# MINUTES

## City of Key Colony Beach
## Recreation Committee

Thursday, June 11, 2026 – 10:00 AM
& Via Zoom Conferencing Only

1. **CALL TO ORDER AND ROLL CALL:** The Key Colony Beach Recreation Committee meeting was called to order by Chair Catto at 10:00 AM, followed by roll call. **Present**: Chair Cindy Catto, Vice-Chair David Evangelista, Aleta Williamson, 1st Alternate Sally Cherry, 2nd Alternate Lisa Joseph. **Absent**: Frank Tremblay. **Also present**: City Administrator John Bartus, Commissioner Kirk Diehl, Commissioner Tom Harding, Vice-Mayor Doug Colonell, Mayor Freddie Foster, City Clerk Silvia Roussin.

2. **APPROVAL OF THE AGENDA** (Additions, changes, and deletions can be made via one motion and a second to approve by majority vote)

   Chair Catto added the Election of Treasurer and the filling of the vacant Committee seat following Judy Burgett's resignation to the agenda. There were no objections, and Chair Catto asked for a motion to approve the agenda.

   **MOTION**: Motion made by Aleta Williamson to approve the agenda with changes. Vice-Chair Evangelista seconded the motion.
   **DISCUSSION**: None.
   **ON THE MOTION**: Rollcall vote. Unanimous approval.

3. **ELECTION OF TREASURER **Agenda addition**

   Chair Catto commented on the responsibilities of the position and asked for a nomination for Treasurer. City Clerk Roussin confirmed that an Alternate Committee Member could serve as Treasurer.

   **NOMINATION**: Chair Catto nominated Lisa Joseph as Treasurer. Vice-Chair Evangelista seconded the nomination. There were no other nominations.
   **ON THE NOMINATION**: Rollcall vote. Unanimous approval.

   Lisa Joseph was elected Treasurer.

4. **FILLING OF THE VACANT COMMITTEE SEAT **Agenda addition**

   Chair Catto noted the standard procedure for promoting the 1st Alternate in the event of a full-time member's resignation. Chair Catto asked Sally Cherry whether she would like to be nominated for the position. Sally Cherry confirmed.

   **MOTION**: Motion made by Chair Catto for Sally Cherry to fill the vacant seat. Vice-Chair Evangelista seconded the motion.
   **DISCUSSION**: None.
   **ON THE MOTION:** Rollcall vote. Unanimous approval.

5. **APPROVAL OF MINUTES**:
   a. April 9th, 2026
   b. May 14th, 2026

   There were no changes to the April meeting minutes, and Chair Catto asked for a motion to approve.

   **MOTION**: Motion made by Aleta Williamson to approve the April meeting minutes. Vice-Chair Evangelista seconded the motion.
   **DISCUSSION**: None.
   **ON THE MOTION:** Rollcall vote. Unanimous approval.

   There were no changes to the May meeting minutes, and Chair Catto asked for a motion to approve.

   **MOTION**: Motion made by Vice-Chair Evangelista to approve. Lisa Joseph seconded the motion.
   **DISCUSSION**: None.
   **ON THE MOTION:** Rollcall vote. Unanimous approval.

6. **CITIZEN COMMENTS & CORRESPONDENCE:** None.

7. **CHAIR REPORT:** Chair Catto gave a brief report and expressed disappointment that no bids were received for the basketball court, which was on the agenda for discussion.

8. **REQUEST(S) FOR NEW RECREATION-RELATED PROJECT:** No new requests were received.

9. **COMMITTEE PRIORITY IMPROVEMENT LIST:** There were no changes to the Improvement List.

10. **BUDGET REPORT**
    **a.** May 2026**:** Lisa Joseph provided the budget report for May and reported on expenditures and remaining funds. Chair Catto asked for a motion to approve the budget report.

    **MOTION**: Motion made by Vice-Chair Evangelista to approve. Sally Cherry seconded the motion.
    **DISCUSSION**: None.
    **ON THE MOTION**: Rollcall vote. Unanimous approval.

11. **GRANT UPDATES:** Chair Catto asked City Administrator Bartus for a grant update. City Administrator Bartus reported that the FRDAP grant was not funded this year by the Florida Legislature but stated that the City will apply for TDC capital project grants, including grants for pickleball restrooms and the golf course pavilion/Recreation Center. City Administrator Bartus also noted that the City has a study from Adept showing the tourism basis for the projects.

