker will be similar to what the Jolly Trolly currently has on the sidewalk on the north side of the marina.
  16. Harbormaster will inquire with City Management to allow commercial tenants to put banners along the construction fence line. If allowable, the city will give direction on the banners.



17. The Harbormaster will check the feasibility for making one area of the parking lot one way with angle parking to allow for closing of the front parking spots while opening up of more parking spots.



Making this area a one way to close the front parking spots but not lose all the parking spaces.

18. Wi-Fi – Harbormaster will consult with Spectrum on upgrading Wi-Fi Services to provide more broadband to the marina.
19. Pump Out – We discussed particular needs to certain operators to use alternative pump-out measures.
20. Ice – The City research shows the need of all operators for ice is about 9600 lbs. a day. The City does not have the current infrastructure to provide the capability to operate ice machines. One solution would be for the City to have bagged ice for sale near the Baithouse restaurant.
21. Outreach group is inquiring on getting an exemption to allow fishing charters to cut fish on their vessels.
22. Outreach group will inquire if the proposed communal fish cutting station is feasible.

The next Meeting will be on June 13<sup>th</sup> at 9am.