

DDD Commission Meeting  
February 14, 2017, 8:00 a.m.  
Kean Miller LLP,

Attending: Eric Dexter, Ric Kearny, Gordon LeBlanc, Cheryl McCormick,  
Melanie Montanaro

Absent: Fran Gladden, Scott Hensgens

**Others in Attendance:** Gary Anderson, Joe Anthony, Guy Avellone, Jeb Barber, David Beard, Bliss Bernard, Gary Black, Ben Blackwell, Shannon Blakeman, Timothy Boone, Shaun Braud, Kevin Broussard, Steve Boutwell, Gina Calahan, Spencer Calahan, Sgt. Kyle Callihan, Gayle Carnahan, Jonathan Cary, Bubba Cashio, Albert Chao, Renee Chatelain, Whitney Cooper, Melanie Couvillion, Suzette Crocker, Shelby Daugherty, Michael Day, Alex Deshotels, Rachel Diresto, William Doran, Leslie Dozier, Frank Duke, Mary Durusau, Mina Estrada, Ashley Fabre, Phil Fernberg, Barbara Freiberg, Joey Furr, Gail Gaiennie, Brian Goad, Mack Gregorie, Blaine Grimes, Ryan Holcomb, Courtney Hunt, Stacy Jamieson, Mary Johnson, Mary Joseph, Sadie Roberts Joseph, John Kaufman, David Kors, Morgan Landry, Katie Lauder, Justin Lemoine, Mary Jane Marcantel, Lauralyn Maranto, Kristy Mayes, Nicole McAlister, Michael McDuff, Carolyn McKnight, B. J. Militello, Donnie Miller, Mary Olinde, Melissa Parmelee, Michael Petty, John Pierre, Erin Porche, Skipper Post, Tina Rance, Angie Ray, Lauren Ray, Margaret Read, Davis Rhorer, John Rousseau, Gabrielle Roussel, Fredrick Sargent, Lisa Smith, Emily Sulzer, Ebru Sumer, Casey Tate, Vickie Theriot, Elizabeth Thomas, Lauren Tompkins, Clark Vega, Alex Velasquez, Johnny Ver Planck, Gabe Vicknair, Danny Watts, Councilwoman Tara Wicker, Samaer Zaitoon

1. Mr. Ric Kearny called the meeting to order.

2. Mr. Ric Kearny declared a quorum.

3. Mr. Ric Kearny moved to approve the agenda, Mrs. Melanie Montanaro seconded and the agenda was approved.

4. Mr. Gordon LeBlanc moved to approve the January 10, 2017 minutes, Mr. Ric Kearny seconded and the minutes were approved.

Mr. Kearny recognized Mr. Mack Gregorie and thanked Kean Miller for hosting the Commission meeting. Mr. Gregorie welcomed everyone and commended the DDD on the development downtown. Mr. Rhorer recognized Mr. John Rousseau, past DDD board member and Spanish Town resident.

**5. Board Action – There was no board action**

**6a. Governmental Issues – FuturEBR Public Meeting** – The Commission viewed, via PowerPoint, a photograph of downtown Baton Rouge. Each Commissioner received a copy of the newspaper article. Mr. Frank Duke, Planning Commission, informed the Commission that they are beginning the process to update FuturEBR. The first public meeting is scheduled for Tuesday, March 14, 2017 from 4:30 – 7:30 p.m. at the Goodwood Library.

The remaining series of public meetings will be posted within the next few weeks. Mr. Rhorer thanked the Planning Commission for their assistance with downtown issues.

**6b. Development Initiatives – Third Street Developments** – The Commission viewed, via PowerPoint, photographs of current development. Mr. Rhorer reviewed the development along Third Street.

- Library
- Iberia Bank
- Courtyard Marriott

**Federal Historic Tax Credits** – The Commission viewed, via PowerPoint, a photograph of the Kress building and historic credit impact booklet. Mr. Rhorer informed the Commission that he and Mackenzie Ledet, Stonehenge Capital, met with Senator Cassidy to discuss the importance of the continuance of retaining the Federal Historic Tax Credit program. There are 77 projects in downtown Baton Rouge that have utilized the tax credits. The state has hired Place Economics to look at the value of Historic Tax Credits on the state level. The report is expected to be complete by the start of the legislative session.

**Spencer Calahan Law Offices** – The Commission viewed, via PowerPoint, images of proposed renderings. Mr. Spencer Calahan informed the Commission that he will be constructing a new office building next to his existing office on St. Louis Street. Two homes will be demolished to make space for the new construction. Mrs. Melanie Montanaro expressed concerns regarding the demolition of the two homes. Mr. Calahan assured Mrs. Montanaro he has explored every avenue to save the houses and they are not salvageable. The five story office building will consist of two layers of parking, 30,000 sq. ft. of office space on top, 1,500 sq. ft. terrace, recreational space and a helipad. Construction is expected to commence summer 2017 with a 14 month construction period.

**200 Laurel Street** – The Commission viewed, via PowerPoint, a photograph of the exterior of the building and photographs of the interior. Each Commissioner received a copy of the newspaper articles. Mr. Rhorer informed the Commission that Prescott Bailey occupies the residential unit on the top floor. Mr. Shannon Blakeman, Carbo Landscape Architecture, informed the Commission that the firm occupies the first floor of the building. The building did utilize tax credits.

**Downtown Greenway** – The Commission viewed, via PowerPoint, photographs of the current construction and ribbon cutting. Mr. Rhorer informed the Commission that the plants are beginning to bloom and lily bulbs will be planted in the coming weeks. The East Blvd. portion of the Downtown Greenway final submittal will be mid March 2017.

