



Board of Commissioners Meeting Minutes

Monday 27 May 2026

2:00 pm

Via Teleconference:

Video:

<https://meetings.ringcentral.com/j/2047589217>

<https://meetings.ringcentral.com/personallink.html>

Meeting ID: 204 758 9217

Audio: +1 (469) 445 0100

Commissioners Present: Glade Bilby, Christine Bondio, Steve Caputo, Maddie Charleston, Joey DiFatta, Alex Fein, Mamie Gasperecz, Sue Klein, Christian Pendleton, Heidi Raines, Frank Zumbo

Commissioners Absent: David Bilbe, Jane Cooper

Executive Director: Michelle Courseault

Coordinator: Shelby Ursu

Guests: Sayde Finkel

- I. CALL TO ORDER: ROLL CALL: INTRODUCTION OF ATTENDEES – Chair Ms. Bondio called the French Quarter Management District (FQMD) May 27th, 2026 regular meeting to order at 2:00 p.m. Ms. Klein called the roll.
- II. BOARD CHAIR COMMENTS – Ms. Bondio
Ms. Bondio welcomed Ms. Maddie Charleston, Livability & Security & Enforcement Committee member, as the new Mayoral appointee to the FQMD Board. She reported that two viable candidates are in the running for the full-time Manager of Special Projects position, with a final decision to be made soon. Regarding the FQMD’s search for new legal counsel, Ms. Bondio stated that the interviews have concluded, and once a firm is selected they will be connected with the City’s attorney to begin discussions on the new Cooperative Endeavor Agreement (CEA). Ms. Bondio noted that each Committee Chair should begin to have conversations with their Committees on 2027 budget ideas, adding that the City will need the first draft of the 2027 French Quarter Economic Development District (FQEDD) budget by July 24th.
- III. PUBLIC COMMENT – The Public Comment Policy can be found at <https://www.fqmd.org/publiccomment-policy>. Written public comment may be submitted electronically via email to publiccomments@fqmd.org. *No written public comments were received.*
- IV. DISCUSSION: LEGAL COUNSEL EXECUTIVE COMMITTEE RECOMMENDATION –
Ms. Bondio reported that four firms responded to the Request for Qualifications, with two advancing to formal interviews. After interviews involving the FQMD’s Executive Committee, Ms. Bondio recommended moving forward a consortium of three attorneys: Jay Ginsberg, Al Robert, and Jeff Dye. She stated that this group was well-prepared, personable, and demonstrated strong knowledge of the FQMD’s needs, including litigation, bylaws review, the upcoming drafting of the FQEDD CEA, future contracting, and matters related to the 2025 New Year’s event. She added that they have worked together since 2018 and would bill the

FQMD at State Attorney General rates. If approved by the Board today, they plan to attend the July Board meeting to introduce themselves. Ms. Finkel stated that the City is to ready move on the new CEA, with Ms. Bondio requesting all Committee Chairs to propose any project funding for the 2027 fiscal year.

Mr. Pendleton stated that he has been informed that the FQMD will not be receiving State funding this year, despite a \$600,000 allocation secured by Jimmy Harris for a Canal Street revitalization project requested by Mayor Moreno. Ms. Courseault reported that additional information regarding future quality-of-life initiative funding will be provided following a meeting between Deputy Mayor Harrison, the FQMD, and the Downtown Development District. The Commissioners discussed the potential impact on future budgets, concerns about the loss of prior funding support, possible legislative conflicts if funds are used outside of the FQMD's jurisdiction.

V. MOTIONS –

- a. CONSIDER A MOTION TO APPROVE THE APRIL 2026 MEETING MINUTES – Mr. Pendleton motioned (**M1**) to “approve the April 27th, 2026 Board meeting minutes...”, Mr. G. Bilby seconded the motion, and it was approved.
- b. PRESENT AND CONSIDER A MOTION TO APPROVE THE APRIL 2026 TREASURER’S REPORTS – Treasurer Mr. Fein reviewed the April 2026 Treasurer’s report with the Commissioners, noting that he has been working with Ms. Courseault and FQMD accountant Mr. Foard on revising the report to reflect the Board’s requests at the April Board meeting. Mr. Fein noted that more work is needed on fine-tuning the reports, which will include Accounts Payable/Accounts Receivable, Budget to Actuals, and Profit & Loss breakdowns.

