



200 S. Biscayne Boulevard  
Suite 300, Miami, FL 33131

[www.brzoninglaw.com](http://www.brzoninglaw.com)

305.377.6236 office

305.377.6222 fax

[MLarkin@brzoninglaw.com](mailto:MLarkin@brzoninglaw.com)

## **VIA ELECTRONIC SUBMITTAL**

February 9, 2024

Michael Belush  
Planning & Design Officer  
City of Miami Beach  
1700 Convention Center Drive, 2nd Floor  
Miami Beach, Florida 33139

RE: SUPPLEMENTAL LETTER

**DRB23-0968** – Design Review Approval for  
Digital Information Kiosks at 2 Locations in the City

Dear Mr. Belush:

This law firm represents IKE Smart City, LLC (the "Applicant"), recipient of a Request for Proposal from the City of Miami Beach (the "City") to install Digital Information Kiosks throughout the City. Two (2) of the Digital Information Kiosks (the "Kiosks") are located outside the boundaries of a historic district, and therefore subject to Design Review Board review. See Exhibit A, Kiosks Map and List. This letter serves as a supplemental letter of intent with regards to updated materials associated with the Design Review Approval for two (2) Kiosks located in the City. The Applicant also filed a companion Historic Preservation Board application for nine (9) Kiosks located within local historic districts, HPB23-0590.

Design Evolution. The companion Historic Preservation Board ("HPB") was discussed at their December 12, 2023 meeting. The esteemed members of the HPB provided the Applicant with constructive feedback and comments relating to the design of the Kiosks. The Applicant has worked closely with elected officials, community partners, and the City's professional staff to address the HPB's comments. Most notably, the Applicant partnered with an award-winning architect,

William Lane, to further study the Kiosk design. The goal of this partnership was to generate a one-of-a-kind Kiosk that captures the history, architecture, and personality of the City.

William Lane went through several iterations with the Applicant to ensure the custom Kiosks are cleverly designed to maintain their functionality, but also contribute to the uniqueness of the City. Attached to this Supplemental Letter of Intent, please find William Lane's study of the Kiosks, Exhibit B. The various silhouettes provide significantly more movement and uniqueness than the Applicant's standard product originally presented.

The ultimate design chosen by William Lane is inspired by the most prevalent and iconic style of architecture in the City, Art Deco. Specifically, it features geometric lines and curves. William Lane has successfully chosen a muted version of this new Kiosk design to serve as the City's standard product. The more subdued design is a beautiful sculpture on its own, but also seamlessly blends into the pedestrian's environment. Additionally, in certain locations William Lane has included color options, which stays true to the standard product but allows customization where needed and appropriate. The colors are Art Deco-inspired, pink, blue, yellow, and green. The color option may better complement the immediate surrounding buildings. The Applicant is agreeable to work with City Staff to study each location and determine if a color option of the Kiosk would be more contextually appropriate.

In addition to studying the Kiosk design, the Applicant closely considered the environment and condition of each location. The prior package before the DRB included four (4) locations. Two (2) locations have since been removed, making the current total proposed for consideration to be two (2) locations. The removed locations were not currently suitable for the Kiosk program.

The Kiosks are designed to be compatible with the surrounding area, while remaining distinguishable from the surrounding architecture. The Kiosks are purposefully located in areas with high pedestrian traffic. The Kiosks are not blocking entrances of immediately abutting buildings. The design, scale, massing, and arrangement of the Kiosks are consistent with the City's intent and will not negatively impact or detract from the character of the surrounding area.

Conclusion. The Kiosks are an important part of the revitalization the City and improving the pedestrian experience. The proposed Kiosks comply with all applicable land development regulations and are designed to be accessible, user-friendly, and resilient. Design Review Approval will allow for an innovative addition to the City's streetscape.

Accordingly, we respectfully request your favorable review and recommendation with respect to the proposed Kiosks. Should you have any questions or concerns, please do not hesitate to contact me.

