

BUILD EAST BATON ROUGE

President & CEO Monthly Report

Reporting Period: June 15 – July 18, 2026

EXECUTIVE SUMMARY

Commissioners,

This reporting period marked an important milestone in Build East Baton Rouge's continued transition from organizational development to disciplined execution of the Board-adopted **2026–2030 Strategic Plan**. Organizational efforts focused on implementing governance systems, advancing catalytic redevelopment projects, strengthening strategic partnerships, launching new redevelopment initiatives, and developing technology platforms that will enhance accountability, transparency, and Board oversight.

Major accomplishments during the reporting period included:

- Successfully hosting the **"You Said, We Heard"** Scotlandville and Dixie Community Town Halls, transitioning two major redevelopment initiatives from public engagement into implementation planning.
- Advancing implementation of the **Front Door Refresh Façade Improvement Program**, funded through JPMorgan Chase's AdvancingCities initiative, to support commercial revitalization along the Plank Road Corridor.
- Continuing development of the organization's Strategic Plan Performance Dashboard and secure Commissioner Portal to improve governance, transparency, and performance monitoring in alignment with the Strategic Plan.
- Advancing Land Bank title-clearing implementation through the CAFA and FHLB Pathway grant programs, including early case identification, completion of abstracting and interested-party research on priority Land Bank properties, and continued development of legal intern capacity to support parcel research and redevelopment readiness.
- Completing administration of the **\$10,000 Louisiana Cultural District Grant** supporting the Downtown Zachary Mural Project, including a competitive artist selection process and coordination with local partners.
- Finalizing the FY2027 budget and continuing efforts to position Build EBR for long-term financial sustainability through diversified funding strategies consistent with Strategic Goal Three.

Collectively, these accomplishments demonstrate continued progress toward transforming Build EBR into a trusted, transparent, and high-performing redevelopment authority executing its statutory mission through measurable outcomes, disciplined governance, and strategic partnerships.

CEO PERFORMANCE DASHBOARD

Strategic Goal	Status	July Progress
Goal 1 – Governance & Transparency	●	Dashboard development, Commissioner Portal, Board governance, organizational alignment
Goal 2 – Strategic Redevelopment	●	Scotlandville & Dixie Town Halls, Terrace Avenue, Florida Corridor coordination
Goal 3 – Capital Readiness	●	FY27 Budget, grant development, Zachary Mural Grant administration, Audit FY25
Goal 4 – Land Readiness	●	Title coordination, redevelopment planning, acquisition strategy
Goal 5 – Transformational Redevelopment	●	Front Door Refresh implementation, corridor redevelopment, redevelopment partnerships

GOAL ONE

Establish a Trusted, Transparent, and Capable Redevelopment Authority

Governance & Organizational Leadership

The Board of Commissioners convened for their regularly scheduled public meeting to conduct organizational business, receive updates on redevelopment initiatives, and advance governance priorities. Executive leadership also held weekly staff meetings and cross-functional leadership sessions focused on strategic alignment, operational execution, and implementation of Board priorities.

Strategic Plan Implementation Infrastructure

One of the most significant organizational initiatives during the reporting period involved development of the technological infrastructure necessary to operationalize the Board-adopted Strategic Plan.

Collaborating with a consultant, staff-initiated development of two complementary technology platforms designed to institutionalize performance management and strengthen organizational transparency.

Strategic Plan Performance Dashboard

Development is underway on a comprehensive executive dashboard that will allow leadership to monitor implementation of every Strategic Goal, Strategy, Outcome, Critical Action, and performance measure contained within the 2026–2030 Strategic Plan.

The dashboard will monitor:

- Strategic Plan progress
- Key Performance Indicators
- Project milestones
- Redevelopment pipeline
- Grant performance
- Budget implementation
- Organizational metrics
- Executive reporting

This system transforms the Strategic Plan from a static planning document into a living performance management system supporting data-driven decision making and continuous improvement. The Strategic Plan emphasizes measurable implementation, phased milestones, and transparent performance tracking.

Commissioner Portal

In conjunction with the dashboard, staff are developing a secure Commissioner Portal that will provide Board members with password-protected, real-time access to organizational information between meetings.

