



MEETING MINUTES

Virtual Attendance: Board Members – Anamarie Ferreira de Melo (joined later), Alicia A. Casanova, Justin Jacobs, Esteban Porcelli, Deborah Lake, Oscar Vazquez, Michelle Redlich and Jose Flores.

Video Link: <https://www.youtube.com/watch?v=Q2aZqAFRLNc>

1. **Call to Order:** Meeting called to order by MBNA Vice-President, Deborah Lake (DL), at 6:00 pm.
2. **Meeting Minutes:** Oscar made a motion to approve the October Minutes. Michelle seconded, all in favor. Alicia reminded all members that all MBNA meeting recordings can be viewed thru the MBNA website.
3. **Treasurer's Report & Membership Update:** Justin Jacobs reported banking balance as of September and the monthly reoccurring debits and pending credits of the Association. At the moment the MBNA continues with 63 members which consists of 44 condominiums and 19 hotels. In addition, they are currently in the process of sending all 2023 membership invoices.
4. **Old Business:**
 - **Beach & Water Quality:** Oscar Vazquez, Chair of the Beach & water Quality Working Group, provided an update as follows:
 - **Sargassum:** The BWQ Working Group held a Zoom meeting on October 19th. The MBNA Board has drafted a "call to action" to strategize on sargassum solutions prior to going into next year's peak session. Even though there has been more awareness and efforts to improve this situation, it has not been enough. Next meeting will be held on November 16th. The County provided us with the current contract with Raker. This is being reviewed and there are a few interesting points of potential opportunity to improve the sargassum situation, within the scope of the current contract.
 - **Beachside concessions:** All members that have concessions on the beach, or that have an interest in having concessions on the beach, should go to the MBNA website and review the current rules and regulations regarding Beachside concessions. The City continues to is work on revising the current rules & regulations, forms, etc. We are waiting for them to provide these revisions to us so that we can provide comments and input before final documents are approved.
 - **Beach Renourishment:** Jennifer Brand, from the Army Corps of Engineers, provided an update. Jennifer explained they have weekly update meetings on Wednesdays at 11:00 a.m. In the future, Jennifer plans to attend MBNA meetings in order to provide members with updates. Samantha Tiffany, from the City of Miami Beach provided an update. There are four segments in this project. Segment One is from 60th to 69th Street. This segment has been completed and the beaches are open to the public. Segment Two is from 50th to 56th Street. The sand placement there is ongoing in the south portion of the segment (around 50th Street.) The second phase of this segment will continue into next year approximately thru March of 2023. Segment Three from 44th through 49th street is currently about one-third completed. At the moment after some scheduled inspections next week, they will start demobilizing for Art Basel, as it is needed by November 14th. They will re-start the project afterwards. Segment Four, from 23rd thru 36th street, is not expected to commence until January of 2023.

- **Collins Ave. (41-63) Project Study:** Board Members Alicia and Justin are working together on this matter. Justin represents 24th to 41st and Alicia represents 41st thru 63rd. Milo Majstorovic, CMB Transportation Dept. representative, provided an update. The MBNA has been working together for the last couple of years on these projects with both the City and the FDOT. MBNA Board recently learned that at the September CMB City Commission meeting, a Resolution was adopted which urges FDOT to conduct a Traffic Study in that area and to implement dual southbound right turns on Collins and 41st street into their upcoming project. FDOT stated they are updating their design plans at this time and hope to have design plans ready in March of next year so that construction can possible take place between July of 2024 and March of 2025. This could include dual southbound right turn lanes from Indian Creek Drive westbound 41st Street. Milo reported that the current FDOT improvement plan does NOT anticipate any closures of westbound 41st street between Collins and Indian Creek Drive. Milos also confirmed that part of this project would most likely impact removal of parking spaces on Collins Ave, where only 15 parking spaces would be preserved.
- **Traffic Congestion on Collins Avenue & Indian Creek:** A request was made to synchronize the traffic lights especially during early morning and afternoon times when workers are entering and exiting the island. There is a request for improvement with the daily traffic congestion on this street.
- **FPL Project (50th to 63rd Street):** Public Works representatives and and FPL representative and Project Manager provided a brief update on this necessary upcoming project. The project is very noisy so the schedule had to be readjusted to accommodate residents who complained on the noise levels at night. Working hours have been revised to 7am to 4:30 pm and there's a revised timeline. They expect to have this completed by November 18th as it is now in the final phases. Once this completed, the FDOT will start working on the asphalt. Their goal is to have this finalized and open for upcoming Art Basel and Thanksgiving.
- **Beachwalk:**
 - **57th Beach Access Update:** Residents can find the email with more details on this on the mid beach website. Gabriela Gonzalez provided a brief update. This access will remain open from sunrise to sunset. There are other access points close by that will remain open after hours. The access point and its hours of operations follows the written agreement with that property.
 - **CMB Police & Safety:** The CMB Police has been very active addressing the situation of electric bicycles/scooters using the Beachwalk. They are also being more vigilant on the 43rd street area as they look out for homelessness activity on the bus stop benches. The City is looking into installing new bus benches to make them less conducive to anyone sleeping there. They are currently working on a policy for this matter also.
 - **Encroachments:** Alicia provided a quick update on this matter. Many properties have complied with trimming their landscaping and also purchasing the new signages from the MBNA but there are still some other private properties and City areas that need to take action. Kevin Pulido stated that he would be following up to address any City areas that are still pending.
- **EV Chargers:** Esteban Porcelli, MBNA Board Member, provided a quick update on the ongoing construction project. We are now waiting from the City who is working with the FPL to have these installed in various parking lots. Monica Beltran added that they are working with the FPL to have written agreements. Technology moves very quickly and installing fast charging stations will require transformers which are very expensive, and FPL is requiring 10-year contracts. We also need to create some easements for these transformers. The attorneys and all involved are working to have this negotiated. There were some questions on the price strategy, and this will be discussed at a later time and something that is handled by a different commission, to ensure there is no price gauging.
- **Miami Beach Drive (24th ST to 29th ST):** Waiting until the after the CMB Commissioner elections are finalized to see what Commissioner will be willing to undertake this subject. The MBNA website has a section with more information on this topic, including the vision for this area.

Next MBNA meeting will take place on January 4, 2023. The Annual Meeting will be in person on April 5, 2023.

5. **Adjournment:** Meeting was adjourned at 7:34 p.m.