



MINUTES
WATERFRONT DEVELOPMENT CORPORATION
Board of Directors Meeting
October 25, 2017

Members Present

Scott Brinkman
Rip Hatfield
Chris Jones
Jon Meyer
Susan Moss
Matt Thornton
Cathy Shannon
Nicole Walton

Members Absent

Robert Banks
Ollie Barber
Greg Fischer
Carmen Miller
Carter Vance
David Yates

Others Present

Clinton Deckard
Jennifer French
Sara Massey
Bruce Rogers
Sheldon Shaffer

Staff Present

John Boyle
Marlene Grissom
David Isaac
David Karem
Michael Kimmel
Konrad Kraft
Alex Laughlin
Cordell Lawrence
Victor Lovato
Catherine Nelson
Keefe O'Brien
Gary Pepper
Ashley Smith
Margaret Walker

Call to Order

The meeting was called to order by Chairman Matt Thornton at 4:00 p.m. on October 25, 2017 at the Waterfront Development Corporation at 129 River Road, Louisville, Kentucky.

Approval of the Minutes

The minutes from the August 23, 2017 Board meeting were approved.

Communications and Correspondence:

Items in Board Packet:

Mr. Karem reviewed the board packet:

- Financials
- Dogs on the Run reply card
- Property map for Botanica parking lot

Mr. Karem also announced the retirement of WDC Park Supervisor, Victor Lovato. He also recognized Courier Journal journalist, Sheldon Shaffer on his upcoming retirement.

Mr. LoVato has worked with WDC for 18 years and a total of 28 years with Louisville Metro Government. He has been an asset to WDC and will be greatly missed.

Sheldon Shaffer has been a contributor for the Courier Journal for 44 years and has written numerous articles about Waterfront Park. He too will be greatly missed by WDC staff and the community.

Executive Director's Report:

Financial Audit Presentation

A representative from Strothman and Company, Jennifer French, presented the 2017 Audit Report. Packets were distributed to all board members for their review. The WDC report was in good standing and there were no disagreements or adjustments that needed to be made. Another impressive comment made was that over a three year period, a total amount of \$1.2 million has not been received from the State for WDC operations. Thank you to WDC staff, Cordell Lawrence and Kelley Lewis, for working on this audit. The audit results were adopted by the WDC Board.

Financials

Cordell Lawrence reviewed the FY18 financials. WFPK Waterfront Wednesday had a very successful year with revenues of \$66,932 for the first half of the year (mainly due to beautiful weather). Matt Thornton mentioned having a small group discussion to discuss event fees. Doc's Cantina still sits vacant, but WDC is still pursuing a restaurant

company that is interested in the property. Joe's Crab Shack is still within good standing and performing very well with the new ownership.

Parking Update

The private sector has raised funds for two years to avoid implementing a paid parking system. The WDC Board has graciously accepted the private donations and will defer the subject of paid parking for two years. WDC will continue working with legislators, the Mayor, and members of the Louisville Metro Council on finding a long term solution.

WRO: Fetzer Building

Mike Kimmel made the Board aware of a WRO request for the Fetzer building. This WRO is in conjunction with the Icehouse (to the east side). There are some commonalities in regard to the new building with the Icehouse structure. This new structure will be used for residential and commercial purposes. The WDC Board issued a WRO Permit.

Botanica Parking Lot

WDC owns an area that sits behind Sea Ray of Louisville (off Frankfort Ave) and this property is called the "Murphy Lot." Now that funding is underway for Botanica, they want to continue the conversation with WDC for a property lease to use the property as a parking lot for Botanica.

Soccer Stadium

WDC staff believes that due to close proximity to the Park, it would be beneficial to have the soccer stadium reside in its proposed location. The WDC Board is also in favor of the concept.

Friends of the Waterfront

Nicole Walton thanked everyone for attending the Silver Anchor Awards and congratulated Matt Thornton again on being a well-deserved recipient.

Belle of Louisville

John Boyle discussed the success of two recent trips to Madison, Indiana. Those trips were very profitable, especially for a Monday and Tuesday. The Mary M. Miller will cruise through New Year's Eve, but the Belle of Louisville is closing for the season. It was encouraged for any WDC Board members and/or their contacts to use either the Belle of Louisville or the Mary M. Miller for upcoming holiday parties or galas.

Events

Ashley Smith summarized the recent fall schedule and mentioned upcoming events. Christmas Tree Lane will be opening up at the end of November and suggested that Board members purchase their holiday greenery from our vendors in the park.

Maintenance

Gary Pepper gave an update on maintenance. The park is slowly and surely getting shut down and they will begin winterizing certain areas. Restrooms will remain open until Thanksgiving and the hot dog vendor will remain open until November 19. The Adventure Playground will be partially closed for renovations and the high mast lights on the Great Lawn will be switched to LED lighting by the end of the year.

Adjournment

The meeting adjourned at 5:02 pm.