

# MEMORANDUM

Agenda Item No. 11(A)(5)

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**TO:** Honorable Acting Chairwoman Rebeca Sosa and Members, Board of County Commissioners      **DATE:** December 15, 2020

**FROM:** Geri Bonzon-Keenan  
Successor County Attorney      **SUBJECT:** Resolution amending Resolution No. R-332-20 relating to financial relief plans at the airports due to the effects of coronavirus disease 2019 (COVID-19); extending the term of relief for certain business partners at Miami International Airport on a month-to-month basis from January 1, 2021 to no later than April 30, 2021 for a total amount of \$32,996,656.00, subject to termination upon a finding of a change in circumstances; authorizing the County Mayor to execute amendments to agreements with certain airport business partners and to execute any subsequent agreements necessary to effectuate the extension of the Financial Relief Plan and exercise all provisions contained therein, including termination, provided that any relief extended shall be subject to approval by the Federal Aviation Administration and compliance with the Airport Amended and Restated Trust Agreement and Bond Covenants; directing the County Mayor to strategize and develop a forward-looking long-term plan to provide financial assistance to concessionaires at Miami International Airport due to the effects of COVID-19; and directing the County Mayor to provide reports pursuant to Ordinance No. 14-65

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The accompanying resolution was prepared and placed on the agenda at the request of Prime Sponsor Acting Chairwoman Rebeca Sosa and Co-Sponsor Senator Javier D. Souto.



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Geri Bonzon-Keenan  
Successor County Attorney

GBK/smm



**MEMORANDUM**  
(Revised)

**TO:** Honorable Acting Chairwoman Rebeca Sosa  
and Members, Board of County Commissioners

**DATE:** December 15, 2020

**FROM:**   
Gen Bonzon-Keenan  
Successor County Attorney

**SUBJECT:** Agenda Item No. 11(A)(5)

Please note any items checked.

- "3-Day Rule" for committees applicable if raised
- 6 weeks required between first reading and public hearing
- 4 weeks notification to municipal officials required prior to public hearing
- Decreases revenues or increases expenditures without balancing budget
- Budget required
- Statement of fiscal impact required
- Statement of social equity required
- Ordinance creating a new board requires detailed County Mayor's report for public hearing
- No committee review
- Applicable legislation requires more than a majority vote (i.e., 2/3's present \_\_\_\_, 2/3 membership \_\_\_\_, 3/5's \_\_\_\_, unanimous \_\_\_\_, CDMP 7 vote requirement per 2-116.1(3)(h) or (4)(c) \_\_\_\_, CDMP 2/3 vote requirement per 2-116.1(3)(h) or (4)(c) \_\_\_\_, or CDMP 9 vote requirement per 2-116.1(4)(c)(2) \_\_\_\_ ) to approve
- Current information regarding funding source, index code and available balance, and available capacity (if debt is contemplated) required

Approved \_\_\_\_\_ Mayor  
Veto \_\_\_\_\_  
Override \_\_\_\_\_

Agenda Item No. 11(A)(5)