Sincerely,



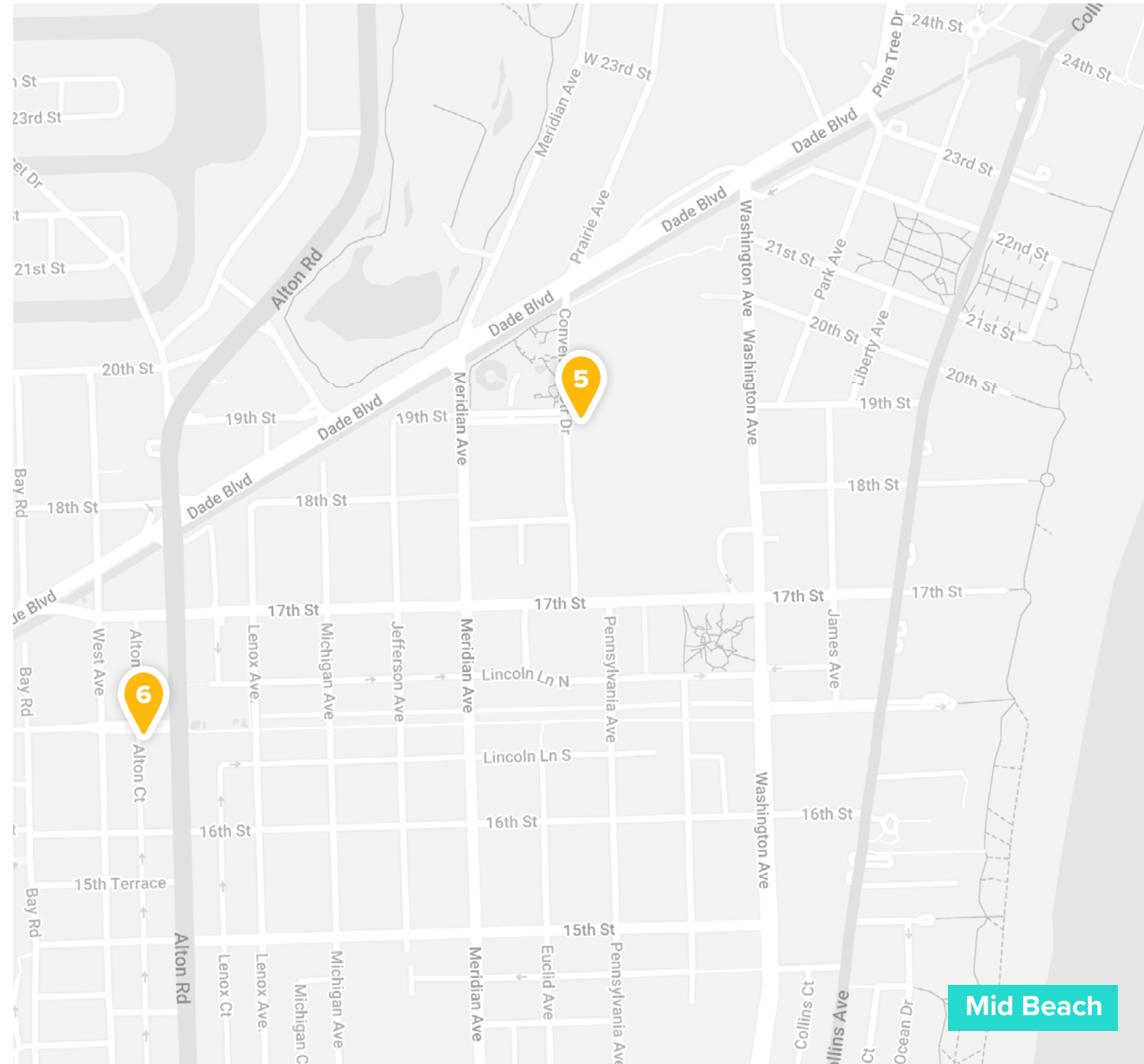
