

MIAMI BEACH

Finance and Economic Resiliency Committee Meeting

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December 18, 2020 – 8:00 AM

Commissioner Ricky Arriola, Chair
Commissioner David Richardson, Vice-Chair
Commissioner Mark Samuelian, Member
Commissioner Steven Meiner, Alternate

John Woodruff, Liaison
Morgan Goldberg, Support Staff

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A meeting of the Finance and Economic Resiliency Committee was held on Friday, December 18, 2020 at 8:00 a.m. via Zoom. Attendance: Commissioners Ricky Arriola, David Richardson, Mark Samuelian, and Steven Meiner. Members from the Administration and the public were also attendance.

Meeting began at 8:02 a.m.

OLD BUSINESS

1. DISCUSSION REGARDING ESTABLISHING A HISTORIC PRESERVATION FUND

April 11, 2018 – C4 O
Sponsored by Commissioner Arriola
Planning

ACTION

Debbie Tackett, Chief of Historic Preservation, presented the item. She provided some background on the item and explained at the October 23rd FERC meeting she provided the suggested parameters of what the fund could be. She said direction was given to bring back a more formal outline of what the program would look like in terms of eligibility of projects, the parameters in which the City could potentially award the funding, and implementation. They have provided that outline and are asking for some direction. The next steps would be to identify funding sources and identify the staffing requirements in terms of what department this person would be staffed in. This person is likely to require grant experience. She mentioned Amy Knowles, Chief Resiliency Officer, is working on a similar program for private adaptation and resiliency and she has already done some of the research in terms of the staffing. They could maybe work with her to combine the responsibilities for the personnel for the two programs.

Commissioner Arriola asked if staff anticipates having to add head count to administer this program.

Debbie Tackett said it is likely because it is quite time consuming and does require grant experience. She said they reached out to the Grants Division and they don't believe they have the staffing required to be able to take this on.

Commissioner Arriola said he wants to withdraw this item since he is the sponsor and one of his colleagues can pick it up if they want because he is not in favor of adding headcount.

Commissioner Richardson said he agreed with Commissioner Arriola not wanting to add head count while we are still in the middle of the pandemic. After we get through this pandemic in a year or so we can maybe take another look at it.

Commissioner Arriola said he is hopeful that our Interim City Manager will use this time to take a close look at staffing and find efficiencies

ITEM WITHDRAWN

2. DISCUSSION REGARDING MIAMI BEACH COMMUNITY DEVELOPMENT CORPORATION AND ITS FINANCIAL CONDITION

April 10, 2019 – C4 D

Sponsored by Commissioner Richardson

Office of Housing and Community Services

ACTION

DIRECTION: Defer to the January 2021 FERC meeting.

3. DISCUSSION ON THE CITY'S DEPENDENCE ON TOURISM REVENUES AND HOW TO MITIGATE

June 24, 2020 – C4 I

Sponsored by Commissioner Samuelian

Office of Management and Budget

ACTION

John Woodruff, Chief Financial Officer, opened the item and explained that we have been bringing different city initiatives each month and having different departments present. He introduced Rickelle Williams to talk about business attraction and retention. The memorandum has been updated and additional attachments were included.

Rickelle Williams, Economic Development Director explained that what is in front of the Committee are high-level business attraction and retention strategies. She thanked all of the Commissioners that have sat down with her to talk about their concerns and ideas since she started in the City. She has begun to make her own observations since she started as well. One of the most important things she noted was that the City has taken a lot of steps towards business retention. 70% of the businesses in the city are small businesses, a lot of the programs and initiatives that the City has brought forward since the pandemic have been to help businesses recover and stabilize. Many of the businesses have not made it. Once the BTRs are paid at the end of this month we will have a better idea of the statistics. 35% of the total employment in the City is tied to arts, culture, tourism, entertainment, and leisure industries, by comparison with Miami-Dade County we have a strong dependency on those areas. Now is the time we need to diversify our economy. She touched on organic business attraction and how it can happen without any influence from the City or any of us doing anything. The environment might be right for business to come to the City. Many things can happen that do not require our intervention. If we want to take our business attraction and recruitment to the next level, we need to look at ways we can intervene. She outlined a few areas in the memorandum that we can focus on. She also noted we shouldn't give up on the industries previously mentioned, they are our bread and butter and they are part of the reason why businesses want to come to Miami Beach. In order to diversify our economy, we need to look at the various sectors and industries that we haven't been capitalized on, developed, and supported as much. She said that it is very important the Beacon Council serve as a resource for the City and we should be doing our best to align with their focus areas. She indicated some of their focus areas. The City hasn't spent much time in developing those areas. We need help in recruiting firms in other areas besides retail and arts and culture that we already have. She said she thinks we need to shift our focus to industries like financial services, healthcare, and

technology. With Starwood Capital here, we potentially have a hub for the financial services sector, we know with technology firms here like Wix we can branch off with technology, and we know with Mount Sinai we have the ability to expand in the health care sector. She explained a little bit about what the different sectors include that are indicated in the memorandum.

Commissioner Samuelian underlined a few things. He wants us to remain incredibly committed to tourism, arts and culture, etc, but we are trying to move the needle and have some other avenues. This diversification is key. He thinks what we want to do is start to anchor on what a couple of those other pillars are. He said he believes the financial services and technology are jumping out as things we could get on. What he would like to see next steps as to what we do to proceed in this direction if that is what the Committee is interested in. He would love to see how the Beacon Council can help us with what companies we could bring. Regarding the financial services, he thinks we should quickly set up a financial advisory council with some of the legends that are already in Miami Beach and that live here. He thinks a council would be great to help us understand what to do here and use some of their contacts to network and influence to help bring more.

Commissioner Richardson said he is in full agreement with financial services, he thinks there are some areas that will work for technology and some might not be as good of a fit if they are start ups. If it is more mature technology that would be great. He also asked how we can get more assistance from the Beacon Council.

Rickelle Williams said she has been on weekly calls with staff from the Beacon Council as it relates to opportunities for Miami Beach. She thinks the first step is starting a relationship and making sure the lines of communication are open. They get a lot of leads for different companies wanting to come to the area and it is important for them to know what the City has available in terms of space, incentives, or any opportunities for the company making that decision. They are an excellent resource when people outside of the region are looking for information on relocating. We need to make the Beacon Council aware of the important initiatives that we have going on in the city. She proposed in the supplemental memorandum that she go to the Commission on January 13th with a recommendation for some incentives we could provide for some of the companies that are looking for relocate their headquarters. We need to step up our game as we compete with other areas, she would like to dive deeper in potential incentives we can offer, especially at this time because there are several firms that have expressed interest both publicly and privately that they are interested in coming to South Florida, specifically Miami Beach.

Commissioner Richardson said this isn't baked enough to go to the Commission, he would like to see this come back to another FERC meeting for another discussion. He would like to hear more about tapping into the Beacon Council's expertise and assets. He said he would welcome the Beacon Council coming to make a presentation to the Committee in terms of how they can be a closer partner in our community. In regard to incentives, he would like to see the Administration come back and provide specifics on incentive ideas. He is not in favor of incentivizing businesses to come to our community if they aren't bringing anything new to our community, for example, a coffee shop.

Commissioner Samuelian said he agrees with Commissioner Richardson on bringing this topic back. He is open to the conversation of incentives. He would like to see the comparisons with other municipalities. Also, he thinks incentives comes under the broader discussion of other actions for recruitment, the way we are working with the Beacon Council, our pipeline of new businesses we are actively talking about, the way we are engaging industry leaders here, etc. It needs to be a holistic conversation and suggested for Rickelle Williams to take the time to bring all of this forward.

Rickelle Williams said she understands the direction. She also reiterated the incentives would be primarily focused on high valued targets and it would be performance based, tied to job creation and capital investment. There are also targets that are secondary and that can be discussed further at the next meeting. She gave some examples of the marine industry and the film industry. Our food and beverage industry is robust and she suggested a brewery.

John Woodruff clarified to bring back this discussion regarding the incentives in January rather than the previously decided topic with Property Management.

The Committee has agreed to bring back this topic in January.

DIRECTION: Bring back further details regarding working with the Beacon Council, ideas of incentives, engaging industry leaders, and businesses that are in the pipeline to come to Miami Beach.

4. **DISCUSSION REGARDING THE CITY OF MIAMI BEACH'S POLICIES TO RETAIN TENANTS DURING THE PANDEMIC**

October 14, 2020 – C4 E

Sponsored by Commissioner Samuelian

Property Management

ACTION

Adrian Morales, Property Management Director, presented the item. He explained over the last few months we have met with all of our tenants and have had discussions on how the City can support them. Last fiscal year during the COVID-19 months from April-September the Commission waived rents for our tenants and supported keeping these businesses here in Miami Beach. Commissioner Samuelian sponsored this item to see what else we can do for this fiscal year. This has been a very delicate process. We didn't want to open Pandora's Box, not everyone would qualify for relief. One of the things that is not in the memorandum and certainly up for discussion is how to get a finite path to bring this home. He explained he and John Woodruff have been talking about budgetary impacts and there are certain options that we would like to discuss, whether the Commission will be even more generous than last fiscal year by giving any type of relief for fiscal year 2021. Last fiscal year, when we waived some of the rent the City still had the obligation for the property taxes, we have to be mindful of that. He said we could waive the first 3 months of the fiscal year and then give everyone a clean slate for January, and they would be responsible for the full rent then.

Discussion was held.

Commissioner Samuelian thanked Adrian Morales and John Woodruff for working on this. He said at least for this Committee he is not sure we want to go through each tenant. He said they are in a position to give a global view that might be helpful. He is open to some relief building on what we did last year for October 1st for the first few months. He underlined we need to have some accountability for this, the miss would be that we give forgiveness and then people are taking advantage of it and not paying come January. He wants us to be clear that we are bridging the tenants, but with the expectation that the businesses will be up and running and will pay going forward.

