

Downtown Lexington Management District
Board of Directors Meeting
Wednesday, July 10, 2024
McBrayer

Present Board Members: Dougie Allen, Juan Castro, James Frazier, Beverly Fortune, Councilmember Hannah LeGris, Thomas Pettit, Rachel Savane, Ron Tritschler

Others Present: David Warren (Block-By-Block), Allen McDaniel (Downtown Lexington Partnership), Laura Farnsworth (Downtown Lexington Partnership) Mary Ford McGlaun (Downtown Lexington Partnership), Laura Boison (LEXPARK), Liza Betz (Failte Irish Shop), David Lowe (Park Ballot Referendum), Victoria Meyer (Park Ballot Referendum) Kate Savage (Arts Connect)

Ballot Referendum – Park Tax

While waiting for a quorum, the Board heard a presentation from D. Lowe and V. Meyer regarding an upcoming ballot referendum for dedicated funding for Lexington parks.

Call to Order

Chairman J. Frazier called the meeting to order with quorum at 8:48a.

Financial Updates

J. Casto provided the financial update. All anticipated tax revenue has been received and deposited. Any new deposits will be due to back taxes being paid by property owners. Normal reoccurring expenses continue each month. Because there was no revenue received in April, the net loss for the month is also a normal timing issue. While there is a surplus YTD in April, those funds must cover normal expense until the new fiscal year.

T. Pettit made a motion to approve the financials and budget, R. Tritschler seconded the motion. The budget was approved unanimously.

Approval of May 1 Board Minutes

T. Pettit made a change to the wording from the prior month's minutes. Under *2024-2025 Officers*, the following change was made: "K. Atkins made a motion to approve the ~~budget~~ **slate**, H. LeGris seconded the motion." T. Pettit made a motion to approve the minutes. R. Tritschler seconded the motion. The minutes were approved unanimously.

Grant Submissions

The Property Improvement Grant committee has recommended awarding Chad Needam, Upper/Short Building, the maximum amount of \$9,000 for improvements to his building project. The project is a total remodel with an estimated total cost of \$1,000,000. Thomas Pettit made the motion to approve the PIG committee recommendation, Beverly Fortune seconded the motion, and all were in favor.

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Community Partner Updates

L. Boison provided an update on LexPARK. The Transit Center garage is undergoing renovation to secure the doors, and have the space professionally cleaned regularly. Additional updates include new striping. LexPARK is also contributing to the public art project that will upgrade the audio between the Fifth Third parking garage and Lexington Financial Center.

A. McDaniel provided an update on Downtown Lexington Partnership. McDaniel introduced Mary Ford McGlaun, DLP's new Marketing & Membership Manager. McGlaun will be working with B. Fortune to create DLMD social media and e-newsletter content. McDaniel also encouraged everyone to save the date of the 2024 State of Downtown on Wednesday, September 18.

Block-by-Block Report

D. Warren provided an update on the Ambassadors. They have begun walking through Thoroughbred Park at the request and payment of the Triangle Foundation. Warren informed that due to the construction in Phoneix Park, unhoused individuals has moved closer to the library to sleep, and he questioned whether it was the responsibility of the Ambassadors to now clean that space. Councilmember LeGris will return with an answer.

Chairman's Report

J. Frazier addressed the recertification of the district. The City of Lexington legal department are working to draft the ordinance which would expand the next term from five to 10 years. The boundary would now only be expanded to include the 500's on Main condo complex. It was determined that any additional expansion would require additional ambassadors, at a rate that would eclipse the levy amount paid, resulting in a loss of revenue for DLMD.

Frazier also informed the Board of Directors that the Advisory Board would be more structured moving forward. Advisory Board would consist of three non-voting members, and any interested individuals should apply directly to Jim Frazier.

B. Fortune continues to work on the reauthorization of the District. She has identified the top 30 properties in value, and Board members will be assigned to obtain owner signatures later this year. The brochure details are being gathered with the goal to print by late July. Fortune will also be creating content for a bi-weekly DLMD e-newsletter and social media posts.

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LFUCG Update

Councilmember H. LeGris provided an update from City Hall. Council is currently on summer break until August 20. The new budget went into effect on July 1, 2024, and with the new budget, non-discretionary funds are available once again. Construction on the reimagined Phoenix Park is underway, with a completion date of late 2025.

Art Grant & Recognition Guidance

The Art Grant Committee Board Members met to discuss the regulations of the grant vs. sponsorship vs. underwriter. L. Farnworth recommended that the Board and Art Grant Committee continue to uphold the existing guidelines and application for Grants. If an organization or individual is seeking funding from DLMD, the proper route has been established and is posted on the website. The maximum funding has been established as well, and seeing as there is a limited amount of funding available, grant seekers should not request beyond the maximum amount included in the guidelines.

The Board acknowledged the next meeting is the week of Labor Day, and decided to move the meeting forward one week. With the work of the board complete, the meeting was concluded at 9:43a. The next meeting will be held at 8:30 a.m. on September 11 at McBrayer.