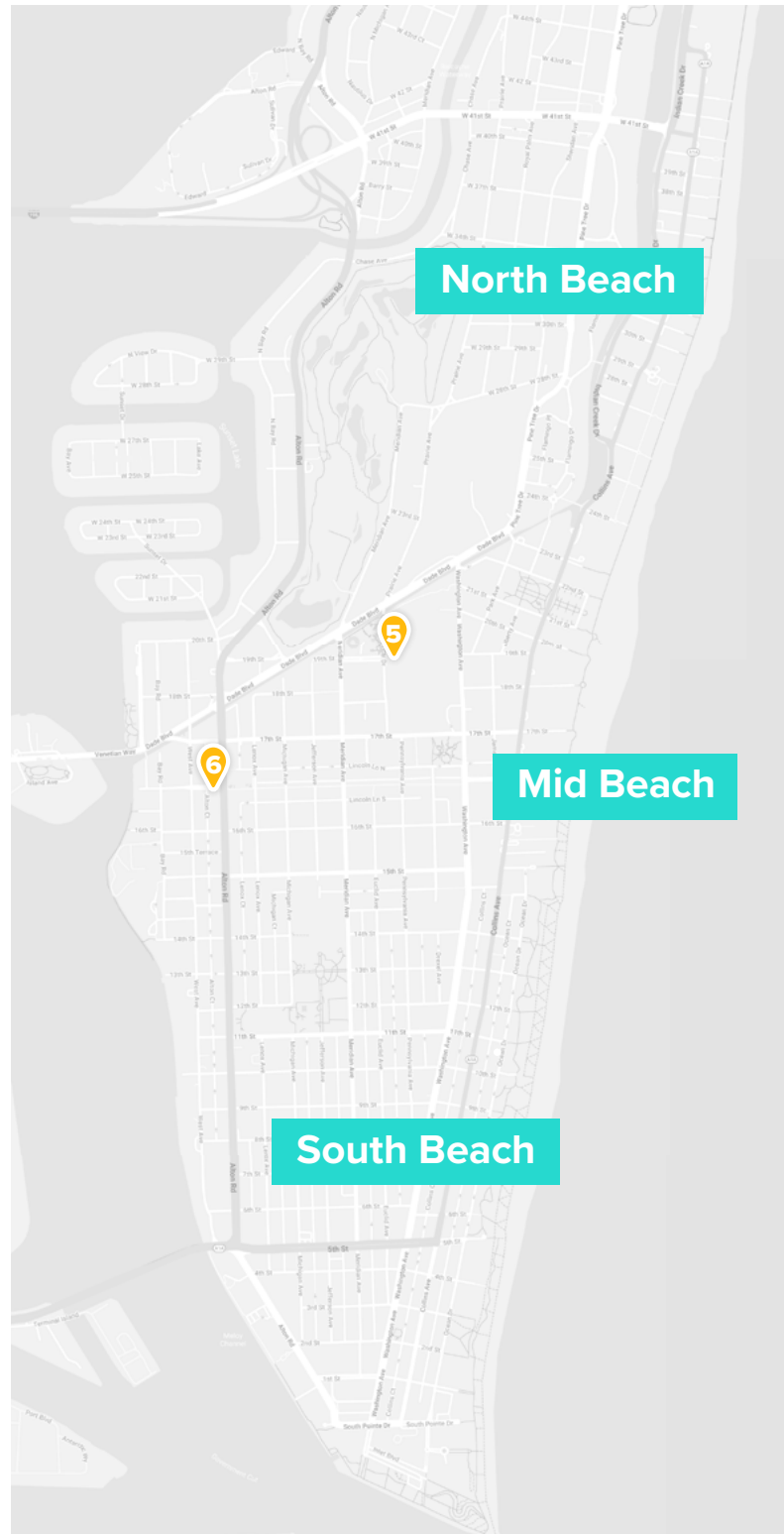
Michael Larkin

