

THE RIVERFRONT SCOOP

Volume 1 Issue 1

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THE RIVER FRONT MASTER

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Miami, Florida 33130

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RIVER FRONT IMPROVEMENTS

The River Front is one of the best neighborhoods in the Downtown/Brickell. Under the leadership of this Master Association Board, here a few upgrades and improvements that have been done to the River Front over the past years:

A complete assessment and revamping of the security infrastructure of the River Front Master was initiated at the direction of the Master Board. A Chief of Security / Consultant, a former 20-year Assistant Police Chief veteran, conducted an extensive and thorough analysis of the outside, common area, security (rover patrol / gatehouse). The inadequacies of the security infrastructure was reported weekly to the Master Board which allowed the Board to make a calculated decision to improve the security infrastructure.

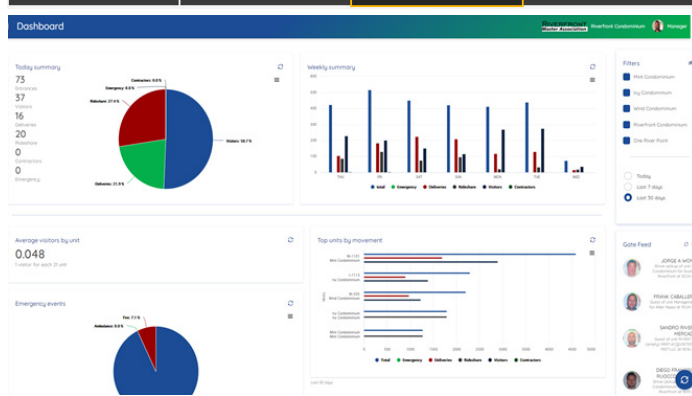
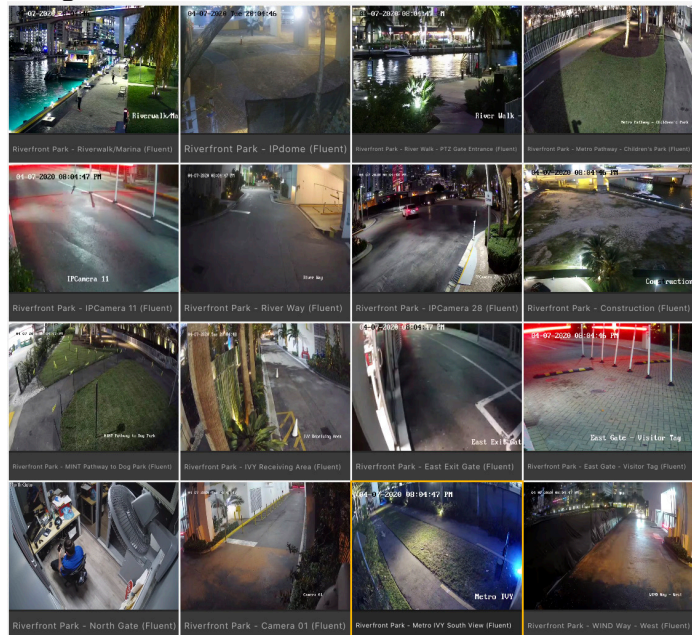
1. A Chief of Security who is on-site M-F, monitors all security operations 7 days a week, and is on call 24/7.
2. Implemented SLACK, a live feed documenting software that allows for continual, by the minute reporting conducted by our security supervisor / roving team.
3. New site-specific standard operating procedures.
4. Site supervisor on every shift.
5. 15 additional cameras to eliminate blind spots.
6. A new Visitor Management Software (QWKIN) that records all visitors requesting access to our community.

