



MOORING FIELD DEVELOPMENT IN THE FLORIDA KEYS
PROGRESS UPDATE and UPLAND FACILITY REQUEST

MAN OF WAR HARBOR MOORING FIELD
Expected Completion: January 2025

1 Permitting-Level Surveys/ Mapping (COMPLETE):

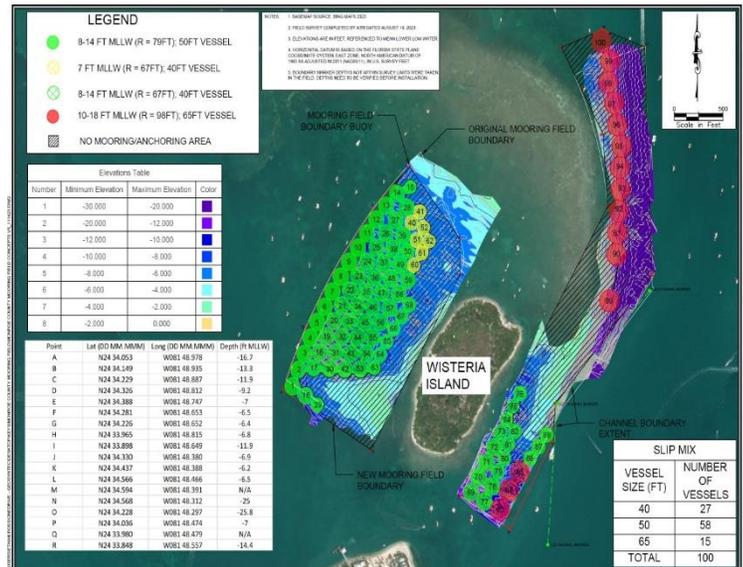
- a. Hydrographic survey/ map of mooring field area
- b. Benthic resource survey/ map of mooring field area
- c. Marine debris and derelict vessel survey/map of mooring field area
- d. Submerged lands lease (SSL) drawings of mooring field area

2 Engineering/ Design Work (COMPLETE):

- a. Design of 100-vessel mooring field including: survey information, mooring field layout, vessel mooring system geometry, proposed submerged lands area, mooring anchor coordinates, boundary marker anchor coordinates/limits and mooring field approach (ingress/egress) channels and markers.

3 Mooring Field Management Plan (COMPLETE):

- a. Prepare a Mooring Field Management Plan (MFMP) for submission to FDEP. The MFMP will include all information required by FDEP. The MFMP will include coordination with the City of Key West for the use of their shoreside and upland facilities including (but not limited to): dinghy dockage, pumpout vessel dockage, pumpout facility, trash receptacles/ recycling, etc.



4 Environmental Permitting (ONGOING; EXPECTED COMPLETION SEPTEMBER 2024)

- a. Schedule and conduct pre-application meetings with agencies with jurisdiction including: FDEP (COMPLETE), USACE (February 2024),
- b. Update permit drawings as necessary following pre-application meetings: FDEP (COMPLETE), USACE (March 2024).
- c. Prepare and submit environmental permit applications to FDEP (January 2024), USACE and FKNMS (combined application; March 2024).
- d. Prepare and submit SSL request to FDEP Division of State Lands (February 2024).
- e. Prepare and submit Uniform Waterway Marker Application to FWC and Private Aids to Navigation Application to US Coast Guard (August 2024).