cc: Eric Carpenter, City of Miami Beach, Deputy City Manager  
P. Rodney Knowles, City of Miami Beach, Assistant Public Works Director  
Anna Baerman, Orange Barrel Media + IKE SMART CITY, Senior Development Director  
Marissa Crudele, Orange Barrel Media + IKE SMART CITY, Associate Director  
Emily K. Balter, Esq.

# Exhibit A

## PROPOSED IKE KIOSK LOCATIONS

Please see below for the 2 kiosks that are within Design Review Board boundaries.



**List of Sites - DRB23-0968**

<b>No.</b>	<b>Location</b>	<b>Intersection Placement</b>	<b>Application</b>
5	Convention Center Drive & 19th Street	East side of Convention Center Drive	DRB
6	Lincoln Road & Alton Road	South side of Lincoln Road	DRB

***Location nos. 2, 3, 7-9, 11-13, & 16 are subject to review and approval of the Historic Preservation Board.***

# Exhibit B

## "IKE SMART CITY" INFORMATION KIOSK MIAMI BEACH, FL

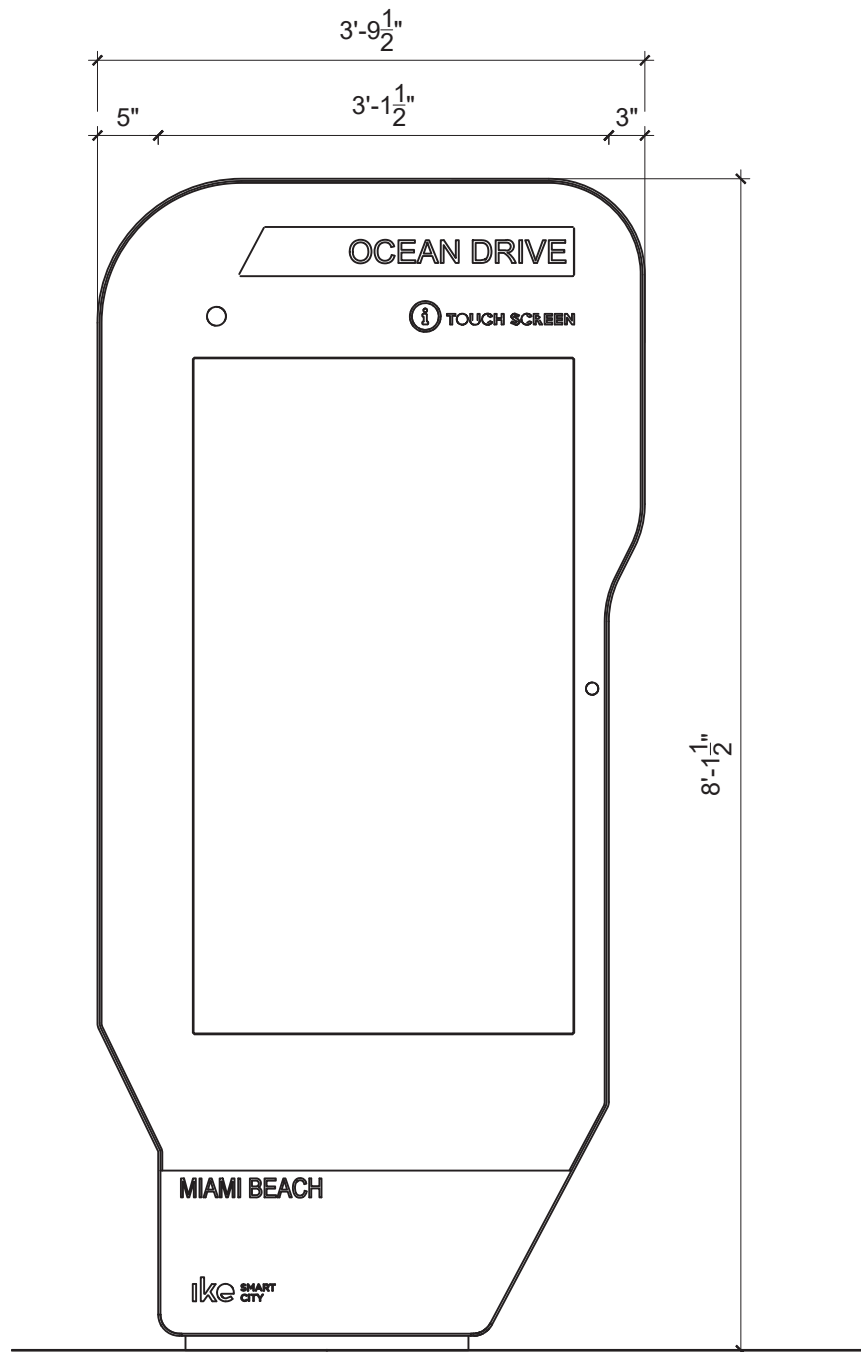


Using the IKE prototype, we developed four studies that transform IKE's classic design into a unique version that is specific to Miami Beach. Of the options, we chose one, Final Design 'D', that we thought was most suitable. By adding 4" projections to the rectangular IKE prototype, we introduced movement and an organic sensibility. It enhanced the character of the base prototype without requiring a completely reworked case. The proposed modified kiosk would have a neutral palette and would be used as the standard design in the various designated locations.

An additional more sculptural and graphic prototype using the Final Design 'D' standard was further developed. We imagine this kiosk could be incorporated into specific curated locations with iterations integrating additional layers of complexity and color. They would provide a dual function as a source of information and as markers with a more robust vocabulary and presence.

