



Wynwood BID Board of Directors Meeting

WeWork Wynwood
November 13, 2019 at 11:00 a.m. – 12:50 p.m.
360 NW 27 St, Miami, FL 33127
Meeting Minutes are not verbatim

Board Members in Attendance:

Albert Garcia, Wynwood BID
Irving Lerner, Wynwood BID
Marlo Courtney, Wynwood BID
Leslie Sharpe, Wynwood BID
Glenn Orgin, Wynwood BID
Gabriele Braha Izsak, Wynwood BID
David Charette, Wynwood BID
Sven Vogtland, Wynwood BID

Members Absent:

Jon Paul Perez, Wynwood BID

Others in Attendance:

Daniel Diaz, City of Miami Attorney's Office
Commander Daniel Kerr- City of Miami Police
NRO Alfredo Matias- City of Miami Police
Joseph Ruiz, City of Miami Zoning
David Snow, City of Miami Planning
Tony Albelo, Swarm
Alan Ket, Museum of Graffiti
David Lombardi, Lombardi Properties
Daniel Whyte, Goldman Properties
David Lerner, Lerner Family Properties
David Polinsky, Fortis Design
Giannie Baptista, Coyo Taco
Eli Mitrani
Alex Albarracin
Kathleen Smith, WeWork
Juan Ricardo Youssef, Minds CoWork
Bhavin Dhupelia, Rupees
Sachin Dhupelia, Rupees
David Peralta, Omni Parking
Kelly Penton, Kivvit PR
Manny Gonzalez, Wynwood BID
Aleksander Sanchez, Wynwood BID

- Executive Director, Many Gonzalez, called the Wynwood Business Improvement District Board of Directors meeting to order at 11:00 a.m.
- It was noted that *WeWork*, in conjunction with Goldman Properties, granted the Wynwood BID allowance to host the Board of Director’s meeting within the WeWork Conference located on the top floor of the Wynwood Garage, 360 NW 27 St, Miami, FL 33127.

EXECUTIVE DIRECTOR REPORT:

- It was noted that the Wynwood BID will schedule with the City of Miami Police Department for Board of Directors to visit the Real Time Crime Center before Miami Art Week 2019.
- Manny Gonzalez had provided a finalized draft of the Wynwood BID By-Laws to the Board of Directors which was discussed and approved on October 11, 2019 and subsequently submitted to City of Miami Legal Department for review.
- **Reference Motion #2**
- It was noted that it is the intent of the Wynwood BID to have Phase 2 of the Wynwood Security Camera Network installed and operational prior to Superbowl LIV on February 2, 2020.
- The remainder of the Wynwood BID Executive Director Report was postponed due to time constraints.

MANA WYNWOOD TUP APPLICATION:

- Tony Albelo, CEO of Swarm Event Agency, presented an overview of the most current version for the Mana Wynwood *The Deck* Temporary Use Permit (TUP) renewal application.
- It was noted that that renewal of a TUP is processed internally by the various departments of the City of Miami but Joseph Ruiz, City of Miami’s Director of Zoning, advised Mana Wynwood and Swarm to solicit feedback from the Wynwood BID.
- As per Joseph Ruiz, TUPs have a 1-year lifespans and can extended to 3 years. In addition, TUPs can be extended indefinitely via approval from the City of Miami Commission.
- It was noted that that the Mana TUP renewal application, if approved by the City, will extend the duration of the existing TUP by one year.
- As per Joseph Ruiz, the Modification of current Mana TUP will result in a small footprint and have sound attenuation measures in place.

- As per Tony Albelo, the sound attenuation plan in the modified TUP application guarantees to reduce noise impact by 75%.
- It was noted the smaller footprint will be a direct result on the TUP integrating the conditions of the Mana Special Area Plan so that food and beverage activities be set back 120ft from NW 2 Ave.
- It was noted that David Charrette, Marlo Courtney and David Lombardi expressed concerns about the sound attenuation plan methodology due to the lack of material to review.
- It was noted that Tony Albelo vouched for the validity of the sound attenuation plan.
- It was noted that Joseph Ruiz will disseminate the TUP sound attenuation plan with the BID board once it is received by the Zoning Department.
- Marlo Courtney suggested a master control to sound in case conditions change and sound is not compliant with requirements
- It was noted Tony claims that the current noise level at *The Deck* is below 100 decibels.
- It was noted that David Polinsky encouraged the Wynwood businesses and property owners to rethink TUPs and their negative impact on the community.
- It was noted that Victor Sanchez, as Chairman of the Wynwood Design Review Committee, expressed frustration over the lack of consistency and unregulated aesthetic principals of *The Deck*.
- It was noted that Victor Sanchez, advised that the City of Miami to allow the WDRC to fulfill its duty with regard to MOT in that the WDRC reviews and recommends to the City whether the design of developments and/or improvements to properties within the boundaries of the NRD-1 are compatible with the cultural and architectural character of the Wynwood Arts District.
- It was noted that Tony stated that changes to structural configuration of *The Deck* are due to special events.
- It was noted that Joseph Ruiz stated that once a TUP is approved the plan is static, however the configuration is allowed to be modified for a special event and must come back to compliance immediately.
- It was noted that Albert Garcia stated that the transient nature of a TUP and the structures within it, coupled with the frequency of special events already present within *The Deck*, it could theoretically operate outside of the approved TUP conditions.