Mr. Pendleton motioned (**M2**) to “approve the April 2026 Treasurer’s reports...,” Mr. G. Bilby seconded the motion, and it was approved. ANNEX I.

- c. CONSIDER A MOTION TO RECOMMEND APPROVAL OF LEGAL COUNSEL FOR THE FRENCH QUARTER MANAGEMENT DISTRICT BASED ON THE COMPLETED REQUEST FOR QUALIFICATIONS EVALUATION AND INTERVIEW PROCESS–
Mr. Caputo motioned (**M3**) to “approve the legal counsel selection for the French Quarter Management District based on the completed Request for Qualifications evaluation and interview process...,” Mr. G. Bilby seconded the motion, and it was approved.
- d. CONSIDER A MOTION TO APPROVE OF \$110K FROM THE FRENCH QUARTER ECONOMIC DEVELOPMENT DISTRICT TRUST FUND BALANCE FOR PUBLIC SAFETY STREET MARKINGS PROJECT COMPLETION (UNUSED 2025 VEHICLE / PEDESTRIAN SAFETY LINE ITEM) – Ms. Bondio reported that the proposal for Phase II of the Public Safety Street Markings Project came through the Livability Committee, with the funding source identified as the unused Pedestrian/Vehicle Safety funds out of the 2025 FQEDD budget. Ms. Courseault noted that these funds were previously approved by both the Board of Commissioners and City Council, and will be allocated towards repainting 34 red fire hydrant zones, 84 yellow tow away corners, and nine blue ADA compliant parking spaces.

Mr. G. Bilby motioned (**M4**) to “approve Phase II of the Public Safety Street Markings Project, to be funded from the unused 2025 Pedestrian/Vehicle Safety funds of the French Quarter Economic Development District Trust Fund, not to exceed \$110,000.00...”, Mr. Pendleton seconded the motion, and it was approved. ANNEX II.

- e. CONSIDER A MOTION TO APPROVE PAYMENT IN 2026, FOR THE FRENCH QUARTER ECONOMIC DEVELOPMENT DISTRICT 2025 BUDGET EXPENSES AS PRESENTED – Ms. Bondio

reviewed the document with the Board and clarified that the document contains the updated and exact figures requested at the April Board meeting, with all rollover amounts highlighted in blue. She added that the City has requested this information in order to approve and reimburse the expenditures.

Ms. Raines motioned **(M5)** to “approve payment in 2026 for the French Quarter Economic Development District 2025 budget expenses as presented...”, Mr. Zumbo seconded the motion, and it was approved.
ANNEX III.

- VI. FRENCH QUARTER ECONOMIC DEVELOPMENT DISTRICT AGREEMENT MONITORS MEETING REPORT – Ms. Bondio reported that at the May Agreement Monitors meeting, updates were provided on several ongoing initiatives. She stated that the unhoused services pilot program is expected to launch by mid-July once the first employee is hired, and monthly reports will be presented going forward. Ms. Bondio noted that past invoices are being reconciled with Ms. Finkel and the City’s budget department, while ongoing efforts continue to update the BRASS dashboard with needed information.
- VII. EXECUTIVE DIRECTOR’S REPORT – Ms. Courseault reviewed the highlights in the latest Executive Director’s report with the Commissioners, noting the positive communication between the FQMD and the City’s new administration. She stated that she will be meeting with the Deputy Mayor to discuss the pros and cons of the current French Quarter patrols, noting that the City has been receiving complaints regarding police enforcement. Ms. Courseault will report back to the Board next month on any updates.
- VIII. FINANCE AND DEVELOPMENT COMMITTEE CHAIR REPORT – Mr. Fein reported that at last week’s Committee meeting, the Finance & Development Committee focused on revising and improving the current financial reports, with Mr. Foard in attendance.
- IX. GOVERNMENT AFFAIRS COMMITTEE CHAIR REPORT – Mr. G. Bilby reported that Ellie Rand and Ian Mundeel attended the May Government Affairs Committee meeting and presented marketing materials for the updated French Quarter Task Force app.
- X. LIVABILITY COMMITTEE CHAIR REPORT – Ms. Gasperecz reported that the Livability Committee focused on the Phase II Public Safety Street Markings proposal as well as the results of Glass Half Full’s Raise the Bar Initiative. She noted that the Committee has begun having 2027 budget brainstorming conversations, with more details to come next month.
- XI. SECURITY & ENFORCEMENT COMMITTEE CHAIR REPORT – Mr. Pendleton reported that the overtime issue continues to impact Supplemental Police Patrol Program (SPPP) officer participation, contributing to a noticeable decline in overtime usage across the NOPD. He stated that the Louisiana State Police have produced strong results, particularly in apprehending violent offenders, and will continue attending the Security & Enforcement Committee meetings, while supporting the NOPD operations and towing efforts. Mr. Pendleton added that the Committee also discussed the Bourbon Street barricades, with installation costs currently being assessed and funding still needed. He stated that residents, particularly in the Eighth District, have expressed frustration with the lack of NOPD coverage, emphasizing that partner agencies are meant to support, not replace, the NOPD services.
- XII. NEW BUSINESS: To consider and take action upon any other matters that may properly come before the French Quarter Management District Board of Commissioners.

