



arts district  
los angeles

# ARTS DISTRICT LOS ANGELES

## BID MINUTES

Wednesday, October 18, 2023, 2:13 PM  
Virtual Meeting

### I. Call to Order

Wulf called the August BID meeting to order at 2:22 pm. Vargas took roll call.

### II. Public Comment on Agenda Items

Wulf asked if there were any public comments. Seeing none, he moved onto the next time on the agenda.

### III. Approval of the BID Board Meeting Minutes

Wulf asked for a motion to approve the minutes from June, August and September. Stryker motioned to approve the minutes seconded by Stahl. The minutes were approved unanimously.

### IV. Financial Report

Wulf explained the Board had multiple financial reports to approve. He asked Vargas to review the September financial report. Vargas noted that \$12,327 was received in revenue during this month, highlighted the \$36,859.38 spent on administration services and the pointed out the \$122,992.52 spent on maintenance and public safety. Vargas explained that the administration expenses were over budget because of the unanticipated cost of fixing the air conditioner in the ADLA office. Vargas explained that the air conditioner in the ADLA office broke down in August and that ADLA covered half of the cost of a new A/C system which was \$8,000. Lastly Vargas reviewed the cash flow report highlighting \$301,588 as the remaining annual balance.

Rosenfeld commended Vargas on the good financials. Bhavnani added that it is very difficult to remain under budget, so he also commended Vargas on his work to ensure ADLA was staying under budget. Wulf thanked Vargas for his report and asked for a motion to approve the June, August and September financials. Phillips motioned to approve the financials for the previous three months, which was seconded by Holliday. The financial reports were approved unanimously.

**V. Operations Report**

Reggie from Chrysalis went over the September maintenance statistics. He spoke about the amount of trash our maintenance team picked up in September and also shared a few pictures with the Board that captured the day-to-day work the BID does to keep the Arts District clean. Afterwards Captain Avina gave the safety report for the month. He apologized for not having the statistics for the month. Avina explained how a glitch in the LAPD reporting software prevented ADLA from receiving the crime statistics in a digestible format. Avina then reviewed a few incidents from the past month. After his report Wulf thanked Avina and moved on to the next item.

**VI. Executive Director**

Vargas announced that the Arts District had recently been named one of the hottest neighborhoods in the world, according to Timeout magazine. Vargas thanked Board member Phillips for sharing the article with him. Vargas then told the Board that they should all pat themselves on the back. Vargas acknowledged the BID's role in making the neighborhood a popular destination and place to live, but then rightfully identified the collective work of each of the Board members as the real reason why the Arts District was such a success. Vargas went on to say that it was the amenities in the neighborhood, the institutions, the non-profits, the developments, the businesses, the art and the work of our Board Members that has made our neighborhood one of the greatest in the world.

Vargas shifted gears and began talking about next year. Vargas pointed out that 2024 will be the start of a new term. Vargas said as ADLA's budget gets bigger and ADLA's boundaries expand, it might be time to form standing and ad-hoc committees. Vargas said it was best practices to have an operations committee, a finance committee, and even a communications committee. Vargas also added that ADLA was being audited by the state of California this year, so immediately it would be forming an ad-hoc audit committee to review the findings from the audit. Vargas ended by saying he was hoping to have new committees up and running by next year. Wulf thanked Vargas and moved to new business.

**VII. New Business**

Wulf reminded the Board that it had a request from the Gallery Loft HOA for BID services. Vargas reviewed the key points of this proposal and recommended approving a service agreement with the Gallery Lofts. Bhavnani motioned to approve the meeting which was seconded by Rothenberg.

**VIII. Chairman's Report**

Wulf announced that he had nothing new to share, so he thanked everyone for attending and adjourned.

**IX. Meeting Adjourn**

Chairman Wulf adjourned the meeting at 2:23 P.M.

**Board Member Attendance**

BOARD OF DIRECTORS	PRESENT	ABSENT	BOARD OF DIRECTORS	PRESENT	ABSENT
Thomas Wulf	X		Adam Normandin	X	
Frank Gallo	X		Chris Pearson		X
Dilip Bhavnani	X		Lauren Phillips	X	
Matt Klein	X		Dan Rosenfeld	X	
Pouya Abdi	X		Mark Rothenberg	X	
Yuval Bar-Zemer		X	Cindy Schwarzstein	X	
Aram Garikian		X	Michael Soroudi	X	
Paul Holliday	X		David Stahl	X	
Matthew Marquez	X		Beth Stryker	X	
Rebecca Liu-Morales	X		Lisa Vacca-Brown		X
Valerie Mitchell	X		Shep Wainwright	X	