**River Road Multi-Use Pathway** – The Commission viewed, via PowerPoint, an image of the proposed renderings. Mr. Rhorer informed the Commission that the project is waiting on environmental clearance from DOTD. Once clearance is confirmed preliminary plans will be submitted to LA DOTD. There is an eight week turn around on plan reviews.

**DOTD River Road Overlay** – The contract has been awarded and expecting construction to commence spring 2017 and waiting on specifics from DOTD.

**Riverfront Plaza** – The Commission viewed, via PowerPoint, renderings of proposed improvements. Mr. Rhorer informed the Commission that the contract with Carbo Landscape is being finalized which will include all electrical design for lighting. The opinion of probably cost and final scope will be developed first. There will be a six month design process, then on to construction in late fall.

**Dock Shade Structure** – The Commission viewed, via PowerPoint, renderings of proposed shade structures. Mr. Bubba Cashio, DPW, informed the Commission that the bids were lower than expected. The goal is to have the Notice to Proceed by March 2017 with a 180 day completion time. Mr. Rhorer commended Mr. Cashio on his work with this project.

**City Hall Plaza** – The Commission viewed, via PowerPoint, a rendering of the proposed improvements. Mr. Rhorer informed the Commission that Arrighi was awarded the contract and the project construction kick off meeting is being held today. The project will take approximately nine months to complete.

**Downtown Maintenance Committee** – The Commission viewed, via PowerPoint, a photograph of a sidewalk cleaner. Ms. Whitney Cooper informed the Commission that the committee is working with DPW to research available equipment to clean sidewalks.

Following are the scheduled subcommittee meetings:

- February 23 – Ordinance – Reviewing Arts & Entertainment ordinance
- March 9 – Education – Retail/Service Business Nominations for monthly Downtown Distinction Award
- March 16 – Overall meeting

**Town Square Beacon** – The Commission viewed, via PowerPoint, photographs of the North Blvd. Town Square beacon. Mr. Casey Tate informed the Commission that repairs are being made to the top four screens of the beacon as well as a software update.

**EBB & Flow Introduction** – The Commission viewed, via PowerPoint, a photograph of the sculptures and the festival poster. Ms. Mina Estrada, Arts Council, briefed the Commission on the upcoming festival scheduled for April 1 – 2, 2017. The festival will be held on the riverfront and feature demonstrations, workshops, interactive sculpture garden, music and much more. Everyone was encouraged to visit [www.ebbandflowbr.org](http://www.ebbandflowbr.org) for more information.

**New Business – Sonic** – The Commission viewed, via PowerPoint, photographs of the construction site. Mr. Rhorer informed the Commission that Sonic is constructing a location at the corner of Government and S. 10<sup>th</sup> Street and utilizing the existing building at 982 Government Street for their headquarters. The restaurant is scheduled to be complete summer 2017.

**Bogan Fire** – The Commission viewed, via Power Point, a photograph of the exterior of the fire station. Mr. Rhorer informed the Commission that the Bogan Fire Station located at 555 Government Street is currently undergoing renovations.

**Cane Land** – The Commission viewed, via PowerPoint, a photograph of the exterior of the building and interior. Ms. Angie Ray, Marketing and Communications, informed the Commission that the distillery located at 760 St. Philip Street will produce vodka, gin and 5 types of rums whiskey and will also feature a tasting room. The official opening is scheduled for Friday, May 19, 2017.

**Another Broken Egg** – The Commission viewed, via PowerPoint, a photograph of the exterior of the building. Mr. Rhorer informed the Commission that the restaurant is opening Monday, February 20, 2017.

**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.

- CI-Group Open House – February 16
- Mardi Gras Parades – February 17,18,19,25
- Mardi Gras Festival – February 25
- B.R. Arts Market – March 4, April 1
- LAF Reveal Party – March 8
- OLOL Children’s Hospital Amazing Half Marathon – March 10-12
- Belle of Baton Rouge
- Preserve Louisiana/Old Governor's Mansion
- Manship Theatre / LSU MOA
- Capitol Park Museum
- Old State Capitol
- River Center Events
- LASM
- USS Kidd

**7. Strategic Plan – Plan Baton Rouge II** – The Commission viewed, via Power Point, a photograph of the PBR II cover. The DDD continues to implement the plan with residential and retail development along Third Street as well as green space.

**8. Ongoing Projects – CPEX** – The Commission viewed, via Power Point, an image of the CPEX logo. Ms. Elizabeth Thomas congratulated DDD on the implementation of complete streets downtown. Ms. Thomas encouraged everyone to attend “Building Blocks: If Kids Ruled the City” scheduled for Saturday, March 4 at the Louisiana State Museum.

**BREADA** – The Commission viewed, via PowerPoint, an image of the BREADA logo. Ms. Emily Sulzer briefed the Commission on the following:

- February 14 – Tuesday Farmers Market reopens at the Main Library from 8 am to noon.
- February 18 – Sprouts Saturday

**Downtown Business Association (DBA)** – The Commission viewed, via PowerPoint, an image of the DBA logo. Mrs. Lauren Tompkins briefed the Commission on the following:

- New web site has been published
- February 21 – Lunch and Learn
- March 8 – Live After Five Line-up Reveal Party
- April 7, 2017 – Live After Five commences

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8. **Correspondence** – There was no correspondence.

9. **Public Comment** – Mr. Michael Day, Raising Cane’s River Center General Manager, briefed the Commission on the upcoming events at the Raising Cane’s River Center.

Mr. Kearny recognized Councilwoman Tara Wicker, commended the City Police for their service and thanked Kean Miller for hosting the meeting.

**Meeting adjourned at 9:00 a.m.**