



# MIAMI BEACH

1825 Collins Ave.

City of Miami Beach Office of the City Clerk  
1700 Convention Center Drive, Miami Beach, FL 33139

### LOBBYIST REGISTRATION FORM

Lobbyist means all persons employed or retained, whether paid or not, by a principal who seeks to encourage the passage, defeat or modification of any ordinance, resolution, action or decision of any commissioner; any action, decision, recommendation of the City Manager or any city board or committee; or any action, decision or recommendation of any city personnel during the time period of the entire decision-making process on such action, decision or recommendation that foreseeably will be heard or reviewed by the city commission, or a city board or committee. The term specifically includes the principal as well as any employee engaged in lobbying activities. The term "Lobbyists" has specific exclusions. Please refer to Ordinance 2004-3435.

NAME OF LOBBYIST:	RAUH	JAMES	E.
	(Last)	(First)	(M.I.)
Terminello & Terminello, P.A.	1111 LINCOLN ROAD, SUITE 400, MIAMI BEACH, FL 33139		
BUSINESS NAME AND ADDRESS	(Number and Street)	(City)	(State) (Zip Code)
(786) 276-2343	(305) 448-5566	jrauh@terminello.com	
TELEPHONE NUMBER:	FAX NUMBER:	EMAIL:	

Please notify this office if your contact information changes: address, phone, or e-mail address.

#### I. LOBBYIST RETAINED BY:

QUADRUM MIAMI BEACH, LLC

NAME OF PRINCIPAL/CLIENT:	Quadrum Miami Beach, LLC 407 Lincoln Road, Suite 2F, Miami Beach, Florida 33139		
BUSINESS NAME AND ADDRESS	(Number and Street)	(City)	(State) (Zip Code)
(305) 517-1970			sschumer@quadrumglobal.com
TELEPHONE NUMBER:	FAX NUMBER: (Optional)	EMAIL: (Optional)	

Fill out this section if principal is a Corporation, Partnership or Trust [Section 2-482 (c)]

- NAME OF CHIEF OFFICER, PARTNER, OR BENEFICIARY: Ben Shmul
- IDENTIFY ALL PERSONS HOLDING, DIRECTLY OR INDIRECTLY, A 5% OR MORE OWNERSHIP INTEREST IN SUCH CORPORATION, PARTNERSHIP OR TRUST: See attached Exhibit "A"

#### II. SPECIFIC LOBBY ISSUE:

Conditional Use Permit for a Neighborhood Impact Establishment at 1825 Collins Avenue, Miami Beach, Florida, 33139, and any other land use, development, zoning, design or licensing issues relating to the subject property.  
Issue to be lobbied (Describe in detail):

#### III. CITY AGENCIES/INDIVIDUALS TO BE LOBBIED:

Pursuant to City Code Section 2-482(a)(4) include the commissioner or personnel sought to be lobbied, and whether the lobbyist has entered into any contractual relationship (paid or unpaid) with said city commissioner or personnel from 12 months preceding such person's commencement of service with the city to the present date, stating the general nature of the subject contractual relationship.

Sec 2-482(a)(4) Full Name of Individual and title of person to be lobbied	Contractual Relationship (Explain)	YES	NO
Planning Board	None		X
Planning Director and his staff	None		X
Parking Director and his staff	None		X

Pursuant to City Code Section 2-482(g) Every registrant shall be required to state the extent of any business, financial, familial or professional relationship, or other relationship giving rise to an appearance of an impropriety, with any current city commissioner or city personnel who is sought to be lobbied as identified on the lobbyist registration form filed.

Sec 2-482(g) Any Financial, Familial or Professional Relationship	RECEIVED
None	2014 FEB 24 PM 4:12 CITY CLERK'S OFFICE

RB SP

IV. DISCLOSURE OF TERMS AND AMOUNTS OF LOBBYIST COMPENSATION (DISCLOSE WHETHER HOURLY, FLAT RATE OR OTHER):

A) LOBBYIST DISCLOSURE: (Required) \$375 / hour

B) PRINCIPAL'S DISCLOSURE (OF LOBBYIST COMPENSATION): \$375 / hour (Required).

The following information must be answered:

1) Pursuant to Miami Beach City Code Section 2-488 Entitled "Prohibited Campaign Contributions By Lobbyists On Procurement Issues":

[ ] Yes [X] No: Are you lobbying on a present or pending bid for goods, equipment or services, or on a present or pending award for goods, equipment or service?