Adrian Morales said he has been meeting with these tenants looking at their financials and making sure their intending to reopen. We don't want to satisfy some obligations and then they don't intend to reopen their business. The challenge has been having a post pandemic recovery plan, having their financials to show their cash position and some of their gross sales if they are open to show they are struggling. He provided an example of Graziano's on Lincoln Road. We looked at the impact for some of the tenants that would qualify and if we were to do a 10% reduction we are looking at about \$170,000 impact, if we are looking to do a 3 month reduction we are looking at a little over \$400,000. He has shared that with John Woodruff, and they continue to work on whether their budget can absorb this, and they aren't there yet. We are still working through this. This Commission is being very generous, no other cities have done this, some have just deferred the rents, not waived them.

Commissioner Richardson asked what we put in the budget.

John Woodruff, Chief Financial Officer, said for fiscal year 2020 we basically wrote off the \$3.4 million, if we happen to collect any portion of it that's great, but in his mind we wanted to be conservative and assume that we wouldn't receive it. For fiscal year 2021 we took the lease revenue and discounted by 10% and that added up to about \$900,000. Any amount up to that assumption he is completely comfortable with. The

figure Adrian Morales provided of \$400,000 is not for every lessee, it is for those he thinks makes sense to provide some relief to, which falls within the budget assumption and he is comfortable with it if that is the will of the Committee.

Adrian Morales said the consideration for these tenants are ones we feel have been impacted the hardest like restaurants and O Cinema for example. These types of tenants are ones we feel comfortable with and there will be another item brought forward regarding the concessionaries on the beach which are open, these kinds of things are ongoing.

Vice-Mayor Meiner said he received an inquiry about how we got to the \$3.4 million and asked for clarification.

Adrian Morales said the \$2 million was the fixed rent and the balance of it was the percentage rent, but that did cover the full rent relief for last fiscal year.

Commissioner Richardson asked about the \$900,000.

John Woodruff said we took the global amount and discounted it about 10%. In total we get about \$10 million a year in rent, so 10% is around the \$900,000.

Commissioner Richardson said if we do 3 months, that would equal about \$2.5 million.

John Woodruff said his math includes every single lessee; Adrian Morales' math includes ones that meet his criteria to be qualified to receive some relief.

Commissioner Richardson said it does seem to him that we can put the lessees in categories because he doesn't think we want to treat all lessees the same. He asked if that is how it was being done which is why it doesn't equal to \$2.5 million.

Adrian Morales said that is correct and some categories are restaurants and retail. Some lessees are community service type leases. Some are able to pay and willing to, so those are not being considered. The people who need the most help are restaurants, retail, performance venues, and cruise booking agents. He did look at every agreement and made contact with all of the tenants to get their financials to see who qualifies for help.

Commissioner Samuelian said he is getting the sense how this may be coming together and that we budget up to \$1 million to provide relief for about 3 months, which is a reasonable time period. He said we are about to talk about Live Nation, he asked if that is in the mix or in a different bucket. He asked how that is accounted for in the \$900,000.

John Woodruff said it is probably included, we would probably have to add the \$400,000 if we are going to think about the 3 month proposal that was brought up earlier and we would have to add to it anything we give Live Nation.

Adrian Morales said the projected revenue for Live Nation for fiscal year 2021 is about \$500,000.

Commissioner Samuelain said pending that discussion regarding Live Nation. He clarified that the waiver for those that qualify for the first 3 months and who are going to in good faith start paying in January. He is comfortable with the numbers discussed here.

Commissioner Richardson said people like certainty, he would prefer we put people on notice what the expectations are in advance when the rent is due as oppose to after the fact. He asked what the recommendation is from the Administration and what the comments are from his colleagues regarding starting January 1st.

Adrian Morales said we have been billing and carrying these invoices, if the direction from the Committee and ultimately from Commission is to waive these rents, then the expectation would be the tenants would start paying in January. The tenants have been noticed that this item is at this Committee and if it does pass we will make sure they have to start paying in January. He said he is comfortable with that.

Commissioner Arriola said one of the criteria that he would apply to this rent relief now or going forward is if the tenants are allowed to operate. He is less inclined to provide rent relief to businesses that by law are allowed to operate.

Commissioner Richardson clarified that Commissioner Samuelian moved for us to move forward with the \$400,000 for this quarter of the year and send a signal there is an expectation that rents are due and payable January 1st.

Commissioner Samuelian confirmed.

Commissioner Richardson seconded the motion.

Commissioner Arriola agreed as well.

Commissioner Richardson asked for us to be clear with our tenants that starting January 1st the tenants are required to pay.

MOTION: Commissioner Samuelian moved to authorize the \$400,000 for rent relief to qualified tenants for the first 3 months of the fiscal year with the expectation to start paying rent January 1st. Commissioner Richardson seconded. All in favor.

5. **DISCUSSION REGARDING THE BEST USES FOR THE COLLINS PARK GARAGE RETAIL SPACE- MIAMI NEW DRAMA**

July 29, 2020 – R9 I
Economic Development

ACTION

Rickelle Williams, Economic Development Director, presented the item. She explained that the Economic Development Department has been working on this item for some time now. They met with Miami New Drama after they provided an economic analysis and cost estimate for the ground floor space for the Collins Park Garage, which is about 14,300 square feet. Miami New Drama has proposed that the build of the space would require about \$4.8 million dollars and staff has looked at the estimate and it is probably on the lower end of what it could potentially be. Miami New Drama proposed a living room, café, educational and rehearsal studio, black box theater, costume design studio, and office space will be included within the first floor. They have discussed options for funding and at this time a funding source has not been identified that would be able to facilitate the build out of this space. She said they provided some alternatives in the memorandum and one of them was related to the negotiations for the Sea Gull Hotel and have looked at some potential opportunities for RDA funding that has been aligned for the Lincoln Road redevelopment project. They have not determined if either of those funding sources would come to fruition. She said they are looking for some direction from the Committee on how to proceed.

Commissioner Arriola said that the Sea Gull Hotel is in the early stages and there is money in the RDA, but the question is whether they want to prioritize this as a reallocation of those funds or not. As he understands it, if we were to pull some money from the Lincoln Road project budget, we would have money for this.

John Woodruff, Chief Financial Officer, said that the last version of the Lincoln Road Project scope, if it went through as is, we would need to use \$6.8 million of TIF funds from the RDA. That is really the last money from the RDA that is technically unallocated. He said he believes the Commission will discuss the Lincoln Road Project in January and after that we would have more certainty on whether this money is

available or not for this purpose, but right now it is tagged for Lincoln Road.

The Lincoln Road Project was discussed.

Commissioner Samuelian mentioned the cost of the building out the space needs to be firmed up. He asked on a going forward basis what the financial impact on the City would be to operate the space.

Rickelle Williams said Miami New Drama has not proposed that they would be seeking support from the City to operate at this time. It is anticipated that with the rental of some of the ground floor space that there would be some revenue generated to support the Miami New Drama programming.

Commissioner Samuelian asked what the Administration believes the biggest risks are for this program.

Rickelle Williams said the build out of the space with the black box theater is something that is needed in the City based on discussions with the Tourism and Culture Department. The risk to the City would be that Miami New Drama utilizes the space and perhaps at some point if they are unsuccessful or if they see fit to go somewhere else, we would have the space vacant and we would have to find someone else to activate the space. We do know there are some issues with retail in the area. We want to make sure we have a successfully activated space. The Collins Park Workforce Housing Project across the street will be able to support this project, but we don't really know if we are going to have the support necessary to sustain this cultural activation at this time.

Commissioner Samuelian said he wants to firm up what the one-time cost is to build out the space and confirm there are no operating costs or impact to the City. He said the concern about the partner wanting to move out of the space and go elsewhere is a valid point and asked if we know if there are other folks that would take the space or if the space is flexible and how we would approach that. He is intrigued by the concept of this and is something he sees himself getting behind but would like to see some more specifics in terms of the financials, funding, and risk mitigation.

Commissioner Arriola confirmed this was a proposal brought to us by Miami New Drama and this was not put out to bid.

Rickelle Williams said that is correct, she believes the direction was to explore this opportunity with Miami New Drama and that is what they have focused on. We have not put this out to bid or started any competitive process.

Commissioner Arriola said he believes the direction was to have a cultural aspect to the retail. For himself, he never said exclusively arts and non-profits, he anticipated a mix. He insisted on having an operating café and restaurant there and certainly go out to the arts community and see what they can bring to the table. He loves Miami New Drama, but he wants to make sure they do a robust process here.

Commissioner Richardson said that there have been recent conversations on what we would do with the cultural space at the Byron Carlyle and many of the Commissioners have said that we would go out to the world and see what they would like to bring to Miami Beach. He loves the idea that has been put before the Committee, but he thinks we need to look at other options to see who else might be interested.

Rickelle Williams said Miami New Drama is proposing to utilize the entire 14,300 square feet of space, but we could structure it where another entity could utilize part of the space if that is desired.

Commissioner Richardson said his priority is activation, he will not support anything that does not activate the community, especially at night. The nighttime activation will need to be a guarantee for anyone that comes in and utilizes the space, it doesn't need to be every night, but it needs to be significant. He is not opposed to having some retail there. He likes the idea of the café restaurant. He would not be in favor of giving a café restaurant a discounted commercial rent because restaurants across the street are paying full price. We need to provide a level playing field for all operators. He is not opposed for us to see who else would be interested in this space. This is a lot of money and maybe someone who may be interested and

maybe willing to put up part of the money. He said this is not to say anything bad about Miami New Drama, but this was sole sourced, and he generally doesn't like those deals.

Discussion continued.