No new business was discussed.

- XIII. NEXT SCHEDULED MEETING DATE: 22 June 2026 at the Historic New Orleans Collection

XIV. ADJOURNMENT: Mr. Pendleton motioned **(M6)** to “adjourn the May 27th, 2026 Board of Commissioners meeting...”, Mr. Zumbo seconded the motion to unanimous approval, and the meeting was adjourned at 3:04 p.m.

Respectfully submitted,
(Signed original available)
Susan Klein, Secretary

ANNEX I – April 2026 Treasurer’s Report

ANNEX II – Public Safety Street Markings Project Phase II Funding Proposal

ANNEX III – 2025 FQEDD Rollover Funds

French Quarter Management District
Budget vs. Actuals: Budget_FY26_P&L - FY26 P&L
January - April, 2026

	Total			
	ACTUAL	BUDGET	OVER BUDGET	% OF BUDGET
Income				
Admin. Fees	143,794.55	300,000.00	-156,205.45	47.93%
Contract Revenue	2,226,279.76	2,458,500.00	-232,220.24	90.55%
FQMA Fiscal Agent Fee	1,676.07	2,000.00	-323.93	83.80%
Interest Income	5,257.49	25,957.10	-20,699.61	20.25%
Total Income	\$ 2,377,007.87	\$ 2,786,457.10	-\$ 409,449.23	85.31%
Gross Profit	\$ 2,377,007.87	\$ 2,786,457.10	-\$ 409,449.23	85.31%
Expenses				
Operations Expenses				
Administration				
Bank Charges & Fees	455.30	200.00	255.30	227.65%
Conferences and meetings	396.18	15,000.00	-14,603.82	2.64%
Insurance	14,832.12	44,441.00	-29,608.88	33.37%
Memberships	0.00	3,000.00	-3,000.00	0.00%
Mobile Data Charges (Telephone)	896.22	8,060.00	-7,163.78	11.12%
Office Supplies & Software	9,925.17	32,000.00	-22,074.83	31.02%
Parking	213.20	1,000.00	-786.80	21.32%
Rent	10,400.00	31,200.00	-20,800.00	33.33%
Travel	950.29	5,800.00	-4,849.71	16.38%
Utilities	1,686.49	3,000.85	-1,314.36	56.20%
Total Administration	\$ 39,754.97	\$ 143,701.85	-\$ 103,946.88	27.66%
Payroll Expenses				
Employee Benefits	4,363.02	14,593.38	-10,230.36	29.90%
Payroll	60,209.92	291,867.50	-231,657.58	20.63%
Processing Fees	824.00	1,312.00	-488.00	62.80%
Retirement Investment	1,549.90	5,456.03	-3,906.13	28.41%
Taxes	4,783.05	14,333.61	-9,550.56	33.37%
Worker's Compensation	309.85	1,751.21	-1,441.36	17.69%
Total Payroll Expenses	\$ 72,039.74	\$ 329,313.73	-\$ 257,273.99	21.88%
Professional Fees				
Accounting Fees	5,933.00	25,000.00	-19,067.00	23.73%
Advertising / Marketing	20,626.02	58,500.00	-37,873.98	35.26%
Audit Fees	0.00	25,000.00	-25,000.00	0.00%
Consultants	0.00	0.00	0.00	
Legal Fees	1,759.50	20,000.00	-18,240.50	8.80%
Program / Project Manager	14,750.00	0.00	14,750.00	
Website	260.80	5,000.00	-4,739.20	5.22%
Total Professional Fees	\$ 43,329.32	\$ 133,500.00	-\$ 90,170.68	32.46%
Total Operations Expenses	\$ 155,124.03	\$ 606,515.58	-\$ 451,391.55	25.58%
Services Rendered / Programming				
Patrol Expenses - UQP/E	547,784.14	1,865,000.00	-1,317,215.86	29.37%