# STUDY 'A'



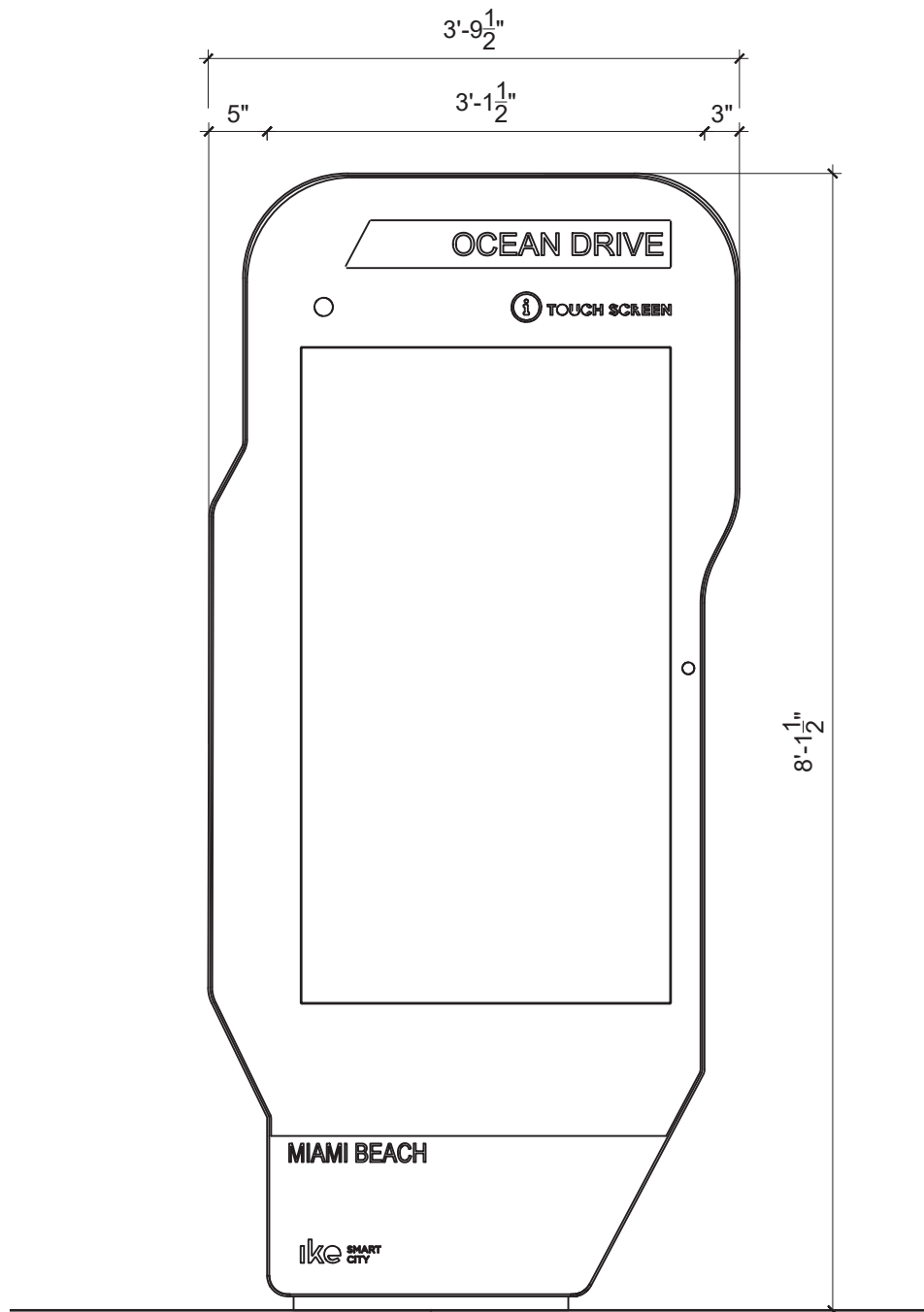


KIOSK ELEVATION - STUDY 'A'  
 SCALE:  $\frac{3}{4}$ " = 1'-0"

