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## OFFICIAL SUMMARY MINUTES

The Miami Downtown Development Authority  
Board of Directors Meeting  
Friday, October 21<sup>st</sup>, 2016  
8:30A.M

**BOARD MEMBERS PRESENT:**

Ken Russell, Chairman  
Neisen Kasdin, Vice Chair  
Alvin West, Board Treasurer  
Bruno Barreiro  
Jose Goyanes  
Julie Grimes  
John Guitar  
Jerome Hollo  
Danet Linares  
Richard Lydecker  
Nitin Motwani  
Alan Ojeda  
Kim Stone

**BOARD MEMBERS ABSENT:**

Alicia Cervera  
Dr. Rolando Montoya

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### 1. ROLL CALL

8:30AM

Vice Chairman Neisen Kasdin called the meeting to order at 8:43am and welcomed members of the Board and the public to the October 21<sup>st</sup>, 2016 Board Meeting, and proceeded with the roll call. At 9:00am Board Chairman, Ken Russell joined the meeting and proceeded to preside it.

### 2. PRESENTATIONS:

- Kieran Bowers, Executive Vice President – Swire Properties  
Kieran Bowers introduced himself as the new Executive Vice President of Swire Properties, Mr. Bowers has been with Swire for 18 years and expressed his excitement about working with the Downtown Miami Stakeholders. In addition, Mr. Bowers provided an update about the current retail Swire projects and occupancy details of East Hotel. He added that Swire perceives Miami has great potential for investment.
- Miami Marlins All Star Game Presentation (*presentation on file*)  
*Claude Delorme, Executive Vice President, Operations & Events*  
*Alfredo Mesa, Vice President and Executive Director, Marlins Foundation*  
Claude Delorme provided a presentation about the Miami Marlins All Start Game Event scheduled for March 9-12, 2017.

The presentation included the following information:

- All-Star Summer Importance
- Preliminary All-Star Summer 2017 Event Schedule
- Event Locations
- Hotels
- Economic Impact in Miami projected at \$70,000,000
- 2013 World Baseball Classic Facts

DDA Board Members thanked Mr. Delorme for his presentation. No additional comments from the Board were made.

- Update on City of Miami Budget – Commissioner Ken Russell  
Commissioner Ken Russell reported that he met with members of the Downtown Neighborhood Association (DNA) and 200K have been allocated for lighting in District 2 including Museum Park. Also, two NET members will be hired, specifically in Downtown when the build out for their office is done at the Olympia Theater. Downtown Ambassadors presence would be increasing in the following weeks due to the hiring of additional personnel.

Downtown Ambassador Vladimir Duboise addressed the Board members present and expressed his gratitude for increasing the hourly wages for the Downtown Ambassador Program.

### 3. COMMITTEE(S) REPORT Program Committee(s)

9:00AM

- Business Development & Promotion - Chair: Nitin Motwani  
Nitin Motwani reported that the Miami DDA sponsored and participated in two major tech events in September that included Enterprise Development Corporation (EDC) and Refresh Miami Demo Day event. A roundtable event with Opalesque was held at the DDA on September 16, 2016; staff is working to finalize the brochure. The Research team has finalized an Employee Survey with FIU, findings have been shared with Schwartz Media. The Research team entered into a contract to conduct a comprehensive education survey with Q-Q Research Consultants to support the assessment of downtown Miami residents' attitudes, perceptions and opinions related to quality school options in the downtown Miami area. Also, the School Board approved over 80M dollars of investment for Downtown schools, 56M would be allocated to South Side Elementary and the rest to various Overtown schools.
- DDRI Committee Update – Chair: Neisen Kasdin  
Neisen Kasdin reported that a Special DDRI workshop meeting was scheduled per DDA Board Members request. At this meeting, questions from the Board were successfully addressed. Then Mr. Kasdin proceeded to introduce Joseph Goldstein who provided a DDRI presentation about the Increment III, after his presentation, Sue Trone from the City of Miami Planning and Zoning Department distributed a document to the Board Members with the DDRI Proposed Expenditures.

***Members of the Board requested a presentation by the City of Miami of how City Impact Fees are spent at the next Board meeting.***

***Chairman, Ken Russell recommended that all the Miami DDA Board Committees include a discussion item of the proposed expenditures of the DDRI at their November meetings and provide their recommendations to Neisen Kasdin, Chair of the DDRI Committee. Mr. Russell feels that DDA should***

***have input in the way the DDRI funds are spent. Once the recommendations of the Committees have been identified, legislation would be created and presented at City Commission.***

- Finance Committee Update – Chair: Al West  
Al West reported that the Finance Committee met and recommended the hiring of Cecilia Core to replace Carolina Londono as she’s moving to Virginia. Ms. Core will start working for the Miami DDA in January 2017, in the meantime Ms. Londono will be working remotely from Virginia. The auditors hired by the Miami DDA mentioned that they are comfortable with this transition process.
  
- Nominating Committee Update – Chair: Ken Russell  
Chairman Ken Russell mentioned that a Nominating Committee meeting would be scheduled before the next Board meeting.
  
- Transit, Connectivity and Mobility - Chair: Alan Ojeda  
Alan Ojeda reported that his Committee’s goal is to create connectivity and establish priorities that put MPO on the spot and create recommendations to bring to the Board. Eric Riel added that staff is reviewing the MPO SMART plan to create priorities. Chairman Ken Russell suggested that if any changes are recommended, the impact to Downtown should be considered.

