



Thayer Street District Management Authority Board of Directors Meeting

Tuesday, March 6, 2018

MEETING MINUTES

The Thayer Street District Management Authority (TSDMA) board meeting was called to order at 9:03 AM.

1. Roll Call

Directors: John Luipold, Chair; Paul Greisinger; Albert Dahlberg; Stephen Lewinstein; Jonathan Kaufman; Richard Dulgarian; Lauren Berk; Joanna Levitt; David Everett; and Donna Personeus, Executive Director.

Ex officio members: David Shwaery

Absent: Edward Bishop

Guests: Officer Kelly, Brown University

2. Update on Shift of Brown University's Performing Arts Center (PAC) site

A revised site plan for the Brown University Performing Arts Center was presented by Mr. Dahlberg. The new site between Olive Street and Angell Street. The Sharpe House will be relocated to Brown Street, and a portion of Olive Street (owned by Brown) will be closed to thru traffic. Mr. Dahlberg explained that one-half of the building will be located underground. The PAC will have active classrooms Monday through Friday from 8:00 a.m. to 5:00 p.m., and will also hold approximately 50 public events annually, with the majority being held after 5:00 p.m. There is sufficient on and off street parking to accommodate the large public performances.

3. Discussion and Vote to Approve Minutes from February 6, 2018

Minutes from the February 6, 2018 meeting, presented by Ms. Personeus, were approved after a motion by Ms. Berk, which was seconded by Mr. Dulgarian. The vote was unanimous by all attending Board members.

4. Discussion and Vote to Approve Financial Reports as provided on March 6, 2018.

Financial Reports were presented March 6, 2018 by Ms. Personeus, and were approved after a motion by Mr. Luipold, which was seconded by Mr. Dahlberg. The votes for each were unanimous by all attending Board members.

5. Discussion and Vote to reinstate Joanna Levitt to the TSDMA Board of Directors

After a short discussion, a motion to reinstate Ms. Joanna Levitt to the TSDMA Board of Directors was made by Mr. Greisinger, which was seconded by Mr. Luipold. The vote was unanimous by all attending Board members.

6. Executive Director Report

Ms. Personeus reported that she emailed her Executive Director report on March 5, 2018 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 the following TSDMA member properties still had outstanding TSDMA tax assessment balances and were still subject to City of Providence tax sale: 223 Thayer Street-012-0173-0000 (Baker); 252-254 Thayer Street-010-0276-0000 (K&K Dulgarian); 260-264 Thayer Street-010-0300-0000 (K&K Dulgarian); 242 Meeting Street-013-0006-0000 (Mitrellis); 230 Thayer Street-012-0171-0000 (Mitrellis).

Ms. Personeus updated the Board regarding the usage problems at the Fones Alley Waste Management Trash Compactor and Cardboard Recycling area. Ms. Personeus was asked to confirm with WM the current pickup schedule and contracted users, and share the WM pickup schedule with Officer Mitchell and the Board once confirmed. Mr. Luipold stated the current situation could not continue. He would remove the compactor and recycling unit from Brown property if the situation was not corrected within 30 days. He had received complaints from Brown faculty regarding the back door of the building being blocked by trash. Ms. Personeus stated that she has been photographing the labels on the boxes and opening the trash liners to record who is leaving the trash. Ms. Personeus explained she contacts each offender using the photographs as proof of the misuse. Ms. Personeus stated she would speak with the WM account executive about getting a lock for the top of the recycle unit. Currently the top of the unit is unlocked allowing boxes to be thrown in from the top instead of being broken down. Board members asked Ms. Personeus to draft an agreement of use document to be given to each property owner and WM contracted tenant user. The document agreement is to detail formal procedures of use, what is appropriate and what is not, as well as listing the level of fines that would be assessed through the TSDMA to the property owner for misuse. Board members were in agreement that property owners should be held responsible to manage the process of misuse directly with their tenants. The Board discussed the use of video surveillance. Mr. Greisinger stated he would be willing to purchase and mount a video camera on his building pointed on the WM units. Ms. Personeus mentioned she would like to have the Board consider a product by “Ring” that is motion sensitive and would allow her to watch the area via her phone.

8. Thayer Street Public Art Plan Update

Ms. Personeus presented a rough draft of the Thayer Public Art Program MOU to the Board. It was decided that members would review the document after the meeting and email comments to Ms. Personeus. She was also asked to schedule a meeting of the TSDMA Public Art committee to review board feedback and finalize the document.

9. Food Truck 200 ft. Mapping Committee Update

Mr. Dahlberg updated the Board on a meeting he had with Mr. Everett and Mr. Wiener on corner of Thayer and Waterman. He explained that they had used a wheel to measure the 200 ft. distances from each Thayer food business entrance as shown on the maps provided. Mr. Everett stated he would be developing maps that more clearly showed where Food Truck can and can not park. These maps will be provided to Providence police details and City of Providence Licensing Board so that the maps can be given to Food Trucks during the application or re-application process. A suggestion was made to also make marks on the street to match the maps.

10. Providence Bike Sharing Program Update

Mr. Everett updated the Board on the Providence Bike Sharing Program, inviting Board members to attend the College Hill area event on Tuesday, March 20th between 6:30 p.m. and 8:00 p.m.. Ms. Personeus stated she would share the event flyer on the TSDMA Facebook page.

11. Merchants Report

After discussion, Ms. Personeus was asked to schedule a meeting with TSDMA Board members that are also merchants interested in developing an Holiday marketing/advertising plan for the full Board to review.

12. Other Business

Mr. Greisinger reported that construction on the structure for the new 249 Thayer building would begin in May. Mr. Luipold reported that Shanghai (272 Thayer) moved out in the middle of the night without notice.

It has come to the attention of the Board that a new business, APB Vapes, has leased the upper floor at 281 Thayer Street and would be applying for a tobacco license. After discussion, the Board was in opposition to a vape shop coming to Thayer Street based on health concerns related to the product and the age of the potential users with several K-12 schools within close walking distance to its location. Ms. Personeus was asked to draft a letter in opposition and email it to the full Board for an online vote.

There being no further business, the meeting was adjourned at 10:30 AM.

March 19, 2018 email summary:

A letter in opposition to APB Vapes' application for tobacco license, based on discussion during the TSDMA March 6th Board Meeting, was drafted and emailed to the TSDMA Board for an online vote on approval.

A motion, to send the attached letter in opposition of APB Vapes tobacco license application to the City of Providence License Board was made by Mr. Dahlberg and second by Mr. Luipold. An online vote to oppose passed.

Yes: 6 (Paul Griesigner, Jonathan Kaufman, Al Dahlberg, John Luipold, Lauren Berk, Stephen Lewinstein (verbal))

No: 0

Abstain: 2 (Joanna Levitt, David Everett)

No vote cast: 1 (Richard Dulgarian,)

March 23, 2018 Ms. Personeus emailed a TSDMA Board approved letter to the City of Providence Board of License in opposition of the APB Vapes' application for tobacco license.