

DDD Commission Meeting  
September 11, 2018, 8:00 a.m.  
Kean Mean LLP, 400 Convention Street, Ste. 700

Attending: Eric Dexter, Fran Gladden, Scott Hensgens, Gordon LeBlanc,  
Melanie Montanaro

Absent: Ric Kearny, Cheryl McCormick

Others in Attendance: Gary Anderson, James Avault, David Beard, Ben Blackwell, Dennis Blunt, Timothy Boone, Mary Boutwell, Steve Boutwell, Dawn Braud, Kevin Broussard, Gayle Carnahan, Bubba Cashio, Jake Cavana, Bradley Charlesworth, Linda Clark, Wendi Coates, William Cox, Allison Crump, Sandra Daire, Catherine Daniel, Kim Daugherty, James Dawson, Michael Day, Carly Erwin, Councilwoman Barbara Freiberg, Rannah Gray, Mack Gregory, Blaine Grimes, Marilyn Hamilton, John O. Hearin, Anita Hebert, John Leatherwood, Sam Karlin, John Kaufman, John Kelton, Laurence Lambert, Michael Lang, Theresa Langlois, John Leatherwood, Beverly LeBeau, Mary Jane Marcantel, Fr. Pat Mascarella, B. J. Miletello, Aaron Mollura, Shawn Nolan, Mary Olinde, Lluvia Peveto, Sarah Powell, Davis Rhorer, Whitney Sayal, Daniel Stetson, Casey Tate, Cpl. Bryan Taylor, James Taylor, Clark Vega, Gabe Vicknair, Hayley Westphal, Samaer Zaitoon

1. Mr. Scott Hensgens called the meeting to order.
2. Mr. Scott Hensgens declared a quorum.
3. Mrs. Fran Gladden moved to approve the agenda, Mrs. Melanie Montanaro seconded and the agenda was approved as amended.
4. Mrs. Melanie Montanaro moved to approve the August 14, 2018 minutes, Mr. Eric Dexter seconded and the minutes were approved.

Mr. Scott Hensgens requested that the DDD Board take a moment of silence to remember the victims and families of 911.

Mr. Hensgens thanked Kean Miller for hosting the meeting. Ms. Linda Clark welcomed everyone to Kean Miller conference center. Mr. Rhorer thanked Ms. Clark for her involvement in Plan Baton Rouge.

**5. Board Action – Waste Ordinance** – The Commission viewed, via PowerPoint, a photograph of trash receptacle outside a downtown establishment. Each Commissioner received a copy of the waste ordinance. Mr. Davis Rhorer expressed that as the nature of downtown changes we need to react accordingly. Mrs. Whitney Sayal briefed the Commission on the proposed changes to the ordinance. Currently the waste ordinance is geared towards residential, the committee has recommended that the Central Business District area have a limited amount of time that waste would be allowed to sit out on the street. The proposed hours are: 10pm – 8am & 2pm and 4pm. The proposed changes do not apply to residential and the CBD property owners have been notified of the proposed changes.

**Mr. Eric Dexter moved to recommend presenting the ordinance to the Metropolitan Council for approval. Mrs. Melanie Montanaro seconded and the motion was unanimously approved.**

**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. Mr. Rhorer briefed the Commission on the following projects:

- **Elysian II** – Reviewed the current construction photographs of the 100 residential unit development on Spanish Town Rd. 60% market rate / 40% affordable units.
- **Licensing Board of Contractors** – Reviewed the current construction photographs of the development under construction on the corner of 6<sup>th</sup> & North Streets
- **Downtown Library** – Reviewed the current construction photographs of the development. Each Commission received a copy of the newspaper article. Mr. Rhorer informed the Commission that repairs are to begin in a few weeks and completion of the library is expected to be fall 2019, to the best of his knowledge.

**Lofts @ 6C Announcement** – The Commission viewed, via PowerPoint, photographs of current construction and renderings of the project. Mr. John O. Hearin introduced the management team for the project from Key Real Estate; Catherine Daniel, Michael Lang and Bradley Charlesworth. Mr. Hearin informed the Commission that the project has changed names to “The Heron Downtown” and reviewed a power point presentation of the development. Buildings A & B will be complete by mid October 2018 and the December 2018 DDD Board meeting will be held at The Heron Downtown. The office staff will occupy the building in approximately two weeks and everyone was encouraged to visit the web site at [www.herondowntown.com](http://www.herondowntown.com). Mr. Rhorer commended Mr. Hearin and his team on this monumental project.

