



Wynwood BID Board of Directors Meeting

Wynwood BID Office
February 14, 2018 at 11:00 a.m. – 2:05 p.m.
310 NW 26 St #1 Miami, FL 33127

** Meeting Minutes are not verbatim **

Board Members in Attendance:

Joseph Furst, BID Board Chairman
Albert Garcia, Wynwood BID
David Polinsky, Wynwood BID
Dylan Finger, Wynwood BID
Irving Lerner, Wynwood BID
Jonathan Yormak, Wynwood BID

Members Absent

Others in Attendance:

Manny Gonzalez, Wynwood BID
Aleksander Sanchez, Wynwood BID
John Kassir McGowan
Robin Jones Jackson, City of Miami
Alfredo Matias, City of Miami PD
Albert Guerra, Commander PD
Commander Kerr, City of Miami PD
John Hefferman, Kivvit PR Agency
Agnes Hadad, Wynwood Café
Cindy Lerner, Wynwood BID
Marc Coleman, WDRC Member
Ingrid Marte, Goldman Properties
Adrian Aizenstat, LASA Holdings
Robin Alonso, CREC
Cynthia Cruz, City NET Office
Gabriela Chinboga
Marianella Daes
Nick Barshel, Akerman LLP

- Executive Director, Manny Gonzalez called the Wynwood Business Improvement District Board of Director's meeting to order at 11:00 a.m.

- As per Manny Gonzalez, David Lombardi submitted his formal resignation from the Wynwood BID Board on February 1, 2018.
- It was requested for a plaque to be purchased to honor Mr. Lombardi for his time, accomplishments and efforts within the District and as a Wynwood BID Director.

LEGAL UPDATE: ROBIN JONES JACKSON:

- Robin Jones Jackson provided the Board of Directors an update on the voting conflict procedures and provided an overview of Form 8B titled “*Memorandum of voting conflict for county, municipal, and other public offers*”.
- It was requested for the Wynwood BID office to create a file to store any recusal forms that may be used by any Wynwood BID sub-committee and Board of Director’s meeting in the future.
- It was requested that the current election ballots that are due on February 28th be emailed to property owners as well to ensure everyone received a copy.
- It was requested for the Wynwood BID to schedule a dual meeting with the WDRC Committee to review an ethics presentation and clarify and advise on any ethical issues that may arise.
- It was requested for the Wynwood BID to check if all the financial disclosure forms had been submitted by the BID, WDRC and Planning and Zoning sub committees to the City of Miami Clerk’s office.
- **Legal presentation material on file**

EXECUTIVE DIRECTOR REPORT:

- Manny Gonzalez provide an update on the various initiatives that were completed and/or currently in progress as of January 31, 2018.
- On January 10, 2018 the Wynwood BID met with the City of Miami Attorney’s office to discuss the reconciliation of assessments and liens from the inception of the BID to the present since there are three ways to submit assessment checks.
- As of January 2018, the Wynwood BID created a set of policy documentation as per Annual Audit requirements the Wynwood BID has created the following policy documents (*cash receipts, payroll policy and check request policy*).
- As per Manny Gonzalez, Mana Wynwood has secured the *Miami Home Design & Remodeling Show* to make Wynwood its new home as of August 2018.

- The Wynwood BID is currently waiting on the City of Miami Procurement Department to finalize our efforts to piggy back on the Coconut Grove ambassador program since our submittal on January 12, 2018 which included various procurement documentation that was used to create the professional services request at the Coconut Grove BID in 2013.
- As of January 30, 2018, the Wynwood BID facilitated a neighborhood trash receptacle comparative count to determine the total # of trash cans each neighborhood, in addition to the per block average in preparation for our annual retreat presentation by the director of solid waste.
- It was noted that Wynwood has a 0.32 average of trash receptacles per block compared to Coconut Grove which has a 2.45 average.
- It was requested for the Wynwood BID to ask the Miami Parking Authority about the possibility of a revenue sharing program in light of the District accounting for over 20% of the City of Miami's parking transactions.
- The Wynwood BID met with Miami Dade County on January 24, 2018 to discuss the decorative crosswalk adjacent to Joey's Restaurant on NW 2nd Ave, in addition to exploring additional ways we can add crosswalks throughout the District.
- Irving Lerner introduced a representative of Logistics Fine Arts as representative of Atelier Cruz-Diez to provide a brief update on the NW 2nd Avenue and NW 26 St. crosswalk initiative that was completed before the Wynwood BID's creation.
- **Executive Director Report on file**