	Total			
	ACTUAL	BUDGET	OVER BUDGET	% OF BUDGET
Public Safety				
Public Safety Improvements	195,328.62	50,000.00	145,328.62	390.66%
Transport Unit	12,451.74	60,000.00	-47,548.26	20.75%
Total Public Safety	\$ 207,780.36	\$ 110,000.00	\$ 97,780.36	188.89%
Quality of Life				
Bourbon Street Holiday Lights	0.00	50,000.00	-50,000.00	0.00%
GHF Recycling	16,087.40	52,833.32	-36,745.92	30.45%
Total Quality of Life	\$ 16,087.40	\$ 102,833.32	-\$ 86,745.92	15.64%
Total Services Rendered / Programming	\$ 771,651.90	\$ 2,077,833.32	-\$ 1,306,181.42	37.14%
Total Expenses	\$ 926,775.93	\$ 2,684,348.90	-\$ 1,757,572.97	34.53%
Net Operating Income	\$ 1,450,231.94	\$ 102,108.20	\$ 1,348,123.74	1420.29%
Net Income	\$ 1,450,231.94	\$ 102,108.20	\$ 1,348,123.74	1420.29%

Notes

Contract Revenue 90.55 % (reflects \$1.25M received for 2024/25 past due reimbursements)

FQMA Fiscal Agent Fee 83.80 % (reflects 2025 fees paid in January 2026)

Bank Charges & Fees 227.65 % (underbudgeted)

Utilities 56.20 % (underbudgeted; reflects new wifi expense)

Payroll 20.63 % (reflects new program manager staff not hired- Bob's expense is 14,750, listed below separately)

Public Safety Improvements 390.66 % (reflects payments made in 2026 to 2025 budgeted projects: St Lights, St Markings)

Monday, May 18, 2026 08:06:15 AM GMT-7 - Cash Basis

French Quarter Management District

A/P Aging Summary Report

As of Apr 30, 2026

	CURRENT	1 - 30	31 - 60	61 - 90	91 AND OVER	TOTAL
Bankcard Center (0499)		1,934.00				1,934.00
Glass Half Full	52,064.56	8,043.70				60,108.26
James A. Richardson				65,000.00		65,000.00
MaintainX	390.27					390.27
New B'Urban Planning LLC	2,822.00	2,400.00				5,222.00
Omni IT Solutions LLC		408.80				408.80
TOTAL	55,276.83	12,786.50		65,000.00		\$133,063.33

French Quarter Management District

A/R Aging Summary Report

As of Apr 30, 2026

	CURRENT	1 - 30	31 - 60	61 - 90	91 AND OVER	TOTAL
City of New Orleans		88,685.92				88,685.92
TOTAL		88,685.92				\$88,685.92

Note

Amount due from City of New Orleans includes amount to reimburse us for economic study and tool purchase.

French Quarter MANAGEMENT DISTRICT

Funding Proposal: Public Safety Street Markings– Phase II

Background

In 2025, FQMD utilized state funding to address emergency vehicle mobility constraints prioritized within residential zones of the French Quarter. The initial striping phase prioritized fire hydrant protection zones, tow-away (yellow corner) clearances, ADA-compliant parking spaces, and residential driveway no-parking areas. That phase delivered 422 public safety markings at a total cost of \$331,385, within the available funds provided by the State.