There was an unfortunate assault incident at the dog park with a homeless person and a MINT Resident last year. Since the new security team has initiated assertive patrol techniques developed by our Chief of Security, there have been zero assault incidents that have been reported on the property. Traffic congestion has been eliminated due to the security rover's "no stopping" enforcement of all vehicular activity, All dogs are on leashes, and the few instances that unauthorized persons have accessed our property from the public entrances, they have been intercepted and escorted off the premises. A new partnership with Miami PD, which entails a site-specific watch order, includes squad car presence, Segway and foot patrol, and collaboration with

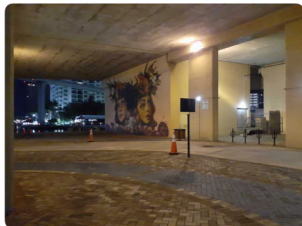
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River Front Improvements (cont. from page 1)

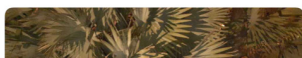
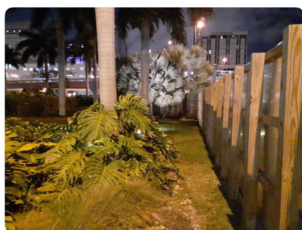
our security team to remove persons loitering under the South Miami Ave Bridge and the River Walk 2nd Ave Bridge.



river-front-brickell



ssff 2:40 AM South Miami Avenue bushes checked all clear / the sprinklers are on.



Purchased land & created a ~15,000 sq / ft dog park



Created our own underline bike and jogging trail



River Front Improvements (cont. from page 2)

Upgraded the River Front Walk
(Arguably the best on the Miami River per the Miami River Commission)



Recently completed a private Children's Park for Residents only



Significantly upgraded and maintain our landscaping



While we are very proud of all these accomplishments, we understand not everyone in the community places the same value on the upgrades. Some might have preferred more extensive projects and others would prefer a more bare-bones approach.

In an attempt to keep everyone apprised of projects, we will be implementing additional communication and we encourage attendance at our Board meetings. Management will also remain available to answer any questions concerning the financials and operations of the River Front Master. Transparency is critically important and endorsed by FirstService Residential and the Master Association Board.

We look forward to providing additional updates and sharing with you new projects that we continue to work on to better our community.

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COVID UPDATE

As our Federal, State, County and City Governments are moving towards lessening some of the restrictions contained in the COVID-19 related emergency orders; we wanted to take this opportunity to provide some answers to common questions and clarify misconceptions.

Locally, the River Front falls under two different jurisdictions which operate at different levels, Miami-Dade County and the City of Miami; or “County” and “City”, as it stands today, both entities have mandated the closure of our amenities. [Ken Russell](#), our City Commissioner, had this very useful excerpt in his last [newsletter](#):

“The County is a regional Government that can set certain emergency rules for the entire County and all Cities within it. However, Cities almost always have the right to impose more strict rules when necessary for the safety and interests of their municipality.”

As of 5/21/2020, both the County and the City have spoken about reopening timeframes and procedures; citing Commissioner Russell [“The County released its draft plan for reopening . . . The City will be updating its plan soon and we’ll clarify as new information becomes available. Stay tuned for updates here.”](#) We will be standing by for the City’s guidelines and details on the reopening, as they will ultimately dictate the course of our actions. [Click here](#) for an update video on the City’s plan from Mayor Francis Suarez.

In addition, according to the [Miami Herald](#), County Mayor Carlos Gimenez indicated that gyms and pools in residential complexes would remain close (for now) Furthermore, every single aspect of the plan regarding the ability to re-open some businesses, refers to the mandate for social distancing and the use of personal protection equipment at all times.

The River Front amenities and social common areas will adhere to the [County’s plan](#) and the standing City orders.

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THINGS TO DO



GROCERY SHOPPING: HEALTHIER AND BETTER

Finding new options around town might be a good idea to avoid grocery store lines, find new ingredients and try new things. The Miami Herald has published a very useful list for those looking for **locally grown and fresh produce, fruits and other items.** [Click here for more information.](#)



CORAL GABLES CINEMA

The Coral Gables Art Cinema has taken their theater online for all, to enjoy from the comfort of their home. **Stream old-school classic flicks like Orson Welles’ The Stranger, Phantom of the Opera and George Romero’s Night of the Living Dead,** on the cinema’s recently launched virtual drive-in. [Click here for more information.](#)



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WILDLIFE LIVE STREAM

Get your dose of wildlife by diving into Aquariums and Zoos’ Webcams. **Watch your favorite animals in a live feed already in place by some of the best facilities in the country.** We chose our favorite ones but feel free to jump right into this article by the Los Angeles Times and explore all the options. [Click here for more information.](#)

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Census data is used to fund public health surveillance, community health centers, Medicaid, and hospitals in our community. Now more than ever we need to ensure they get the resources they need to keep caring for all of us. [Click here](#) to complete the census.

