



**Meeting of  
East Baton Rouge Redevelopment Authority  
Board of Commissioners**

<b>MINUTES</b>	<b>FEBRUARY 15, 2018</b>	<b>9:00 A.M.</b>	<b>801 NORTH BLVD BATON ROUGE, LA 70802</b>
<b>MEETING CALLED BY</b>	John Noland		
<b>TYPE OF MEETING</b>	Board of Commissioners - Regular Meeting		
<b>NOTE TAKER</b>	Tara Titone		
<b>ATTENDEES</b>	<p><b>Attending Board Members:</b> John Noland, Chairman; Brian Haymon; Theodore Major; Susan Turner, Treasurer; Rodney Braxton</p> <p><b>Also attending:</b> Barbara Freiberg, Tara Wicker EBR Metro Council; Christopher Tyson, RDA President and CEO; Tara Titone, RDA Vice President; Amanda Wells, RDA Attorney, Baker Donelson; Vanessa Graham, Vanessa Graham LLC; Heather LeBlanc, Vanessa Graham, LLC;; Samuel Sanders, MCRA; Tim Boone, The Advocate; Byron Turner, Fannie Mae; Elizabeth “Boo” Thomas, CPEX</p>		
	<b>CALL TO ORDER</b>		<b>JOHN NOLAND</b>
<b>DISCUSSION</b>	The meeting was called to order by Mr. Noland at <b>9:01 a.m.</b>		
	<b>APPROVAL OF MINUTES</b>		<b>JOHN NOLAND</b>
<b>DISCUSSION</b>	The Board reviewed the minutes from the November 16, 2017 meeting and took no issue.		
<b>CONCLUSIONS</b>	Mr. Braxton moved to approve the minutes, and Mrs. Turner seconded the motion. The motion was carried unanimously.		
	<b>WELCOME AND SEATING OF COMMISSIONERS</b>		<b>JOHN NOLAND</b>
<b>DISCUSSION</b>	Mr. Noland and the RDA Board welcomed Theodore Major, appointed to the RDA Board by the Mayor-President, and Brian Haymon, appointed to the RDA Board by the Baton Rouge Area Chamber.		
<b>CONCLUSIONS</b>	Mr. Braxton made a motion to approve the appointment of both Mr. Major and Mr. Haymon to the RDA board of Commissioners as confirmed by the EBR Metropolitan Council. Mrs. Turner seconded the motion. The motion was carried unanimously.		
	<b>ELECTION OF BOARD OFFICERS</b>		<b>JOHN NOLAND</b>
<b>DISCUSSION</b>	Mr. Noland recommended election of Brian Haymon as Vice Chairman to the RDA Board of Commissioners, to replace Van Mayhall, and Theodore Major as Secretary, to replace Dr. James Llorens, for a term of one (1) year, commencing on January 1 <sup>st</sup> , or until their successors have been duly elected and qualified.		
<b>CONCLUSIONS</b>	Mr. Braxton made a motion to elect Brian Haymon as Vice Chairman and Theodore Major as Secretary of the RDA Board of Commissioners for a term of one (1) year, commencing on January 1 <sup>st</sup> , or until their successors have been duly elected and qualified. Mrs. Turner seconded the motion. The motion was carried unanimously.		
	<b>EBRA 457 PLAN</b>		<b>CHRISTOPHER TYSON</b>

DISCUSSION	Mr. Tyson introduced the RDA's new 457 retirement plan with a math up to 3% per year. The benefits have been provided for in RDA's budget for the 2018 year. Mr. Tyson clarified that this was not the same plan that the City-Parish employees operate under and explained that the 457 plan is typical of entities of the RDA's size.
CONCLUSIONS	Mr. Braxton made a motion to adopt a resolution to authorize the President and CEO to execute and deliver to the Administrator of the plan one or more counterparts of the Plan. Mrs. Turner seconded the motion. The motion carried unanimously.
	<b>FINANCIAL UPDATE</b>
	<b>VANESSA GRAHAM</b>
DISCUSSION	Mrs. LeBlanc provided the board with the January 2018 profit and loss statement, cash flow statement for the period, 2018 cash flow summary. The Board took no issue.
	<b>CEO REPORT</b>
DISCUSSION	<p>Mr. Tyson stated that the RDA has hired Grants Administrator, Tasha Saunders, who was not present due to a family emergency. The RDA has also hired Grants Coordinator, Marla Morris, and Administrative Assistant, Debora Washington who will begin in the coming weeks. All join the RDA with a wealth of previous knowledge and relevant experience. All RDA employees will have the option to take advantage of healthcare and retirement plan benefits. The RDA will be moving into a 2,700 s.f. office space located at 620 Florida Street- this will be the last month in the LA Companies building. The RDA has released an RFP for auditing services. The RDA received 6 proposals which are currently being reviewed. Two installments of funding from the City-Parish will come from the City-Parish for 2018 operational funding- the first \$250,000 payment is anticipated to arrive in the coming weeks. The RDA has been working closely with its accounting team over the past 45 days to perform financial setup and prepare the first draw requests to the City-Parish Office of Community Development (OCD) for the administration of the CDBG and HOME funds.</p> <p>Mr. Tyson reported out on ongoing activities stating that the RDA is maintaining a working relationship with OCD for the administration of the CDBG and HOME funds. Weekly meetings are being held to ensure a smooth transition and transfer of files and information. The RDA and OCD held a meeting with CDBG and HOME sub-recipients two weeks prior to introduce the RDA as the new administrator and to explain the transition.</p> <p>The demolition of the Entergy site is underway by Weinstein Nelson for the Electric Depot development, and the first rent payment is due in June 2018. The development was recently featured in Thrillist.</p> <p>The RDA continues to oversee the wetlands management for the western acreage at Ardendale. A revision to the masterplan is underway and a revised wetlands 404 permit application will be submitted to the Army Corps of Engineers this spring. The RDA has been in talks with the Housing Authority regarding a mixed income development at Ardendale, the RDA should receive an update on the Authority's receipt of tax credit funding this month. There is additional interest in the development of housing at Ardendale.</p> <p>The Rail Station Planning Grant is underway. HNTB held stakeholder and Steering Committee meetings in January and received feedback regarding their preliminary station planning analysis.</p> <p>More recently, the RDA has been focusing on the revitalization of Plank Road, working with Capital Area Transit System (CATS) to implement the first Bus-Rapid Transit project in Louisiana along the corridor. The RDA envisions an opportunity to bring redevelopment to one of the most blighted corridors in the City and is picking up on Fregonese and Associates' Plank Road study that was prepared for the City-Parish in 2017. The RDA has engaged the Mayor-President, CPEX, DOTD, DPW and CATS in the effort.</p>
	<b>NEW BUSINESS, PUBLIC COMMENT &amp; ADJOURNMENT</b>
NEW BUSINESS	Mr. Noland mentioned his thanks to Louisiana Companies for their generosity and hospitality to the RDA over the past several years and will send them a thank you note.
PUBLIC COMMENT	Elizabeth "Boo" Thomas mentioned that the 20 <sup>th</sup> anniversary for Plan Baton Rouge will be celebrated on May 12 <sup>th</sup> and invited everyone to part of it. Councilwoman Wicker stated that she is so glad that Mr. Tyson is onboard at the RDA and looks forward to exciting things to come.
ADJOURNMENT	Mr. Noland adjourned the meeting at <b>9:42 am</b> .