



## Cocoanut Grove Village Council

### Monthly Meeting Agenda

**Marcelo Fernandes, Chairman**  
**Linda Williams, Vice Chair**  
**S. Larissa Ozols, Treasurer**  
**Zachary Elliott, Secretary**  
**Thaddeus Scott, Sergeant at Arms**  
**Johannah Brown**  
**Rachel Cardello**  
**Steven Dloogoff**  
**Hank Sanchez-Resnik**

*Every Third Friday*  
*6:30 PM*  
*3500 Pan American Drive*  
*Miami, FL 33133*  
[www.CoconutGroveVillageCouncil.com](http://www.CoconutGroveVillageCouncil.com)

---

**Friday, January 19, 2018**

**6:30 PM**

**Miami City Hall**

---

1. Call to Order
2. Roll Call
3. Pledge of Allegiance
4. Public Comment (two minutes per speaker)
  - a. Unrelated to the Coconut Grove Playhouse
5. Discussion of the Coconut Grove Playhouse
  - a. Chairman's Introduction
  - b. Opportunity for the public to comment or question the Council (one (1) comment/question per person, two minutes per speaker).
  - c. Village Council members' opportunity to discuss and decide on next steps as a Council.
6. Discussion of the Omni CRA extension to the West Grove.
7. House Keeping
  - a. Approve Minutes from Public Meeting held on December 15<sup>th</sup>, 2017
  - b. Opportunity for Members to add agenda items
  - c. Board Committee Reports
    - i. By-Laws
    - ii. Civic and Cultural Spaces
      1. Resolution Appointing Members to the Civic and Cultural Board Committee, Sponsored by Rachel Cardello
    - iii. Housing and Zoning
    - iv. Internal Continuous Improvement
      1. Digitizing of all documents, Zachary Elliott
      2. Agenda and Minutes Approval Procedure Review, Zachary Elliott
    - v. Transportation
    - vi. Visibility
      1. Report on Board Committee meeting.
8. New Business
  - a. Resolution Supporting Adoption of the Quickbuild Program, Sponsored by Zachary Elliott

9. Old Business
  - a. Director and Officer Insurance
  - b. Meet and Greet
10. Meeting Adjourned



## Regular Monthly Meeting

# Minutes

December 15<sup>th</sup>, 2017

Miami City Hall  
3500 Pan American Drive,  
Coconut Grove, FL 33133

1. Call to Order
  - a. Marcelo Fernandes called the meeting to order at 6:34 PM.
2. Roll Call
  - a. Council Members Present
    - i. Marcelo Fernandes
    - ii. Linda Williams
    - iii. Rachel Cardello
    - iv. Johannah Brown
    - v. Zachary Elliott
    - vi. S. Larissa Ozols
    - vii. Thaddeus Scott
    - viii. Hank Sanchez-Resnik
    - ix. Steven Dloogoff
  - b. Quorum
    - i. Present
3. Pledge of Allegiance
  - a. The Pledge was recited by all those in attendance.
4. House Keeping
  - a. Chairman Fernandes rearranged (under Article 5 of the Bylaws).
    - i. The following items on the agenda were moved:
      1. NET Report to be given after the Pledge of Allegiance.
      2. Public Comment to be given after the Police/NET Office Report.
    - ii. He expressed his wish that these change in the order of the agenda would be permanent.
  - b. Police/NET Office Report
    - i. No member of the police was present to give a report.
  - c. Public Comment
    - i. None
  - d. Opportunity for Members to Add Items to the Agenda
    - i. Linda Williams
      1. All Grove Holiday Gathering

- a. Hosted by Collaborative Development Corp., Frankie Shannon Rolle Community Resource Center, and CAHSD and CAC Members
      - b. Thursday, December 21, 2017
      - c. Kroma Art Gallery
      - d. 6:00PM to 9:00PM
    - ii. Marcelo Fernandes
      - 1. Bay Day
        - a. Waterkeepers, Monty's, and Shake-A-Leg
        - b. Enjoy the bay.
  - e. Approval of October 20<sup>th</sup> Meeting Minutes
    - i. Motioned: Marcelo Fernandes
    - ii. Second: Linda Williams
    - iii. Vote: Unanimous For
  - f. Approval of November 20<sup>th</sup> Meeting Minutes
    - i. Motioned: Marcelo Fernandes
    - ii. Second: S. Larissa Ozols
    - iii. Vote: Unanimous For
  - g. Treasury & Budget Update
    - i. Treasurer Ozols gave the report
    - ii. \$1968.73
    - iii. Hank Sanchez-Resnik
      - 1. Asked about D & O Insurance.
  - h. Chairman Fernandes spoke to the public
    - i. Spoke regarding created committees based on which issues were important
    - ii. Committees would be in charge of specific issues so that projects and issues could be worked on as projects.
    - iii. Members of each committee are managers, no additional power. All motions and resolutions will have to be voted on by the whole Council.
5. Resolutions
  - a. MOTION #1
    - i. Hank Sanchez-Resnik moves to accept all resolutions before the Council.
    - ii. Second: S. Larissa Ozols
    - iii. Vote: Unanimous For
6. Board Committee Reports
  - a. Bylaws Board Committee Report
    - i. Zachary Elliott
      - 1. Four Members (Zachary Elliott, Johannah Brown, S. Larissa Ozols, and Hank Sanchez-Resnik) have each read over the bylaws and submitted edits.
      - 2. Committee should decide on a procedure for reviewing and putting forward changes to the bylaws.
        - a. All at once (not appropriate).
        - b. Article by article.
      - 3. Invited others to read the bylaws and either edit themselves, or comment on others edits.
    - ii. Other Members
      - 1. Discussed process and use of deadlines.
      - 2. Discussed process by which bylaw amendments can be amended and adopted.
  - b. Housing and Zoning Board Committee Report