Commissioner Arriola said he loves Miami New Drama, but there are other entities in the arts community that would love this deal. He asked staff not to do a deal like this again, there should have been a solicitation. He was very clear to what he was looking for, he was hesitant to give the entire space to Miami New Drama. We need to start getting proposals for the space and then identify the funding source. He continued to say we need to go out to the arts community to activate this and it needs to be a mix of different services.

Public comments were provided.

Ray Breslin, President of Collins Park Neighborhood Association, spoke. He said everyone needs to realize that there is an overall picture of the neighborhood. Collins Park is an arts and cultural destination. He said the north side is very dark. Every major city has a cultural center and we don't have one in Miami Beach. We want to have people who are interested in the arts and culture come to Miami Beach. The black box theater will be an amazing asset to Miami Beach and the Collins Park neighborhood. He continued to explain how this project will be very transformative. He understands putting this out to bid, but from the Collins Park Neighborhood Association, this is exactly what they have wanted. A cultural center in the Collins Park Garage is a win for all of us.

Daniel Ciraldo, Executive Director of Miami Design Preservation League, spoke. He mentioned some ideas of potential cooperatives if Miami New Drama is looking to partner with a business. He mentioned Best Buddies and the Rosetta Bakery partnering in Miami. He also mentioned other non-profits and businesses partnering. He said everyone is excited about a cultural element in this space.

Nick Richberg, Managing Director of Miami New Drama, spoke. He thanked the Committee for the opportunity to speak and consider this item today, they are grateful for the conversation. He provided some background on this project, he said originally when this was an open item at Commission there was another plan that CBRE was developing, but at the time some of the ends caps were being put out possibly for just retail use and then they came along with this concept because Miami New Drama's idea in speaking to the neighborhood and listening to the Commission about what everyone wants in this space like Commissioner Richardson mentioned about day time and night time activation. This project specifically was conceived by Miami New Drama to create a number of elements both cultural and commercial that work in synergy with each other. Since then they conducted the economic impact study. They also listened to including others in the community. He referenced the activity in the Colony Theater and that this is not specifically about Miami New Drama. He also mentioned the partnership with non-profits is something they have been looking at to create this synergy of activation. He continued to provide the ideas of the other partnerships they have been looking into. There is a lot that can be gained here with the synergy of the elements. Miami New Drama is a proven partner of Miami Beach. They support the idea of an RFP, but this was an open item, and this was the concept they brought to the table after listening to the elements that were desired for the space. He mentioned the cost estimates were numbers that were developed in consultation with the Miami-Dade County Department of Cultural Affairs who has developed a number of these projects throughout the County, through Enrique Norton's office the architect who has developed a number of civic buildings and many cultural facilities across the world, and through a more detailed cost estimate by an engineer and contractor. The different entities did agree on the numbers without consulting each other. They feel good about the number. They will have support of donors and sponsors who have already given their support behind the programming and activation of this space because they also see the need for it.

Wayne Roberts, resident, spoke. He said they are missing truly exceptional educational centers in Miami Beach. He would love to partner with one of the universities or colleges in this area to create educational uses in this space to uplift the community financially and career-wise.

Mr. Richberg said the facility will include the educational studio, which is one of the largest footprints of this plan. It will also be available to other educational institutions who want to use the space.

Commissioner Richardson said he is wondering if we have explored if one of our universities using this space for education. This is why he thinks we should go out to the world to see what they would like to do. He thinks we need to get through January to see what funding we may have, but he would like the City to invite people to tell us what their dream is. He definitely wants a café restaurant, there could be a partnership arrangement. He is not going to support giving a discounted rent for that type of commercial uses. He suggested having the Administration work on what would be the minimum and maximum space. He would like to see what other people would like to do with the space and if they have any funding they would provide. Miami New Drama is of course welcome to submit their proposal. He wants to make sure this is a fair process.

Commissioner Samuelian said he is supportive of that direction. He likes the idea of having culture and arts in the area but is also intrigued with the educational component. He said is Commissioner Richardson's direction was meant to be a motion he will support it.

Commissioner Richardson confirmed it was a motion.

Commissioner Arriola said one concern he has is while this is all figured out that space could go empty for years and he wants them to keep this at the top of the list in their minds. Once we go through the process, we need to get to a decision point. If we do this correctly, some time in the Spring we will be in the position to award at least part of the space to someone. He is frustrated with this proposal the Administration brought forward and that we wasted months.

Commissioner Richardson said he is curious what people think would be the minimum square footage that would be required for a black box theater.

Mr. Richberg said this black box theater is about the same size as the carnival studio at the Adrienne Arsht Center. There is 3,500 square feet of performance space, then dressing room loading, and backstage areas. It is about 5,000 square feet for a performance space. Black boxes that sort of stand on their own that are put into cultural facilities, when they are just part of civic projects, they tend not to succeed because it takes more to support a theater than just a physical space. It takes the infrastructure of an organization. It is the part that Miami New Drama doesn't have with the Colony Theater and what has held the Colony Theater back. Miami New Drama has been looking for some time for a home that they can have both education and rehearsal space. From their point of view, crucial to the project is the synergy of that spaces, the fact that they all exist together.

Ray Breslin said that the black box would need the other elements in order to function. Also, when talking about a college campus, that is pretty much during the day and then we will run into the same issues at night with activation. North of 23rd Street, Starwood headquarters will open up with the year and that will have a home for store retail. There are already a lot places in the neighborhood like high end restaurants and retail and this gives the opportunity to have a restaurant that will serve food people can afford particularly people in the arts. We need to have the incubation area for the arts people to thrive and grow. He thinks the entire space needs to be a cultural center, whether you send it out for RFP or not, Miami New Drama has actually sectionalized it to show the different areas to show how they all tie in together and be separate.

Lissette Arrogante, Director of Tourism and Culture, spoke. She added her input in regard to the black box and what it means for the City of Miami Beach. We don't have a space like this available for our residents. The only space in Miami-Dade County is the Miami Light project that is across the bridge. This black box is going to bring a different audience with different programming. She spoke about the people that will utilize the space. This is a space that will bring Miami Beach the culture that we are looking for.

Commissioner Arriola confirmed that staff has direction to put out an RFP and come back to the Committee for approval.

Eric Carpenter, Assistant City Manager, said that we can do it a few different ways. We can either start to prepare the RFP and bring it back to the FERC or get direction from the Committee and ultimately prepare the RFP and bring it to the Commission to authorize the issuance to the RFP.

Commissioner Arriola recommended taking it to the full Commission to save a step and all Commissioners can provide their feedback.

Eric Carpenter said we will work on this as quickly as possible, we will try for January, but it might be tough with the holidays. If not January, then February.

The Committee agreed to get the RFP out on the streets to see who is interested and what they can bring to the table including whether they can provide for funding.

MOTION: Commissioner Richardson moved for the Administration to work on the RFP to see what other people would like to do with the space and if they have any funding they would provide for the project. Commissioner Samuelian seconded it. All in favor.

DIRECTION: Administration to prepare the RFP and bring it for approval to the full Commission when ready in January or February.

NEW BUSINESS

6. DISCUSS THE RENOVATION OF THE SEAGULL HOTEL

November 18, 2020 – C4 J

Sponsored by Commissioner Arriola
Public Works

ACTION

Commissioner Arriola opened the item. He explained the request is for the vacation of the street and the payment to the City for that right.

Roy Coley, Public Works Director, presented the item. He explained we received the application for the vacation of the street and we are processing the application, but it is not complete. We do not have the appraisal that is required or a final proffer of public benefit for considering this. The Administration is not in a position to make a recommendation one way or the other and we recommended to the client that we would consider this in February, but they said they would like to be heard today and get the feedback of the Committee.

Michael Larkin, representing the applicant, spoke. He mentioned he is joined by his co-counsel Carter McDowell and Carly Grimm and his partner Graham Penn. He explained they have begun a multi-pronged process including modest legislative changes, a proposed right of way vacation, and development review board applications. There are only 6 Bulgari Hotels in the world, in bringing them to Miami Beach as the first United States location we will be joining Milan, Bali, London, Beijing, Dubai, and Shanghai. This redevelopment plan will be a significant benefit to the Collins Park neighborhood and the City as a whole. He said they formally filed the roadway vacation materials and have provided the City with their own appraisal of the market value of the right of way, in order to start the discussions of public benefit and the application. As of yesterday, they submitted the necessary reimbursement agreement to the City. He then went through a powerpoint presentation. He touched on development plan and the proposed design. He also showed pictures of the existing structure and proposed structure. He also explained the road vacation. The area is essential in making the Bulgari project a success. He explained they are proposing to replace the original dedication from the developer with a new easement that will allow the road to function in the exact same manner. The public will experience no change whatsoever. He gave some history on right of way vacations that have occurred in the City of Miami Beach. Right of way vacations have been used to bring public benefits. They believe this application is well within the tradition of bringing benefits to the

public. He continued with the presentation and spoke about the appraisal report. The value of the segment is \$5 million. They look forward to returning to the Committee in January once the appraiser has issued their analysis. They believe their proposal results in significant net benefit to the City and the Collins Park neighborhood.

Discussion was held.

Commissioner Samuelian said it is great to see top name providers and operators wanting to come to Miami Beach even in the middle of this pandemic. From an overall status of the city, that is encouraging. He also mentioned he is not aware of anyone else looking for the vacation in this area. He confirmed there is only one applicant.

Rafael Paz, Acting City Attorney, said that is correct and the Seagull is the only property that can make this request because the vacation would inure to the abutting property owner only. These are limited to applications for abutting property owners.

Commissioner Samuelian said it is interesting to him to hear about the history of the vacations. It is important to underline from what Rafael Paz just said, not one else is looking for this. There is an opportunity for some value creation for the City itself. He is intrigued by the project and very open to it. The next clear step for him is to see the independent analysis funded by the applicant of what it would be worth to the city to ensure there is significant and robust public benefit. As soon as that is ready, he thinks we should take the matter up.

