

From: Lucia Prado
To: PB; Planning Info; Meiner, Steven; Melissa@melissabecattie.org; YCIMENTMB@gmail.com; helias@fowler-white.com; jonathan.planningboard@gmail.com; matthew@betterstreetsmb.com; ElizabethKLatone@yahoo.com; san1455@att.net
Subject: Please keep South Beach Regal in our community - screenshots of applicant Steve Berke writing to concerned residents on Facebook
Date: Wednesday, June 11, 2025 11:19:11 PM
Attachments: imaoe0.png
imaoe1.png

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[THIS MESSAGE COMES FROM AN EXTERNAL EMAIL - USE CAUTION WHEN REPLYING AND OPENING LINKS OR ATTACHMENTS]

Good evening,

I wanted to follow up my message from earlier by attaching the following screenshots from the applicant Steve Berke. His comments are inappropriate and once again reiterate that his desire for a "superhuman" museum isn't to enrich our local culture.

10:57



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Julie Anne Isaacson

[Steve Berke](#) ...NO... DO NOT DO THIS. PLEASE FIND ANOTHER SPOT. We need movie theater. KEEP THE THEATER.

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Steve Berke

[Julie Anne Isaacson](#) it's either a world class art museum or a boarded up building with homeless sleeping outside. Which do you prefer?

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Steve Berke

[Julie Anne Isaacson](#) movie theater hasn't paid rent in 14 months. They are bankrupt. No one goes anymore. It's dead.

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Write a reply...



Craig Tr

16 screen mega plexes are over. this



Write a comment...



10:58



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dinosaurs

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Steve Berke

[Craig Tr](#) Bingo. What Charlotte

wants is for the city to subsidize the \$4M per year rent and bill the taxpayers.

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Write a reply...



Steve Berke

[Charlotte Libov](#) I don't think you quite understand how this works. The movie theater can't afford to pay any rent because no one goes anymore. I've been every week for the past 2 years. Never more than 30 people in ALL 18 theaters combined. Regal is bankrupt and not paying rent. It will be replaced with a world class art museum with original Picasso, Warhol, Haring, Basquiat, Calder, Chagall, etc. MOMA 2.0. It will become the crown jewel of the city and a sense of pride for all residents.

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Write a reply...



Write a comment...



Begin forwarded message:

From: Lucia Prado <lprado90@hotmail.com>
Date: June 11, 2025 at 12:58:20 PM EDT
To: PB@miamibeachfl.gov, planninginfo@miamibeachfl.gov, "Meiner, Steven" <stevenmeiner@miamibeachfl.gov>, Melissa@melissabeattie.org, YCIMENTMB@gmail.com, belias@fowler-white.com, jonathan.planningboard@gmail.com, matthew@betterstreetsmb.com, ElizabethKLatone@yahoo.com, san1455@att.net
Subject: Please keep South Beach Regal in our community - do not let it be gutted and replaced

Good afternoon City of Miami Beach officials,

I hope this email finds you well! I am writing to urge you to please not consider Steve Berke's application to replace the South Beach Regal movie theater into an immersive "superhuman" museum. The South Beach Regal Movie Theater has been a staple of the Miami Beach community for the last 26 years. His plan to gut the theater for an immersive museum is not something that will benefit our communities.

Another immersive museum that was in Miami Beach for years closed - Artechouse and it would be a shame to replace a movie theater with something that might be temporary at best, when the theater has been a permanent fixture of Miami Beach. There is currently a Michelangelo pop-up immersive experience in the building across from Regal, meaning that these immersive experiences can find residency in other buildings, and should not require for the only movie theater in our city to be gutted and replaced.

The South Beach Regal theater draws visitors to Lincoln Road, to shop or grab a bite before or after a watching a film. It also allows locals and their families to enjoy movies nearby. You're guaranteed there is always something good playing at all hours of the day. The theater is there for kids during their summer school break, to enjoy a fun movie in the cold AC. It's so lively after any Marvel release, as everyone takes their superheroes seriously. It's always there on a rainy day, when you can't enjoy the park or the beach - but you can catch the newest thriller. The South Beach Regal also houses film festivals throughout the year allowing for residents and visitors to have a cultural experience in their backyard.

The South Beach Regal is more than just a movie theater, it's truly a gem in our city. The many staff members are always kind, up for a quick chat and a friendly smile. They remember the locals and make them feel at home. This theater provides more to our residents, visitors, and families than the proposed immersive "superhuman" experience by the co-founder of the International Church of Cannabis, a reality show contestant, and parody songwriter. Mr. Berke has run for Mayor twice in this city and has lost. It also seems he has lost a desire to keep staples of our community alive and well.

I hope you keep our movie theater open for business so generations can continue watching films they won't forget in Miami Beach.

Thank you for your time and consideration.

Kind regards,

Lucia P.