12-15-20

RESOLUTION NO. \_\_\_\_\_

RESOLUTION AMENDING RESOLUTION NO. R-332-20 RELATING TO FINANCIAL RELIEF PLANS AT THE AIRPORTS DUE TO THE EFFECTS OF CORONAVIRUS DISEASE 2019 (COVID-19); EXTENDING THE TERM OF RELIEF FOR CERTAIN BUSINESS PARTNERS AT MIAMI INTERNATIONAL AIRPORT ON A MONTH-TO-MONTH BASIS FROM JANUARY 1, 2021 TO NO LATER THAN APRIL 30, 2021 FOR A TOTAL AMOUNT OF \$32,996,656.00, SUBJECT TO TERMINATION UPON A FINDING OF A CHANGE IN CIRCUMSTANCES; AUTHORIZING THE COUNTY MAYOR OR COUNTY MAYOR'S DESIGNEE TO EXECUTE AMENDMENTS TO AGREEMENTS WITH CERTAIN AIRPORT BUSINESS PARTNERS AND TO EXECUTE ANY SUBSEQUENT AGREEMENTS NECESSARY TO EFFECTUATE THE EXTENSION OF THE FINANCIAL RELIEF PLAN AND EXERCISE ALL PROVISIONS CONTAINED THEREIN, INCLUDING TERMINATION, PROVIDED THAT ANY RELIEF EXTENDED SHALL BE SUBJECT TO APPROVAL BY THE FEDERAL AVIATION ADMINISTRATION AND COMPLIANCE WITH THE AIRPORT AMENDED AND RESTATED TRUST AGREEMENT AND BOND COVENANTS; DIRECTING THE COUNTY MAYOR OR COUNTY MAYOR'S DESIGNEE TO STRATEGIZE AND DEVELOP A FORWARD-LOOKING LONG-TERM PLAN TO PROVIDE FINANCIAL ASSISTANCE TO CONCESSIONAIRES AT MIAMI INTERNATIONAL AIRPORT DUE TO THE EFFECTS OF COVID-19; AND DIRECTING THE COUNTY MAYOR OR COUNTY MAYOR'S DESIGNEE TO PROVIDE REPORTS PURSUANT TO ORDINANCE NO. 14-65

**WHEREAS**, in December 2019, a novel coronavirus causing an infectious disease, named coronavirus disease 2019 (COVID-19) emerged; and

**WHEREAS**, with the illness spreading and the death toll rising around the world, on March 11, 2020, the World Health Organization (WHO) declared the outbreak a pandemic; and

**WHEREAS**, on March 13, 2020, President Donald J. Trump declared a national emergency and imposed travel restrictions between the United States and several countries around the world; and

**WHEREAS**, the United States Centers for Disease Control and Prevention (CDC) along with healthcare professionals worldwide have consistently stated that the best way to prevent illness is to avoid close person-to-person contact; and

**WHEREAS**, the travel restrictions along with the general public's adherence to the CDC's guidelines on physical distancing have resulted in a great reduction in passenger travel to and through Miami International Airport ("MIA"); and

**WHEREAS**, thereafter, many of the airport business partners requested deferrals or reductions in their monthly payments; and

**WHEREAS**, in response to these requests, on April 7, 2020, this Board passed Resolution No. R-332-20, which approved the adoption and implementation of financial relief plans for the County's business partners at MIA and the County's aeronautical business partners at the General Aviation Airports due to the effects of COVID-19 for a period of three months from March 1, 2020 through May 31, 2020, with one option to extend for an additional three months from June 1, 2020 through August 31, 2020, revocable upon a finding of a change in circumstances; and

**WHEREAS**, thereafter, this Board passed Resolution No. R-749-20, which amended Resolution No. R-332-20 extending the term of relief for certain concessionaires and one fixed-based operator at Miami International Airport, on a month-to-month basis from September 1, 2020 not to exceed December 31, 2020, subject to termination upon a finding of a change in circumstances; and

**WHEREAS**, the Miami-Dade Aviation Department (MDAD) continues to submit monthly reports to this Board detailing the grim circumstances that persist at MIA; and

**WHEREAS**, for example, MDAD's most recent July 2020 Relief Report provided a cumulative comparative analysis that showed an average decline of 79 percent in passenger flow levels at MIA for March 2019, April 2019, May 2019, June 2019 and July 2019 as compared to the same months in 2020, with the total number of domestic and international passengers falling from 19,592,694 passengers to 4,118,817 passengers, as well as a decline in total gross revenues for MIA concessionaires (including car rental agencies) of 77 percent, with revenues falling from \$398,712,211.00 to \$91,912,488.00 for the same time period; and

**WHEREAS**, based on certain shared information and the expectations of some air carriers at MIA, MDAD projects an average decrease of approximately 30 percent in passenger traffic flows in 2021; and

**WHEREAS**, because of the grim circumstances that persist, the forecasts that exist, and the unpredictability of the virus, it is important that MDAD develop a forward-looking long-term plan to assist concessionaires at MIA; and