# STUDY 'B'



KIOSK RENDERING - STUDY 'B'  
SCALE: NTS

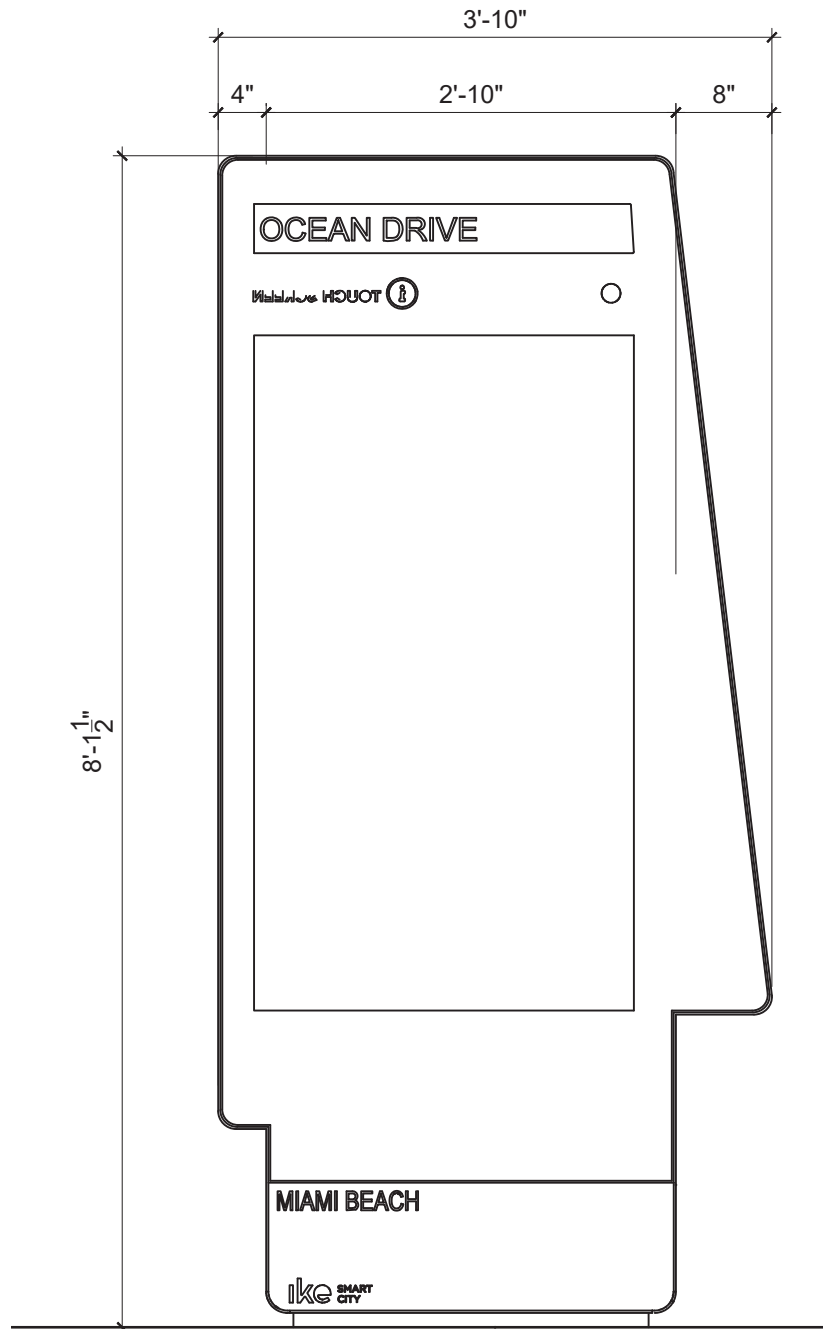


KIOSK ELEVATION - STUDY 'B'  
SCALE:  $\frac{3}{4}$ " = 1'-0"