Commissioner Richardson asked where we are with the independent appraisal.

Roy Coley said the applicant submitted documentation later yesterday for the reimbursement agreement. He said late last night he, the Interim City Manager, and Acting City Attorney were going through that to determine if we could get that appraisal ordered today. His request would be that this item be heard at the Committee next month and hopefully they can bring the appraisal then.

Commissioner Arriola moved for the item to be heard next month to discuss the independent appraisal.

Commissioner Samuelian seconded the motion.

Roy Coley said that the independent appraisal will be paid for by the applicant, they signed the reimbursement agreement, we will pay for it and then they will reimburse us after the fact.

Commissioner Richardson said he knows they spoke about a potential payment to the City, he asked Mr. Larkin if that is what they are looking at now in terms of public benefit.

Mr. Larkin said they are looking for just a payment to the City, then the Commission can allocate those funds however they would like. He thinks that provides the most flexibility and freedom of choice.

Commissioner Richardson referenced the referendum for the Marina project and mentioned 1 out of the 3 items didn't pass. He asked how this is different than that issue other than location.

Rafael Paz said that the Marina referendum questions that did not pass was for the sale of property, the entire transaction included a vacation as a component of the project, but what the voters did not approve was the sale of the portion for the residential portion of the project. This is different, a vacation is a legislative act within the Commission's discretion. Vacations have been done if there is public interest or compelling public benefits. In terms of the approval process, we are traveling under Chapter 82, we treat it like a conveyance because we are going to extinguish that dedication if approved by a quick claim deed. That included the finance review, the appraisal process, and 2 readings at the Commission. When this comes back to the Committee, we will lay out a detailed legal memorandum on the approval issues.

Public comments were provided.

Wayne Roberts, resident, spoke. He addressed the statement that this is historically a normalized thing. It was until a charter amendment became law, which required a vote on FAR. He thinks the Administration is illegally attempting to circumvent that law. They have been doing it for several years, unlike the prior administrations. If you take it to court, they would lose. He loves the project, but he cannot circumvent law. This process is corrupted.

Ray Breslin, President of the Collins Park Neighborhood Association, spoke. He said this presentation came to the association and they are excited about the project. The Seagull Hotel has been an eye sore at the very corner of Collins Park and the ocean. He thinks the project is really going to be amazing for the neighborhood and we know as of now the public benefit will be at least \$5 million. He wants to make sure the public benefit stays within the Collins Park neighborhood and is available to the cultural institutions that they have.

Ken Harrison Robins, representative of the Setai Condominium Association, spoke. He said they received a presentation from Carter McDowell and Michael Larkin. They appreciate them offering the information to them. The Setai is supportive of good development in the neighborhood, but they are still looking at this project and trying to understand all of the parameters. They are concerned about the issue about the transfer or redevelopment utilizing FAR from City property. The Setai is reviewing the submissions that were provided by the applicant to the City of Miami Beach. They support a quality redevelopment, but they are concerned about some details. They would ask the City to work with the activists to better understand whether or not this proposal violates the Save Miami Beach ordinance. They are concerned that this project may have averse on the infrastructure along Collins Avenue and the quality of life.

Commissioner Arriola made a comment not in regard to just this specific item. He said when he hears the comments about the past when we did Save Miami Beach, he finds it ironic that many of the people that speak about that either represent or live in buildings for which had the Save Miami Beach charter amendment existed the buildings would have not be allowed to be constructed and they wouldn't be enjoying those luxuries.

Commissioner Richardson said Commissioner Arriola is correct and we are seeing that in Sunset Harbour with the class A office space issue and many in the community don't want height increases there but made themselves height increases.

Commissioner Arriola mentioned when we talk about the affordable housing crisis, it is because of legislation like this that doesn't allow us to develop anymore, but people who owned properties 20 years ago have soared in value.

Commissioner Richardson reiterated that the Committee wants the Administration to move forward with an independent appraisal after the agreement is executed for reimbursement. He thinks this Committee and the Commission is going to get the appraisal and make a decision on whether or not the concept is good for Miami Beach. If it is determined that the project and vacation is good for the City then we will move forward based on the vote. The second part is that if there is a payment how we would use the money. He recognizes that Ray Breslin would like the money to stay in Collins Park, but he reminded him that the City puts a lot of money into Collins Park that is outside of Collins Park because we support the Miami City Ballet, the Bass Museum and other institutions there. The City will decide how we will use the funds. He noted we are having to use significant money from our reserves and a good use of the money would be to replenish the reserves.

MOTION: Commissioner Arriola moved to have the independent appraisal completed and brought back to the Committee in January for review and discussion. Commissioner Samuelian seconded it. All in favor.

7. **DISCUSSION TO CONSIDER A PROPOSED ORDINANCE TO THE CITY'S PREVAILING WAGES ORDINANCE, SET FORTH IN CHAPTER 31 OF THE CITY CODE, TO EXTEND THE REQUIREMENTS OF THE PREVAILING WAGE ORDINANCE TO CERTAIN CONSTRUCTION PROJECTS THAT ARE DEVELOPED ON CITY-OWNED LAND BY PERSONS OR ENTITIES OTHER THAN THE CITY,**

PURSUANT TO DEVELOPMENT AGREEMENTS, GROUND LEASES, OR MANAGEMENT AGREEMENTS FOR THE CITY

October 14, 2020 – C4 F

Sponsored by Commissioner Richardson
Procurement/Office of the City Attorney

ACTION

DIRECTION: Defer to the January 2021 FERC meeting.

8. **DISCUSS PRO-RATING 2021 BTR FEES FOR LIQUOR LICENSES DURING THE REMAINDER OF THE COVID-19 STATE OF EMERGENCY**

November 18, 2020 – R9 AC

Sponsored by Vice-Mayor Meiner
Finance

ACTION

Vice-Mayor Meiner opened the item. he explained that we charge BTR fees for liquor licenses to hotels and restaurants, one for 12 a.m.- 2 a.m. and one from 2 a.m.- 5 a.m. With the curfew in place they cannot utilize the licenses. He noted that this item would affect the fees going forward not from the past. Until such time the establishments are able to utilize the liquor licenses, it seems equitable that we should charge them or if they paid already, we could credit them for them to use for future.

John Woodruff, Chief Financial Officer, spoke. He said the City gets about \$5 million in revenue for BTRs, the fees are modular, if you are a restaurant you pay a certain amount and if you are a bar with a restaurant you pay a different amount, if you want to be open after midnight you pay another amount. That portion of 12 a.m. – 2 a.m. or 2 a.m. – 5 a.m. is fairly lucrative, it is about \$1 million of the \$5 million. A lot of folks have already paid at least 50% of their fees for the upcoming year, once we know the date that they can begin to operate we would prorate their BTR accordingly and send them a refund for the portion of the year that they weren't able to operate. For anyone that has not paid yet, we would encourage them to not pay for that portion of the BTR to be open after midnight. If they are able to operate and want to continue to do that, they would come back and pay for the BTR at a prorated amount. As far as financial impact, our estimate is about \$250,000, we don't really know when the curfew will change, and we don't know if during the year we would adjust the time to 2 a.m. or 3 a.m. for example. We will do the best we can with whatever direction is provided.

Commissioner Richardson said it may be complicated to do refunds and credits, he asked how we will differentiate refunds and credits.

John Woodruff said what is happening right now is that the BTR fees are due at the end of this month, based on direction here, we would take the item to Commission and hopefully get the final direction in January and by that time, most businesses would have paid something. That is why the refund option is going to be about 80% of what will be happening. For anyone that has picked up on the fact that they could avoid paying that amount in the first place, we would say when they are ready to operate to come back and pay for a prorated amount for the BTR for however much of the year is left.

Commissioner Richardson asked if Rafael Paz has a legal opinion on this.

Rafael Paz, Acting City Attorney, said that any relief we provide is solely at the Commission's discretion. We are traveling pursuant to the emergency orders that are still in effect. This is completely discretionary on the Commission's part under the Code.

Commissioner Richardson asked if Vice-Mayor Meiner would like to issue refunds or just credits.

Vice-Mayor Meiner said based on what John Woodruff has told him it doesn't seem overly complicated for the Administration to do either credits or refunds.

Commissioner Richardson said he was more thinking about cash flow to the City. He asked if John Woodruff thinks we can justify doing credits on one hand and refunds on the other. He wants to make sure we treat people the same.

John Woodruff said that was our intent all along which is why we are offering the options.

Commissioner Richardson said if we are going to do some refunds why everyone wouldn't say they want a refund.

John Woodruff said these are only people that cannot operate. During 2020 a lot of businesses were affected dramatically by COVID-19. This is really for the establishments that cannot operate due to the midnight curfew in FY 2021.

Discussion was held on the people who would get credits versus refunds.

John Woodruff explained the people who would get credits or a proration if businesses decide to not get the license until the point in the year where they are able to operate.

Commissioner Richardson said he thinks of a credit to someone as if they paid already and they are getting a payment against future payments, but that is not what is being discussed.

John Woodruff said we won't use the word credit then. If someone comes and pays to operate after midnight when there is only 3 months left of the fiscal year, the fee would be prorated so they wouldn't have to pay for the previous 9 months.

Commissioner Samuelian said he is supportive of what we are doing here. It sounds like folks are spending extra money and they just haven't been able to operate with the specific license. We are trying to be good partners and asked the Administration if we can fit this into our current financial picture.

John Woodruff said he has already mentioned previously that we are going to be about \$15 million short in this year's budget, he would be much more concerned about it if we didn't know we are in good shape to receive a sizable amount of CARES Act reimbursement from the County, we are at \$10 million now. He is hopeful we will at least get \$15 million if not over \$20 million. This kind of COVID-19 relief measures are in the spirit of the CARES Act reimbursement and the programs we would have done to get reimbursed ultimately. He is comfortable with it.

