

TWIST

1057 Washington Avenue

Miami Beach, FL 33139



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CONCEPT

TWIST is the famous South Beach gay bar and nightclub, known throughout the world for its great music, friendly staff, and always being packed with tourists and locals alike. TWIST has been a significant cornerstone of the gay community in Miami Beach for almost three decades. TWIST has multiple bars, with each bar having its own unique atmosphere and décor.



OPERATOR

TWIST was founded in 1993 by Richard Trainor as a friendly and welcoming environment where people from around the world could meet and have a great time. Current President of Two by Two, Inc. and owner of Twist, Joel Stedman was instrumental in the opening of the bar in the nineties alongside Richard Trainor. From its first day, appreciation of the customer and exceptional service has been central to TWIST's concept. Professional bartenders, world class DJ's and the absolute hottest dancers and entertainers you'll find anywhere make TWIST a "must do" in South Beach. TWIST's motto is its mantra - Never a Cover - Always a Groove, means just that. TWIST never charges a cover while offering two levels of entertainment indoors and out, three dance floors and the absolute best time you'll have on South Beach. But, it truly is our loyal locals and international tourists that make TWIST unique and always happening. Without them, TWIST would not have received awards as the best gay bar in South Florida, year after year for the last quarter century. Twist has been a unique and special place for local residents as well as domestic and international tourists.

TWIST

Operating hours

7 Days a Week

Happy Hour Bar Hours 3:00 pm – 9:00 pm

Remaining Bar Hours 9:00 pm – 5:00 am

Capacity

Maximum capacity of 557 occupants

80 seats

Access

General public

Enter from 1057 Washington Ave

Five (5) exits/entrances on the first floor and one (1) exit/entrance on the second floor

Music

3:00 pm to close

PARKING SUMMARY

TWIST does not have a valet stand or internal parking. Additionally, the occupancy load of the establishment remains the same. TWIST has been in operation for several decades and it is not anticipated that the continued operations will impact current traffic operations.

STAFFING LEVELS

According to the hours of operation applied for under the conditional use permit, we expect to have the below staffing levels:

	Low Season	High Season
Bartenders	18	20
Bussers	6	5
Security	11	12
Management	7	7
Totals	42	44

PRIVATE EVENTS

TWIST is not permitted special events permits. However, TWIST accommodates private events such as corporate gatherings or private parties. There are various ways to enjoy a private evening at TWIST with 100% privacy or partial privacy. Individual clients and professional organizers can structure dinners and evenings around a whole range of options to suit their requirements:

VIP Rooms

Cocktail party

Other types of events

Open bar (indoor only)

Fashion Show

Private party

Partial privacy ensures clients occupy a private area with the opportunity of accessing those same services. 100% Private event: implies free run of the entire establishment

ACCESS & SECURITY

Our location is located at 1057 Washington Avenue, Miami Beach, FL, 33139. All patrons arriving at our bar will enter through the main entrance located on the west side of the building fronting Washington Avenue. At this entrance TWIST staff will request and review patron identification documents to prevent underage entry. TWIST also maintains a roped check in line to prevent blockage of sidewalk at entrance.

TWIST provides security after 9:00pm at all entrances and exits. On Monday through Wednesday, at least 5 security guards are present. On Thursday and Sunday, at least 7 security guards are present. On Friday and Saturday, at least 9 security guards are present. Security will check small bags for weapons, explosives or drugs. Large bags are not allowed. Access to TWIST will be limited to patrons 21 years or older and TWIST reserves the right to refuse entry and/or pat down guest when deemed necessary by security personnel.

There are five (5) exits/entrances on the first floor and one (1) exit/entrance on the second floor of TWIST. Specifically, there are four doors toward the East side of the building which provide access to and from the enclosed outdoor patio area. There are also two other doorways which are for emergency exit only. Security cameras will be pointed at the entrance and exits of the property, as well as internal cameras in all rooms throughout TWIST.

NOISE MITIGATION

TWIST will implement best practices for controlling noise in order to remain in compliance with City noise regulations, including, but not limited to:

- Reserving control of sound levels in each room/bar area to upper management;
- Utilizing structures such as retractable canopies and planters to capture sound;
- Using high quality materials for windows and doors to ensure sound capture;
- Using sound proof glass at the rear of the building, including exits.
- Strategically position speakers to minimize noise.

DELIVERIES & COLLECTIONS

The following procedures will be implemented to ensure minimal impact on residents and respect for existing conditions. Deliveries will take place in the alley located at the rear of building. Deliveries occur on weekdays between the hours of 9:00am to 4:00pm.

SANITATION

Refuse will be collected 5 days a week including Monday, Wednesday, Friday, Saturday, and Sunday. Refuse collection will take place between 8:00am to 12:00pm at the rear of the building adjacent to the alley. Staff will deliver trash receptacles to the rear of the building on pick up days. Staff receiving deliveries and assisting with refuse collection will be trained to keep noise disturbances to a minimum.