

Downtown Business Improvement District

Board of Directors  
Regular Meeting  
May 12, 2005

The May 12, 2005 Board of Directors meeting was held in the Jesse Lowe Conference Room of the Civic Center, at 1819 Farnam, beginning at 8:30 A.M.

Minutes

A. ROLL CALL/INTRODUCTIONS

Members Present:

Joe Bateman, Vice Chair  
Briain Magee  
Chris Apperle  
Paula Steenson  
Todd Heistand  
Brenda Dooley  
Marc Nichols  
Christian Christensen  
Dee Dee Spetman  
Jeff Jorgenson  
John Yochum

Mayor's Staff:

Sheryl Lindau

City of Omaha Planning Department:

Kenneth Johnson  
Bridget Hadley

City of Omaha Law Department:

Bernard in den Bosch

Public:

Paul Bitsos

B. APPROVAL OF AGENDA

A motion to approve the agenda was moved by B. Magee, seconded by C. Christensen, and passed.

#### C. APPROVAL OF MINUTES

Motion to approve the minutes from the April 28, 2005 meeting was moved by B. Magee, seconded by P. Steenson, and passed.

#### D. OLD BUSINESS

B. Magee gave the report of the Budget Committee. It was the recommendation of the committee to look at the Lincoln BID plan and consider contracting with Brad Segal of Progressive Urban Management Associates to do the budget and business plan for the BID. The recommendation was made under the assumption that the BID could raise the money necessary to pay for the contract privately.

#### E. NEW BUSINESS

J. Bateman concurred on the need for professional help to develop a good packet of material for presentation to the City Council and Planning Board.

M. Nichols added that most BID's that are successful have professional help to get organized. Discussion followed on giving the Chair the power to negotiate with Brad Segal on behalf of the Board.

J. Jorgenson suggested that the Board should involve the City Council in the BID development process. J. Bateman said a committee could be appointed to brief the City Council.

C. Christensen moved that an Outreach Committee be formed to brief the City Council and Planning Commission on our process and to report back to the Board on a regular basis. The motion was seconded by B. Dooley and passed.

A motion was made by J. Jorgenson, and seconded by P. Steenson, to empower the Chair to negotiate with Brad Segal to develop a budget and business plan for the BID and to begin private fundraising to pay for the contract. The motion passed.

The Outreach Committee members include the following individuals: Marc Nichols, Dee Dee Spetman, Paula Steenson, Jeff Jorgenson, John Yochum, and Joe Bateman. Curtis Christensen, Board Chair, will finalize the appointments to the committee.

B. Magee discussed the need to budget for the collateral materials that will be distributed to stakeholders.

C. Christensen volunteered to ask InfoUSA if they would be willing to donate the cost of a mailing list to the BID. Sheryl will email him the contact information and cost quote.

Sheryl Lindau gave a brief update on the website. DOT.Com should have the wrapper for the web page designed by early next week, and then they will be ready for content. The Website Committee should meet again soon after that to review the progress.

Discussion followed on the necessity of continuing to meet twice a month. It was decided to keep the next regularly scheduled meeting on May 26<sup>th</sup>. A possible agenda item for the next meeting will be how to assess the residential properties, the non-profits, and the centrally assessed properties.

#### F. ADJOURN

The meeting was adjourned at 9:34 A.M. Motion to adjourn was moved by B. Dooley, seconded by D. Spetman, and passed.