2) Pursuant to Miami Beach City Code 2-490 Entitled "Prohibited Campaign Contributions By Lobbyists On Real Estate Development Issues":

[ ] Yes [X] No: Are you lobbying on a pending application for a Development Agreement with the City or application for change of zoning map designation or change to the City's Future Land Use Map?

3) Pursuant to Miami Beach City Code 2-484 (h) Any person (except those exempt from the definition of "lobbyist" as set forth in Section 2-481 above) who only appears as a representative of a not-for-profit corporation or entity without special compensation or reimbursement for the appearance, whether direct, or indirect, to express support of or opposition to any item, shall register with the clerk as required by this section but, shall not be required to pay any registration fees.

[ ] Yes [X] No: Are you representing a not-for-profit corporation or entity without special compensation or reimbursement.

V. SIGNATURE UNDER OATH:

ON FEBRUARY 28th OF EACH YEAR, EACH LOBBYIST SHALL SUBMIT TO THE CITY CLERK A SIGNED STATEMENT UNDER OATH, LISTING LOBBYING EXPENDITURES, AS WELL AS COMPENSATION RECEIVED, IN THE CITY OF MIAMI BEACH FOR THE PRECEDING CALENDAR YEAR. A STATEMENT SHALL BE FILED EVEN IF THERE HAVE BEEN NO EXPENDITURES OR COMPENSATION DURING THE REPORTING PERIOD.

[Handwritten Signature]
Signature of Lobbyist

I do solemnly swear that all of the foregoing facts are true and correct and that I have read or am familiar with the provisions contained in Section 2-482 of the Miami Beach City Code and all reporting requirements.

Signature of Lobbyist: [Handwritten Signature]

Signature of Principal/Client: [Handwritten Signature]

VI. LOBBYIST IDENTIFICATION:

[ ] Produced ID Form of Identification

[X] Personally known (Lobbyist)

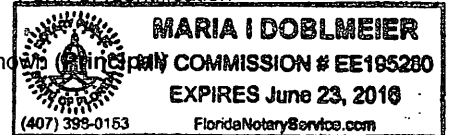


BRAD STEVEN FLEET
MY COMMISSION # EE 223709
EXPIRES: August 21, 2016
Bonded Thru Budget Notary Services

PRINCIPAL IDENTIFICATION:

[ ] Produced ID Form of Identification

[X] Personally known (Principal)



VII. SIGNATURE AND STAMP OF NOTARY:

State of Florida, County of Miami-Dade
Sworn to and subscribed before me
This 24th day of November, 2014

[Handwritten Signature: Brad Steven Fleet]
Signature of Public Notary - State of Florida
Notarization of Lobbyist's signature

State of Florida, County of Miami-Dade
Sworn and subscribed before me
This 21st day of November, 2014

[Handwritten Signature: Maria I Doblmeier]
Signature of Public Notary - State of Florida
Notarization of Principal's signature

TO BE COMPLETED BY CITY CLERK'S STAFF ONLY

Annual Registration fee: [ ] Yes [X] No Amount Paid \$ 350 MCR # 36218 Date Paid Nov. 24, 2014
Lobbyist Registration Form received and verified by: [Handwritten Signature]



# MIAMI BEACH

City of Miami Beach, 1700 Convention Center Drive, Miami Beach, Florida 33139, [www.miamibeachfl.gov](http://www.miamibeachfl.gov)

CITY CLERK Office

[CityClerk@miamibeachfl.gov](mailto:CityClerk@miamibeachfl.gov)

Tel: 305.673.7411 , Fax: 305.673.7254

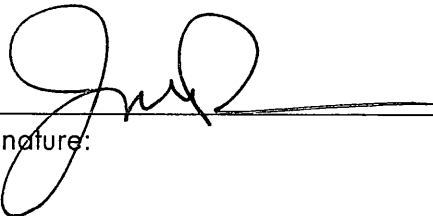
**LOBBYIST NAME:** JAMES E. RAUH

I understand that no later than **February 28th of each year**, I must file the following form, pursuant to Section 2-485 of the Miami Beach City Code, with the City Clerk's Office for all active lobbying issues.

1) Lobbyist Expenditure and Compensation Form

Failure to file these forms on a timely basis will result in my name being transmitted to the Miami-Dade County Commission on Ethics and for code violation evaluation.

In addition, once an issue I have registered to lobby on has been resolved, I am required to immediately notify the City Clerk's Office of lobbyist withdrawal in writing.