- i. Johannah Brown
  1. Petition
    - a. City has heard the message.
  2. City is working on reforming the NCD.
    - a. Have had several workshops regarding NCD.
    - b. Lot coverage has been discussed.
  3. Will be public meeting at the end of January.
    - a. Will be a “hefty” overhaul.
- ii. Marcelo Fernandes
  1. Spoke on definition of lot coverage
  2. “FAR” speaks to the volume of the home.
  3. Not as much enforcement as Coral Gables.
- iii. Questions
  1. Rachel Cardello
    - a. Asked what they are doing regarding height.
      - i. Johannah Brown answered that she expects height to be addressed.
  2. S. Larissa Ozols
    - a. Is there a waiver process for the third floor?
  3. Linda Williams
    - a. Concerned about NCD2.
      - i. Johannah Brown answered that she was under the impression they would both be reformed, including changing FAR.
  4. Rachel Cardello
    - a. Asked about the timeline for the NCD reform.
      - i. Johannah Brown said she was not sure.
  5. Hank Sanchez-Resnik
    - a. Asked if Thaddeus or Linda would like to say something.
  6. Linda Williams
    - a. The West Grove community should be represented.
    - b. Large number have been displaced.
    - c. Survey created by UM students under Professor Tony Alfieri.
    - d. We keep doing survey and workshops and not seeing any results from data.
  7. Thaddeus Scott
    - a. West Grove feels pressure of developers.
    - b. West Grove feels pressure the City allows developers to put on the West Grove.
    - c. Need to use tools to fight back, such as using the legal system.
    - d. They are not enforcing the NCDs currently in place.
    - e. Is it going to be beneficial to the community?
    - f. The displacement in the community was illegal.
    - g. CGVC has a responsibility to hold elected officials responsible.
  8. Hank Sanchez-Resnik
    - a. CGVC should help with the West Grove.
  9. Thaddeus Scott
    - a. Our community today is your community tomorrow.
    - b. Need to hold elected officials accountable.
  10. Steve Dloogoff
    - a. Asked if volunteers are needed for the survey.

11. Thaddeus Scott
  - a. Most people who are most affected do not trust most people who are outsiders.
  - b. Need people who are affected to conduct survey so they can get truthful answers.
12. Marcelo Fernandes
  - a. The system is screwed up for both sides.
  - b. Our current NCD code does not work and it is not being enforced.
  - c. Push for budgeting.
  - d. New Mayor and Administration is building out a zoning department.
  - e. Every area has its needs, need to preserve what we have and plan for the future.
- c. Civic and Cultural Board Committee Report
  - i. Coconut Grove Playhouse Update
  - ii. Rachel Cardello
    1. Commission heard appeal to push for more historic designation.
    2. Motion by Commissioner Russel to have a couple of conditions added.
      - a. 600 seats minimum.
      - b. Historic elements of the interior be preserved.
      - c. Less height on the garage.
        - i. One floor subterranean.
      - d. Anything built behind the primary façade should be set back, so as not to affect sightline of original building.
      - e. 100 day limit on coming up with funding.
    3. Alternative motion by Commissioner Carollo.
      - a. 45 days to come up with extra funding.
    4. Commissioner Russel's Motion was passed 3-2.
    5. Both parties need to give proof that they have the ability to operate and get enough funding in place.
  - iii. Johannah Brown
    1. Will there be an operating budget? Did they ask for one?
  - iv. Rachel Cardello
    1. Michael Spring was asked to bring an operating budget forward.
  - v. Steve Dloogoff
    1. Where is the budget for these plans?
    2. They want to just be trusted.
    3. Maybe they will be forced to come up with a budget now.
    4. The people who want the large theatre, built the Adreine Arsht center and they were saved by an "angel". They were over budget.
  - vi. Larissa Ozols
    1. What are the revenues from parking?
  - vii. Rachel Cardello
    1. No numbers were given.
    2. Parking Authority has reduced the number of parking spaces.
    3. They are being responsive, but they still need to give actual numbers.
  - viii. Larissa Ozols
    1. What about the condos?
  - ix. Rachel Cardello
    1. Condos were not discussed.

