



**MINUTES OF THE
MEMPHIS CENTER CITY DEVELOPMENT CORPORATION
114 North Main Street
Memphis, TN 38103**

Wednesday, April 19, 2023

Board Members Present (via conference): Anton Mack, Kevin Brewer, Carl Person, Tanja Mitchell, Angel Price, Elizabeth Low, Dacquiri Baptiste, and Demar Roberts,

Board Members Absent: Benjamin Orgel

DMC Staff Present: Paul Young, Christine Taylor, Brett Roler, Penelope Springer, Penelope Huston, Lauren Bermudez, Tori Haliburton, Darnesha Cotton, and Sam Caldwell

Guests: Charles Carpenter (Legal Counsel), Corbin Carpenter, Ester Wood, Monroe Ballard, Stephanie Wade, Corinne Kennedy, and Member of Public

The meeting was called to order at 9:05 A.M. Christine Taylor called roll for attending board members to confirm quorum. Called for approval of the minutes from March 15, 2023, CCDC meeting. Carl Person motioned to approve the minutes as presented, Kevin Brewer seconded the motion, after roll call vote, the motion passed unanimously.

Agenda Item III: Financial Report

Penelope Springer reported that the financials and monthly highlights. After the financial report Penelope Springer presented the FY24 Budget. Kevin Brewer motioned to accept the budget as presented, Tanja Mitchell seconded the motion, after roll call vote, the motion passed unanimously.

Agenda Item IV: Good Neighbor Grant (GNG) Request

GNG Request – 726 North Parkway

Sara Barrera presented the grant request for property located at 726 North Parkway for an amount up to \$25,000. The subject property is a small shopping plaza located on the north side of North Parkway. It has approximately 9,000 square feet of commercial space and includes a nail shop, Encore Event Center, Memphis Sweets, and Pop-a-Roos Gourmet Popcorn. In the back, there are two residential units. There are also plans to convert a commercial bay into an Airbnb. The applicant, Monroe Ballard, has worked to gradually improve the property, and this grant will help to mobilize a more impactful renovation. The exterior scope of work includes cosmetic improvements that highlight the businesses and make the patio area more enjoyable and give the space a facelift. Updates include: painting all exterior finishes, recovering the existing awnings in black Sunbrella fabric, moving the westernmost unit door and place a new awning over it, adding larger planters and tall greenery beside the westernmost unit to separate it from

retail units, install new greenery in the easternmost flowerbed, install a new dep awning structure at the easternmost patio, and install new signage for the remaining three tenants. Applicant Monroe Ballard was present to answer any questions. After board discussion, Tanja Mitchell motioned to approve the grant request as presented, Angel Price seconded the motion, after roll call vote, the motion passed unanimously.

Agenda Item VI: President's Report

Paul Young gave a brief update on the Mobility Center progress which should be completed at the end of May. Paul Young clarified a media story regarding unsupervised kids in Downtown Memphis. The MPD's intent is to enforce an existing curfew law the was created years ago. MPD is looking for a boarder plan that will be implemented citywide, which will be announced in May. Also updated board members on upcoming events in Downtown, which includes the Grizzlies Playoffs watch parties, the first one will take place on Saturday in Fourt Bluff Park and the upcoming festivals Africa in April and Memphis in May. Paul young thanked all board members for attending the Tom Lee Park tour yesterday.

Tanja Mitchell

Agenda Item VII: Adjournment

Seeing no further business, the meeting was adjourned.