



Thayer Street District Management Authority
Board of Directors Meeting
Tuesday, September 12, 2023
118 Waterman Street, 2nd floor, Providence, RI

MEETING MINUTES

The Thayer Street District Management Authority (TSDMA) board meeting was called to order at 9:01 A.M.

1. Roll Call

Directors: Joe Mardo, Chair; Paul Griesinger; John Luipold; Richard Dulgarian; Lauren Berk; Katie Silberman; Harry Bilodeau; Taylor Enos; and Donna Personeus, Executive Director.

Absent: Melanie Jewett

Guests:; Megan Lewis, Brown University; Lt William Brown, PPD

2. Introduction of Mayor Appointee, Melanie Jewett, City of Providence Curbside Administrator to the TSDMA Board of Directors

Ms. Jewett was not in attendance. This item will be moved to the next Board meeting.

3. Discussion and Vote to Approve the Minutes from the Board Meeting on August 1, 2023.

Minutes from the August 1, 2023 Board meeting presented by Ms. Personeus were approved after a motion by Ms. Berk, which was seconded by Mr. Luipold. The vote was unanimous.

4. Discussion and Vote to Approve the Financial Report as provided on September 12, 2023.

Financial Reports were presented September 12, 2023 by Ms. Personeus. The reports were approved after a motion by Mr. Luipold, which was seconded by Ms. Silberman. The vote was unanimous.

5. Executive Director Report

Ms. Personeus provided her Executive Director report on September 11, 2023 to Board members. There was no further discussion.

Ms. Personeus reported and provided a photo to the Board of the CVS north building that had been painted removing the graffiti covered mural. Ms. Personeus asked for the City's help in securing sponsorship payment from SPIN. Mr. Enos replied that he would connect Ms. Personeus with the proper person at City Hall to help resolve.

6. Thayer Street Marketing Committee Update

Ms. Personeus provided Board members with an update on the Taste of Thayer event. She presented the new

ticketing website and showed the members both the front end and back end of the site. Artwork images of event marketing materials were also provided for discussion. Members made edits which Ms. Personeus said she would make and send back out to the Board. She would wait for approval before releasing the image live on social media or to be printed. Members discussed sponsorship levels for the event and asked Ms. Personeus to make those changes to email updated documents in PDF to each member. Members discussed the type of businesses that would make good sponsors of the event. Members were asked to contact Ms. Personeus when they had secured a sponsor. She would then follow up with each sponsor.

7. Social Media Report Presentation by Consultant Audrey McClelland

Ms. McClelland provided her social media report to the Board, but did not present via zoom due to technical issues.

8. Updates on Redevelopment of 279 Thayer (Two Cousin LLC) and 235 Meeting (Boutros Salo & Boghos)

Ms. Personeus provided the Board with the following updates that she had received. Mr. Rouben Balagian emailed on behalf of 235 Meeting Street that they were continuing MEP work inside 235 Meeting Street and are starting some exterior work this week. He stated that there was August 29 material delivery which did not require a street closure. Mr. Michel Boutros emailed an update on behalf of his 279 Thayer Street development stating that they were waiting for the Ansel deck. In the meantime, they were going to put in all the underground pumps and run all the plumbing in the basement, then they are going to run the center wall in the basement. By the time that is complete hopefully the Ansell deck will be in.

9. Thayer Business Update

There were no updates at this time.

10. Other Business

Mr. Luipold mentioned that the public hearing for the redevelopment plan for 108-110 Waterman was scheduled for next week. Members discussed how this redevelopment could affect the TSDMA. Mr Griesigner agreed to reach out to ask Mr. Azar what the city's position was to the effect this development would have on the TSDMA (note: 110 Waterman being a member of the TSDMA and 108 Waterman not included in the TSDMA).

There being no further business, the meeting was adjourned at 10:04 A.M.