- x. Hank Sanchez-Resnik
  - 1. We should take a stand on this.
  - 2. I would like to take a stand, but I don't have enough information.
  - 3. I don't like that we are going to sit on the side.
- xi. Johannah Brown
  - 1. We can't take a stand without the financials.
  - 2. The reason we are in this position is because the Playhouse failed in the first place.
  - 3. One theory why it failed was that it was too large.
  - 4. I have not seen enough information from either side for me to get behind.
- xii. Hank Sanchez-Resnik
  - 1. None of us have.
  - 2. We should get the information so that we are informed on the financials of this.
- xiii. Marcelo Fernandes
  - 1. I have spoken with Michael Spring, and requested information.
  - 2. Doesn't understand how there is not much more information.
  - 3. We need to keep pushing for information.
  - 4. Other side doesn't have much information either.
- xiv. Rachel Cardello
  - 1. Commission didn't ask for anything other than operating budget.
  - 2. We would need an idea of the whole project.
- xv. Linda Williams
  - 1. Small theatre has been the plan for three years, now they want a bigger one.
  - 2. Will this make us start over?
- xvi. Rachel Cardello
  - 1. Scale of the project is dependent on party's abilities to fundraise.
- xvii. Johannah Brown left at 7:28 PM.
- xviii. Steve Dloogoff
  - 1. Should we pass a motion saying we want to see financials before we can decide on either plan?
- xix. Linda Williams
  - 1. Will the community be affected?
- xx. Marcelo Fernandes
  - 1. We should reach out to both parties.
- xxi. Zachary Elliott
  - 1. We passed a motion covering this during the last meeting.
- xxii. Hank Sanchez-Resnik
  - 1. We don't need a motion to do this.

7. Public Comments

- a. Mr. Andy Parrish
  - i. Pleased that everyone volunteered.
  - ii. Many are eagerly awaiting the Council to be a voice in the community.
  - iii. We have a commissioner who is supportive of what the Council does.
  - iv. Should be on TV, no reason you shouldn't be on TV.
  - v. Agendas should be widely submitted.
- b. Mrs. Barbara Mills
  - i. Resident and Business Owner in the West Grove.
  - ii. People made promises that were not kept.
  - iii. I submitted nearly one hundred (100) names to UM survey cited above.

- iv. Most people who moved away are now senior citizens on a fixed income, who can no longer afford to live in the Grove.
- v. Playhouse
  - 1. Most people who attended old Playhouse were out-of-towners.
  - 2. People from out-of-town make more money and can afford more in South Florida.
- vi. Transportation.
  - 1. During school is very bad.
  - 2. Need to consider traffic from new Playhouse.
- 8. Visibility Board Committee
  - a. Hank Sanchez-Resnik
    - i. Website
      - 1. Trying to transition website and make it better.
      - 2. Continuing to negotiate to obtain CGVC.org from Javier Gonzalez.
        - a. Thinks he will be able to get it.
      - 3. Reluctant to start redoing the website, because he thinks he may get a new domain.
      - 4. Have not done anything regarding analytics on website.
    - ii. Have been posting on the Facebook page.
      - 1. Facebook gives you analytics.
      - 2. September 1<sup>st</sup>, 2017
        - a. 364 Followers
      - 3. December 15<sup>th</sup>, 2017
        - a. 411 Followers
        - b. +47 Followers
    - iii. BID has forty (40) thousand followers.
  - b. Steve Dloogoff
    - i. I sent a list of all organizations in Coconut Grove.
    - ii. Began outreach to organizations to see what they are working on and what they think are priorities.
    - iii. Invites others to share other organizations with him.
- 9. Internal Continuous Improvement Board Committee
  - a. Zachary Elliott
    - i. D & O Insurance
      - 1. Bylaws say don't have to obtain insurance.
      - 2. All members are shielded under the Florida Not For Profit Act.
      - 3. All officers are also shielded under the Florida Not For Profit Act.
      - 4. Even if that was not the case, the CGVC has so little money and assets they are judgement proof.
      - 5. Gave the opinion that the CGVC is spending the majority of its money paying for insurance that is not required by the bylaws or the statutes.
  - b. Marcelo Fernandes
    - i. What happens if someone sues us for no reason? Can we self-insure?
  - c. Hank Sanchez-Resnik
    - i. So you don't think we need insurance.
  - d. Zachary Elliott
    - i. I don't think we can be held personally liable for anything so long as we don't do anything criminal.
  - e. Hank Sanchez-Resnik
    - i. Previous Councils had insurance.
  - f. Zachary Elliott



