



**Thayer Street District Management Authority  
Board of Directors Meeting**

Tuesday, June 4, 2019

**MEETING MINUTES**

The Thayer Street District Management Authority (TSDMA) board meeting was called to order at 9:16 AM.

**1. Roll Call**

Directors: Paul Greisinger, Chair; John Luipold, Albert Dahlberg; Lauren Berk; David Everett, Richard Dulgarian; Joe Mardo; Jason Sweeney and Donna Personeus, Executive Director.

Ex officio members: Edward Bishop

Absent: Stephen Lewinstein

Guests: Lidia Pierce, Brown University

**2. Discussion and Vote to Approve the Minutes from the May 7, 2019 meeting**

Minutes from the May 7, 2019 meeting, presented by Ms. Personeus, were approved after a motion by Mr. Luipold, which was seconded by Mr. Sweeney. The vote was unanimous by all attending Board members.

**3. Discussion and Vote to Approve Financial Reports as provided on June 4, 2019**

Financial Reports were presented June 4, 2019 by Ms. Personeus, and were approved after a motion by Ms. Berk, which was seconded by Mr. Mardo. The vote was unanimous by all attending Board members.

**4. Final Discussion and Vote on FY 2020 Budget**

Ms. Personeus and Mr. Luipold, TSDMA Treasurer, presented a budget of \$164,650, with projected revenues of \$13,8261 and use of \$26,389 from the FY 2019 reserve balance, with \$25,000 of that to be used for marketing efforts, to secure a balanced budget for FY 2020. A motion was made by Mr. Sweeney to adopt the FY 2020 budget as presented, which was seconded by Mr. Mardo. The vote was unanimous by all attending Board members.

**5. Discussion and Vote on the Nomination of TSDMA Executive Board Chairman, and Treasurer/Secretary**

After discussion, a motion was made by Ms. Berk for Mr. Greisinger to continue in the position of TSDMA Chairman, and for Mr. Luipold to continue in the position of TSDMA Treasurer/Secretary, for the 2020 fiscal year. The motion which was seconded by Mr. Mardo. The vote was unanimous by all attending Board members.

## **6. Chairman Report**

Mr. Greisinger presented a list of priorities for FY 2020 for the Board to discuss. After discussion the Board agreed on the following goals for FY 2020: 1) Develop marketing initiatives, with monthly progress reports, lead by the TSDMA marketing committee; 2) Map security cameras in the district; 3) Completion all outstanding audits up to and including FY 2019, and; 4) Begin long term/range utility capabilities planning study for the TSDMA

## **7. Executive Director Report**

Ms. Personeus reported that she emailed her Executive Director report on June 2, 2019 to each Board member. There was not a request to add any items for further discussion to the agenda for today's meeting.

Ms. Personeus stated that all TSDMA member properties were currently in good standing, with 100% of the tax assessments received for FY 2019. She also stated that all supporting documents for the 2016 & 2017 audit would be in receipt by CM&B by the end of June, and all supporting documents for the 2018 & 2019 would be in receipt by CM&B by the end of July 2019.

## **8. Thayer Street Planning Study Committee Update**

After discussion, the TSDMA Board agreed to move forward in developing a long term/range utility capabilities plan working with the City of Providence Planning Department, the Mayor's office, and National Grid to meet the TSDMA's infrastructure energy needs 10 to 30 years in the future. Mr. Dahlberg said he would take the lead.

In addition, TSDMA will move forward in seeking ownership of the two lights on top Fones Alley RIPTA tunnel at the Thayer entrance of the tunnel. Once ownership is resolved the TSDMA can move forward in making the repairs to relight them.

## **9. Merchants Report**

Ms. Berk reported to the Board her business, Berk's, had a large shoplifting theft in May. She mentioned they were working with the City of Providence and Officer Kelly Mitchell of the Brown Community Relations and Outreach Bureau to review camera footage. She mentioned it would be helpful to have a list or a map of where the cameras on the street where located to be able to review security footage more quickly.

Mr Sweeney updated the Board on the progress of the Thayer Street Summer Music Series. He said Thayer merchant gift cards will be given to musicians in lieu of payment.

## **10. Other Business**

Mr Luipold updated the Board on a new tenant coming to 272 Thayer Street, above Berk's. He also mentioned that Denali had closed. They will be looking to fill the retail space quickly.

There being no further business, the meeting was adjourned at 10:14 AM.