Field assessment identified additional locations requiring striping to fully implement the emergency mobility objective across the Quarter.

Purpose of Funding

This request represents continuation of the original emergency responder mobility initiative and completes remaining public safety striping locations previously identified during field review. The funding does not expand the project scope beyond existing mobility priorities, *nor does it include residential driveways at this time, as further research and consultation with the Department of Public Works (DPW) and legal counsel are required before consideration.* It advances the same public safety objective: **improving emergency response access and maneuverability within the French Quarter.**

Remaining Public Safety Scope

The remaining EMS mobility improvements include:

- **34 Red Fire Hydrant Zones** (\$750 ea = \$25,500)
- **84 Yellow Tow Away Corners:** (\$575 ea = \$48,300)
- **9 Blue ADA Compliant Parking Spaces:** (\$1,800 ea = \$16,200)

Funding Request: \$100k

Estimated direct striping costs total approximately \$90,000 + 10% contingency.

Requested Motion

Consider a recommendation to the Finance & Development Committee approval of a \$100,000 allocation to complete Public Safety Street Markings– Phase II Improvements.



French Quarter Economic Development District Proposed Budget FY 2025

Revenue		
Sales Tax Collection	\$	3,750,000.00
Expected 2021-2024 SPPP Balance (roll-over)	\$	1,422,453.00
Expected 2021-2024 Other Safety Programs Balance (roll-over)	\$	1,502,443.00
SPPP Total to Budget for 2025	\$	3,422,453.00
Other Total to Budget for 2025	\$	1,502,443.00
Total	\$	4,924,896.00
Supplemental Police Patrol Program		
SPPP Personnel	Funding	
Overtime for SPPP Officers	\$	1,965,600.00
Weekend Differential	\$	374,259.90
Weekday Special-rate Differentia	\$	330,124.20
NOPD Overtime for RTCC Assignments	\$	13,000.00
Full-time NOPD Supervisor	\$	125,865.60
Full-time Program Assistance	\$	125,865.60
Overtime Dedicated Community Liason Officer (3 9PM-1AM Fri,Sat,Sun)	\$	175,910.00
Subtotal	\$	3,110,625.30
SPPP Operating Expenses		
One-Time		
SPPP Application Marketing/Public Training	\$	7,500.00
Miscellaneous SPPP Expenses	\$	15,000.00
NOPD Training for Radar	\$	4,000.00
Light Duty Pickup Truck (Ford Maverick or Equivalent)	\$	35,980.00
Solar Mobile Light Units (3)	\$	92,780.00
Subtotal	\$	155,260.00
Recurring		
Vehicle Maintenance	\$	15,000.00
Vehicle Cleaning	\$	14,000.00
SPPP Application Licensing	\$	89,125.00
General Office Supplies	\$	3,000.00
DigiTicket Lease	\$	8,000.00
Mobile Internet	\$	3,000.00
Dedicated Parking for SPPP Vehicles	\$	12,000.00
Subtotal	\$	144,125.00
SPPP Support Subtotal	\$	299,385.00
Other Public Safety Programs		
TASGNO Case Management	\$	215,917.00
TASGNO Transportation Recurring Costs (Insurance/Fuel)	\$	7,725.00
Dedicated Code Enforcement	\$	82,000.00
License Plate Readers	\$	47,665.60
FQ Camera Maintenance Agreement	\$	56,600.00
Pedestrian and Vehicle Safety Measures	\$	120,000.00
Signage Replacement	\$	5,000.00
Private Property Graffiti Abatement	\$	25,000.00
Economic Impact Survey	\$	100,000.00
Body Armor Upgrades (UQP)	\$	24,000.00
Covenant House	\$	61,322.00
Other Public Safety Programs Subtotal	\$	745,229.60
Other Public Safety Programs		
FQMD Administration	\$	150,000.00
Total SPPP (100) Personnel	\$	3,110,625.30
Total SPPP (200) Other Operating	\$	299,385.00
Total Other Public Safety Programs	\$	745,229.60
Total FQEDD Request for 2025	\$	4,305,239.90

\$7,500

\$5,414.51

\$110,000

\$8,527.78

\$65,000

\$12,691.74