- i. Yes they did.
    - g. Hank Sanchez-Resnik
      - i. We still have a policy in effect?
    - h. Zachary Elliott
      - i. I do not know.
    - i. Hank Sanchez-Resnik
      - i. I did not read the report, because I was preparing for my presentation.
      - ii. We should review the report and pass a resolution on whether we should or should not get insurance.
    - j. Zachary Elliott
      - i. We should pass a resolution on whether to have insurance and try and get back money if we decide to cancel our current insurance.
    - k. Linda Williams
      - i. Have there been any law suits against the CGVC?
    - l. Zachary Elliott
      - i. I will search and find out.
10. Commodore Trail Presentation
- a. Presented by Hank Sanchez-Resnik
  - b. Commodore Trail is a bike trail that largely goes through Coconut Grove.
  - c. It's a mess.
  - d. Passionate about completing the trail.
11. MOTION #2
- a. S. Larissa Ozols moves to defer indefinitely items 7(a)i – 7(a)vii on the agenda indefinitely.
  - b. Seconded by Zachary Elliott.
  - c. Vote:
    - i. For                   8
    - ii. Against           0
    - iii. Abstain           0
    - iv. Absent             1
12. Meeting Adjourned at 8:08 PM.
- a. Motioned by Marcelo Fernandes
  - b. Seconded by Steve Dloogoff
  - c. Vote:
    - i. For                   8
    - ii. Against           0
    - iii. Abstain           0
    - iv. Absent             1

Humbly Submitted by

Zachary K. Elliott  
 Zachary K. Elliott  
 Secretary  
 Coconut Grove Village Council

**Sponsored by:** Rachel Cardello

**Coconut Grove Village Council**

**Miami, Florida**

**A RESOLUTION OF THE COCONUT GROVE VILLAGE COUNCIL APPOINTING MEMBERS TO THE CULTURAL LIFE AND CIVIC BOARD COMMITTEE.**

**WHEREAS**, the Coconut Grove Village Council wishes to appoint members to the Civic and Cultural Life Board Committee.

**WHEREAS**, the Coconut Grove Village Council's Bylaws require under Article VI: Committees a Civic and Cultural Life Board Committee.

**NOW, THEREFORE, BE IT RESOLVED BY THE COCONUT GROVE VILLAGE COUNCIL, THAT:**

**Section 1.** That the foregoing "Whereas" clauses are hereby ratified and confirmed as being true and correct and are hereby made a specific part of this Resolution upon adoption hereof.

**Section 2.** The Civic and Culture Board Committee shall oversee and advise the Village Council regarding all matters related to civic and cultural life in Coconut Grove.

**Section 3.** The following members shall be appoint to the Civic and Cultural Life Board Committee: Rachel Cardello and Zachary Elliott.

**Section 4.** That this Resolution shall be in force and take effect immediately upon passage and adoption.

**PASSED AND ADOPTED** by the Coconut Grove Village Council, this 19<sup>th</sup> day of January, 2018.

Coconut Grove Village Council

---

Marcelo Fernandes

Chairman, Coconut Grove Village Council

**Sponsored by:** Zachary Elliott

**Coconut Grove Village Council**

**Coconut Grove, Florida**

**A RESOLUTION OF THE COCONUT GROVE VILLAGE COUNCIL TO SUPPORT THE MIAMI-DADE  
TRANSPORTATION QUICKBUILD PROGRAM.**

**WHEREAS**, the Coconut Grove Village Council wishes to demonstrate its support for the Miami-Dade Transportation Quickbuild Program.

**WHEREAS**, the Miami-Dade Transportation Quickbuild Program is a County effort that provides funding and technical assistance for the implementation of municipality and citizen-led, short-term, low-cost transit access, bicycle, and pedestrian projects.

**NOW, THEREFORE, BE IT RESOLVED BY THE COCONUT GROVE VILLAGE COUNCIL, THAT:**

**Section 1.** That the foregoing “Whereas” clauses are hereby ratified and confirmed as being true and correct and are hereby made a specific part of this Resolution upon adoption hereof.

**Section 2.** That the Coconut Grove Village Council supports any and all steps taken by the County of Miami-Dade to adopt and implement the Miami-Dade Transportation Quickbuild Program.

**PASSED AND ADOPTED** by the Coconut Grove Village Council, this 19<sup>th</sup> day of January, 2018.

Coconut Grove Village Council

---

Marcelo Fernandes

Chairman, Coconut Grove Village Council