

# 35 Years MIAMI TODAY

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TIBOR HOLLO WINS LIFETIME ACHIEVEMENT AWARD, SIX OTHERS WIN GOLD MEDAL HONORS, PG. 14



**FPL CUSTOMER BREAKS:** FPL customers will get slight bill reductions this summer due to the federal tax overhaul. However, regulators put off a decision until August about a one-time refund that customers would receive, in part, because of an “over-recovery” of storm-restoration costs after Hurricane Matthew in 2016. The Florida Public Service Commission on Tuesday gave intervening groups until June 28 to file briefs on the \$27.7 million refund proposal. The commission approved reductions tied to FPL’s benefits from the federal tax overhaul that lowered corporations’ federal income tax rate from 35% to 21%. Residential customers who use 1,000 kilowatt hours a month will see bills dip 59 cents in July because of FPL’s tax savings. In September, customers who use 1,000 kilowatt hours a month will see bills dip 2 cents in a pipeline-related issue.

**VENEZUELA’S Foothold:** The government of Venezuela is still paying rent on the fourth floor of 1101 Brickell Ave. It has been paying monthly on the 10-year lease since at least 2012. The 7,940-square-foot space has been vacant since Jan. 16, 2012, after the late President **Hugo Chavez** withdrew consular personnel from Miami following the expulsion of Miami Consul General **Livia Acosta Noguera**. An FBI investigation showed that Ms. Noguera was involved in a cyber-attack against the U.S. At first, the Venezuelan government refused to pay rent for the space but later continued payments after the president of Florida East Coast Realty, **Tibor Hollo**, threatened to sue. According to a representative of Florida East Coast Realty, the Venezuelan government is currently “not in breach of their lease.”

**CONSTRUCTION STARTS INCH UP:** The value of April construction starts in South Florida inched up 2% in April from April 2017, a new report shows, but that masks a vast disparity between a 58% gain in residential starts and a 42% drop in the value of all other construction starts. The report by Dodge Data & Analytics also showed that total construction starts in Miami-Dade, Broward and Palm Beach counties for the first four months of the year rose 37%, with residential start values up 60% and nonresidential up 14%.

**DETERMINING THE VALUE:** At the request of the city’s Department of Real Estate and Asset Management, Miami commissioners have added two vendors to the pre-qualified pool to provide general appraisal services for the department. The two are The Urban Group Inc. and Real Estate Analysts LLC. The resolution also authorizes the city manager to make a professional services agreement with each vendor for an initial two years with an option to renew for three more one-year periods. Total fiscal impact is calculated at \$375,000 over the five-year potential term.

## THE ACHIEVER



Photo by Cristina Sullivan

**Carlos Lopez-Cantera**  
Lieutenant Governor seeks more regional coordination  
The profile is on Page 4

## Amazon’s major hub nearly done

BY KATHERINE LEWIN

Construction of the 855,000-square-foot Amazon fulfillment center at the Carrie Meek International Business Park is nearing completion.

The Amazon center is the first of three phases. The second is a 280,000-square-foot industrial building. The final phase is a 5,000-square-foot headquarters for the Carrie Meek Foundation. The project will total more than 1 million square feet. All the buildings will be open for operations in August, said Ford Gibson, a managing director at Foundry Commercial.

Construction of the industrial building is about done and the Carrie Meek Foundation headquarters construction will be done by month’s end, Mr. Gibson said. Prospective tenants are lined up for the industrial space and Foundry Commercial is following up with them, Mr. Gibson said. Rent is projected at about \$7.25 per square foot, roughly \$2 million a year.

Amazon is still working with vendors to prepare the building for operations after the initial construction by Foundry. The internal work is extensive because of how automated Amazon’s system is, Mr. Gibson said.

The joint venture between the Carrie Meek Foundation, which targets affordable housing, healthcare and education for Miami-Dade, and Foundry is considered one of the largest private industrial developments and the largest single construction project

## River commission wants say on Brickell Bridge

BY JOHN CHARLES ROBBINS

Miami River Commission members are fuming about being left out of action that impacts Brickell Avenue Bridge openings.

