

**Miami River Commission  
Meeting Minutes  
November 5, 2018**

The Miami River Commission (MRC) public meeting convened at noon, November 5, 2018, Lummus Park Community Center, 360 NW 3 ST.

**Miami River Commission (MRC) Policy Committee Members and/or Designees attending:**

Horacio Stuart Aguirre, MRC Chairman, Appointed by Governor Scott  
Frank Balzebre, MRC Vice Chairman, designee for Miami-Dade County Mayor Gimenez  
Patty Harris, designee for Governor Scott  
Eileen Higgins, County Commissioner  
Maggie Fernandez, designee for County Commissioner Higgins  
David Maer, designee for Miami-Dade State Attorney Katherine Fernandez-Rundle  
Neal Schafers, Downtown Development Authority  
Tom Kimen, designee for Neighborhood Representative Appointed by City of Miami  
Philip Everingham, designee for the Marine Council  
John Michael Cornell, designee for Luis Garcia Appointed by Governor Scott  
Sandy O'Neil, designee for Greater Miami Chamber of Commerce  
Bruce Brown, President, Miami River Marine Group

**MRC Staff:**

Brett Bibeau, Managing Director

**Others attending interested in the River:**

Please see attached sign in sheets.

**I) Chair Report**

**The Miami River Commission unanimously adopted the October 1, 2018 public meeting minutes.**

MRC Chairman Horacio Stuart Aguirre provided the following report:

I warmly welcome recently elected Miami-Dade County Commissioner Eileen Higgins, and her Chief of Staff Maggie Fernandez. Commissioner Higgins has moved quickly to represent her district and the Miami River Commission.

Therefore, on behalf of the Miami River Commission, I thank Commissioner Eileen Higgins, Mayor Carlos Gimenez, and the Board of County Commissioners for including \$140,000 for the excellent services provided by the Scavenger Water Decontamination Vessel in the current fiscal year.

In recent days City Commissioner Willy Gort has communicated with me his views on the bridge openings and possible solutions to ameliorate the traffic delays caused by openings. His comments are very important and appreciated since he is by far the longest serving elected official in the City of Miami and Miami-Dade County and was working on this issue as far back as 1993. He saw this coming way back when and knows a thing or two about it. I have accepted his invitation to continue the conversation on this in hopes that we can find a long-lasting solution. I should add that Commissioner Ken Russell has also communicated to me his desire to seek mutually agreeable solutions with both the stakeholders along the Brickell corridor and the marine interests.

**MRC Vice Chairman Frank Balzbre provided the following update on the Miami River Voluntary Improvement Plan (VIP):**

The MRC was pleased to coordinate and provide supplies for volunteers working to beautify the public Miami River Greenway on:

October 13 - volunteers from UM's Gandhi Day worked along the Miami River Greenway on North River Drive from I-95 to the 5 ST Bridge, painted over graffiti on the 1 ST Bridge, spread 200 bags of mulch, and picked up litter.

October 27 – 30 volunteers from UM's "Hurricanes Help the Hometown" picked up garbage along the public Riverwalk at 1407 NW 7 ST, and pulled weeds in the community vegetable and fruit garden in preparation for the next replant scheduled November 20. The MRC applauded Shawn Smith whom kindly volunteered to lead this volunteer event.

The next volunteer Miami River Greenway beautification event is December 1, and picking up garbage along the adjacent public Riverwalk at 1407 NW 7 ST.

**II. Consider Proposed Development of 5-27 SW South River Drive**

Mr. Levy Gomez Martinez distributed a presentation regarding the proposed "The Shipyard on The River" development, located on the vacant 5-27 SW South River Drive. The site's existing Land Use and Zoning allows a 12-story building with 102 hotel rooms, and the proposal is for a 6-story building with 50 hotel rooms. The 1<sup>st</sup> floor will feature a restaurant connecting with the public Riverwalk consistent with City Zoning Code 3.11, with no reductions to the waterfront building setback formula and public Riverwalk. The presentation states, "We want to create a space fit for the family and always taking care of our guests' tranquility and peace. In order to do that, we will make sure volume will never be a problem". The MRC previously considered a preliminary proposal for this site, and recommended approval of a side yard building setback adjacent to City owned 1 SW South River Drive, and in return the developer would make park improvements to the public greenspace, including a needed new seawall and public Riverwalk, and maintain the public greenspace in the future. The proposal also includes a waiver of the building setback from the street, in order to not reduce the waterfront building setback. The proposers offered to provide future updates and return to the MRC as they further develop their conceptual plans.