The portal is anticipated to include:

- Board agendas and meeting materials.
- Financial reports
- Strategic Plan Dashboard
- Redevelopment project updates
- Land Bank metrics.
- Grant tracking
- Property inventory
- Organizational policies
- Performance indicators

This initiative directly advances Strategic Goal One by strengthening governance, increasing transparency, and improving Board access to organizational information.

GOAL TWO

Advance Parish-Wide Redevelopment Through Strategic Planning and Coordinated Action

Scotlandville & Dixie Redevelopment

The organization successfully completed the public unveiling of redevelopment concepts for the Scotlandville and Dixie Anchor Sites through the "You Said, We Heard" Community Town Halls.

These events represented the culmination of months of resident engagement, stakeholder meetings, surveys, and community visioning. Residents reviewed redevelopment concepts centered on quality housing, neighborhood-serving retail, green space, walkability, and preservation of community identity. The town halls marked the transition from listening and planning to implementation and positioned both sites for the next phase of redevelopment.

Corridor Redevelopment

Executive leadership continued advancing redevelopment efforts through coordination meetings related to:

- Terrace Avenue redevelopment
- Plank Road revitalization.
- Scenic Highway initiatives
- Florida Blvd. plan
- City of Baton Rouge/Parish of East Baton Rouge
- Louisiana Department of Transportation coordination
- Development partnerships
- Redevelopment sequencing

These meetings ensured alignment among public agencies, institutional partners, and private stakeholders, supporting the Strategic Plan's emphasis on coordinated redevelopment planning and corridor-based investment.

Partnership Development

The organization maintained active engagement with:

- Mayor-President's Office
- Metro Council
- Southern University partners
- Louisiana Department of Transportation
- Louisiana Law Enforcement Foundation

- Neighborhood organizations
- Developers
- Economic development organizations
- Baton Rouge Area Foundation
- CPEX
- Baker Leadership
- Zachary Leadership

These partnerships continue strengthening Build EBR's role as the central convener for redevelopment efforts throughout East Baton Rouge Parish.

GOAL THREE

Build and Protect Capital Readiness and Financial Credibility

FY2027 Budget Development

Executive leadership has begun development of the FY2027 operating budget, aligning organizational resources with Strategic Plan priorities and reinforcing Build EBR's commitment to disciplined financial stewardship and long-term sustainability. We submitted a budget request to the City-Parish at the beginning of July.

Financial Governance

Staff continued coordinating with the Authority's independent auditors in preparation for presentation of the FY2025 financial audit at the August Board meeting. Leadership also continued strengthening internal financial reporting processes and organizational controls to support the Strategic Plan's emphasis on financial credibility, transparency, and responsible stewardship of public resources.

Grant Development & Capital Strategy

Staff continued pursuing external funding opportunities while strengthening relationships with governmental, philanthropic, and private funding partners. Funding strategies remain focused on leveraging external resources to accelerate redevelopment while reducing reliance on any single revenue source, consistent with the Strategic Plan's diversified capital strategy.

Zachary Downtown Mural Grant

Build EBR successfully administered the Louisiana Cultural District Grant supporting the Downtown Zachary Mural Project. During the reporting period, staff coordinated the competitive artist selection process, facilitated stakeholder engagement, and supported evaluation of mural proposals that celebrate Zachary's history and identity.

The **\$10,000** grant demonstrates Build EBR's capacity to administer competitive redevelopment funding beyond traditional land development while advancing placemaking, tourism, and economic development through strategic partnerships.

GOAL FOUR

Clear Title, Stabilize Land, and Prepare Property for Redevelopment

Staff continued advancing Build EBR's Land Bank strategy through title coordination, property research, legal review, redevelopment planning, and acquisition strategy. The Land Bank Policies and Procedures have been shared with the Board and are on the agenda today for further discussion.

During the past month, Build EBR made meaningful progress on several land readiness efforts:

- Through the **FHLB Pathway grant**, Southeast Louisiana Legal Services identified providing title-clearing assistance to seven families.
- Through the **CAFA-supported title-clearing pilot**, staff completed abstracting and interested-party research on 18 priority properties and are preparing for the next phase of review, notice, and quiet title work.
- Staff also identified ownership and mapping discrepancies on several properties and have begun working with the Assessor's Office to correct public records and GIS data.
- Build EBR continued building internal capacity through its **Southern University Law Center legal internship program**, with three interns supporting chain-of-title research, interested-party identification, and early redevelopment concepts for selected Land Bank and hold-list properties.