# STUDY 'C'



KIOSK RENDERING - STUDY 'C'  
SCALE: NTS

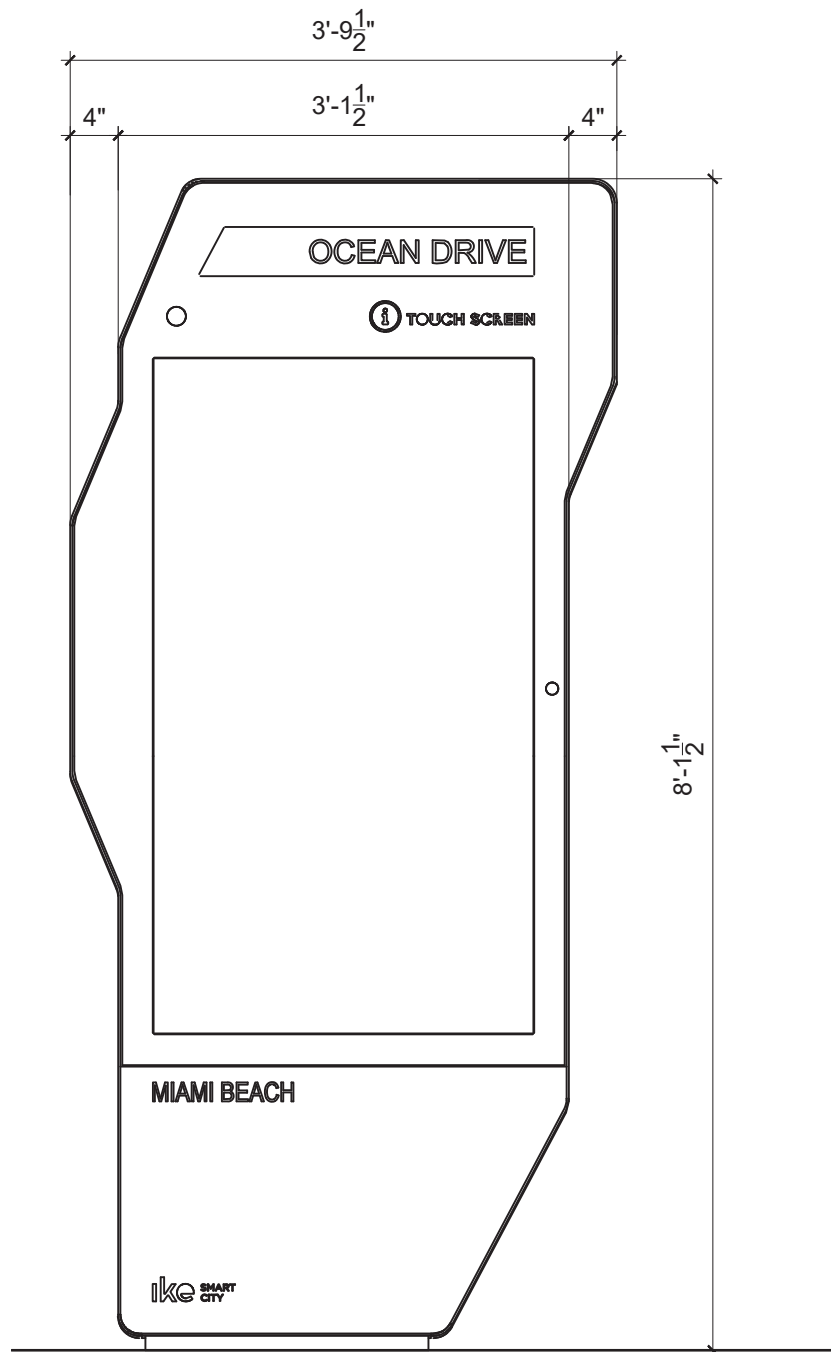


KIOSK ELEVATION - STUDY 'C'  
 SCALE:  $\frac{3}{4}$ " = 1'-0"

# FINAL DESIGN 'D'

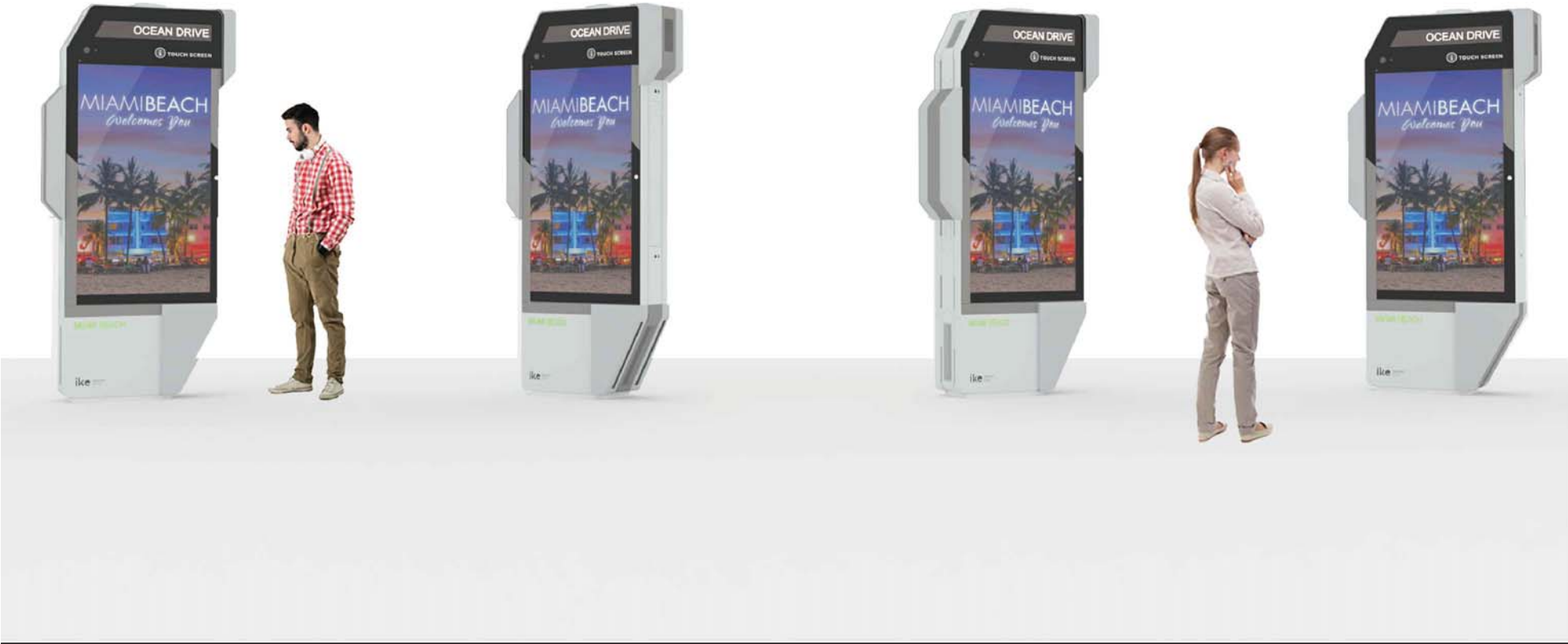


KIOSK RENDERING - FINAL DESIGN 'D'  
SCALE: NTS



KIOSK ELEVATION - FINAL DESIGN 'D'  
 SCALE:  $\frac{3}{4}$ " = 1'-0"