Frustration bubbled up at Monday’s meeting when Chairman Horacio Stuart Aguirre spoke of learning, after the fact, of a funding request

mission managing director, attended a meeting this year of those interested in bridge operations hosted by the Miami Downtown Development Authority (DDA) and attended by representatives of the state transportation department, Coast Guard and others.

Mr. Aguirre said the 45-minute meeting ended with the transportation department representative

need to get a transportation department official there to discuss current traffic flow on the bridge.

“As of today, 66% of the travel lanes are closed. This needs to be discussed,” he said.

The DDA has long sought solutions for Brickell-to-downtown gridlock and waged battle with the Coast Guard, state transportation department and the Miami-Dade County



# Gold Medal Awards 2018

## Six Gold Medalists, lifetime achiever Tibor Hollo honored

Three accomplished individuals and three prominent organizations accepted Gold Medal honors highlighting their outstanding contributions to Greater Miami at Miami Today's Gold Medal Awards dinner.

During the star-studded May 24 ceremony at Jungle Island that also marked Miami Today's 35th anniversary, longtime development leader Tibor Hollo, the founder of Florida East Coast Realty, accepted the Lifetime Achievement Award for his multitude of past and current contributions to the community.

Outside judges selected the Gold Medal Awards winners from among victors in local and national competitions last year — only top-level recipients were eligible to enter the Gold Medal competition. Miami Today and dinner sponsor Jungle Island, an ESJ Capital Partners company, chose and then honored Mr. Hollo as Lifetime Achiever.

In balloting for the top organization, judges selected Swire Properties' Brickell City Centre for the Gold Medal. The billion-dollar project in 2017 received the Urban Land Institute's Vision Awards recognition as the project of the year for Southeast Florida and the Caribbean.

Maile Aguila, senior vice president of residential sales for Swire Properties, accepted the award for Swire. Josh Moody, managing director and complex director for Miami, Naples and the Island Complex for Gold Medal sponsor Merrill Lynch, made the presentation to Ms. Aguila.

Aida Levitan, the chairman of U.S. Century Bank, who last year received the InterAmerican Institute for Democracy's Henry Dunant Award for Corporate Philanthropy, was honored with the Gold Medal for an individual. Aliette Rodz, partner in medal sponsor Shutts & Bowen LLP who presented the award to Ms. Levitan, noted her pride in honoring a Cuban-American woman who had achieved such stature.

Miami Dade College won the Silver Medal for an organization based upon three honors that the college won in 2017: the Achieving the Dream Leah Meyer Austin Award for outstanding achievement in designing a student-focused culture, the top spot on the list of colleges and universities for Hispanics, and the Engaged Campus of the Year from the Florida Campus Compact.

The Silver Medal was sponsored by Pinnacle Housing Group. Pinnacle Partner Louis Wolfson III, who was the presenter, learned after judges made their decisions that he certainly was no stranger to the winner. His grandfather, Col. Mitchell Wolfson, created the Miami Dade College Foundation and the college's downtown Miami campus is named for him. Louis Wolfson III is a board member



Winners Juan and Megan Mullerat of PlusUrbia Design, Marie Gill, Aida Levitan, Tibor Hollo, Corey Lee, Juan Mendieta of Miami Dade College.

of the foundation and a major benefactor of the college, and in his presentation he traced the history of the college and his family's long involvement. He noted that his grandfather had three aims in that involvement: "jobs, jobs, jobs" for those who would attend the college. Accepting the award was Juan Mendieta, the college's communication director.

The Silver Medal for an individual went to attorney Corey Lee, a partner in Hutton Andrews Kurth, who received the medal from Tom C. Murphy, co-president of sponsoring Coastal Construction.