Commissioner Samuelian said that money is directed towards the pandemic. He said he is going to support this today.

Vice-Mayor Meiner moved to accept the recommendation as indicated in the memorandum presented by the Administration.

Commissioner Samuelian seconded the motion.

MOTION: Vice-Mayor Meiner moved to accept the recommendation as indicated in the memorandum presented by the Administration. Commissioner Samuelian seconded the motion. All in favor.

9. **DISCUSSION REGARDING SPRING BREAK MARCH 2021 PROGRAMMING AND FUNDING**

November 18, 2020 – C4 I, R9 P, R9 Q

Sponsored by Commissioner Arriola and Commissioner Samuelian
Tourism and Culture

ACTION

Raul J. Aguila, Interim City Manager, opened the item. He explained that he would like to have Lissette Arrogante and Heather Shaw present the proposed programming and then our proposer will make a presentation. He would then like some feedback from the Committee. Chief Clements is also present to address some additional information with regard to spring break.

Lissette Arrogante, Tourism and Culture Director, spoke. She explained that the City issued an RFLI. On October 26th they reviewed the proposals and selected Tom Bercu Productions and thought it was the most appealing programming for March. She gave some background on events that Tom Bercu and his company have produced previously in Miami Beach. We don't know what the audience will be like during this time, but the proposal is very flexible and can be adjusted for any type of audiences. She introduced Tom Bercu and Dave Cook from Tom Bercu Productions to present a Marvelous March in Miami Beach.

Tom Bercu provided a presentation and gave some background on their productions and their extensive experience. He explained they came up with a number of ideas to gear towards different types of audiences. He elaborated on the ideas, the timelines, and the days of the festivities that would take place. The idea is to have many different events going on through the days to keep the audience active and engaged; there is something for everyone. He explained the general schedule of the events and the general layout of where all of the activations will take place. In addition, they included sustainability and an impact study as it relates to COVID-19. He also explained they identified some sponsorship opportunities to offset some of the costs.

Raul J. Aguila summarized the item. He explained that the Commission directed the Administration last year to program and redirect what spring break is to the City, during the month of March which is the most intensive month of spring break. The proposed programming is proposed in the Lummus Park beach area between 7th and 11th streets, it would take place on a long weekend scale starting on Thursday-Sunday. No programming would be approved before 10 a.m. or after 10 p.m. on any day. We have Spectra trying to identify potential sponsorships. We are looking at a proposed cost of \$1.5 million for the programming. That does include costs associated with Police, security, and other charges. He said we are looking for the Committee to review the proposed programming, tell us what they like and don't like and also identify a funding source for the \$1.5 million cost.

Discussion was held.

Commissioner Richardson asked if allocated anything in the budget for this fiscal year for this item.

John Woodruff, Chief Financial Officer, said no we don't have anything in the budget and the main reason is we didn't have an idea of what the level of programming is that was being planned. We have known over the last year or two we need to figure it out, but we probably have to tap into the resort tax reserves a little more, or in this case the CARES Act reimbursement which is now almost \$10 million. We would need to authorize whatever the amount is and hope it can be defrayed as much as possible with sponsorships and other sources knowing that this year is the first we are trying something with a goal to get it as close to net zero in a full year in 2022 or 2023 as we move forward.

Commissioner Richardson asked if we put any of revenue of the \$10 million in our budget.

John Woodruff said we did not assume that we would receive any reimbursement and we have not allocated it either. He gave a preliminary idea of how much we would be short in the FY 2021 budget based on what we have already seen from resort tax and so on; he would like to reserve about \$15 million from what we get from the CARES Act to rebalance budget and anything over and above that we would have some capacity to do some different things.

Commissioner Richardson said he agrees that \$15 million is a good number and he will bring an item in January to discuss that with the Commission. He also asked if there is anything programming plan for Monday-Wednesday.

Marcia Monserrat, Chief of Staff to the City Manager, said what we usually see a ramp up of activity on Thursday and then by Monday we see more emptiness. That is why the programming is focused from Thursday-Sunday. There are activations and once the activation area is set up and if we see there is a need to create some lower tiered programming during those days we can, the programming is very flexible. This spring break there are a lot of unknowns.

Commissioner Richardson asked what specifically we are going to do to require social distancing as it relates to COVID-19. He is concerned that we could possibly encourage people to have a big party which is conflicting for trying to slow the spread of the virus.

Mr. Bercu said based on the City guidelines there are masks, sanitation stations, temperature stations, floor markers, space markers, testing staff, signage, and cleaning crew where applicable. He also said if they see the fenced in areas are highly populated, they can adjust the sizing as needed.

Discussion was held about the budget of \$1.5 million and sponsorship opportunities.

The \$1.5 million assumes no sponsorships.

Marcia Monserrat reiterated what John Woodruff mentioned about allocating an up to dollar amount that can be scaled back if Spectra is able to identify sponsorship opportunities.

Tonya Daniels, Director of Marketing and Communications, said that Spectra is already out there selling and doing proposals to companies right now based on the preliminary plans. Spectra was reluctant to provide a figure; they are putting together a liquor sponsorship proposal and did confirm that the amount was 6 figures.

Commissioner Richardson asked Chief Clements to speak and advise is there is anything he would like the Committee to know in regard to Spring Break.

Richard Clements, Chief of Police, spoke. He said one of the things they were learning yesterday is that the schedule this year is very volatile, it is all over the place. Fortunately, most of the Florida schools have cancelled spring break, but some have not, and they have altered the schedule. For example, University of Central Florida rescheduled their spring break to take place from April 11-18, which extends the need of Police for a longer period of time. From a planning and staffing perspective, it becomes very challenging because there are a lot of unknowns. Every day there is something new learned.

Commissioner Richardson confirmed that our beaches could be less crowded but for a longer period of time.

Chief Clements said yes. The traditional spring break there are 2 very busy weeks for us as a city, it might not happen, but it may happen. The way things are going right now we don't know what will happen, but it will be spread out 2 additional weeks than last year.

Raul J. Aguila said what Chief Clements and Marcia Monserrat said it very important to consider. The programming is based on traditional spring break schedules which assumes that March is the most intensive month. Variables that have been identified are very uncertain, including with who is coming and when.

Commissioner Samuelian said we couldn't have a more uncertain spring break this year with COVID-19 and he appreciates all of the work by the Administration and our outside partner to put this together. He asked about the target audience. If we have uncertainty about the colleges coming to Miami Beach, how would we describe our target audience for these programs?

Mr. Bercu explained the different events and how they would be catered to different people. The specialty events would be geared more toward the spring break crowd, but the other events would appeal to residents and everyone else.

Commissioner Samuelian said he wanted to make sure we are engaging with the local business and the Ocean Drive Association. We should be hearing from them about what they are doing and what they think about what we are doing. He said the need for flexibility given the uncertainty is critical. The most important issue to him is safety and quality of life challenges with spring break. He wants to know from the Police Chief and the Administration if they feel that this programming moves the needle. This is a big ask in terms of the funding. He wants to know if we will reduce the problems we have during spring break and if this is the recommendation.

Chief Clements said we didn't get an opportunity to really assess spring break this past March, because we were interrupted by COVID-19. This is really a testing ground for us and an opportunity to see if planned programming will help get us to where we want to go. He doesn't think based on what we did last spring break to make a determination.

Raul J. Aguila said this is something that the Administration was directed to do and this is the first time we are doing. He is very comfortable with the vendor and his proposal because he has had events like Winter Party that is a large-scale event that has gone seamlessly. He is not sure if this will move the needle or not but providing funding can be identified and sponsorship dollars can be identified to defray the cost. We will learn if we are on the right track to moving the needle and there will obviously be mistakes, but public safety and Police presence is obviously a constant in every spring break. This is the first time we do this, it will be the experience that we move forward from on what we did right and what we could do better going forward.

Marcia Monserrat said last year we did start to move the needle and did start to see success, but she wants to make sure that the Committee is aware that every step taken was with Police hand in hand, for everything. We commit that it is exactly how we will move forward this year as well. Police has been in all of the meetings with Mr. Bercu and they will continue to work through the process the same with Police involved every step of the way.

Commissioner Samuelian said he appreciates those comments. What we are really talking about here is a pilot program, a test of sorts and it is a big spend for a pilot. He said he supports something in this direction, but he is trying to digest the uncertainties and the pilot experimental nature of this. He is openminded.

Raul J. Aguila acknowledged Marcia Monserrat and her team for the amount of work and planning that has gone into this. He understands a lot was presented today. He said there are variables to consider for the programming, he asked if this is something the Committee would like to remain here or have the full Commission consider.

Marcia Monserrat said we need to have confirmation for this programming in January and the reason this is a big ask is because we need it to be a large-scale professional event. That will be a key to our success. If we are successful this year, in 2022 we will have sponsors coming to us. She asked Mr. Bercu to chime in on the timeline.

Mr. Bercu said early January would be preferable in terms of entertainment and sponsorship. He commented on the budget. He said he has produced events for 20 plus years and when you look at this as a singular event the \$1.5 million seems like a lot, but it is really 4 days of events over 4 weekends with multiple events each day. When you break it down into the amount of individual events, it breaks down in his humble opinion very reasonable for what it is for this sort of launch event.

Commissioner Richardson said it is a pilot program and the bad part about it this is during a pandemic, so whatever we learn this year won't be applicable to 2022. He thanked everyone for having this before the Committee in December as opposed to last year in February, for 2022 he recommended presenting this in October or November. He agreed this needs to go to the Commission in January due to timing. He thinks it is reasonable to expect whatever activity we are going to have over spring break is going to be over a longer period of time this year as opposed to the 2 weeks we have seen in the past. He suggested Marcia

Monserrat and Mr. Bercu to look at the planned programming and spread it out. Public safety for him is number one and that means we need significant Police presence. He feels the \$1.5 million is a little rich for him right now and is feeling more comfortable with \$1 million and then allowing some flexibility to the Administration if they get sponsorships and that is more on the high side right now. He asked Commissioner Samuelian his opinion on the \$1 million plus sponsorships.

