

DDD Commission Meeting
August 14, 2018, 8:00 a.m.
Riverfront Gallery at the Center for Coastal & Deltaic Solutions

Attending: Eric Dexter, Fran Gladden, Scott Hensgens, Ric Kearny, Cheryl McCormick Melanie Montanaro

Absent: Gordon LeBlanc

Others in Attendance: Walter Allen, Copper Alvarez, Gary Anderson, Joe Anthony, James Avault, Guy Avellone, David Beard, Tom Bergman, Gary Black, Ben Blackwell, Timothy Boone, Franz Borghardt, Dawn Braud, Kevin Broussard, Cpl. Brock Bunch, Sgt. Kyle Callihan, Gayle Carnahan, Bubba Cashio, Norman Chenevert, Wendi Coates, William Cox, Suzette Crocker, Remy Curry, Sandra Daire, Mozhdeh Dalaeli, Stephanie Day, Nannette S. DeBuhr, Lt. Dominic Distefano, Kirstin Erwin, Helen Field, Councilwoman Barbara Freiberg, Brian Goad, Zafer Goncu, Anita Hebert, Amy Henderson Shaw, John Heroman, Sam Karlin, John Kaufman, Theresa Langlois, Qui Le, Pierre LeGrand, Vanessa Levine, Steven Lumpkin, Mary Jane Marcantel, Patrick Michaels, B. J. Miletello, Mary Milton, Grant Murphy, Mary Olinde, Lluvia Peveto, Tina Rance, Trula Remson, Davis Rhorer, Theo Richards, Whitney Sayal, Charity Simmons, Mike Simmons, Sherry Simonich, Victor Smeltz, Daniel Stetson, Casey Tate, Cpl. Bryan Taylor, James Taylor, Alex Thibadoux, Mary Treppendahl, Clark Vega, Gabe Vicknair, Councilwoman Tara Wicker

1. Mr. Ric Kearny called the meeting to order.
2. Mr. Ric Kearny declared a quorum.
3. Mr. Scott Hensgens moved to approve the agenda, Mr. Eric Dexter seconded and the agenda was approved as amended.
4. Mrs. Fran Gladden moved to approve the June 12, 2018 minutes, Mrs. Melanie Montanaro seconded and the minutes were approved.

Mr. Ric Kearny thanked the Water Campus for hosting the meeting. Mrs. Tina Rance welcomed everyone and briefed them on the layout and operations of the campus. Everyone was encouraged to tour the first floor after the meeting and to learn more about Water Working, the shared workspace available in the building. She also briefed the commission on the Coastal Protection & Restoration Authority offices and the LSU Center for River Studies, both now open. Mrs. Rance also highlighted the upcoming plans for a multi-tenant office building and a building with 20 loft style apartments. Both developments are expected to be completed in 2019.

Lt. Donnie Distefano informed the Commission that Sgt. Callihan has been transferred and introduced two new downtown officers; Sgt. Bryan Taylor and Cpl. Brock Brunch. Mr. Rhorer commended Sgt. Callihan on his dedication to downtown and encouraged everyone to introduce themselves to the new officers.

5. Board Action – There was no board action.

6. Governmental Issues – There was no information to report.

7. Update from Previous Board Meeting – There was no information to report.

8. Development Initiatives – Developments Underway – The Commission viewed, via PowerPoint, photographs of current projects. Each Commissioner received a copy of the newspaper article. Mr. Rhorer briefed the Commission on the following projects:

- Courtyard Marriott – Reviewed the current construction photographs of the hotel. The Signage has been installed and has the capability to change colors. Mr. Ben Blackwell, General Manager, informed the Commission that the hotel is scheduled to open mid-September 2018. A job fair will be held next Thursday, August 23, 2018.
- Lofts @ 6C – Reviewed the current construction photographs of the 142 residential units on the corner of Florida St. and 6th St.
- Elysian II – Reviewed the current construction photographs of the 100 residential unit development on Spanish Town Rd.
- Licensing Board of Contractors – Reviewed the current construction photographs of the development under construction on the corner of 6th & North Streets
- Downtown Library – Reviewed the current construction photographs of the development. Each Commissioner received a copy of the newspaper article. Mr. Rhorer informed the Commission that they are close to resolving the issues and resuming construction.

DDD 30th Anniversary – The Commission viewed, via PowerPoint, an aerial image indicating the boundary expansion. Mr. Rhorer briefed the Commission on the 2012 expansion of the DDD boundaries and the framework that was created for the expansion that includes Downtown East, Downtown North and Downtown South. There are currently over 15 different initiatives underway in Downtown East. There are 47 projects planned or under construction downtown. The DDD recently released the updated Toolkit which is available on the DDD web page.