Richard Lydecker reported that he was in communication with the Chief of Staff of Senator Bill Nelson regarding Brickell Bridge and Coast Guard. Richard Lydecker offered one of his attorneys to come to the next Board meeting to provide a two-minute update about the Brickell Bridge.

**Ken Russell mentioned that he would like to have a roundtable with all the pertaining parties to discuss solutions to this issue.**

- Arts, Culture and Entertainment - Chair: Kim Stone  
No Reports were provided
  
- Quality of Life – Chair: Jose Goyanes  
Jose Goyanes reported that the Pit Stop Program restrooms have been used 21,808 times this year.
  
- Urban Placemaking - Chair: Jerome Hollo  
No reports were provided

**4. FINANCIAL REPORT – September 30<sup>th</sup>, 2016 9:40AM**

Carolina Londono presented Financial Report – No reporting issues

**5. EXECUTIVE DIRECTOR REPORT – Alyce M. Robertson**

Due to time restrictions, Alyce Robertson reported that the permanent bathrooms were on the City Commission Agenda and passed.

**6. LEGISLATIVE ITEM(S)****9:50AM**

[Note: All legislative items are recommended by the Executive Director]

**A. APPROVAL OF MINUTES – September 16<sup>th</sup>, 2016**

*Al West moved to approve item, Jerome Hollow seconded, and the motion passed unanimously by the Board Members present.*

**B. RESOLUTION NO. 025/2016**

A RESOLUTION OF THE BOARD OF DIRECTORS OF THE MIAMI DOWNTOWN DEVELOPMENT AUTHORITY (“DDA”) OF THE CITY OF MIAMI, REQUESTING THE MIAMI CITY COMMISSION APPROVE THE DOWNTOWN MIAMI DEVELOPMENT OF REGIONAL IMPACT (“DDRI”), INCREMENT III ENCOMPASSING THE DOWNTOWN DEVELOPMENT AUTHORITY BOUNDARIES PURSUANT TO THE JOINT DDA/CITY OF MIAMI APPLICATION FOR DEVELOPMENT APPROVAL (“ADA”); FIND THAT THE ADA IS CONSISTENT WITH ALL APPLICABLE STATE AND CITY OF MIAMI REGULATIONS AS REFERENCED HEREIN: AUTHORIZING AN INCREMENT III DEVELOPMENT ORDER; APPROVING SAID DEVELOPMENT OF REGIONAL IMPACT DEVELOPMENT ORDER SUBJECT TO THE CONDITIONS OF THE INCREMENT III DEVELOPMENT ORDER INCORPORATED HEREIN BY REFERENCE PURSUANT TO THE REPORT, RECOMMENDATIONS AND CONDITIONS OF APPROVAL OF THE SOUTH FLORIDA REGIONAL COUNCIL (“SFRC”); AUTHORIZES THE EXECUTIVE DIRECTOR TO AMEND THE CURRENT PROFESSIONAL SERVICES AGREEMENT/SCOPE OF SERVICES WITH HOLLAND & KNIGHT TO COMPLETE THE REQUIRED STATE OF FLORIDA DEPARTMENT OF ECONOMIC OPPORTUNITY DEVELOPMENT OF REGIONAL IMPACT ANNUAL REPORTING AND PROVIDE FOR ADDITIONAL FUNDING FOR ADDITIONAL SERVICES COMPLETED FOR THE PROCESSING OF DDRI BEYOND THE PREVIOUSLY APPROVED SCOPE OF SERVICES; AND PROVIDING FOR AN AGREEMENT BETWEEN THE CITY OF MIAMI AND DDA OUTLINING THE FOLLOWING: 1) ASSIGNMENT OF CITY AND MIAMI DDA TASKS AND RESPONSIBILITIES FOR THE PREPARATION OF THE DEVELOPMENT OF REGIONAL IMPACT ANNUAL REPORTING; AND, 2) MIAMI DDA PARTICIPATION AND APPROVAL IN THE ALLOCATION AND DISTRIBUTION OF DOWNTOWN DEVELOPMENT OF REGIONAL IMPACT FEES PURSUANT TO THE CITY OF MIAMI CODE OF ORDINANCES.

*Neisen Kasdin moved to approve item, Al West seconded, and the motion passed unanimously by the Board Members present.*

**C. RESOLUTION NO. 028/2016**

A RESOLUTION OF THE BOARD OF DIRECTORS OF THE MIAMI DOWNTOWN DEVELOPMENT AUTHORITY (“DDA”) OF THE CITY OF MIAMI, FLORIDA AUTHORIZING THE EXECUTIVE DIRECTOR TO EXECUTE AN ADDENDUM TO THE AGREEMENT WITH MYDATT SERVICES, INC. DBA BLOCK BY BLOCK, FOR THE ADDITION OF TWO AMBASSADOR PERSONNEL, AT THE INCREASED RATE OF PAY OF FIFTEEN DOLLARS PER HOUR (\$15 PER HOUR) PREVIOUSLY APPROVED WITHIN THE ANNUAL BUDGET, TO PROVIDE SECURITY AND HOSPITALITY RELATED SERVICES FOR DOWNTOWN MIAMI, IN AN AMOUNT NOT TO EXCEED SEVENTY FIVE THOUSAND DOLLARS (\$75,000.00) FOR FISCAL YEAR 2016-2017.

*Jose Goyanes moved to approve item, Al West seconded, and the motion passed unanimously by the Board Members present.*

**7. Meeting Adjournment**

**10:30AM**

*Ken Russell moved the meeting to be adjourned, Jerome Hollo seconded and the meeting was adjourned at 10:30AM by general consent.*