**DDD 30<sup>th</sup> Anniversary** – The Commission viewed, via PowerPoint, an image of the DDD timeline that was published in the September 2017 Business Report. Mr. Rhorer informed the Commission that a timeline of the DDD from 1987 – 2018 will be designed for the wall of the DDD. The DDD will host a reception celebrating 30 years in conjunction with the Courtyard Marriott opening.

**Awards** – The Commission viewed, via PowerPoint, an image of the Central Green and Third Street. Mrs. Sayal informed the Commission that the following APA-LA award submittals will be receiving recognition:

- **Central Green:** 2018 Louisiana Chapter of American Planning Association - **Implementation** Category award – submitted DDD/City Parish (will be announced Thursday, October 4<sup>th</sup> )
- **Third Street:** 2018 Louisiana Chapter of American Planning Association - **Great Street** award – submitted DDD (will be announced Thursday, October 4<sup>th</sup> )

Mr. Rhorer informed the Commission that earlier this year he was also honored by the Center for Planning Excellence with the ‘Power of Implementation’ award for Plan Baton Rouge.

**Courtyard Marriott** – The Commission viewed, via PowerPoint, photographs of the exterior and interior of the hotel.

Mr. Ben Blackwell, Area Manager of Operations for Hospitality American, informed the Commission that the hotel is scheduled to be open late September 2018 early October 2018. Reservations are open for the LSU vs. Georgia game. The rooftop sign has been installed and has the ability to change colors. Mr. Blackwell commended everyone for their assistance with the project which sits on an iconic site of the first hotel in downtown Baton Rouge. Ms. Allison Crump, Director of Sales, expressed her excitement to join the other downtown hotels. Ms. Crump encouraged everyone to visit the hotel and the full service Starbucks. Ms. Carly Erwin, Starbucks manager, informed the Commission that Starbucks will be open in approximately two weeks, and encouraged them to follow on Facebook. Courtyard Marriott will also feature a Bistro and lounge. Hours for Starbucks are as follows:

Monday – Friday – 6am – 9pm  
Saturday – Sunday – 7am – 9pm

Mr. Rhorer commended everyone involved with the project.

**The Register Bar** – The Commission viewed, via PowerPoint, a photograph of the exterior of the building. Mr. John Leatherwood informed the Commission that he and two business partners are renovating the former Roux House space. The establishment is expected to open in 2-3 weeks and will have live music, a dress code and host events to introduce whiskey and wines. Mr. Leatherwood expressed his excitement to be downtown and said that they will be partnering with downtown restaurants to offer limited to go menu items. Mr. Rhorer commended Mr. Leatherwood and his partners on their endeavor.

**I-10 Improvements** – The Commission viewed, via PowerPoint, aerial photographs indicating the proposed improvements. Each Commissioner received a copy of correspondence from DDD that will be sent to Franklin Associates regarding concerns and requests in regards to the improvements. Mr. Rhorer briefed the Commission on the following projects and concerns regarding the improvements:

- New Terrace Strep ramp
- Nicholson Drive proposed improvements
- Oklahoma Street proposed improvements

Following are the concerns and requests

- Downtown Access & Signage
- LSU Access & Signage
- Interstate Project Coordination
- Braddock Complete Street Proposal
- Neighborhood & Street Impact

A public meeting will be scheduled in December 2018. Everyone was encouraged to visit [I10br.com](http://I10br.com) for more information.

**River Road Improvements** – The Commission viewed, via PowerPoint, photographs of the multi-use pathway and 3-laning on River Road.

Mr. Rhorer informed the Commission that the project is nearing completion. The 3-laning begins at the northern half of River Road from Hollywood Casino to Florida Street. The DDD has been contacted by Riverview and River Palm condominiums requesting that the pathway extend to their properties. Mr. Gabe Vicknair briefed the Commission on the following River Road improvement requests that were sent to DPW.

- Laurel Street / River Road curb cuts/ ADA ramps
- Main Street / River Road curb cuts/ ADA ramps
- North Street - crosswalk and bike lane
- Extend the pathway north
- Extend the green buffer 160' on River Road
- Sidewalk heading north

Mr. Rhorer informed the Commission that upon completion of the levee pathway from Farr Park to L'auberge there will be 13.1 miles of contiguous walking, biking or jogging from Hollywood Casino to L'auberge without crossing the road. Wayfinding signage will be incorporated along the levee pathway. Mr. Vicknair informed the Commission that the east side of River Rd. is a separate project and the designers will be reviewing the feedback from the city.