MARKETING COMMITTEE UPDATE:

- Albert Garcia and John Heffernan provided an update on the various Wynwood BID marketing initiatives that are currently in progress.
- As per John Heffernan the Wynwood Business Improvement District and Kivvit PR have been recognized with a digital design award for www.wynwoddmiami.com.
- It was requested by Dylan Finger for the Wynwood BID to explore creating a detailed demographic report to assist with the recruitment of business to the District.
- It was requested to check if the City of Miami has any pedestrian count contracts, in addition to checking with DDA, Bayside Marketplace and the Turnberry Group.
- **Kivvit PR Marketing Committee Update on file**

FINANCE COMMITTEE UPDATE:

- Jonathon Yormak provided an update on the December 2017 *Consolidated Statement of Activities*.
- It was requested to check if the Bank of Ozarks has any banking accounts that offer an income generating option for the various streams of income we currently are generating.
- Reference Motion #2
- **Finance Committee Update on file**

SECURITY COMMITTEE UPDATE:

- Major Guerra updated the Wynwood BID Board that he has officially been promoted to Major and Commander Kerr will be taking his place in light of the change.
- To assist the City of Miami Police Department with logistics the Wynwood BID offered Commander Kerr use of the new offices at 2751 North Miami Avenue to allow him to conduct official Wynwood business within the District boundaries.
- Commander Kerr provided the Wynwood BID Board of Director's an introduction and a brief overview of the police services he is currently evaluating, in addition to background information on his previous posts within the department.
- **Security Committee Update on file**

PLANNING & ZONING UPDATE:

- David Polinsky provided an update on the *Temporary Use Permit* initiative and the need for the Wynwood BID staff to work with the NET office in reviewing the applications to ensure we provide them feedback before the City approves.
- It was requested for the Wynwood BID to work with the City of Miami NET office in finalizing a complete updated TUP master list in light of the expired list on file now.
- David Polinsky and David Snow provided an overview on the proposed *Small-Scale Development* legislation initiative that needs to be finalized by the Board of Director's before it is sent to City of Miami Commission via the City of Miami Planning Department for final ratification.
- It was requested for the alcohol extension discussion to be tabled and discussed at next week's Planning and Zoning meeting scheduled for 3 p.m.

- David Polinsky stated that the intent of the small scape legislation will assist in the development of small property sites, clean-up of property covenants and help maintain the character of the neighborhood.
- It was requested for the Wynwood BID to reach out to the City of Miami to find out what is needed for the formulation of the Wynwood Public Benefit Trust Committee.
- Adrian Aizenstat provided the Wynwood BID a presentation on a Wynwood Urban Waste Opportunity to seek support, so he can meet with the City of Miami to try to facilitate a pilot site within the District.
- Reference motion #3
- It was requested to have the extended alcohol hour initiative presented by the Wynwood BID bar community for next week's Planning & Zoning meeting at 3 p.m.
- **Planning & Zoning Committee Updates on File**

Meeting Adjourned: 2:05 PM

MEETING MOTION SUMMARY:

MOTION #1: JANUARY 10, 2018 MEETING MINUTES:

- Upon a properly made and seconded motion it was unanimously resolved to approve the January 10, 2018 Wynwood BID Board of Director's meeting minutes.

Albert Garcia provided first motion, Jonathon Yormak seconded

Motion Passed Unanimously

MOTION #2: ASSESSMENT PENALTY INCREASE 3% TO 8%:

- Upon a properly made and seconded motion it was unanimously resolved to approve the increase City of Miami Legal Department penalties for outstanding BID annual assessments from 3% to 8%, effective immediately.

Albert Garcia provided first motion, Jonathon Yormak seconded

Motion Passed Unanimously

MOTION #3: ENDORESEMENT OF PILOT URBAN WASTE PROGRAM IN DISTRICT

- Upon a properly made and seconded motion it was unanimously resolved to approve the support for LASA Holdings to establish an urban waste pilot site within a pre-approved public right of way location within the Wynwood BID District boundaries.

David Polinsky provided the first motion, Albert Garcia seconded

Motion Passed Unanimously

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