Commissioner Samuelian said it is still a little rich for him but going in the right direction. He recommends moving it to the Commission and say the Committee discussed it and recommends limiting the City's exposure \$1 million plus sponsorships. He recommended reaching out to the Ocean Drive Association to hear their thoughts before this goes to the Commission in January.

Raul J. Aguila confirmed the recommendation would be to transmit to the Commission with a recommendation from the Committee that the City budgeted amount does not exceed \$1 million plus whatever additional money we can garner from sponsorships.

Commissioner Richardson said that is correct, but also to take a look at what programming can be done with that amount of money and relook at the time frame and extending the events. We need to flexible here. He thinks we will have smaller crowds but over a 4-6 weeks period.

Marcia Monserrat mentioned there is already programming scheduled for April and they will be looking at how we can cover the longer time frame.

Commissioner Richardson said that if in January the Administration goes to the Commission with a presentation that requires maybe \$20,000 over the \$1 million to still make the presentation.

DIRECTION: Stay within \$1 million budget plus sponsorships, look at stretching out the programming over a longer time frame and bring the presentation to the January 13th Commission meeting.

10. **DISCUSS THE SPONSORSHIP OF THE 2021 PRO FOOTVOLLEY TOURNAMENT IN NORTH BEACH**
December 9, 2020 – R9 R
Sponsored by Vice-Mayor Meiner
Tourism and Culture

ACTION

Vice-Mayor Meiner opened the item. he explained this was discussed at Commission and the original ask was for cash sponsorship, but the organizer no longer is asking for that. He is just looking for the waiver of fees now. The event is a FootVolley tournament on the sand in North Beach, it would be television broadcasted with no members of the public due to COVID-19. There are 40 individuals that will be frequenting the establishments in North Beach.

Discussion regarding the financials was held.

Lissette Arrogante, Director of Tourism and Culture, spoke. She said the fees that are asking to be waived is about \$76,000. This number includes City services for Police, Fire, Sanitation, Parks and Recreation, and Special Events. The event runs for 26 weeks every Thursday, Friday, Saturday, and Sunday. Each department provided their estimates.

The Commissioners were under the impression it was a smaller money.

Commissioner Samuelian asked what the City receives for public benefits.

Lissette Arrogante explained she met with the event producer and has not had the time to do the due diligence for this request, but she made sure she to contact the different departments to provide the service costs. Right now it is not that clear as to what the public benefits would be. She said the event producer

said they would be doing free clinics when they are not using the courts and a few other things, but she has not been able to confirm everything in the proposal.

Rafael Paz, Acting City Attorney, said maybe it can be clarified, because in the memorandum it is stated that the request is for a waiver of special event permit fees in the amount of \$15,000 and then a City contribution towards city services for \$15,000.

Lisette Arrogante mentioned that she reached out to the City of Hollywood because she noticed this event took place there before and they did not recommend working with the event producer.

Marcia Monserrat, Chief of Staff to the City Manager, clarified that the numbers in the agenda item were what were requested by the event producer, but the numbers that are listed now are what staff was able to clarify and confirm from other departments as what would be necessary for this event.

Commissioner Richardson said as he recalls in the discussion item at the Commission was the request for \$20,000 and they fast tracked the item to bring it to the Committee. He said that clarification is needed on what is being asked.

Sergio Menezes, event producer, spoke. He said this is the 4th time the event is being done in the City of Miami Beach. He also provided some background on the event and the waived fees for the past events. He also touched on the City of Hollywood comment, he said that is inaccurate because the Mayor of Hollywood supports the event. He mentioned the fees in previous locations have been minimal. He also touched on the fees that the City of Miami Beach are proposing. He expressed that the \$50,000 cost for the sand sifting is ridiculous and that no one other City charged them for that. He touched on some of the benefits the event is providing including the event being televised during prime-time slots.

Marcia Monserrat mentioned that if this item would have gone through the sponsorship process that is being proposed we wouldn't be here and that is why we keep bringing the item to Commission to discuss and seek approval on.

Vice-Mayor Meiner said as soon as this was brought to his attention, he passed it along to the Administration. He said since we have had this event here in prior years, we should be able to make our own determination on whether the event was successful or not in regard to checking in with the City of Hollywood, but he does appreciate the due diligence.

Marcia Monserrat said unfortunately none of the staff speaking on this were part of the Tourism and Culture team when this event took place on Miami Beach. She can go back to files, but it is not the same experience.

Vice-Mayor Meiner asked if we can reach out to former employees to find out about the success of the event.

Marcia Monserrat said we can and can get back to the Commission with the information.

Commissioner Richardson said he feels very uncomfortable about this. He also mentioned that the City decides what is required for the event as far as City services, not the event organizer. He is also concerned about the situation in the City of Hollywood.

Mr. Menezes said in previous years they were not charged for the sand sifting and now they are being charged \$50,000, which doesn't make sense.

Marcia Monserrat said the original request and previous requests from this event have been for 1-day events. This is 26 different events and the \$50,000 fee for the courts is for the rental of the courts, which includes the sifting of the sand.

Commissioner Samuelian said he is not ready to support this today. He is a big believer in process, we need to have all of the information. We should be able to hear from our own experience because this event has served us well. We do need something our Administration can get behind and he will not be supporting it today, but he would like to know what our experience was with this and get a clear sense of the public benefits. Under the right circumstances he sees us contributing to some of the fees, but he cannot do that today. We have processes.

Discussion continued.

Vice-Mayor Meiner agreed with do need answers and if it something we ultimately decided and did the due diligence that could be an economic benefit to our City, he would ask that we finalize the due diligence with looking at the previous events here. He has to believe there is some institutional knowledge and look at some potential economic benefits. He thinks if it something that could help our City, we should consider it.

Commissioner Richardson said they are not going to send this out of the Committee with a favorable recommendation, so it either dies today or another motion can be made by Vice-Mayor Meiner.

Vice-Mayor Meiner asked if we can have the analysis by the next FERC meeting and make the decision after reviewing it.

Rafael Paz said alternatively the Committee can move the item without a recommendation or with an unfavorable, so the full Commission can hear it at the January 13th Commission meeting.

Vice-Mayor Meiner said this seemed like a potential benefit, but ultimately, he is going to be reliant on the Administration to do the due diligence. He liked Rafael Paz's proposal. He will vet it and he won't bring the item to Commission if it doesn't make sense.

Commissioner Richardson said at this point his recommendation is unfavorable.

Commissioner Samuelian said he is willing to send it to the Commission based on what Vice-Mayor Meiner said about vetting the item after the Administration does the due diligence and provides a recommendation. He will bring the item if he thinks it is worth hearing at the Commission and if not he will kill the item himself. He confirmed that this item will be sent to the Commission with unfavorable recommendation today, but happy to send it to the Commission and let Vice-Mayor Meiner to make the final call.

DIRECTION: Item to go to the full Commission with an unfavorable recommendation from the Committee. Administration to work with Vice-Mayor Meiner to provide additional information and allow him to make the decision on whether to move the item forward.

11. **DISCUSS A PROPOSED AMENDMENT TO THE CITY'S EXISTING MANAGEMENT AGREEMENT WITH LIVE NATION WORLDWIDE, INC., THE CITY'S OPERATOR OF THE FILLMORE MIAMI BEACH AT THE JACKIE GLEASON THEATER, TO ACCOUNT FOR THE SIGNIFICANT ADVERSE OPERATIONAL IMPACTS ASSOCIATED WITH THE CLOSURE OF THE FACILITY SINCE MARCH, 2020 DUE TO THE COVID-19 PANDEMIC; WITH SAID AMENDMENT POTENTIALLY INCLUDING: (1) THE SUSPENSION OF LIVE NATION'S PAYMENT OBLIGATIONS UNTIL 90 DAYS AFTER THE FACILITY IS PERMITTED TO HOST EVENTS AT FULL CAPACITY; (2) A CREDIT FOR AMOUNTS PRE-PAID BY LIVE NATION FOR THE 2019-20 FISCAL YEAR; AND (3) AN EXTENSION OF THE TERM FOR THE CURRENT RENEWAL TERM OF THE AGREEMENT, WITH THE EXTENSION TO CORRESPOND WITH THE PERIOD OF FORCE MAJEURE ASSOCIATED WITH THE COVID-19 PANDEMIC; AND (4) THE TERMS RELATING TO THE COMPLETION OF REQUIRED ESCALATOR REPAIRS AT THE FACILITY, IN THE AMOUNT OF APPROXIMATELY \$162,219.46**

November 18, 2020 – C4 K
Property Management

ACTION

Rafael Paz, Acting City Attorney, opened the item. He explained they provided a proposal in the supplemental and have been working on trying and mitigate the budget impacts to the City. He suggested having Mitch Bierman speak before we get into the details of the proposed amendment to the management agreement.

Commissioner Richardson asked for the Administration to briefly discuss the lease terms and payment terms.

Rafael Paz said this is not a lease, it is a management agreement. That is an important distinction, because in the prior item the Committee discussed rent relief for tenants, but that is not exactly the situation for Live Nation. They have a management agreement and it was entered into in 2007 and we are currently in the first renewal term and they have 2 renewal terms of 5 years each, if they exercise the second renewal term and we agree on it would be in place in August 31, 2022-2027. Live Nation currently in January 2020 made their required City distribution which was about \$1.1 million. The management agreement provides for City distribution for \$1.2 million, but there are certain credits they are entitled to. They manage and operate the facility; they also fully cover all of the expenses for maintenance and repairs of the facility. After paying their required distribution in January 2020, they operated for 2 months and then they completely shut down due to the pandemic. Unlike, the rest of the world where many businesses have been able to adapt and adjust, Live Nation remains closed and is dark today and will likely continue to remain dark for a few months. What is in front of the Committee today is an amendment to their management agreement to address these extraordinary circumstances.