5 Mooring Field Infrastructure Installation (EXPECTED COMPLETION JANUARY 2025)

- a. Install 100 mooring buoys, 18 mooring field boundary markers

BOCA CHICA MOORING FIELD

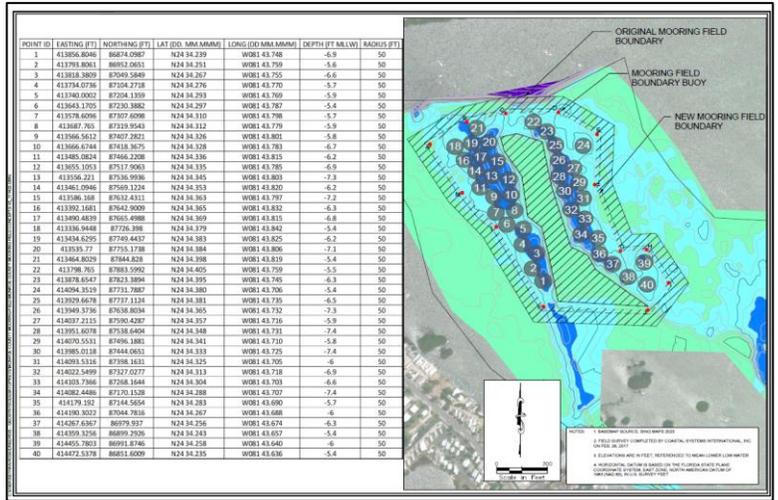
Expected Completion: June 2026

1 Permitting-Level Surveys/ Mapping (COMPLETE):

- a. Hydrographic survey/ map of mooring field area
- b. Benthic resource survey/ map of mooring field area
- c. Marine debris and derelict vessel survey/map of mooring field area
- d. Submerged lands lease (SSL) drawings of mooring field area

2 Engineering/ Design Work (COMPLETE):

- a. Design of 100-vessel mooring field including: survey information, mooring field layout, vessel mooring system geometry, proposed submerged lands area, mooring anchor coordinates, boundary marker anchor coordinates/limits and mooring field approach (ingress/egress) channels and markers.
- b. Conceptual layout of shoreside and upland support facilities located at currently undeveloped waterfront County property 6633 Maloney Avenue, Stock Island including: parking, restrooms, shower facilities, dockmaster office, dinghy dockage, and pumpout vessel dockage.



3 Mooring Field Management Plan (COMPLETE):

- a. Prepare a Mooring Field Management Plan (MFMP) for submission to FDEP. The MFMP will include all information required by FDEP.

4 Environmental Permitting (ONGOING; EXPECTED COMPLETION TBD, NLT JUNE 2025)

- a. Schedule and conduct pre-application meetings with agencies with jurisdiction including: FDEP (March 2024), USACE (April 2024),
- b. Update permit drawings as necessary following pre-application meetings: FDEP (April 2024), USACE (May 2024).
- c. Prepare and submit environmental permit applications to FDEP (Date TBD), USACE and FKNMS (combined application; Date TBD).
- d. Prepare and submit SSL request to FDEP Division of State Lands (Date TBD).
- e. Prepare and submit Uniform Waterway Marker Application to FWC and Private Aids to Navigation Application to US Coast Guard (Date TBD).

5 Mooring Field Upland Site Development (EXPECTED TOTAL TIME 17 MONTHS)

ONCE FDEP PERMIT IS ISSUED, IT IS ONLY VALID FOR 5 YEARS; Upland facility must be fully operational before moorings may be used. FDEP will expire if upland facility is not operational within 5 years of permit issuance.

- a. Amend zoning on upland facility site to accommodate mooring field use (ONGOING; EXPECTED COMPLETION MAY 2024)
- b. Engineering building, utility, site, seawall, dock (40 days)
- c. Site Development including dock, seawall repair, utility installation, building construction (470 days)