The MRC adopted a unanimous resolution recommending approval of the presented conceptual plans for “The Shipyard on The River” subject to the condition of the applicants providing an acceptable voluntary covenant including the following:

- 1) Comprehensive Plan’s required “Working River” disclosure, noting the 24 hours a day, 7 days per week operations in the job generating Port Miami River
- 2) Providing the public Riverwalk and waterfront building setback consistent with Zoning Code Section 3.11
- 3) Providing a new Seawall, park improvements, and maintain City owned 1 SW South River Drive
- 4) Provide future progress reports on a regular basis

### **III. MRC Subcommittee Reports**

#### **A. Greenways Subcommittee –**

Since the City and County’s adoption of the *Miami River Greenway Action Plan*, of the planned 10-mile public Miami River Greenway, 6.5 miles are complete. Currently the public Riverwalk is under construction at River Landing, Aston Martin, and One River Point. The MRC is continuing to advocate for funding to finish construction of the remaining 3.5 miles of the public Miami River Greenway from the following sources:

1. Voter approved “Miami Forever” City GO Bond Issue
2. State Sun Trail Grant (City submitted \$1 million application)
3. Rails to Trails Application for a \$2 million cost share Volkswagen Settlement Cost Share
4. New TPO Grant Funding Program
5. County GOB Bond Issue (expend remaining “Miami River Greenway” line item balance due plus additional pledged \$1,000,000)
6. Expend \$1,000,000 2016 TAP grant awarded to the City of Miami
7. FIND 50/50 matching grants
8. Private sector developments

I thank the City Commission for approving at 2<sup>nd</sup> reading and ordinance which maintains the zoning code’s current requirements for the public Miami River Greenway. The MRC is in the process of dropping our appeal of a Zoning Interpretation, filed over a year ago.

#### **B. Stormwater Subcommittee - Chair Sallye Jude**

The Miami River Commission’s Stormwater Subcommittee’s last public meeting minutes were distributed. The increased services of the Scavenger Water Decontamination Vessel will provide significant needed improvements to water quality in the Miami River. The Stormwater subcommittee’s next public meeting is December 5, 10 AM, at 1407 NW 7 ST.

## **C. Economic Development and Commerce Subcommittee – Chair Philip Everingham**

The MRC’s Economic Development and Commerce Subcommittee is scheduling an informational presentation regarding the \$30 million renovation and modernization of the RMK Merrill Stevens Shipyard. The project includes a new seawall, new workshops, and new ship lift. In addition, they have res-established the Merrill-Stevens Yachts sales and brokerage business, and now represent Sealine Yachts as the South Florida dealer as well as Service and Warranty Center for Sealine, Fjord, and Maori Yachts.

### **III. New Business**

Spencer Crowley, Akerman, asked to present the relocation of the Miami Yacht Show to downtown Miami, and apologized for missing the deadlines to present to the MRC subcommittee and be placed on the agenda. Mr. Crowley stated:

- Prior to the MRC’s next public meeting the City Commission will consider the proposed revocable license agreement from the City to Yachting Promotions, Inc. for the relocation of the Miami Yacht Show to downtown Miami.
- The applicant, Yachting Promotions, Inc. (“YPI”) operates one of south Florida’s premier luxury yacht shows, taking place on an annual basis each February (“Miami Yacht Show”)
- after 30 years on the Indian Creek waterway in Miami Beach, YPI has chosen to move the Miami Yacht Show to the heart of downtown Miami; and
- the City of Miami is the owner of approximately 18 acres of submerged lands lying between the Macarthur and Venetian Causeways (“City-Owned Submerged Lands”); and
- YPI is seeking approval of a revocable license issued by the City to conduct the Miami Yacht Show on the City-Owned Submerged Lands (“License”)
- under the Port of Miami River Sub-Element of the Miami Comprehensive Neighborhood Plan, Goal PA-3 states that the Miami River shall be encouraged to continue operation as a valued and economically viable component of the City’s maritime industrial base
- The Miami Yacht Show directly benefits marine businesses located on the Miami River, including large-scale boatyards as well as smaller component stores
- the Miami Yacht Show promotes the marine industry in the Miami River, and brings significant revenue, tourism, and jobs to the City and its residents; and
- The distributed Economic Analysis states in 2018 the Miami Yacht Show generated \$486 million of economic output
- The distributed Economic Analysis states in 2018 the Miami Yacht Show generated sales by Florida and Miami-Dade County companies of \$252.6 million and \$64.9 million, respectively

**The MRC adopted a unanimous resolution respectfully recommending the City Commission approve the revocable license agreement for the following reasons:**

- **The Miami Comprehensive Neighborhood Plan, Port of Miami River Sub-Element, Goal PA-3 states that the Miami River shall be encouraged to continue operation as a valued and economically viable component of the City's maritime industrial base**
- **The Miami Yacht Show directly benefits marine businesses located on the Miami River, including large-scale boatyards as well as smaller component stores, promotes the marine industry in the Miami River, and brings significant revenue, tourism, and jobs to the City and its residents**
- **An Economic Analysis shows in 2018 alone, the Miami Yacht Show generated \$486 million of economic output, including \$64.9 million in sales by local companies in Miami-Dade County**

The meeting adjourned.

**Miami River Commission  
 Public Meeting**

Monday, November 5, 2018  
 Noon  
 Lummus Park Community Center  
 250 NW North River DRIVE  
 Miami, FL

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<u>NAME</u>	<u>ORGANIZATION</u>	<u>PHONE &amp; E-MAIL</u>
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