# FINAL DESIGN 'D' - ALTERNATE, NEUTRAL



KIOSK RENDERING - FINAL DESIGN 'D' ALTERNATE, NEUTRAL  
SCALE: NTS



KIOSK ELEVATION - FINAL DESIGN 'D' ALTERNATE, NEUTRAL  
SCALE: NTS

# FINAL DESIGN 'D' - ALTERNATE, ENHANCED COLORS

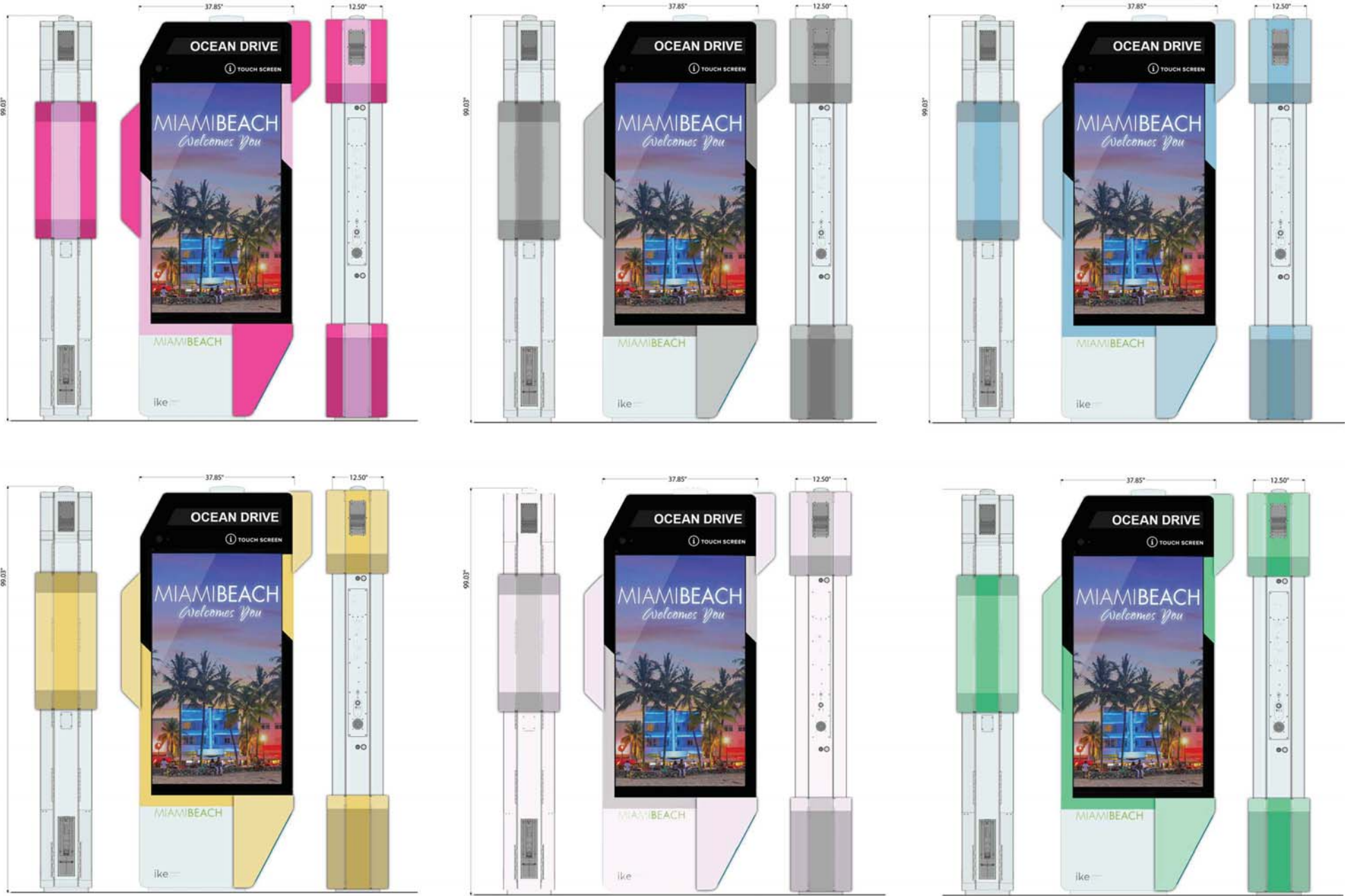


KIOSK RENDERING - FINAL DESIGN 'D' ALTERNATE, ENHANCED COLORS  
SCALE: NTS



KIOSK ELEVATION - FINAL DESIGN 'D' ALTERNATE, ENHANCED COLORS  
SCALE: NTS

# FINAL DESIGN 'D' - ALTERNATE, COLOR VARIATIONS



KIOSK ELEVATION - FINAL DESIGN 'D' ALTERNATE, COLOR VARIATIONS  
SCALE: NTS