

Minutes of the Old City District Board of Directors Meeting

Wednesday, April 17, 2013 4:00 pm

231 Market Street, Philadelphia, PA

In Attendance: Sheryl Bar, Reginald Cummings Nick Gregory, Lynn Martin Haskin, Avram Hornik, Cindy MacLeod (NPS), Jafar Maleki, Christopher McGill, David Neff, Carolyn Pfeiffer, Joseph Ritchie, Peter Rothberg, Joe Schiavo (OCCA), Harvey Spear, Albert Taus.

Graham Copeland (Executive Director), Greg Diehl (Economic Development Coordinator), Brett Mapp (Operations Director), Josh Grimes (Counsel).

Absent: Rob Dingman, Christopher Laufer, Pat Lavelle, Luca Sena, Sonia Silverstein, Laurie Townsend-Rapp.

Guests: Arthur Meckler, Carol Moore.

Call to Order: Chairman Joe Ritchie called the meeting to order at 4:09.

Minutes:

Minutes for the March 2013 meeting were previously circulated to board members via email.

D. Neff moved to accept the minutes. 2nd/L. Haskin. All in favor, approved.

Chairman's Report: J. Ritchie

- Casino proposal - the Board will review the Goldenberg Group's request to support their project. This will be based on a defined process, including a second meeting with the developer. A decision will take place only after a meeting of the full board and a vote.

Executive Director's Report: G. Copeland

- Assessment revenue update - we have received \$620,011 in payments for 2013 which represents 86% of our budgeted goal of \$720,000.
- Stakeholder survey - part of the 5-year plan & budget. Received 658 responses to the survey. Stakeholders include business owners, property owners, residents and visitors.
- Market St. lighting maintenance - an agreement was executed with Narducci Electric. Service is commencing now.

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- Street tree management - receiving three bids for a comprehensive tree maintenance program. Will coordinate with the Tree Tenders group to avoid duplication.
- OCD tax exemption - Phila Revenue Dept. determined that OCD is exempt from the Real Estate and the Business Income & Receipts Taxes. We paid \$4,100 in 2012 and will apply for a reimbursement.
- Philly Tech Week - April 20 - 27. OCD is sponsoring a charity auction and networking event Thurs. 4/25, 7:00 pm at National Mechanic.
- Phila Business Journal Event - OCD is sponsoring an event on Search Engine Optimization - Thursday, May 9, 7:00am – 11:30 am, University of the Sciences.

Treasurer's Report: C. McGill

A review of the March OCD financial statements indicates:

- Balance sheet- total assets were up from \$718,689 in February to \$986,930, reflecting a difference of \$268,240 in receipt of assessment income.
- Income Statement - Operating expenses: the private security contract is billing weekly; and the March expenses reflected payment of certain invoices from the prior contractor.

Committee Reports:

Marketing: S. Bar

- Licensing agreements - trademark has been filed and a licensing agreement has been completed by J. Grimes. The Old City brand logo is being licensed to local merchants to produce tee shirts and banners.
- Website redesign - the committee is now in contract negotiations with one firm after an RFP was conducted, with nine proposals considered.
- Promotional brochure - the next edition is being planned for a May/June startup.

Clean & Safe: H. Spear

- Philadelphia Bar & Restaurant - federal court case was dismissed that challenged their Conditional License Agreement.
- 17 N. 3rd/Charlie's Pub - following the ZBA's ruling in favor of the applicant's food use, a group of neighbors has appealed the ruling in Common Pleas Court.

Minutes prepared by Graham Copeland

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- Parking rules/100 block of Chestnut - PPA has agreed to a change, to allow on-street parking until 10:00 pm, with towing to commence at 10:30.
- 205 Race St. - The Planning Commission will decide tomorrow on whether to support pending legislation proposed by Councilman Squilla to establish a new Bridge Approach zoning overlay that would eliminate the height limit and relax other zoning limits in a small area surrounding the Ben Franklin Bridge; this legislation would benefit the proposed mixed-use development by Brown Hill and possibly others in the defined area.

Economic Development: A. Hornik

- Brokers Breakfast - OCD's second annual event was held on Tuesday, April 2, featuring updates on Old City projects. The event was well-attended and well-received. Follow-up activity is happening now.
- Casino proposal- J. Ritchie explained that the Goldenberg Group, developers who are proposing one of the six competing sites, have been seeking OCD's support with a letter and/or public testimony.
 - The developers presented their project plan to the Economic Development Committee.
 - The development would include a casino operated by Mohican Sun, with 2,400 slot machines, 82 table games and 30 poker tables; hotel with 168 rooms banquet space, 8 restaurants and parking for 1,340 cars.
 - Process: Economic Development Committee will meet again with the developer and report back to the board on any consideration given to the community; a special board meeting will be held with an up-or-down vote to support the project or not.
 - The public hearing is scheduled for May 8; with the special OCD board meeting to be scheduled for Tuesday, April 30, at 4:00 pm.

Old Business: J. Ritchie will circulate the Wharton Small Business Development Center's report to the full board.

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New Business: G. Copeland mentioned the new membership with the Greater Philadelphia Chamber of Commerce.

Adjournment: P. Rothberg moved to adjourn the meeting/2nd PD. Neff. All in favor, approved. The meeting adjourned at 5:04 pm.

The next meeting will be held on Wed. May 15, 4:00 pm, at 231 Market Street.