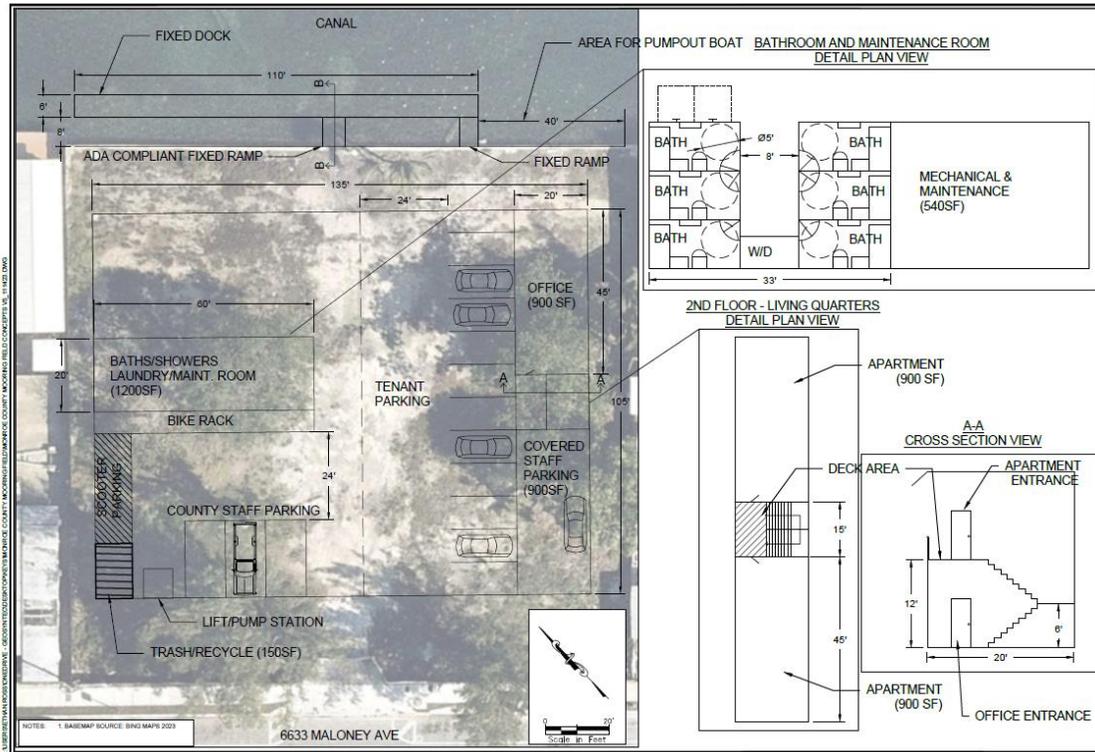
6 Mooring Field Infrastructure Installation (90 DAYS; COMPLETION NLT JUNE 2026)

- a. Install 40 mooring buoys, 13 mooring field boundary markers

BOCA CHICA MOORING FIELD UPLAND FACILITY

SUPPORT Monroe County's Appropriations Request for \$3.9M to construct the required upland shoreside facility for the Boca Chica Mooring Field.

Monroe County has purchased suitable property on Maloney Avenue in Stock Island, and will construct an upland facility to serve the mooring field residents with dinghy docks, bathrooms, laundry facilities, pump out facilities, bike rack, trash receptacles, and small residential unit for a dockmaster. The site will also include new dock, seawall repair, and utility installation.



Cost Estimate - Boca Chica Mooring Field Upland Facility

Item No	Description	Qty	Unit	Unit Price	Total Price
1	Mobilization	1	LS	\$200,000	\$200,000
2	Site Preparation and Grading	1	LS	\$75,000	\$75,000
Site & Infrastructure Work					
3	Timber fixed pier with thru-flow decking	750	SF	\$200	\$150,000
4	Site Utilities - Pumpout	1	LS	\$48,000	\$48,000
5	Site Utilities - Pumpout - Lift Station	1	LS	\$42,000	\$42,000
6	Site Utilities - Sewer, Water	1	LS	\$55,000	\$55,000
7	Tru-line Seawall	150	LF	\$1,700	\$255,000
Building Construction					
8	Building Construction	3900	SF	\$700	\$2,730,000
9	Washing Machines and Dryers	1	LS	\$12,500	\$12,500
10	Engineering and Soft Costs	1	LS	\$100,000	\$100,000
Subtotal					\$3,667,500
Contingency - 20%					\$733,500
Total Construction Cost Estimate					\$4,401,000

Local Match - Property Value 6633 Maloney Avenue, Stock Island, FL per Monroe County Property Appraiser	\$1,093,680
Local Match - Boating Improvement Funds	\$500,000
Total Local Match	\$1,593,680
Total Legislative Request (Total Construction Cost - Local Match Boating Improvement Funds)	\$3,900,000

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