**Downtown Greenway** – The Commission viewed, via PowerPoint, an image of the rendering. Mr. Vicknair informed the Commission that city/state agreement will go before the Metropolitan Council Wednesday, September 12, 2018 for approval, once approved DOTD will bid the project out.

**Rotary Centennial Project** – The Commission viewed, via PowerPoint, a photograph of the sculpture. Mr. Rhorer informed the Commission that the sculpture will be an interactive piece on the riverfront. Installation of the sculpture is expected to commence mid October 2018.

**Downtown Maintenance Committee** – The Commission viewed, via PowerPoint, a photograph of the downtown clean sweep clean-up crew. Mrs. Sayal informed the Commission that approximately twenty volunteers cleaned the downtown area. Mr. Rhorer recognized Mr. James Avault, City Parish Landscape Architect, and thanked him for his assistance with the streetscape improvements downtown. Mr. Rhorer informed the Commission the trees have been trimmed along Lafayette Street and in Gras Devall Plaza. Everyone was encouraged to view the North Blvd. greenway. Construction will begin September 28, 2018 on North Blvd. Phase II between 4<sup>th</sup> & 5<sup>th</sup> Streets.

**New Business – The Salad Station** – The Commission viewed, via PowerPoint, a photograph of salad options. Mr. Jake Cavana, Manager, informed the Commission the restaurant located next at 333 Laurel Street between Magpie and Matherne's. Mr. Cavana expressed his excitement to be downtown and the restaurant is expected to open Friday September 28, 2018. The hours will be Monday – Friday, 10:00 a.m. – 3:00 p.m. Mr. Rhorer recognized Mr. Michael Lang for his commitment to downtown.

**Compose** – The Commission viewed, via PowerPoint, an image of the logo. Ms. Sarah Powell informed the Commission that she moved her office from Beaugard Town to 440 Third Street.

The firm offers video production, print and web design. Everyone was encouraged to visit the web site at [www.composedigital.com](http://www.composedigital.com).

**Enjoy Baton Rouge: Walking Tour** – The Commission viewed, via PowerPoint, a photograph of the Capitol Park. Mr. John Kelton briefed the Commission on the walking two tours that he offers by appointment. Everyone was encouraged to visit the web site at [www.enjoybatonrouge.com](http://www.enjoybatonrouge.com)

**Chef Celeste** – The Commission viewed, via PowerPoint, photographs of the event space. Ms. Marilyn Hamilton informed the Commission that Chef Celeste acquired 520 Spain Street and opened a catering and event space. An open house will be scheduled soon and everyone was encouraged to visit the website at [www.chefceleste.com](http://www.chefceleste.com)

**4 Forty Fitness** – The Commission viewed, via PowerPoint, an image of the logo. Ms. Dawn Braud, Director, informed the Commission that the full service fitness facility located on the 2<sup>nd</sup> 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. Everyone was encouraged to visit the web site at [www.4fortyfitness.com](http://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.

- BRSO – September 13
- St. Jude Walk / Run – September 15
- BayouUnity – September 20
- Fitness Rocks – September 21
- Live After Five – September 28, October 5
- 13<sup>th</sup> Gate – September 28
- Baton Rouge Concert Band Fall Concert – September 30
- American Cancer Society – October 6
- Bloom Festival – October 6
- Hype Fitness Series -- October 9
- Preserve Louisiana/Old Governor's Mansion
- Manship Theatre / LSU MOA
- Capitol Park Museum
- Old State Capitol
- River Center Events
- LASM
- USS Kidd

**10. Ongoing Projects – CPEX** – The Commission viewed, via PowerPoint, an image of the Smart Growth Summit flyer. Mr. Rhorer informed the Commission that the Smart Growth Summit is scheduled for November 13 – 14, 2018. Everyone was encouraged to visit the web site at [www.summit.cpep.org](http://www.summit.cpep.org) for more information.

**BREADA** – The Commission viewed, via PowerPoint, an image of the logo. Ms. Theresa Langlois briefed the Commission on the recent sponsorship of BREADA Red Stick Rewards program by Louisiana Healthcare Connections. Anyone interested in participating in the Fresh From the Market cooking demonstrations is encouraged to contact her after the meeting.

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**DBA** – The Commission viewed, via PowerPoint, photographs of the DBA Conference. Mr. Rhorer informed the Commission that the DBA Conference was a success and Live After Five commences Friday, September 28, 2018.

11. **Correspondence** – There was no information to report.

12. **Public Comment** – There was no public comment.

**Meeting Adjourned:**