Mitch Bierman, legal counsel for Live Nation, spoke. He said they appreciate this opportunity, and this is not an easy decision for Live Nation to have to come to the City for this kind of relief. He said he has the executives that are a part of Venue Nation and the Fillmore present to speak if needed. He explained that they are a partner of the City of Miami Beach to bring world class entertainment to a world class facility that they operate for the City. He explained there has been no business for live entertainment in the world during this pandemic since March 2020. There is no way to do live entertainment without having people close together in a facility. They are continuing to spend money, \$1.2 million to maintain the facility. They have asked and discussed with staff, which they are supportive of is to essentially suspend the obligations to the City for a period of time from March 2020- full capacity plus 120 days and the unused portion of the \$900,000 paid to the City that has been unused, would be a credit and be allowed to be applied to the obligations to the City once they are back to operation at full capacity plus 120 days. That entire time period of suspension be added to the end of the term of this agreement so they can get the benefit of that. During that time, they will continue to spend the money of \$100,000 a month to continue to maintain the facility in partnership with the City. There is one other item that pertains to the escalators, there was a previous agreement to reimburse the funding of the escalator repairs which is outside of the \$100,000 month obligation. They are very much looking forward to being part of the recovery for the Miami Beach economy.

Raul J. Aguila, Interim City Manager, spoke. He said we are prepared to recommend a modified proposal today. The main concern which is issue number 4 of the 5 terms that we were considering for the amendment has been withdrawn. Based upon that, he is prepared to recommend that the Committee and then the City Commission proceed to consider and approve this amendment. He also thanked Live Nation; they have been a good long-term partner to the City. The pandemic has had a great impact on the cultural arts and this facility. He said Rafael Paz will go through the 4 terms in the proposed amendment. He acknowledged Adrian Morales for his work as well on this amendment.

Rafael Paz went through the 4 terms in the proposed amendment as indicated in the memorandum. They are asking for the suspension of the current distribution for January 2021 until such time they resume 100% operation plus 120 days and a credit of \$900,000 for the 2020 City distribution that they made, that they never got the benefit of since they only operated 2 months of the year. They are also asking for the extension of the renewal term, which would make it about a year and a half longer.

Discussion was held regarding the terms.

If the current renewal term is extended the rest of the dates would also be extended by the same period of time.

Commissioner Richardson asked if we budgeted getting this money in January 2021.

John Woodruff, Chief Financial Officer, said we took a global approach at discounting everything by 10%, which roughly is \$1 million. This \$596,000 after the \$400,000 is close to the \$1 million. He is not sure after that what will happen because it is going to be a while before they are operating, certainly if we have to do 120 days after full capacity, so it sounds like we will go into next fiscal year.

Commissioner Richardson asked if we proceed with the recommendation how big of a hole will this create in the budget. We just recommended \$400,000 of the \$1 million in the previous item.

John Woodruff said he is not 100% sure, he needs a little time to get with everyone involved to double check the math.

Mr. Bierman said if it makes it easier and the City wanted to apply the credit over a 2-year period, they could live with that.

Commissioner Richardson said he thinks the recommendation of the Administration is good but offered a tweak for consideration. He thinks we should suspend the payment in January 2021. He said it is his expectation when the facility reopens, it will open with limited capacity, he asked if we considered or not whether we should receive any rent before 100% capacity is reached plus the 120 days or is it that the fixed costs are so high that they cannot achieve any economies until they get to 100%.

Mr. Bierman said his understanding from discussing this internally is that the carrying costs are so high, they cannot really make money with 50% capacity, they lose money. They may not even be able to book acts because they don't want to play at a half full house. In order to robustly book, they need the 100% capacity and the 120 days is the lead time to be able to book the acts.

Michael Grozier, Executive Vice President of Clubs and Theatres Live Nation, spoke. He said the intent of the City is great. He said even with reduced costs it takes about \$100,000 to maintain the facility even while it is closed. He spoke about the acts and how it takes a while to book a tour.

Commissioner Richardson said he understands the need for the 120 days and he doesn't have a problem with the credit of \$900,000 and does appreciate the offer to have it amortized over 2 years and appreciates them withdrawing item 4. If this contract did not have a renewal period he would be more amenable to extending the period of performance of the contract, but because there is a renewal period and he has been advised by the Administration that Live Nation is a good operator, he thinks there is great anticipation that the renewal will be forthcoming. Rather than add the time to the end of the contract, he would prefer to extend the date of notification of renewing. It seems it is fair to all parties to push the date back, if the renewal period of August 2022, he thinks it is reasonable to push the notification date to April or May of 2022, by that time he thinks we will be out of the pandemic situation.

Commissioner Samuelian mentioned a few things. He agrees that fair is fair. Our partners at Live Nation used the word collaborative, which is the spirit in which we operate, we are absolutely here to work with them. He also said the Administration has something here that they want to recommend. He asked Live Nation if there was a best case or worst-case scenario when would the 120 days actually kick in.

Mr. Grozier said as a company they are budgeting a building like the Fillmore to come back in May and the outdoor season in June. That is the planning perspective, but it is a moving target. As a publicly traded company they are hoping May will be when they can return to normal operation.

Commissioner Samuelian asked if in August or September if we would start to receive funding based on the terms of the agreement.

Rafael Paz said it would apply at that point, then the credit of \$900,000 would kick in over 2 fiscal years.

Commissioner Samuelian asked for the net the total ask.

John Woodruff said in a normal year \$1.1 or \$1.2 million is generated, we budgeted \$596,000 this year which wouldn't materialize so that would be zero. With the \$900,000 credit against their \$1.2 million, we would see a big reduction in revenue in 2021, or if it was spread over 2 years, we would see the reduction in 2022 and 2023. We wouldn't be seeing any revenue from Live Nation for a while. The total number is about \$1.5 million at a minimum, but it depends on when they are open and running.

Commissioner Samuelian would like to know what the Live Nation's thoughts are for the second renewal, though it is not part of the decision today.

Mr. Bierman said that the request for the extension for this first renewal term they are in now is based on the fact that they would have lost 20 months of this term. Of a 5-year term that is a significant amount, they would have gotten zero revenue during the term, plus spending \$100,000 a month to maintain the facility. The time extension is a very important part of this conversation. The second renewal is subject to negotiation of terms with the City. There may be changes when we get to that point of discussing the renewal, which is another important reason of the extension. This pandemic has been devastating for this industry.

Mr. Grozier said he can't say they will definitely renew, but from his perspective as a guy who has overseen this property for over 12 years, their intention is to stay, renew, and invest in a bright future. They see a bright future for Live Nation and Miami Beach with the Fillmore.

Commissioner Samuelian said it is great to hear their interest in the second renewal. He also mentioned if the facility is operating at 50% or 75% that is better than zero. He asked why that wouldn't trigger a little bit of a different environment financially.

Mr. Grozier said if their carrying cost went down as well, it would be a little different. The carrying costs are what they are. The cumulative effect of the \$100,000 a month for the maintenance of the building will still remain. They felt like this was the fairest way to address all points. They will continue to carry the building but would like some relief on the rent that is committed. He provided an example of a venue in Atlanta operating at a COVID-19 capacity, with only 700 people out of 4,000. They can make a little bit of money but they are not going to have the kind of activity that will get them anywhere close to breaking even for the month.

Commissioner Arriola said unfortunately there are certain categories of business that have been really impacted like Live Nation, it is through no fault of their own, he wants to be as flexible as possible to accommodate them. We have to recognize the situation they are in. They are not going to be anywhere back to normal until this pandemic is truly in the past. This business will probably be one of the last to get back to normal. He thinks we need to try to be reasonable with Live Nation in regard to the terms of 120 days past 100% capacity until they start paying their distribution again.

Commissioner Richardson said he understands the point about talking about the second renewal term in August, while we are hopeful that Live Nation will be back in business in May, he believes it could be as late as November. He doesn't think they are going to be prepared in August. It could be as late as November that Live Nation will reach 100% capacity and then we have to add 120 days to that. He thinks it is possible we will not start receiving any payments until March 2022. He is not willing to support the extension of the period of performance right now because there could be other terms that both parties want to put on the table. He does believe by April or May 2022; we will be back in business and back at 100% that is why he was suggesting we move the date up. He fully supports the recommendation of the suspension of the annual payment, he is okay with the 120 days after the 100% capacity, he is okay with the \$900,000 credit, but he doesn't want to support the extension. He suggested coming back at a future date and making that a separate item.

Mr. Bierman commented on the extension, he said under the original agreement, they would have had 5 years during this renewal term and 5 years during the second one. Under the best-case scenario that was mentioned, they will have 3 years and 2 months under this renewal term, which is one of the reasons they asked to have this renewal term extended. It was also important to them that they withdrew the other request that they had for the credit for the amount of money they are investing on a monthly basis in the facility.

Commissioner Richardson said he understands and respects that. There may be other terms and conditioners that we all want to consider because we aren't through the pandemic yet. He wants them to exercise the second renewal term.

Commissioner Samuelian clarified that Commissioner Richardson is willing to accept the terms as described by the Administration with the exception of point 5, but the rest he is amenable to as described as it was described to us and move it to the full Commission.

Commissioner Richardson said he would take all of the recommendations to the Commission with the exception of the extension of the contract. He would move the exercise period of the right for the extension to May 1, 2022, which would still give the Administration 3 months to negotiate any term changes.

