



MINUTES

WATERFRONT DEVELOPMENT CORPORATION

Board of Directors Meeting

August 25, 2021

Members Present

Ollie Barber
Marianne Butler
Terri Connolly
Katy Delahanty
Kevin Fields
Greg Fischer
Chris Jones
Troy Miles
Susan Moss
Ted Nixon
Kerry Stemler
Nicole Walton
Gerina Whethers

Members Absent

Sam Aguiar
David James

Others Present

Roberto De Leon
Jill Keeney
David Nichols
Jeff O'Brien
Elizabeth Rightmyer
Caroline Watts

Staff Present

Deborah Bilitski
David Karem
Cordell Lawrence
Catie Nelson
Gary Pepper
Kelley Runyon
Ashley Smith



Call to Order

The meeting was called to order by Board Chair Chris Jones at 4:05p.m. on August 25, 2021. The meeting was held via WebEx.

Chris Jones introduced new Board members Katy Delahanty and Troy Miles.

Approval of the Minutes

Minutes for the June 23, 2021 were approved.

Happy Birthday Pavilion

Roberto de Leon from the architecture firm De Leon and Primmer presented design plans for a proposed Happy Birthday Pavilion in Waterfront Park.

Closed Session

Pursuant to KRS 61.810, the Board entered closed session at 4:28 to discuss personnel.

No formal vote or action was taken, and the Board resumed open session at 4:52pm.

Executive Director's Report:

Amendment to WDC Bylaws

Deborah Bilitski reviewed proposed housekeeping changes to the WDC Bylaws to remove provisions related to a maintenance endowment fund, which no longer exists. The amendment passed by unanimous vote.

Resolution to Approve Sale of Property to Waterfront Botanical Gardens

A formal resolution for sale of property to Waterfront Botanical Gardens was approved unanimously.

Waterfront Park Foundation

Cordell Lawrence presented a request for funds from the Waterfront Park Foundation. The request is for approximately 3% of the Foundation balance. An amount of \$300,000 would be allocated to defraying de minimis capital expenses in the operating budget with the balance to fund specific park maintenance capital projects. A request was also put before the Board to authorize the deposit of the proceeds from the sale of the aforementioned property to a new operating endowment fund. Mayor Fischer encouraged creative use of the Foundation funds for operating expenses.

The board unanimously approved the request for foundation funds as well as creating the operating endowment.

Finance

Cordell Lawrence presented the FYE21 financials. He emphasized the lack of event revenue due to the Covid-19 pandemic. The year ended with a net revenue of approximately \$48,000. Chris Jones commended staff for their hard work during a very trying time.

Belle of Louisville Riverboats

Deborah gave a report on behalf of Krista Snider for Belle of Louisville Riverboats. There was a story on WDRB about the Belle's calliapist Martha, who has gone viral on TikTok. Regarding upcoming events: this weekend's Roaring '20s cruise has sold out, a new concept, Five Buck Bluegrass, begins in September dockside on the Mary M. Miller, and capacity has been voluntarily decreased to 50% due to rising Covid-19 rates. Staff is also obtaining quotes to complete several deferred maintenance projects and actively seeking grant funds to complete the repairs.

Phase IV Update

Deborah gave an update on fundraising for Phase IV construction. A fundraising consultant has been engaged to begin the capital fundraising campaign. Staff is currently optimistic of approval for a receiving a significant grant to kickstart fundraising and match available funds from Louisville Metro.

MSD will begin clearing off the Phase IV site in mid-2022 and is currently demobilizing at the Witherspoon Street site.

Development/ Fundraising

Ashley Smith gave an update on fundraising initiatives. Give for Good Louisville takes place Friday September 17. The Marshall Family Foundation has also given Waterfront Park the opportunity for a \$75,000 matching grant. Ashley asked the Board to spread the word to their networks in an effort to increase donors and donations this year for Give for Good.

An anonymous challenge grant has also been made to the Board of Directors, contingent on 100% participation from the Board in giving to Waterfront Park. Approximately \$8000 in pledges has been raised so far.

Friends of the Waterfront

Nicole Walton gave an update on behalf of Friends of the Waterfront. FOTW has entered into an MOA with WDC to fund the salary of a support staff to provide administrative support to both WDC and FOTW. This employee would support fundraising, events, volunteer coordination and coordination of board meetings.

Events

Catie Nelson gave an update on events in Waterfront Park. The WFPK Waterfront Wednesday began July 14. She also outlined upcoming events this fall.

Park Maintenance

Deborah emphasized that the park maintenance crew are working very hard to keep the park looking great with the heavy usage this season.

Adjournment

The meeting adjourned at 5:30 p.m.