

From: [Jason Tenney](#)
To: [Nadia DiTommaso](#); [Tom Baird](#); [Richard Reade](#)
Subject: Barge Relocation Cost vs Benefit
Date: Thursday, July 10, 2025 11:31:45 AM
Attachments: [Outlook-g3qypc2y.png](#)

Hello All,

The barge currently pays the Marina \$10,914 per month, totaling \$130,968 per year. This agreement is set to expire on 9/30/25. I have renewed their agreement with standard marina dockage lease agreements the last two years at the current market rate times 80' (barge length) times the number of slips they occupy which is four (technically its seven, but we only bill for four). If we relocate the barge, I would suggest that we get a new lease agreement agreed to by the Commission and Forest for at least the current rate, with an annual escalator built in.

If the barge is relocated with in the marina and placed in the area that is outside the deed restrictions it will have some negative effects on the Marina / Town.

1. We would almost certainly have to cancel or not renew at least a few marina tenants which could add negative public perception to the Town.
2. Upsetting existing Marina tenants by having to relocate them to a new slip, or again possibly having to not renew some tenants.
3. Navigation / Liability. I've already gone over my concerns about this so I won't beat a dead horse here.
4. Construction impacts which will affect the tenants / public access while work is being done to remove finger piers, upgrade power to the new location. Replace finger piers that were previously removed to make room for the barge's existing location (assuming we would want them restored so the slips are re-useable).
5. Public use and Marina Staff use of the baywalk along E dock being restricted until Lake Shore Dr is reopened. (North and South egress for marina staff golf carts / Public carts due to the boarding apparatus potentially blocking the bay walk).
6. Continued loss of the public parking spaces that have been allocated for just clients of the sales barge.

Pros for keeping the barge are basically revenue. As stated above we make \$130,968. If we the barge leaves (and restores the area to make all the slips rentable) as of today's rates, we will make \$86,700 totaling a net loss of \$44,268 per year. The slips that are directly across from the proposed location are 40'. If the barge is moved, we would have to move or non-renew some of those tenants in the 40's slips as they would no longer have the space to maneuver in and out of the slip. However, we bill based on slip size or boat size, whichever is greater so in theory there will not be any loss of revenue due to that change. And with how extensive our waitlist is I'm sure we could back fill the 40' slips with smaller boats that would be willing to pay for a 40' slip.

I don't know any of the exact construction costs of any of the above referenced items. However, I assume Forest will be responsible for all of those. Please let me know if you 'd like me to gather some ball park costs for these services.

Regards,

Jason Tenney
Marina Director
Lake Park Harbor Marina
O:561-881-3353
C:561-222-3792



* Please note: Florida has a very broad public records law. Written communication regarding Town business are public records available to the public upon request. Your email communications are therefore subject to public disclosure. If you do not want your email address released in response to a public records request, do not send electronic mail to this entity, instead contact this office by phone. Florida State Statute Section 668.6076.