September 27, 2023 JP CSMS Board Meeting Minutes

Board Members (8): Brad Brown, Deborah Karson, Janet Galloway, Karen O'Brien, Michael Epp, Michael Reiskind, Paul Stamatos, and Sarah Marsan

Not in attendance (5): *Brie Pullum, Craig Panzer, Nicole Gunn, Philip Celeste, and Sherisse Mayala-Nelson*

In attendance (5): Daniel Max (JP Centre Yoga), Kate Raisz, Melissa Beltran (ONS JP Liaison), Sophia Bartlett, and Ginger Brown

Meeting called to order at Eastern Bank Community Room.

Introductions of board and guests

Approval of Minutes August 23rd, 2023 minutes

Motion for minutes by Brad Brown and Karen O'Brien Seconded 6-0-1. Paul not present

No corrections, discussion or questions.

Treasurer's Report –Brad Brown reported -Nicole Gunn absent

Assets $62,977.46, Liabilities and Equity $62,977.46

July-August activity Revenue $5,280.04 expenditures $-46,559.04 net $-41,279.00

Financial Position August 31st, 2023

Banks $13,792.31 Receivable $41,846.11 Equipment $7,339.04

Accounts payable $1,369.49 other $2,142.05 Total Liabilities $3,511.54 Equity $59,465.92

City reimbursements haven't been received along with the contract.

Invoice of $9,000 for the holiday light show of $9,000.00.

Rockland Trust has a grant that JPCSMS, if eligible for in the amount of $5000..

There are seven banks within Main street area, with three that are supportive of the group, three national corporations, the three local business chains, as possibility of adding to the board.

JP CSMS Board: Reports of activity:

Fall Fundraiser

We need eight (8) volunteers to assist with ARE YOU SMARTER THAN MICHAEL REISKIND?

The official fundraising trivia scheduled for October 19th, 2023 at First Baptist Church 7-9PM.

2 for ticket sales at door 2 bartenders 2 food pick-up 2 alcohol and paper goods.

Teams of one (1) to four (4) cost of $40.00PPL, $150.00 for team. Katie volunteered to assist.

Blue Frog Bakery offered $500.00 for the Grand Prize. One team only can win. First, second and third place slots.

There will be a cash bar, food, and entertainment. There was a suggestion of having Spanish questions.

Presentation from JP Yoga

Daniel Max spoke regarding proposal for trainers (scholarship) with tiered pricing up to 50% off.

For-profit venture needs to have a corporate umbrella policy. JPCSMS is a 501C3 so can be responsible for receiving and distributing the funds.

They would do a mentorship training and they hope to raise twelve (12) thousand dollars. 200 hours of training with one on one support. It would be for one year then 6 months there-after.

The drafted contract would state the specific usage and use a separate account at Eastern Bank. Ginger has reviewed a sample from Allston Village Main Street.

Motion to explore fiscal agent by Karen and seconded by Michael Epp.

Design Working Group – Ginger Brown, Michael Reiskind, Michael Epp

Michael Epp stated that the traffic redesign has started and the pictures have been updated to include street plan, landscaping modifications.

BHA –process through housing authority which was missing the kids summer session for the expectations and complete communication. They would like to have the basketball court which was replaced by the housing police station. The kids feel that they are losing the sense of community. They formerly had hot dog nights on the courts. They create their own brand t-shirts (The New Generation) for a local connection.

Civic Space Collaborative interacted with the youth.

Ginger will present to the National Main Street conference the process for the South Street redesign in Birmingham Alabama 2024.
JPCSMS can apply for a grant from the city through the Community Preservation Act that would pay for the site improvements in stages. Planned for FY25.
Melissa Beltran recommended The Possible Zone from Hyde Square as a link with the youth.
The next meeting will be on Thursday October 5th, 2023.
The Forbes building is being subsidized with a state funded grant with a 97% affordability structure.

Economic Vitality (EV) Working Group: Ginger Brown

There will be a workshop with Jan Glassman offering technical assistance from the city. Top ten hiring mistakes for small business.

At this time it isn't bilingual but it's possible to record and transcribe for captioning and for private link.

7-11 space at 684 Centre Street is still being offered with multiple marketing use. Rent for the space is $30,000 a month which is above market value.

Promotion & Events Working Groups: Ginger Brown

Night Market at South Street on Thursdays was very successful. Monumental Market offered pizza and they sold out. It brought new participants to the venue and also visitors to Jamaica Plain. Currently discussing having a holiday night market. It would require outside stalls, use of the pickle ball court, and a license for public events.

JP Uplift:-Nicole Gunn -absent–presented by Ginger Brown

Nicole is contacting businesses of color to address their needs.
The possibility of changing meeting time to accommodate everyone.

Sherrise has been assisting with JP Uplift.

A) **Canine Parade**

Scheduled for October 28th, 2023 starting at First Baptist Church and procession down to Loring Greenough House. This is the 19th anniversary. Carlos Icaza started it with five (5) dogs. Now we'll have a police escort with over 100 dogs. We'll have a DJ and prizes.
Sponsored by Sazama Real Estate and TCB-The Cooperative Bank.
We need volunteers for registration, instructions, and judges. Ginger is being pushed by the City to get a parade license, which is holding up the entertainment license.

