



**WEST BAY CLUB™**

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**PROPOSED NEW CONSTRUCTION  
WEST BAY BEACH CLUB**

JANUARY 19, 2021



## VISION

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One of the few local communities with its own private beach club, The West Bay Club Beach House is one of the club's most popular amenities. Complete with a full-service restaurant and bar, this facility also has changing rooms and direct beach access for lounging, dining, swimming and kayaking. Situated on Little Hickory Island on the Gulf of Mexico, the private Beach House is available to all residents and their guests and offers creative Florida cuisine served in an Old Key West atmosphere.



gulf of mexico



the beach house

hickory blvd.

not to scale



# Building Size

- Building footprint
  - Now 2,000 square feet
  - New 4,245 square feet
- Indoor dining
  - Now 905 square feet
  - New 1,145 square feet
- Outdoor dining/deck space
  - Now 340 square feet
  - New 1,910 square feet

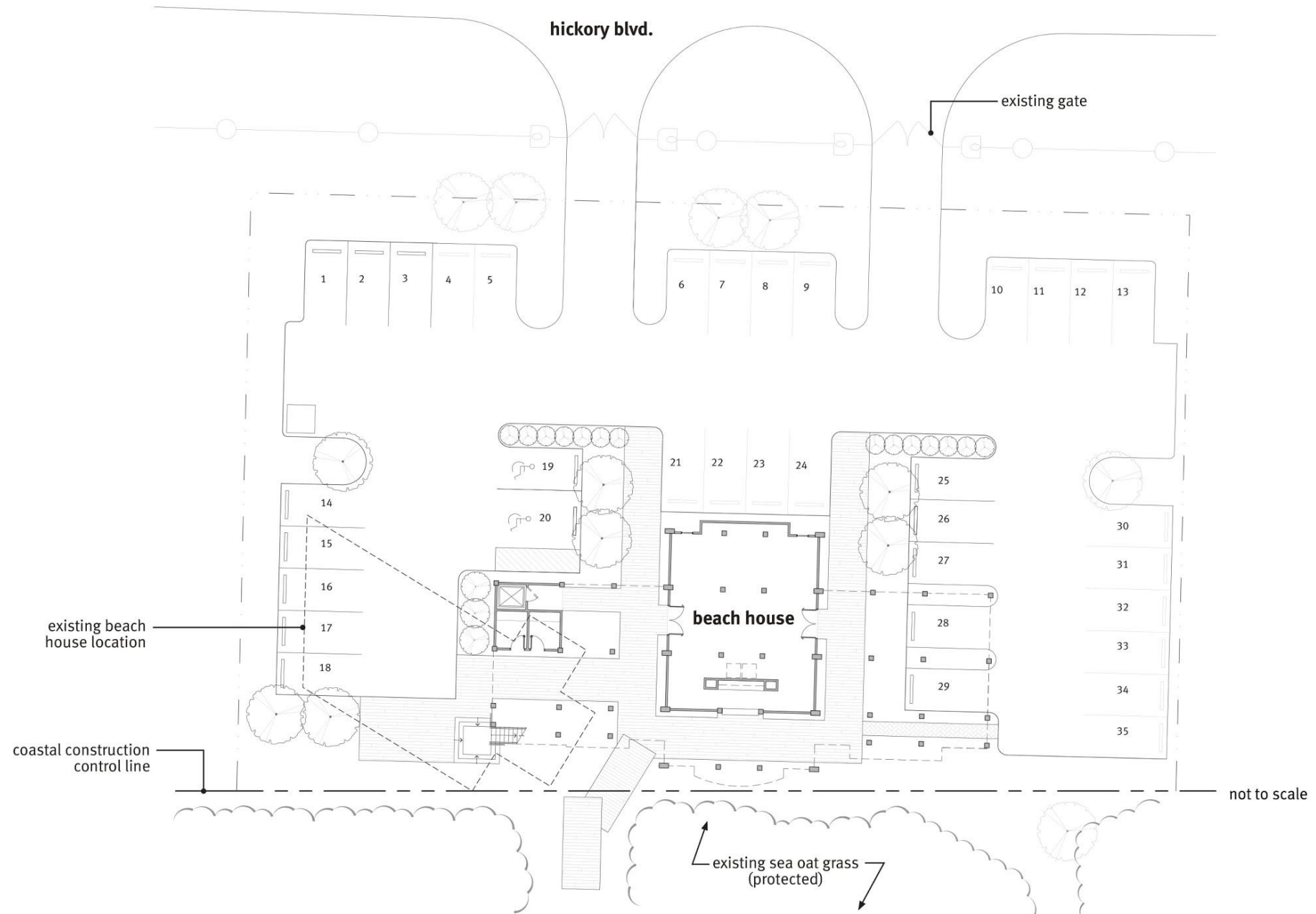
## Parking Capacity

Current - 27 spots

Current with valet- 50+ but have concerns about blocking emergency access

New design- 36 spots

New design with valet- 60 spots and we can provide emergency access







## Seating Capacity

### Seating pre Covid

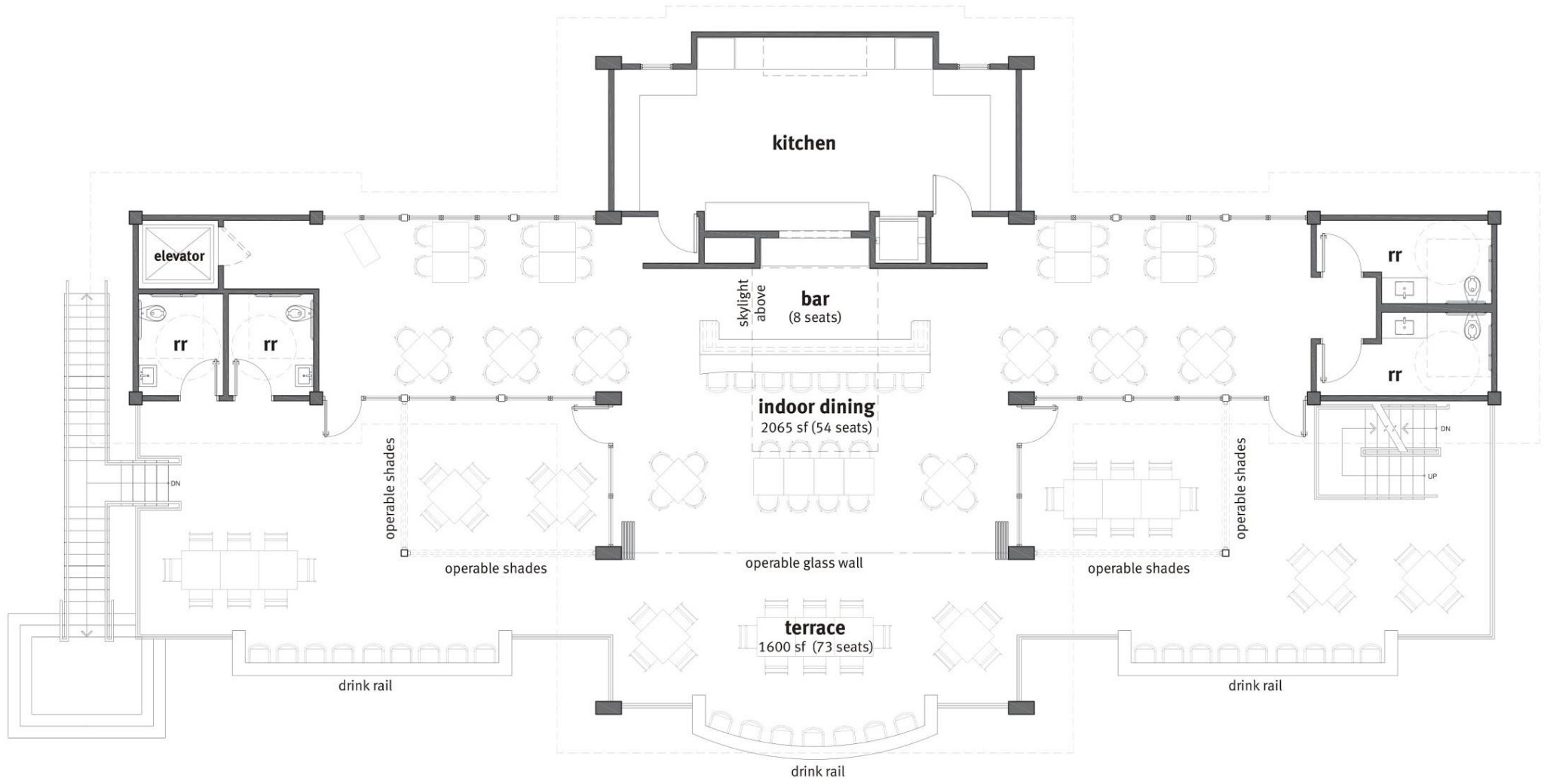
- Inside 48 plus bar 4 = 52 plus outside tables 32
- Total 84

### Seating-new design

- Inside 54 plus bar 8 = 62 plus outside tables 48
- Subtotal 110-up 31%
- Outside bar rails 25 and tower 13 = 38
- Total 148 –up 76%

Flip top tables allow us to add capacity in both cases







WEST BAY CLUB

hello!  
COFFEE & EMPRESSO  
LOCAL FOOD  
ARTISAN WINE&D