    Chair Catto asked what was planned for the TDC grants. City Administrator Bartus stated that park restrooms and shade for the playground on 7th Street were under consideration. He noted that the application deadline is June 30th. He further stated that the restroom project is estimated at approximately $100,000 and the pavilion at approximately $300,000. Chair Catto asked whether a 30% match from the City would be required, which City Administrator Bartus confirmed. City Administrator Bartus confirmed that the project requests would be for FY 26/27 and clarified that the City would request about $ 300,000 to $ 350,000.00.

**12. COMMITTEE MEMBER REPORT**

**a.** Tennis – Aleta Williamson asked for a follow-up on the question of a net in storage, which Mayor Foster confirmed. Aleta Williamson further asked for an update on the windscreens being taken down for hurricane season. City Clerk Roussin reported on Public Works Department Head Mike Guarino's update on outstanding questions from the last Committee meeting.

**b.** Golf – Chair Catto reported that the new golf equipment arrived, and the furniture for the porch is expected to arrive in July. She further reported that the trees will arrive after Daryl Rice returns from vacation within the next week.

**c.** Bocce/Horseshoe/Shuffleboard/Cornhole – Chair Catto assumed that the facilities are available for use and that there will be further discussion later on the agenda.

**d.** Little Libraries – Sally Cherry reported that she has been monitoring the Little Libraries for approximately six weeks, refilling them weekly as needed, and straightening the Little Library at the Post Office. She reported that usage varies by location, with the Sunset Beach location well used, the Post Office location very active, and the 1st Street and 7th Street locations less used at this point. She stated that she will continue to monitor usage during the season.

**e.** Basketball – Chair Catto stated that the project's construction method is still being determined and that the funding remains in the budget.

Lisa Joseph reported on updates to the locations of the exercise classes and informed that updates had been made to the website.

**13. COMMITTEE MEMBER ITEMS FOR DISCUSSION & RECOMMENDATION OF APPROVAL**

**a.** Continued Discussion/Review for Potential Website Edits

Chair Catto reported receiving comments from Frank Tremblay regarding website updates and to share the request with the City Clerk. There was nothing further.

**b.** Continued Discussion of Future Golf Course Management, per the April 9th meeting

Chair Catto asked Vice-Chair Evangelista for a report. Vice-Chair Evangelista reported on his preliminary review of other municipal golf courses. He stated that a management company may not be feasible given the course's size, cost, and seasonal nature. He also noted that having the City run the course may not be entirely feasible because specialized knowledge is required. He further commented that the City has been fortunate to have someone with the necessary knowledge living in the Keys and suggested looking for someone locally or, if necessary, outside the Keys who has the experience to operate and maintain the course. He also offered further comment on finding a long-term operator and retention. Chair Catto discussed golf courses in other states comparable in size to the City's course and described their operations, amenities, rentals, and related considerations. Vice-Chair Evangelista asked that the topic remain open for the next meeting to allow time for additional ideas. The Committee agreed.

**c.** CPH Golf Course Pro-Shop Renovation Questionnaire

Chair Catto reviewed the previous month's discussion and asked for comments on the questionnaire. Vice-Chair Evangelista questioned the questionnaire's source and referenced the prior town hall meeting. He stated that the Committee's understanding was to pursue a modest structure and purchase furniture to monitor use as the season progresses. Vice-Chair Evangelista expressed confusion about the questionnaire's source, since the Committee had already made its goals clear. Chair Catto provided her interpretation of the questionnaire to explore further options. Vice-Mayor Colonell clarified that no one had been retained and that the questionnaire was provided by CPH Architect and Key Colony Beach resident Kyle Bechtelheimer at no cost. He stated that he had asked CPH the prior year for ideas for the clubhouse and had received input on options, but no work had been authorized.

Vice-Chair Evangelista suggested postponing the topic until spring, after the Committee has had an opportunity to evaluate the season. Vice-Mayor Colonell referenced 20 years of available financial data from Golf Course Manager Daryl Rice and stated that the Committee can start its research there. Vice-Chair Evangelista commented that revenue appears low based on the provided financial data and that further discussion is needed.