Raul J. Aguila said he wanted to clarify the motion. He confirmed the Committee is comfortable with points 1, 2 as amended to 120 days, point 3 with the \$900,000 credit spread out over 2 years. Point 4 has been withdrawn. He asked for point 5 if Commissioner Richardson is comfortable extending the term with the May date or if he doesn't want to provide a recommendation on that today.

Commissioner Richardson said he suggested that there be no extension for the 5 year period, but for there to be an extension on requirement for notification on the desire to exercise the option for the next renewal and that would be no later than May 1, 2022.

Commissioner Samuelian suggested since they are aligned with a lot of the points that the City Manager described, he is willing to embrace that and make positives recommendation on points 1, 2, 3 as amended by the City Manager, and leave no recommendation on 5. He suggested agreeing on what everyone agreed on, let the Administration have that discussion with Live Nation, and bring it to the full Commission.

Commissioner Richardson agreed with that and seconded the motion. He thinks that is terrific.

MOTION: Commissioner Samuelian moved to positively recommend points 1, 2, and 3, allow the Administration to discuss the extension of the agreement with Live Nation and bring it to the full Commission. Commissioner Richardson seconded it. All in favor.

DEFERRED ITEMS

12. DISCUSSION REGARDING THE ANNEXATION OF THE WESTERNMOST ISLANDS OF THE VENETIAN ISLANDS AND MAKING THEM A PART OF MIAMI BEACH, AND TO REVIEW PROPERTY TAXES, ECONOMIC IMPACT, AND VALUE

September 12, 2018 – R9 F

Sponsored by Commissioner Góngora
Office of the City Manager

ACTION

DIRECTION: Defer to the January 2021 FERC meeting.

13. DISCUSSION REGARDING STORMWATER CONNECTION FEES FOR COMMERCIAL PROPERTIES

July 17, 2019 – C4 E

Sponsored by Commissioner Arriola and Commissioner Samuelian
Public Works

ACTION

DIRECTION: Item withdrawn.

14. DISCUSSION REGARDING THE ANIMAL WELFARE COMMITTEE'S RECOMMENDATION TO FUND A PET ADOPTION FACILITY

July 17, 2019 – C4 N

Sponsored by Commissioner Arriola and Co-Sponsored by Commissioner Samuelian
Public Works

ACTION

DIRECTION: Item withdrawn.

15. DISCUSS INVESTING IN PLAYGROUNDS IN LUMMUS PARK

February 12, 2020 – C4 E

Sponsored by Commissioner Arriola
Parks and Recreation

ACTION

DIRECTION: Defer to the January 2021 FERC meeting, pending agreement.

16. AN ORDINANCE OF THE MAYOR AND CITY COMMISSION OF THE CITY OF MIAMI BEACH, FLORIDA, AMENDING CHAPTER 6 OF THE CODE OF THE CITY OF MIAMI BEACH, FLORIDA, ENTITLED "ALCOHOLIC BEVERAGES," BY AMENDING ARTICLE I, ENTITLED "IN GENERAL," BY AMENDING SECTION 6-3 THEREOF, ENTITLED "HOURS OF SALE/VIOLATIONS," BY REQUIRING THOSE ALCOHOLIC BEVERAGE ESTABLISHMENTS LOCATED ON OCEAN DRIVE, BETWEEN 5TH STREET AND 15TH STREET, POSSESSING A 5 A.M. ALCOHOL LICENSE AND SELLING OR SERVING ALCOHOLIC BEVERAGE(S) LATER THAN 12 A.M., TO RETAIN THE SERVICES OF AN OFF-DUTY POLICE OFFICER, FROM 12 A.M. UNTIL THIRTY (30) MINUTES PAST THE CLOSING TIME OF THE ALCOHOLIC BEVERAGE ESTABLISHMENT, FOR ALL SATURDAYS AND SUNDAYS (AND ALL SATURDAYS, SUNDAYS AND MONDAYS FOR THOSE HOLIDAY WEEKENDS OR CITY-SPONSORED EVENTS) DURING WHICH ALCOHOLIC BEVERAGES ARE SOLD OR SERVED BEYOND 12 A.M.; ESTABLISHING EXCEPTIONS; AND PROVIDING FOR REPEALER, SEVERABILITY, CODIFICATION, AND AN EFFECTIVE DATE

December 11, 2019 – R5 J

Sponsored by Mayor Gelber
Office of the City Attorney

ACTION

DIRECTION: Defer to the January 2021 FERC meeting.

17. DISCUSSION REGARDING THE PROGRESS MADE ON THE \$330,000 APPROPRIATED FROM THE CITY'S GENERAL RESERVES ALLOCATED TO SUPPORT RENT, MORTGAGE, AND UTILITY ASSISTANCE PROGRAMS

May 28, 2020 – C4 A

Sponsored by Commissioner Richardson and Co-Sponsored by Commissioner Góngora
Office of Housing and Community Services

ACTION

DIRECTION: Defer to the January 2021 FERC meeting.

18. DISCUSSION ON A PROPOSAL TO DEPLOY INTERACTIVE DIGITAL KIOSKS

September 16, 2020 – C4 M

Sponsored by Commissioner Arriola

Communications/Property Management/Procurement

ACTION

DIRECTION: Defer to the January 2021 FERC meeting.

19. UPDATE ON THE CITY'S BLUEWAYS MASTER PLAN

July 17, 2019 – C4 K

Sponsored by Commissioner Arriola

Environment & Sustainability/Parks and Recreation

ACTION

DIRECTION: Defer to the January 2021 FERC meeting.

**20. DISCUSS THE CURRENT STATE OF AND FUTURE PLANS FOR THE CITY OF MIAMI BEACH
PARKING DEPARTMENT**

October 14, 2020 – C4 B

Sponsored by Commissioner Samuelian and Co-Sponsored by Commissioner Góngora

Parking

ACTION

DIRECTION: Defer to the January 2021 FERC meeting.

**21. AN ORDINANCE OF THE MAYOR AND CITY COMMISSION OF THE CITY OF MIAMI BEACH,
FLORIDA, AMENDING CHAPTER 34 OF THE CODE OF THE CITY OF MIAMI BEACH ENTITLED
"COMMUNITY DEVELOPMENT," BY AMENDING ARTICLE III THEREOF, ENTITLED "SAFE
NEIGHBORHOOD IMPROVEMENT DISTRICTS," BY AMENDING DIVISION 5, ENTITLED "DISTRICT
4," BY AMENDING SECTION 34-203 THEREOF, TO ELIMINATE THE AD VALOREM CAP OF \$500
PER PROPERTY PER YEAR, CONSISTENT WITH ORDINANCE NO. 2002-3380; PROVIDING FOR
REPEALER, SEVERABILITY, CODIFICATION AND FOR AN EFFECTIVE DATE**

October 14, 2020 – C4 C

Sponsored by Commissioner Richardson

Office of the City Attorney

ACTION

DIRECTION: Defer to the January 2021 FERC meeting.

**22. DISCUSS A PROPOSED EXTENSION OF THE CITY'S EXISTING LEASE WITH 1 WASHINGTON
AVENUE CORP, THE CITY'S LONG-TERM TENANT AND OPERATOR OF THE "SMITH &
WOLLENSKY" RESTAURANT FACILITY AT SOUTH POINTE PARK, WITH THE FOREGOING
SUBJECT TO INDEPENDENT THIRD-PARTY APPRAISALS OF THE LEASE AND NEGOTIATION OF
THE LEASE AMENDMENT TERMS, INCLUDING PROPOSED TENANT IMPROVEMENTS, WHICH
WOULD BE COMPLETED BY THE LESSEE, AT NO COST OR EXPENSE TO THE CITY**

October 28, 2020 – C4 A

Property Management

ACTION

DIRECTION: Defer to the January 2021 FERC meeting.

23. DISCUSSION REGARDING RE-ALLOCATING ART DECO WEEKEND SPONSORSHIP ALREADY BUDGETED TO BE USED TOWARDS THE MUSEUM MASTER PLAN

December 9, 2020 – C4 I

Sponsored by Commissioner Góngora and Co-Sponsored by Mayor Gelber
Property Management

ACTION

DIRECTION: Defer to the January 2021 FERC meeting.

24. UPDATE FROM THE ECONOMIC DEVELOPMENT DEPARTMENT REGARDING STEPS TAKEN TO STREAMLINE THE BUSINESS PERMITTING PROCESS, IMPROVE BUSINESS RETENTION, AND ATTRACT NEW BUSINESSES

December 12, 2018 – C4 E

Sponsored by Commissioner Arriola
Economic Development

ACTION

DIRECTION: Come back to the February 2021 FERC meeting with an update.

25. DISCUSS FUNDING BOLLARDS ALONG THE BEACHWALK

October 14, 2020 – C4 Z

Sponsored by Commissioner Arriola
CIP/Property Management

ACTION

DIRECTION: Defer to the February 2021 FERC meeting.

26. DISCUSSION REGARDING CITY'S HOMELESS WALK-IN CENTER

September 11, 2019 – R9 O

Sponsored by Commissioner Samuelian
Office of Housing and Community Services

ACTION

DIRECTION: Defer to the March 2021 FERC meeting.

27. DISCUSSION REGARDING THE LGBTQ ADVISORY COMMITTEE MOTION REGARDING FUNDING FOR LGBTQ COMMUNITY INITIATIVES

April 22, 2020 -C4 A

Sponsored by Commissioner Góngora
Office of Management and Budget

ACTION

DIRECTION: Defer to be discussed during the FY 2022 budget process.

28. REVIEW OF ALL CITY DEPARTMENTS FOR JUSTIFICATION AND EFFICIENCY

October 16, 2019 – C4 U

Sponsored by Commissioner Góngora
Office of Management and Budget

ACTION

DIRECTION: Defer to be discussed during the FY 2022 budget process.