I-10 Projects – The Commission viewed, via PowerPoint, a copy of the flyer, aerials indicating proposed improvements. Each Commissioner received a copy of the flyer. Mr. James Taylor, Franklin Associates, briefed the Commission on the upcoming public meetings to discuss the proposed improvements to the I-10 Corridor. Following are the public meeting dates and locations:

- August 28, 5:30 p.m. – McKinley Middle Magnet School
- August 29, 5:30 p.m. – Addis Community Center
- August 30, 5:30 p.m. – Baton Rouge Marriott

Mr. Rhorer expressed the importance for stakeholders to participate in the public meetings. He mentioned the importance of considering this LA-DOTD in conjunction with two other LA DOTD projects currently being planned and potentially impacting I-10/I-110 as well as the city streets. The other plans include adding an exit ramp from I-10 at Terrace Street and modifying the Nicholson Drive/Highland Road Exit to exit on Oklahoma Street and restrict use of Terrace at that intersection. City street traffic could be impacted on Terrace and Washington due to these changes.

CATS Initiatives – The Commission viewed, via PowerPoint, photograph of CATS bus and map indicating proposed service improvements.

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Each Commissioner received a copy of the flyer and correspondence. Mr. Theo Richards, CATS, Business Development Manager, briefed the Commission on the proposed Service Improvement Plan. The proposed plan will address new routes, frequency and expand existing service. Public meetings will be held on the following dates to obtain input:

August 14, 5:30 p.m., BREC Commission Room

August 15, 5:30 p.m., Downtown Development District

August 16, 5:30 p.m., Charles Kelly Community Center

Bus Rapid Transit (BRT) – The Commission viewed, via PowerPoint, an image of a map indicating Bus Rapid Transit service. Mr. Richards briefed the Commission on the BRT that is currently under progress. Bus Rapid Transit is limited stopping express routes with 3 stops from the beginning to end of route with fifteen minute headway. The proposed BRT initiative will include 3 electric buses that will service the following proposed routes:

- Plank Road – Scheduled to begin the end of third quarter of 2019.
- Florida Street
- Potential route on Government Street connecting with Nicholson Route

Mr. Rhorer expressed that he would like for BRT to come into the heart of downtown to capture the market of workers / residents in the downtown area.

Touchdown Express – The Commission viewed, via PowerPoint, a photograph of the CATS bus. Mr. Richards informed the Commission that Touchdown Express has resumed for the 2018 LSU football season. Touchdown Express will have four pick up points downtown and the service begins three hours before kickoff and immediately following the game. Tickets are \$10 and are available online, at the CATS bus station, or at one of the pick-up spots the day of the game. For more information visit www.brcats.com/touchdown.

Opportunity Zones – The Commission viewed, via PowerPoint, an aerial image indicating the zones. Each Commissioner received a copy of the newspaper article. Mr. Gabe Vicknair briefed the Commission on the economic incentive to encourage investment in low income census tract approved by U. S. Department of the Treasury. All of downtown is included in the opportunity zones which defers and lowers federal taxes on capital gains. More information will be available at the end of the month.

Downtown Sewerage Improvements Public Meeting – The Commission viewed, via PowerPoint, an image of the Environmental Services logo. Mr. Patrick Michaels, Sanitary Sewer Overflow (SSO) Control and Wastewater Facilities Program, informed the Commission that Allen & LeBlanc will be rehabilitating the existing sewerage pipes downtown beginning August 2018. The area of rehabilitation is North St to North Blvd. and 9th Street to Lafayette Street. An open house is scheduled for Thursday, August 16 from 4:00 p.m. – 6:00 p.m. at the DDD office. Mr. Michaels encouraged anyone with questions to contact him after the meeting or email help@brprojects.com.

River Center Theater Plaza Charrette – The Commission viewed, via PowerPoint, a rendering of the proposed improvements and photographs of the charrette.

Mr. Vicknair reviewed the proposed improvements. A design charrette was held with Reed Hilderbrand, Post Architects and Architectural Services division of the City to discuss the plaza working with the Central Green. Mr. Rhorer expressed that the improvements will complete the Central Green and it is designed for active use.

Riverfront Plaza – The Commission viewed, via PowerPoint, a rendering of the proposed improvements. Mr. Rhorer informed the Commission that the City has issued a Notice to Proceed to begin August 24, 2018. Mr. Rhorer reviewed the proposed improvements that include lighting concerns, landscaping, fountain repairs, maintenance issues and will address ADA accessibility.