  
Signature: \_\_\_\_\_

11-24-2014  
Date:

EXHIBIT "~~B~~" "A"  
DISCLOSURE OF INTEREST  
QUADRUN MIAMI BEACH, LLC

CITY OF MIAMI BEACH  
DEVELOPMENT REVIEW BOARD APPLICATION

DISCLOSURE OF INTEREST

**1. CORPORATION**

If the property which is the subject of the application is owned or leased by a CORPORATION, list ALL of the stockholders, and the percentage of stock owned by each. Where the stockholders consist of another corporation(s), trustee(s), partnership(s) or other similar entity, further disclosure shall be required which discloses the identity of the individual(s) (natural persons) having the ultimate ownership interest in the entity.\*

\_\_\_\_\_  
Quadrun Miami Beach, LLC  
CORPORATION NAME

Name and Address	% of Ownership
<u>Quadrun Miami Beach, LLC (Florida)</u>	
Insite US Miami, LLC (Florida)	1.6%
Miami Beach Nautilus, LP (Delaware)	98.4%
<u>Insite US Miami, LLC (Florida)</u>	
Insite Group, LLC (Florida)	100.0%
<u>Insite Group, LLC (Florida)</u>	
Jet Stream Holdings, LLC (Florida)	100.0%
<u>Jet Stream Holdings, LLC (Florida)</u>	
YS Holdings, LLC (Florida)	99.0%
YB Holdings, LLC (Florida)	1.0%
<u>YS Holdings, LLC (Florida)</u>	
Ben Shmul 1825 Main Street, Suite 235 Weston, FL 33326	100.0%
<u>YB Holdings, LLC (Florida)</u>	
Ben Shmul 1825 Main Street, Suite 235 Weston, FL 33326	100.0%

Miami Beach Nautilus, LP (Delaware)

Miami Beach Nautilus Corp (Delaware)	99.8%
Quadrum US Corp (Delaware)	0.2%
Amathea US Trust (Delaware)	0.0%
Europa US Trust (Delaware)	0.0%

Miami Beach Nautilus Corp (Delaware)

Rysaffe North American Property PCC Ltd (Guernsey)	100.0%
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Quadrum US Corp (Delaware)

Quadrum Global Management Ltd (Guernsey)	100.0%
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Amathea US Trust (Delaware)

Rysaffe North American Property PCC Ltd (Guernsey)	100.0%
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Europa US Trust (Delaware)

Rysaffe North American Property PCC Ltd (Guernsey)	100.0%
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Quadrum Global Management Ltd (Guernsey)

Michael Betley PO Box 665, The Grange St. Peter Port Guernsey GY1 3SJ	100.0%
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Rysaffe North American Property PCC Ltd (Guernsey)

Quadrum Atlantic SPC (Cayman)	100.0%
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Quadrum Atlantic SPC (Cayman)

Sagittarius Investment Holdings Ltd (BVI)	50.0%
Cancer Investment Holdings Ltd (BVI)	25.0%
Lynx Investment Holdings Ltd (BVI)	25.0%

Sagittarius Investment Holdings Ltd (BVI)

Dolphin Trust (Guernsey)	25.0%
Aquarius Trust (Guernsey)	25.0%
Auriga Trust (Guernsey)	25.0%
Draco Trust (Guernsey)	25.0%

Dolphin Trust (Guernsey)

Vladimir Dubov c/o Rysaffe Trust Co Ltd PO Box 141, La Tonnelle House Les Banques, St. Sampson Guernsey GY1 3HS	100.0%
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Aquarius Trust (Guernsey)

Michael Brudno c/o Rysaffe Trust Co Ltd PO Box 141, La Tonnelle House Les Banques, St. Sampson Guernsey GY1 3HS	100.0%
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Auriga Trust (Guernsey)

Michael Brudno c/o Rysaffe Trust Co Ltd PO Box 141, La Tonnelle House Les Banques, St. Sampson Guernsey GY1 3HS	100.0%
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Draco Trust (Guernsey)

Vladimir Dubov c/o Rysaffe Trust Co Ltd PO Box 141, La Tonnelle House Les Banques, St. Sampson Guernsey GY1 3HS	100.0%
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Cancer Investment Holdings Ltd (BVI)

Corbiere Trust (Guernsey)	100.0%
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Corbiere Trust (Guernsey)

Mikhail Khodorkovsky c/o Corbiere Trust Co Ltd PO Box 141, La Tonnelle House Les Banques, St. Sampson Guernsey GY1 3HS	100.0%
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Lynx Investment Holdings Ltd (BVI)

Mensa Trust (Guernsey)	100.0%
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Mensa Trust (Guernsey)

Platon Lebedev c/o Rysaffe Trust Co Ltd PO Box 141, La Tonnelle House Les Banques, St. Sampson Guernsey GY1 3HS	100.0%
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