B) **Holiday Light Show:**

Show will be displayed on the First Baptist Church steeple through the projector. Content is being prepared by a consultant in Mexico- Diego Delmar. Ginger previewed on 09/28/2023 which should have music running on phone during presentation.
Prompts through the show for donation
Previous shows have been displayed on City Feed, JP Licks, and First Baptist Church.
The projector needs a lens to enhance the viewing process which we have rented for $2,000.00 but can be purchased for $2,400.00.
Need sponsors to offset the cost of $14,000.00.

C) **Holiday Stroll**

Suzanne and Phil @OnCentre are collaborating the time and structure.
The date is usually the first Thursday in December which is the 12/07/23 but is being changed due to Hanukah to November 30th, 2023. The hope is to schedule the nite market on the same day.

Executive Director's Report - Ginger Brown:

A) Main Street Mingle

On Wednesday October 18th, 2023 from 5-7PM at The Blarney Stone in Dorchester.
Executive Directors and board members meet with other main street board members. The hope is to learn from each other and to interact.
The two hot topics will be salary and contracts.

B) **LuMeNet**

The meeting will be back to lunchtime on October 24th, 2023. It will be a Women Focus workshop from 12 -1 PM at the Jamaica Plain Library. Three women business owners are Kelsey Munger (Monumental Market), Ammy Lowney (Juicygreens), and Virginia Schubert (Midnight Morning) opened in Roslindale Village the former Birch Street Bistro is our success story.

News on the street:

We currently have an interim Neighborhood Business Manager named Ronald Elie.
The lease sign at Railynn's Furniture has been removed.
Little Cocoa Bean has been fluctuating, the business hours without signs posted.
FoMu closed and has been utilized by another smoothie company.
Cacao/The Hub looks great.
B.E.S.T. Office closed and has been replaced with Cambio Extremo Massage.
Nckl & Dimes has been closed for renovations.
Sweet Pea and Sage Florist has excellent arrangements for $35.00.

Old / new business:

No old business.
New: Request made at the JP Business and Professional Association meeting to address the restaurant alcohol licenses with a testimonial to add 250 for 10 different zip codes in Boston. (Restricted –can't be sold) The four (4) whitest neighborhoods have 47 times more licenses in Boston market versus 4 least white per zip codes.
Q R Code that allows you to sign-up to testify in a 3 minute slot. Jamaica Plain has three (3) full alcohol and two (2) beer and wine licenses up for grabs.

Michael Epp stated that the Shattuck Hospital is scheduled to be torn down and 800 additional units with 200 covering the Mass Ave/Melena Cass issue will be built. Stony Brook Neighborhood Association has had issues with needles around and in the park which is being pushed into minority neighborhoods. Once these problem enter a community it will be difficult to extricate them and it's being pushed for them to reconsider but no political advocates. Shattuck was once part of the Emerald Necklace but has since been moved to Parks and Recreation.

Arborway Bus: The design has been changed to convert the buses from Diesel to Electric. It will house 118-120 buses. MOV - a three headed group that will determine what happens at the site. Transportation analysis hasn't been produced as requested.

Meeting adjourned at 8:30 PM.

Next meeting will be on October 25th, 2023 at 5PM on zoom. November will be zoom and December a holiday party in person.

Upcoming events

October 9th, Indigenous Day

October 18th, Main Street Mingle

October 19th, Fall Fundraiser

Oct 22-23 Lantern Parade

October 25th, next meeting

Oct 28 Canine Costume Parade

Oct 31 Trick or Treat

November 7th, Election Day

November 10th, Veterans day

Nov 23 Thanksgiving

Nov 26 Small Business Saturday

November 30th, Holiday Light Show Begin Holiday Light Show Begin

Dec 3 Mayor's Tree Lighting

Jan 2024 Holiday Light Show ends

Past events

Feb Galentines

March Annual Meeting

Women's History Month

Main Street Conference

Apr/May Spring Fundraiser-Taste and Tour

Easter

April 15 One Boston Day

Patriots-Marathon Day

May Mother's Day

Memorial Day

June Thursday's on the Lawn

June Father's Day

June 19th Juneteenth

June 30th-End of fiscal year and Budget

July 1st Fiscal 2024 begins

July 1st – Budget due

July 4th Independence Day

July 5, Executive Committee Mtg

July 10, 9a-3p JP Open Streets

July 12, Economic Vitality Team Meeting – via Zoom

July 24th-31st Ginger's vacation

August 10 & 24 South St Nite Market

19th JP Porchfest

August 22nd BrewMeNet

23rd Board Meeting

September 1st

Deadline Fiscal year 2024 annual goals/work plan

Operating budget

Balance Sheet & P & L 2023

Sept 5th Labor Day

Sept 10 Racial Equity Institute

9th JP Music festival

Sept 23-24 JP Open Studios