**WHEREAS**, in the meantime, continued short term relief must be provided to assist certain business partners at MIA during these unprecedented times,

**NOW, THEREFORE, BE IT RESOLVED BY THE BOARD OF COUNTY COMMISSIONERS OF MIAMI-DADE COUNTY, FLORIDA**, that this Board:

**Section 1.** Amends Resolution No. R-332-20, as amended by Resolution No. R-749-20, relating to financial relief plans at Miami-Dade County's airports due to the effects of coronavirus disease 2019 (COVID-19), to extend the term of relief for 64 business partners at Miami International Airport (MIA) as listed in Exhibit A attached hereto, on a month-to-month

basis from January 1, 2021 to no later than April 30, 2021, for a total amount of \$32,996,656.00, subject to termination upon a finding of a change in circumstances. During the extended term, the Financial Relief Plan shall waive the Minimum Annual Guarantee (MAG) monthly payments, monthly rent, and other related fees for 64 business partners at MIA listed in Exhibit A, while still requiring payments based on a percentage of gross revenues. Notwithstanding its term, the Financial Relief Plan shall be subject to termination upon a finding of a change in circumstances, with such change fully set forth in monthly reports to this Board, detailing, at a minimum, passenger traffic and business productivity at MIA.

**Section 2.** Authorizes the County Mayor or County Mayor's designee to execute amendments to the agreements with the County's airport business partners listed in Exhibit A and to execute subsequent agreements necessary to effectuate the financial relief plans, provided that any relief authorized is (1) approved by the Federal Aviation Administration, and (2) in compliance with the Airport Amended and Restated Trust Agreement and Bond Covenants. Such amendments and subsequent agreements shall maintain their current provisions, including those enforcing releases of claims and requiring business partners to provide similar relief received to their subtenants and/or subcontractors.

**Section 3.** Directs the County Mayor or County Mayor's designee to continue to provide monthly reports to this Board regarding section 1 above, pursuant to Ordinance No. 14-65. Each report shall, at a minimum, detail the passenger traffic and level of business productivity at MIA since COVID-19's impact.

**Section 4.** Directs the County Mayor or County Mayor's designee to strategize and develop a forward-looking long-term plan to provide financial assistance to concessionaires at MIA due to the effects of COVID-19. Such plan shall at the very least explore potential changes

to existing concessionaire contracts and examine the impacts of passenger volumes in relation to revenues generated while ensuring compliance with rules of the Federal Aviation Administration, the Airport Amended and Restated Trust Agreement, and Bond Covenants.

**Section 5.** Directs the County Mayor or County Mayor’s designee to place a report on this Board’s agenda regarding section 4 above, pursuant to Ordinance No. 14-65 detailing the information in section 1 above within 120 days of this resolution.

The Prime Sponsor of the foregoing resolution is Acting Chairwoman Rebeca Sosa and the Co-Sponsor is Senator Javier D. Souto. It was offered by Commissioner \_\_\_\_\_, who moved its adoption. The motion was seconded by Commissioner \_\_\_\_\_ and upon being put to a vote, the vote was as follows:

Rebeca Sosa, Acting Chairwoman

Jose “Pepe” Diaz	Sen. René García
Oliver G. Gilbert, III	Keon Hardemon
Sally A. Heyman	Danielle Cohen Higgins
Eileen Higgins	Joe A. Martinez
Kionne L. McGhee	Jean Monestime
Raquel A. Regalado	Sen. Javier D. Souto

The Chairperson thereupon declared this resolution duly passed and adopted this 15<sup>th</sup> day of December, 2020. This resolution shall become effective upon the earlier of (1) 10 days after the date of its adoption unless vetoed by the County Mayor, and if vetoed, shall become effective only upon an override by this Board, or (2) approval by the County Mayor of this resolution and the filing of this approval with the Clerk of the Board.

MIAMI-DADE COUNTY, FLORIDA  
BY ITS BOARD OF  
COUNTY COMMISSIONERS

HARVEY RUVIN, CLERK

By: \_\_\_\_\_  
Deputy Clerk

Approved by County Attorney as  
to form and legal sufficiency.