Together, these efforts are helping Build EBR move from strategy to implementation by preparing more properties for future redevelopment and reducing barriers caused by unclear title, ownership complexity, and property instability.

GOAL FIVE

Reduce Blight and Advance Transformational Redevelopment

Front Door Refresh Façade Improvement Program

A significant milestone during the reporting period was advancement of the **Front Door Refresh Façade Improvement Program**, funded through JPMorgan Chase's AdvancingCities initiative.

The program represents the final implementation project associated with the Reimagine Plank Road Master Plan and focuses on commercial properties between North 22nd Street and Clayton Street.

Unlike traditional reimbursement programs, Front Door Refresh combines grant funding, technical assistance, and project management support to reduce barriers for participating businesses. Eligible improvements include storefront renovations, façade restoration, signage, accessibility enhancements, landscaping, awnings, and related exterior improvements.

The program is expected to:

- Improve commercial corridor appearance.
- Encourage private investment.
- Support small business growth.
- Strengthening neighborhood identity.
- Increase economic activity along Plank Road

Redevelopment Pipeline

Progress also continued on multiple redevelopment initiatives, including:

- Terrace Avenue
- Plank Road and the Dixie Community
- Shada Site and the Scotlandville Community
- Ardendale
- Florida Corridor

These initiatives reflect Build EBR's strategy of sequencing catalytic redevelopment projects that leverage partnerships and generate visible community impact.

COMMUNICATIONS & COMMUNITY ENGAGEMENT

Community engagement remained central to the organization's work during the reporting period.

Major engagement activities included:

- Scotlandville Community Town Hall
- Dixie Community Town Hall
- Neighborhood meetings
- Stakeholder engagement sessions
- Redevelopment planning presentations
- Ribbon-cutting participation
- Community partner meetings

These activities reinforce Build EBR's commitment to transparency, collaboration, and community-centered redevelopment.

STRATEGIC RISKS & EXECUTIVE OBSERVATIONS

The organization continues to monitor several factors that may influence implementation timelines and project delivery:

- Availability and timing of redevelopment funding
- Complexity of title resolution and land readiness activities
- Interagency coordination required for catalytic redevelopment projects
- Market conditions affecting redevelopment feasibility.
- Organizational capacity as the project portfolio expands.

These risks are actively managed through strategic sequencing, partnership development, and disciplined implementation practices consistent with the Board-adopted Strategic Plan.

LOOKING AHEAD

Key priorities for the next reporting period include:

- Front Door Refresh application process and begin project evaluations.
- Continue implementation planning for the Scotlandville and Dixie redevelopment concepts.
- Advance Terrace Avenue, Plank Road, Florida Blvd., and other corridor initiatives.
- Complete the initial phase of the Strategic Plan Performance Dashboard.
- Continuing development of the Commissioner Portal.
- Pursuing additional grant and capital funding opportunities.
- Advance land readiness and redevelopment pipeline activities.
- Preliminary work on a Develop the Developer Program supported by Freddie Mac.

BOARD ACTIONS / DECISIONS

Upcoming Board Considerations

- Review and acceptance of the FY2025 Audit at the upcoming meeting
- FY2027 Budget implementation
- Redevelopment agreements and partnership approvals, as applicable
- Strategic Plan implementation updates
- Property acquisition and disposition actions requiring Board approval.

PRESIDENT & CEO'S CLOSING REMARKS

This reporting period reflects Build EBR's continued evolution into a high-performing redevelopment authority grounded in disciplined governance, transparent decision-making, and measurable results. While redevelopment projects remain at the forefront of our mission, equal emphasis is being placed on strengthening the organizational systems, technology, and partnerships necessary to sustain long-term success and support the community we serve. The development of the Strategic Plan Performance Dashboard and Commissioner Portal exemplifies our commitment to accountability and continuous improvement, while the advancement of initiatives such as the Scotlandville and Dixie redevelopment plans, the Front Door Refresh Program, and the Zachary Downtown Mural Project demonstrates our ability to translate planning into visible action. As we move forward, our focus remains on executing the Board's strategic vision with discipline, building public confidence through transparency, and delivering redevelopment outcomes that create lasting public benefit across East Baton Rouge Parish. Together, we are not simply implementing projects; we are building an institution capable of transforming communities for generations to come.