**MOTION**: Motion made by Vice-Chair Evangelista to table the questionnaire for consideration until a future meeting. Aleta Williamson seconded the motion.
**DISCUSSION**: None.
**ON THE MOTION:** Rollcall vote.

**d.** Discussion/Recommendation on a possible change in scope and materials for the Basketball Half Court

Chair Catto discussed possible options for completing the Basketball Court and verified bid thresholds. Vice-Chair Evangelista commented on the matter, with discussions following on follow-up with plan holders regarding why no bids were submitted. City Clerk Roussin suggested that the bidding requirements may have been met, which could allow the project to proceed. Further discussion followed regarding moving forward, potential materials, potential contractors, and the reasons no bids were received. Mayor Foster stated that the Commission will conduct due diligence. Vice-Chair Evangelista further advised that a local contractor had missed the bid submission deadline, and further discussion followed on local contractors, the unsuccessful solicitation of the project, and possible rebidding of the courts.

**e.** Discussion/Recommendation for approval for completion of the paver project at the Bocce Courts in FY25/26.

Chair Catto introduced the agenda item and the suggestion to complete the project using the remaining Recreation Committee funds rather than purchasing new furniture for public use. Mayor Foster recommended completing the entire area based on ADA considerations and aesthetics and stated that funding is available. Chair Catto asked the Committee for comments on completing the project with the remaining Recreation Committee funds and to request funds for the furniture in the next budget cycle. Chair Catto clarified that the furniture in question is for 1st Street Park (a picnic table), 2 benches at Bocce, and 1 bench at the Golf Course. City Clerk Roussin stated a belief that the furniture had been ordered but would follow up. Mayor Foster supported completing the Bocce Courts regardless of whether the furniture had been ordered.

**f.** Discussion/Recommendation for approval of any additional items for the Recreation Area Budget FY26/27

Chair Catto introduced the agenda item and discussed the TDC requests for the bathroom and the Golf Course Pavilion. She asked City Administrator Bartus about the pavilion and the grant requirements for the project scope. City Administrator Bartus explained that design costs could be included in the grant and that the City has only conceptual ideas at this point. Discussion followed on the proposed project, drawings, possible placement, and whether the grant could be revised. Vice-Chair Evangelista commented that the public did not appear to favor a large pavilion but had no opposition to applying for the grant if small modifications to the scope could be made. City Administrator Bartus explained the reimbursement process. Commissioner Foster discussed potential opposition to the proposed pavilion and suggested applying for funds for the bulletin board and areas for playground shade, and whether to hold off until further input from the City was received. Vice-Chair Evangelista stated that he did not believe there was momentum for a large pavilion based on the town hall meeting. Aleta Williamson commented on her recollection of the meeting and stated that the input received supported something more modest than a regular pavilion. Discussion continued regarding the need for restrooms, shade, extending the porch, pavers, umbrellas, accessibility, equipment needs, and whether expanding the existing building would be more appealing. Vice-Mayor Colonell commented on the possible expansion of the clubhouse and potential income opportunities. The Committee discussed the need to first determine how the golf course should be operated, why additional space is needed, and how it would be used. Chair Catto asked whether the City should move forward with a grant request or wait. City Administrator Bartus noted that the application deadline is June 30th. Commissioner Foster noted that there is a ceiling on available monies and an aggregate limit on the amount that may be requested.

**MOTION**: Motion made by Vice-Chair Evangelista to request TDC funding of $200,000.00 to improve the restroom facilities and augment the shape of the existing structure. Chair Catto seconded the motion.
**DISCUSSION:** Vice-Mayor Colonell asked for clarification regarding the aggregate limit. Mayor Foster explained that requesting funding for one project reduces the funding available for other projects.
**ON THE MOTION:** Rollcall vote. Unanimous approval.

**14. ANY OTHER BUSINESS:** The Committee discussed the ability to meet in person again and agreed to keep the summer meetings virtual.

**15. NEXT MEETING:** Thursday, July 9th, 2026, at 10:00 AM via Zoom.

**16. ADJOURNMENT:** The meeting adjourned at 11:21 AM.

Respectfully submitted,

*Silvia Roussin*
City Clerk

ADOPTED: July 9, 2026
Silvia Roussin
City Clerk