

**Downtown Development Authority  
Board of Directors Meeting  
April 30, 2025, 3:30 p.m.**

**Present**

Mario Chavez  
Drayden Dunn (arrived 3:41)  
Chelette Holden  
Terry Moore  
Ed Taylor

**Absent**

Michael Corbin  
Kathy Malone

**Staff**

Cedric B. Glover  
Janie Landry  
Stacie Leng  
Lauren Davidson  
Peggy Hellyer  
Lorenzo Lee

**Others Present**

Councilman Gary Brooks

**I. CALL TO ORDER**

The meeting was called to order at 3:35 pm by Chairman Pro Tem Terry Moore. A quorum was present. Mr. Dunn arrived at 3:41 pm and chaired the remainder of the meeting.

**II. ROLL CALL**

Michael Corbin and Kathy Malone were absent.

**III. AMEND AGENDA**

The agenda was not amended.

**IV. WELCOME / INTRODUCTIONS/ PRESENTATIONS**

There were no introductions or presentations.

**V. PUBLIC COMMENTS (Agenda Items).**

There were no public comments.

**VI. CONSENT AGENDA**

**A. Minutes**

Mr. Moore asked for approval of the March 26, 2025, regular meeting minutes.

**A motion was made by Chelette Holden to approve the minutes of the March 26, 2025, regular meeting. Ed Taylor seconded the motion, which passed unanimously.**

**B. March 2025 Budgetary Comparison Financial Statement**

Ms. Landry reviewed the financial statement for the board. An additional \$6300 in 2024 tax revenue has been received. The Streetscape contract with the city has not been paid but staff has followed up and does not anticipate any issues. She gave a brief review of a trip and fall lawsuit filed by Ebony LaBorde. The lawsuit indicates Ms. LaBorde tripped over a former parking meter pole. Ms. Landry stated, however, that the pole in question was never a parking meter pole and that DDA should not have been included in the lawsuit. The budgeted legal line item is over budget as a result. DDA's insurance also provided legal assistance regarding this case which has continued for several years.

Mario Chavez asked why the DDA was included in the lawsuit. Ms. Landry reported that over the years DDA has been included in multiple lawsuits incorrectly. She said the city has given waivers generally to have DDA removed from the various lawsuits, but did not do so for this case. The lawsuit has caused the Streetscape insurance carrier to decline renewing the current policy due to losses. DDA's insurance agency is attempting to find new coverage.

Mr. Glover said there was once a time when it was clearly understood that DDA does not have

liability for city infrastructure and this needs to be re-addressed. Ms. Landry said that in this case, the problem was that a former assistant city attorney believed DDA's insurance naming the city as additional insured (as required by the contract) was universal and should provide defense coverage to the city.

She also informed the board that there is another lawsuit that was filed three years ago by Bob Atchinson after he tripped on the sidewalk by the casinos. He sued the city and DDA. DDA has not received any additional notifications or communication regarding this lawsuit since receiving original notice of the suit.

## **VII. REPORTS**

### **A. Director's Report**

- Potential state appropriation for downtown entrepreneurship/business development and initiative. Mr. Glover said the amount could be \$25,000 and there will be a CEA in place.

Terry Moore suggested considering some events the DDA would like to prioritize. Drayden Dunn stated the Grambling game would be great, and that Humor and Harmony is returning in the Fall. The Independence Bowl would also be an event to consider. Mr. Glover suggested Rockets Over the Red. He has been meeting with DSU and Terri Matthews to have a more downtown centric holiday celebration. Discussions are continuing. Cumulus Broadcasting asked about having a regular motorcycle night downtown. The proposed event would require blocking streets to vehicular traffic and leave them open for the motorcycles. It would feature live music, food trucks, etc. Discussions are continuing.

- Working with the Convention Bureau for the Show Me Your Badge Program for agreed upon incentives when visitors show their badges at various downtown locations. It was suggested that staff check with SPAR and the Convention Center to get notice of events that will be held in Shreveport.
- Addressed the weekly meeting of the Rotary Club of Shreveport.
- Aided and assisted in hosting the 44th annual conference of the Louisiana Trust for Historic Preservation.
- Hosted and coordinated a four-site opening night tour/reception that included the McKellar Alford Mansion, Municipal Auditorium, Oakland Cemetery, and the former B'nai Zion Temple.
- Hosted a discussion on the future of downtown office towers with Brooks Howell (principal with Gensler Architects). Attendees included Mayor Arceneaux, Senator Jenkins, and a dozen other downtown stakeholders.
- Met with new owners of The Standard to discuss their vision for the future of the development.
- Deputy Director Janie Landry facilitated a highly productive and insightful meeting with Mark Benzin, Regional Operations Manager for Parking Systems of America. In addition, arranged for a face-to-face discussion between Mr. Benzin and Mr. Patel, owner of the Nobel Savage, to

discuss parking issues of mutual concern.

- Met with new state building design team to discuss the status of the project.
- Successfully hosted the 2025 edition of the Downtown Tour of Homes with more than a dozen locations and "sold out" registration.
- Initiated the process to restart the Downtown Merchants Association.

**VIII. B. Parking Report**

Lorenzo Lee reported that there was a significant ticket increase in March. Everything else is as anticipated. One vehicle was booted in March. The amount owed for that vehicle was \$445.

**IX. OLD BUSINESS**

**A. Downtown Security and Homeless**

Councilman Gary Brooks reported that SPD Chief Wayne Smith has appointed someone to oversee security in the Red River District. The surveillance trailers are stationed there also. Ed Taylor and Chelette Holden both reported that they have seen an increase in bicycle patrol officers as well.

**X. NEW BUSINESS**

**A. DDA Sponsorship Request - Criteria**

Ms. Landry said that she will email a copy of the proposed sponsorship application and guidelines to the board for discussion at the May meeting.

**XI. ANNOUNCEMENTS.**

**PUBLIC COMMENTS (NON-AGENDA ITEMS)**

Mr. Dunn asked the board to discuss the millage renewal at the next meeting. He would like DDA to consider a bond proposal.

**XII. ADJOURN**

With no further business to discuss, the meeting adjourned at 4:48 pm.

---

Michael Corbin, Chair