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**Miami-Dade Aviation Department**  
**(Amounts shown are monthly)**  
**Exhibit A**

<b>Company</b>	<b>Total Co.</b>	<b>Total Relief Offered</b>
<b>Concessionaires</b>		
Airball Sports II LLC		7,887
Airport Subway II LLC		1,940
Alclear LLC		5,565
Areas USA, Inc. - 003022/005275		276,937
Concessions Miami LLC		214,966
Duty Free Americas Miami, LLC		2,774,496
Dade County Federal Credit Union (Rent plus transaction fee)		143
Marlins Airport Retail Operator LLC		1,552
Miami Airport Concession LLC		425,416
Smarte Carte Inc		31,344
URW Airports, LLC		99,658
	<b>11</b>	<b>3,839,903</b>
<b>Concessionaires</b>		
27 Entrepreneurs Miami International Airport LLC		12,784
305 Pizza At MIA LLC		15,605
Air Sun JV - #5355 #4942		13,774
AMS of South Florida SGH JV ( Hudson Group)		24,893
AMS-TEI Miami Joint Venture		287,858
ATM OPS INC DBA BITSTOP		1,000
BFC Airport Stores LLC		13,586
Bijoux Nouveau Inc - 003173/003174		58,836
Bongos Cuban Cafe Miami Inc dba Estefan Kitchen Ex		14,102
Brookstone Stores Inc		10,123
Carrie Concessions Inc - 011261 (Replace Lease 000283)		14,187
Chef Creole Airport LLC		8,731
Chefs of the Caribbean LLC		13,711
Communitel Inc - 002231/003759		9,050
Cuban Crafters MIA LLC		6,469
Duty Free Americas Beauty, LLC		141,459
Exactta LLC		24,347
FCG of FL Inc Optg as Faber MIA LLC		115,962
Fig & Fennel at Mia, LLC		31,319
Global Concessions Inc		520,592
Half Moon Empanadas at MIA LLC		9,858
Holiday CVS, LLC (CVS #10731-01)		19,547
Host International Inc - 000197/005812		624,631
Icebox Cafe at MIA LLC		24,116
InMotion Entertainment Group LLC		9,543
Lenlyn Limited dba ICE Currency Services USA - 004192/010449		209,112
Master ConcessionAir LLC		55,439
Miami Concepts LLC		23,558
MSI Foods and Services Inc. - 011182/011297		4,167
Newslink of South Florida LLC		538,404
NewZoom LLC dba ZoomSystems		19,812
Perry Ellis Menswear LLC		6,692
Safe Wrap of Florida JV, LLC		318,162
Taxco Sterling Company Inc		21,614
WDFG North America LLC - 007913		180,473
	<b>35</b>	<b>3,403,514</b>
<b>Other Concessionaires</b>		
94th Spirit Grill, LLC		6,212
AC Holdings Inc dba CNN Airport Network		12,500
American Airlines Federal Credit Union		18,058
American Express Travel Related Services Company I		103,600
American Shuttle Inc		21,261
Electronic Media Systems Inc (WIFI)		45,833
Global Lounge AV MIA LLC - 010028/011031		831
Global Lounge LA MIA LLC (LATAM) - 010323/011094		720
Global Lounge TK MIA Term E, LLC (Turkish Airlines) - 011093/011		2,296
Hilton Miami Airport		60
IMCMV MIA Airport, LLC.		31,035
Pfeffer & Marin Holdings LLC dba Comfort Suites Mi		60
Resorts World Omni LLC		60
Robert Abraham Shoeshine		100
Sherry Frontenac Resort Inc dba Sherry Frontenac H		60
Travelers Partners LLC dba Days Inn Miami Airport		60
	<b>16</b>	<b>242,747</b>
<b>Other</b>		
Goodwill		13,000
	<b>1</b>	<b>13,000</b>
<b>Fixed Based Operators</b>		
Signature Flight Support		750,000
	<b>1</b>	<b>750,000</b>
<b>Totals</b>	<b>64</b>	<b>8,249,164</b>