Town Square Phase II – The Commission viewed, via PowerPoint, a rendered image of the proposed improvements. Mr. Rhorer informed the Commission that the City issued a Notice to Proceed to begin August 29, 2018. Improvements to the streetscape to River Road and the area between 4th and 5th Streets. The improvements will create a seamless flow from North Blvd. to Repentance Park.

Downtown Maintenance Committee – The Commission viewed, via PowerPoint, a photograph of the trash receptacle at the curb. Mrs. Whitney Sayal informed the Commission that the waste ordinance has been circulated to the waste companies and downtown businesses to obtain feedback. The proposed waste ordinance allows a certain time frame for trash to remain out on the curb. Continued meetings with stakeholders for the utility paint ordinance are currently being scheduled.

Mrs. Sayal requested that the DDD Commission review the draft ordinances and send any comments to the DDD office. The ordinances will be voted on by the Commission during the September 2018 board meeting. Once approved by the DDD Commission, the ordinances will be introduced to the Metropolitan Council.

Valencia Park Residential Development – The Commission viewed, via PowerPoint, a rendering of the proposed development. Each Commissioner received a copy of the newspaper article and press release. Ms. Vanessa Levine, Renaissance Neighborhood Development, informed the Commission that they are partnering with Volunteers of America to construct a 122 residential unit complex. The complex will be available for veterans and a mixed income work force housing development. The development is on Spanish Town Rd. across from Spanish Town BREC Park. Construction is expected to commence the first quarter 2019.

New Business – Borghardt Law Firm – The Commission viewed, via PowerPoint, an image of the logo and the office building. Each Commissioner received a copy of the newspaper article. Mr. Franz Borghardt informed the Commission that his law firm will be re-locating his office to 301 St. Ferdinand. Mr. Borghardt expressed his excitement to be moving downtown.

The Salad Station – The Commission viewed, via PowerPoint, a photograph of salad option and the exterior of 333 Laurel Street. Dr. Qui Le, informed the Commission that he will be opening The Salad Station at 333 Laurel Street between Magpie and Matherne's. The restaurant is expected to be open September 10, 2018.

Ms. Amy Henderson Shaw, marketing director, informed the Commission that the family owned business was founded in Hammond, LA in 2012. The Salad Station business has expanded to 6 corporate stores and 14 franchise stores under construction currently. Ms. Shaw expressed her excitement to have a downtown location.

4 Forty Fitness – The Commission viewed, via PowerPoint, an image of the logo. Ms. Dawn Braud, Manager, informed the Commission that the full service fitness facility located on the 2nd floor of 440 on Third Street will have the grand opening Saturday, September 22, 2018. Week day events will be taking place the week of the grand opening and enrollment is currently 50% off. Everyone was encouraged to visit the web site at www.4fortyfitness.com.

9. Events – The Commission viewed, via PowerPoint, the logos for the following events. Each Commissioner received flyers on the events. Mr. Casey Tate briefed the Commission on the following events.

- Community Job Fair – August 15
- The Big Welcome LSU / SU Back to School – August 17
- Sickle Cell Run – August 25
- Common Ground – August 27
- GymFit Fest / B. R. Arts Market – September 1
- Hype Fitness Series – September 4
- Heart Health Walk – September 11
- Preserve Louisiana/Old Governor's Mansion
- Manship Theatre / LSU MOA
- Capitol Park Museum
- Old State Capitol
- River Center Events
- LASM
- USS Kidd

10. Strategic Plan – Plan Baton Rouge II – The DDD continues to implement the plan.

11. Ongoing Projects – CPEX – There was no information to report.

BREADA – Ms. Copper Alvarez introduced the new Fund Development Manager, Ms. Theresa Langlois. Ms. Alvarez also encouraged anyone interested in participating in the Fresh From the Market cooking demonstrations to contact Ms. Langlois after the meeting. The Red Stick Farmer's Market will be celebrating their 22nd anniversary Saturday, November 3, 2018.

DBA – There was no information to report.

12. Correspondence – There was no information to report.

13. Public Comment – Ms. Sadie Roberts Joseph encouraged everyone to visit the African American Museum located at 538 South Blvd. The museum hours are Wednesday – Saturday 10:00 a.m. – 5:00 p.m.

Mr. Walter Allen, Chapter Director of Teach One to Lead One Organization, encouraged anyone interested in investing in the youth of the Baton Rouge community to contact him after the meeting or visit the web site at <https://t111.org>.

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Sgt. Kyle Callihan encouraged anyone interested in volunteering or donating candy for “Boo with the Blue” scheduled for October 31, 2018 to contact him after the meeting.

Meeting Adjourned: