

Lincoln Road Business Improvement District  
Board of Directors Summary Meeting Minutes  
Tuesday, October 28, 2025  
10:00 a.m. – 11:30 a.m.

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**In Person**

New World Center, 500 17th Street, Miami Beach, Florida 33139, 4<sup>th</sup> Floor Conference Room

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**Join Zoom Meeting**

<https://zoom.us/j/4744547055?pwd=YXo1TmUrR0ZNMmJYNiVLZVVEVjczZz09>

Meeting ID: 474 454 7055

Password: 808879

Call-in: +1 301-715-8592 Meeting ID: 474 454 7055#

**MEETING CONDUCTED WITH IN-PERSON QUORUM AND VIA TELECONFERENCE  
(recording available upon request)**

**In-Person**

Yuri Rebello, Secretary  
David Herzberg, Member at Large  
Maria Stead, Board Member  
Julie Quittner, Board Member  
Melvin Schlessler, Board Member  
Elba Machado, Board Member  
Anabel Llopis, Executive Director  
Natalie Mejia, Staff  
Claudia Jagid, District Consulting

**Virtual**

Patrick Khoury, Board Member  
Freddie Peterson, Ex Officio  
Michael Comras, Comras Company  
Max Gelband, Comras Company  
Jared Robbins, In House Commercial  
Jami Burgess, Macys  
Francys Vallecillo, City of Miami Beach  
Justin Karr, City of Miami Beach  
Heather Shaw, City of Miami Beach  
Daniel Alzuri, City of Miami Beach  
Alexandra Riese, Dana Agency  
Hailey Fine, O'Connell & Goldberg

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**AGENDA**

**I. WELCOME/INTRODUCTIONS/ROLL**

**II. DISCUSSION OF BID FINANCES**

A. Anabel Llopis provided a financial update as of September 30, 2025.

**III. APPROVAL ITEMS**

1) Minutes from Thursday, July 17, 2025 LR BID Board Meeting

a) Melvin Schelessor moved to approve the minutes from the Thursday, July 17, 2025 LR BID Board Meeting. Yuri Rebello provided the second. Motion passed unanimously.

2) Gillie & Marc *Elephants Rising* - November 2026

a) Anabel Llopis reported that the proposed *Elephants Rising* exhibit has been postponed from November 2026 to November 2027 to allow the artists additional production time for newly commissioned, from-scratch bronze sculptures. The \$10,000 exhibit will include approximately 21 life-size and baby elephant sculptures. As a result of the postponement, Anabel Llopis noted the need to identify a new signature art installation for Art Week 2026.

b) David Herzberg moved to approve the \$10,000 expense for the *Elephants Rising* art exhibit for the 2027-2028 season. Melvin Shclessor seconded the motion. The motion passed unanimously.

3) LRBID Office Rent

a) The board discussed deferring a long-term lease decision to Q1 2026 to assess the impact of construction noise and space needs for on-site staff.

b) David Herzberg moved to continue the existing month-to-month lease at the increased rate, effective December 2025. Elba Machado provided the second. Motion passed unanimously.

**IV. GENERAL AGENDA ITEMS**

A. Halloween 2025

1. Anabel Llopis provided an update on the run of show for Halloween on Lincoln Road.

B. LRBID Annual Meeting - November 20, 2025

1. The LRBID Annual Meeting will be hosted at Andres Carne de res at 10:00 a.m. on November 20, 2025.

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C. LRBID Annual Election Update

1. Natalie Mejia provided a brief update on the annual board of directors election. Results will be announced at the Annual Meeting.

D. Moonlighter FabLab Update

1. Moonlighter FabLab's NSF ExLENT program, *Explorations: Expanding Access to Advanced Manufacturing Training Through an Experiential Learning Model (Maker Cities)*, has been officially funded by the National Science Foundation.
2. The program will engage 20 adult learners from non-STEM backgrounds in advanced manufacturing, design thinking, and emerging technologies through a full-scale community placemaking project to be displayed on Lincoln Road. Cohort 1 will run from January 20, 2026, through June 11, 2026, with a final exhibition scheduled for July 2026. Cohort 2 is planned for January-July 2027.

E. Lincolnroad.com Website Update

1. Anabel Llopis reported that the new website features updated branding, refreshed photography, and full ADA compliance. The site now includes all board contact information as well as all state- and city-required disclosures.

**V. NEW BUSINESS**

A. Melvin Schlessor moved to approve supporting the following three business-friendly items at the upcoming city commission meeting:

1. Item C7AJ: Workforce Parking Relief
2. Item C7AK: Faster Small Business Permitting
3. Item R5C: Temporary Mobility Fee Waivers

B. David Herzberg provided the second. The motion passed unanimously.

**VI. MEETING ADJOURNED**

**Next Executive Committee meeting: November 13, 2025 at 9:45 a.m.**

**Next Board of Directors meeting: January 8, 2026**