The Bronze Medal for an organization went to PlusUrbia Design, which last year was honored by the American Planning Association with its National Economic Development Plan Award for its redesign of the Wynwood Neighborhood Revitalization District. The firm also earned the 2017 Award of Merit from the American Planning Association of Florida for its guidelines for a new transit-oriented development for 300 acres in Hialeah.

Presenting the Bronze Medal to PlusUrbia founder Juan Mullerat was Kasim Badak, CEO of spon-

soring Okan Development, which is about to build Okan Tower on North Miami Avenue.

The Bronze Medal for an individual was presented to Marie Gill, president of M. Gill & Associates, who received two major awards last year: The Woman in Public Service of the Year from the Minority Chamber of Commerce, and the Century Club Award from the US Department of Commerce Minority Business Development Agency. Marie Bertot, senior communication specialist of sponsoring Florida Power & Light Co., made the presentation of the medal.

Tibor Hollo, by accepting the Lifetime Achievement Award, followed luminaries, chronologically, Judy Drucker, Adolfo Henriques, Merrett Stierheim, Phillip and Patricia Frost, Sen. Bob Graham, Aaron Podhurst, Arthur Hertz, Maurice Ferré and Jorge Pérez.

Mr. Stierheim, Mr. Henriques and Mr. Ferré were present to applaud Mr. Hollo as the entire audience gave a prolonged standing ovation to the development veteran whose work has touched so many lives. Miami Today pub-

lishers Michael Lewis and Carmen Betancourt-Lewis noted that Mr. Hollo was the newspaper's first landlord at 444 Brickell Ave.

In presenting the Lifetime Achievement Award, Arnaud Sitbon, founder and owner of ESJ Capital Partners, the owner of event sponsor Jungle Island, noted Mr. Hollo's broad and lasting impact.

Mr. Hollo, said Mr. Sitbon, "has recorded more than 60 million square feet of construction, including single-family homes, landmark residential and commercial high-rises, government buildings, marinas, high-end retail centers and warehouse complexes. It's a hard to spend many hours in this county without seeing work done by Tibor Hollo."

In fact, the day of the awards ceremony, the first residential rental tenants moved into Mr. Hollo's latest landmark building, the 85-story Panorama Tower at 1100 Brickell Bay Drive.

As Mr. Hollo's wife Sheila and son Wayne, executive vice president of Florida East Coast Realty, listened, Mr. Hollo, obviously moved, accepted the Lifetime Achieve Award from

Mr. Sitbon, Mr. Lewis and Ms. Betancourt-Lewis.

Judges who selected the Gold Medal Awards were Tom Hudson, vice president of news for WLRN; Wendy Kallergis, president and CEO of the Greater Miami and the Beaches Hotel Association; Alfred Sanchez, president and CEO of the Greater Miami Chamber of Commerce; Mark Trowbridge, president and CEO of the Coral Gables Chamber of Commerce; and J. Antonio Villamil, founder and principal of the Washington Economics Group.

Judges based selections on:

■The importance of achievements for which nominees had received awards in the past year.

■The stature of those recognizing organizations.

■The long-term impact of the honorees' achievements on this community.

Miami Today 19 years ago established the Gold Medal Awards to honor The Best of the Best, choosing among honorees that already had received from peers top honors in the prior year.

The judges, past Gold Medal Award winners, leaders in business and government, as well as an international delegation of consuls general, attended to salute the honorees.

The event was held at Jungle Island on Watson Island just before the attraction's formal re-opening after repairs following Hurricane Irma of last September. Changes included marked upgrades to the dining area and the entire facility as it prepares to add a series of attractions and seeks a new lease for an attached hotel, an issue that is to come before Miami city commissioners June 8.

Former multi-term Miami Mayor Maurice Ferré, who attended with wife Mercedes, gave an impromptu plea to guests to continue to support with both subscriptions and advertising the quality journalism that Miami Today provides as he joined in the evening's plaudits for the vision and achievements of Mr. Hollo and the Gold Medal Awards winners.



Mercedes and past lifetime achiever Maurice Ferré; Sheila and lifetime achiever Tibor Hollo; Wayne Hollo.