- It was noted that the Wynwood BID Board of Directors will compile set of recommendations for the TUP before considering endorsement.
- It was noted that Manny Gonzalez expressed concerns regarding end times of special events as its effects on the neighboring business and incoming residents.
- Many Gonzalez recommended that the Wynwood BD Board of Directors make special consideration to support the amending of City of Miami noise ordinance to prevent special events from claiming exemption.
- **Reference Motion #3**
- BID Board will review information with the cooperation of Tony Albelo

MUSEUM OF GRAFFITI:

- Alan Ket provided an overview of *Museum of Graffiti*, the world’s first museum dedicated exclusively to graffiti art.
- It was noted that the *Museum of Graffiti* programmed several of the exterior walls along NW 25th Street, NW 3rd Avenue, and NW 26th Street in order to present the work of today’s top graffiti artists.
- It was noted that *Museum of Graffiti* will have their grand opening on December 5th.
- It was noted that as part of the Wynwood film series partnership with O Cinema, the next film in the series will be “Exit Through the Gift Shop” on Nov. 24 at No. 3 Social, 50 NW 24th St.
- It was noted that the screenings will be held at 7 p.m. on the last Sunday of every month and will be free to the public.

SECURITY UPDATE:

- City of Miami Police Commander, Dan Kerr, provided a November 2019 security update to the Wynwood BID Board of Directors.
- As per Commander Kerr, it was noted that Halloween was considered a “grand success”.
- As per Commander Kerr, there were zero robberies and zero persons crimes during Halloween day.
- As per Commander Kerr, due to heavy pedestrian traffic the City of Miami police closed off NW 2 Avenue to vehicular traffic at 9:00pm.
- It was noted that there were 130 police officers in Wynwood during Halloween.

- It was noted that Wynwood will presumably obtain a similar level of police involvement during Art Week 2019.
- It was noted that Commander Kerr, with assistance from the Wynwood BID, will close off vehicular traffic on NW 2 Avenue, from NW 29 St to NW 22 St, on December 6, 7, and 8th, from 4pm to 6am.
- It was noted that the deadline for deliveries for those affected properties will be 2pm on the days of the closure.
- It was noted that the City of Miami Wynwood Trolley will continue to run through NW 2 Avenue despite the closure.
- It was noted that the Art Week 2019 Merchant Meeting is tentatively scheduled for Tuesday, November 26th at 3:00pm.

MARKETING UPDATE:

- Wynwood BID Marketing Coordinator, Chris Hoffman, provided an update on the revised “Park Smart” sign initiative.
- It was noted that the new Park Smart signs are intended to be installed throughout Wynwood by Art Week 2019.
- As per Request from Marlo Courtney, the Wynwood BID will explore the possibility of placing physical copies of the Wynwood BID street guide below the park safe signs to aid in wayfinding.
- It was noted that The Wynwood BID will be hosting the annual holiday celebration on Wednesday, December 11 at 1-800-Lucky from 7:00 pm to 9:00 pm.
- The remainder of the Wynwood BID Marketing update was postponed due to time constraints.
- **(Marketing Committee Packet on File)**

NEW BUSINESS:

- Leslie Sharpe lauded Albert Garcia and David Polinsky for their Tri-Rail presentation on behalf of Wynwood.
- **Meeting Adjourned 12:50pm**

MEETING MOTIONS SUMMARY:

MOTION #1: October 11, 2019 Board of Director's Meeting Minutes:

- Upon a properly made and seconded motion, it was unanimously resolved to approve the October 11, 2019 Wynwood BID Board of Directors meeting minutes.

Albert Garcia provided first motion, Leslie Sharpe seconded
Motion Passed Unanimously

MOTION #2: Wynwood Business Improvement CCTV Donation #2:

- Upon a properly made and seconded motion, it was unanimously resolved to approve the proposed 2019-2020 donation #2, to the City of Miami Police Department, totaling \$118,000 for the second phase of the security camera and license plate reader installation initiative.

Albert Garcia provided first motion, Leslie Sharpe seconded
Motion Passed Unanimously

MOTION #3: Wynwood Business Improvement deferment of board endorsement of the Mana the Deck Temporary Use Permit:

- Upon a properly made and seconded motion, it was unanimously resolved to defer endorsement of the modified Mana Wynwood The Deck Temporary Use Permit to the December 11th Wynwood BID Board of Director's Meeting.

Albert Garcia provided first motion, Marlo Courtney seconded
Motion Passed Unanimously