Why They Conduct This Count? The census provides critical data for many sectors, from law to education, including public health, helping health professionals understand how illnesses affect our community.

Census data is used to allocate federal funding to community health centers, public health programs, Medicaid, disaster preparedness and relief, and many other services and resources needed in our neighborhoods. Now more than ever we need an accurate count of everyone living in Miami-Dade. For more information, [click here](#). To view census count map of your neighborhood, [click here](#).

**AFTER HOURS
NOISE LEVEL**



As we patiently wait for the reopening and reactivation of Miami; we kindly remind our residents that part of Condo/Hi-rise living is being mindful of late night (after hours) noise levels; now more than ever as a larger percentage of our residents are staying home.

Please note that loud voices when walking through the hallways, high volume music (particularly bass) and multiple people chatting in the balconies may wake your neighbors up, or furthermore, create a public nuisance.

We urge our residents to exercise awareness of potential loud noises, particularly between the hours of 9PM and overnight until 8AM.

Welcome to the first official River Front newsletter! This new forum will share information, history, updates on the property and surrounding community, ongoing efforts, new improvements and other news.

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A LITTLE HISTORY ABOUT OUR RIVER FRONT PROPERTY

by *Christine Michaels*

For the inaugural River Front newsletter, I wanted to share some fascinating history of this slice of Miami River Front property to further appreciate our home and investment. So as you drive onto the property, head out for a jog, walk the dog, exercise by the marina, or nestle inside your unit, you know you are living on hallowed ground. For me I think it brings a little more value and sentiment for a place I call home.

Miami is a young city, 124 years old, but the history of the area goes back thousands of years. Early inhabitants 1500 to 2000 years ago, the Tequesta tribe, depended on the river for transportation and food. They were proud of their “Mayaimi” home which means “around big water”. However, did you happen to notice the first four letters of the word? M-A-Y-A. If you’re thinking of a possible connection with the Mayans of Mexico that is correct. The Mayans with a rich history spanning 700 years (the Classic Period 250 A.D. to 900 A.D.), traveled to the South Florida area in search of a mineral for its blue color. So why do we say “Miami” now? It is believed that the latter name rolls off the tongue easier than the original name with four syllables.

Fast forward to 1891 when a widow, named Julia Tuttle with her two grown children (Harry and Frances) arrived from Cleveland, Ohio. She had visited the region in the past when her parents lived in today’s Miami Shores. After her husband’s passing in 1886, she made plans to return to South Florida. Since her arrival she was a tireless campaigner for developing the region and became known as the “Mother of Miami”.

Did you know that Julia Tuttle is the only woman to have founded a major city in the United States? This question was even on the Jeopardy trivia game show.

The modern building directly across from us on N. Miami Avenue, is the site where the 444 residents met in July 1896 and voted to incorporate the City of Miami. Yes just steps away from us. It gets better. Our property sits on what used to be the land of the very first hotel built in Miami by Julia Tuttle. The **Hotel Miami** officially opened its doors in January 1897 on Avenue D which today is S. Miami Avenue. Avenue D was considered the main street of early Miami. The hotel was built to receive the early guests traveling by train. You see, Julia Tuttle convinced railroad magnate Henry Flagler to extend his railway from West Palm Beach to Miami. Mr. Flagler initially built a train line from St. Augustine to West Palm



Miami Hotel, January 1897

Beach. He had no interest in Miami after his first visit. Julia Tuttle explained about the opening of the Panama Canal and the citrus groves in South Florida that did not freeze in the winter. She also approached her neighbor south of the river, William Brickell, with the idea that together they offer some of their land to further entice Flagler (Julia by then owned 600+ acres). It was a woman, a widow with a vision, that showed this businessman the dollar signs. So Flagler not only extended the railroad to Miami but also to the Keys. The train tracks came down more or less where I-95 is today and turned slightly east to “downtown Miami”. Those first train tracks were laid where the sidewalk is today on SW 3rd street in front of our property.

Today, Miami boasts 58,175 hotel rooms in the county, a leading tourist and travel destination in the country.

We are indeed sitting on the origins of the first modern development of Miami history.