# Tibor Hollo earns lifetime honor for development, civic role

By MARILYN BOWDEN

Back in 1956, Tibor Hollo, a successful New York contractor with business at Cape Canaveral, found himself flying frequently to Miami. "In those days," he recalls, "in order to get anywhere mid-state, you had to fly to Miami and then drive north. That's how I fell in love with Miami."

This year Florida East Coast Realty, the company he founded two years later, celebrates its 60th anniversary, with Mr. Hollo still at the helm. From some of the city's earliest condominiums to the re-development of the Omni-Venetia neighborhood, now flourishing as the Arts & Entertainment District, Mr. Hollo continues to lead the development of his adopted city. His company has built more than 60 million square feet of construction, including single-family homes, landmark residential and commercial high-rises, government buildings, marinas, high-end retail centers, warehouse complexes and more.

In appreciation of these accomplishments as well as significant charitable involvement in the community, Mr. Hollo is Miami Today's 2018 Lifetime Achiever.

Though he's often cited as a pioneer of condominium development in South Florida, "I have pretty much stopped building condos," Mr. Hollo says. "I am strictly concentrating on luxury rental buildings because there is more need for them. Millennials don't want to be tied down to a mortgage. With a rental, if they land a job in Silicon Valley they can just pay whatever rent they owe and leave."

Florida East Coast Realty is currently working on some of its grandest local projects to date. Tenants began moving into Panorama Tower, 1100 Brickell Bay Drive, last month. With such amenities as a 150-seat cyber room, 300-square-foot office spaces available for tenant rentals, pet daycare, a



Tibor Hollo this year celebrated his 60th year running the company he founded, Florida East Coast Realty.

Photo by Marlene Quaroni

sports lounge, soundproofed music room for live music sessions and recordings, children's play room, three theaters, wine-tasting room, a dining room seating 24, a fully equipped, 15,000-square-foot fit-

ness center and a 2-acre pool deck, Panorama is "a complete living complex," Mr. Hollo says.

The Mikado, he says, to rise at 407 NE 17th Terrace, will offer similar amenities to renters. The

project represents the final phase of a decades-long development plan for Omni-Venetia, where Florida East Coast Realty began land assemblage in 1968 and has been erecting landmark buildings since 1973.



Tibor Hollo speaks as he accepts award from Arnaud Sitbon and Michael and Carmen-Betancourt Lewis.

Photo by Cristina Sullivan

The huge new One Bayfront Plaza in the heart of downtown, also on the drawing board, will encompass more than 3 million square feet. At 1,049 feet, it will be the tallest structure on the skyline. Plans for the mixed-use development include Class A office space, a luxury convention hotel, upscale retail mall, high-end residences and a parking garage.

Mr. Hollo expects the Biscayne corridor to also become a hot spot for new construction.

"Downtown and Brickell are still developing," he says. "Those are the most important areas in the city because they are endowed with fantastic transportation options—free rapid transport and a free trolley as well as bus service. Then I think the next area to be developed will be Biscayne Boulevard, past 36th Street."

"But we will need infrastructure to support all of this. Unfortunately, developers cannot do that. It has to be done by the municipality. Our community leaders need to keep up with the population and changing lifestyles. Millennials live and act differently from their parents."

Mr. Hollo has been active in more than 40 civic, fraternal and religious organizations, and has won dozens of accolades for his exceptional contributions to the community. He has twice been recognized by the US Congress as an Outstanding Floridian. The Simon Wiesenthal Center honored Mr. Hollo and his wife, Sheila, in 2005.

"My charitable work is concerned first with education, and then with health and the arts," he says. "I am quite involved with local universities." He's name donor for the Tibor and Sheila Hollo School of Real Estate in FIU's College of Business, a University of Miami Founder and a Barry University Trustee.

Does Mr. Hollo, now a very active 91, have any plans for retirement?

"I will retire," he says, "when I get old."

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