Brooklyn Bridge Park Corporation
Meeting of the Board of Directors
334 Furman Street
Classroom
Brooklyn, NY 11201

March 4, 2026

MINUTES

The following members of the Board of Directors were present:

Shari Hyman – Vice Chair
Lara Birnback
Gregg Bishop
Jeffrey D. Friedlander
Henry B. Gutman[1]
Tori Kelly
Josh Kraus
Martin Maher
Stephen Merkel
Susannah Pasquantonio
Andrea Phillips
Haya Rizvi

Also present were the staff of BBP. Vice Chair Hyman called the meeting to order at approximately 10:15 a.m. Amy Lojek, BBP's Secretary, confirmed that a quorum was present.

1. **Approval of Minutes**

Upon motion duly made and seconded, the minutes of the March 4, 2026 Board of Directors meeting were approved unanimously.

2. **President's Report (Non-Voting Item) and Approval of the Fiscal Year 2027 Operating Budget and PAAA Budget Report (Voting Item)**

Eric Landau, BBP's President, provided a 2025 year-in-review park update on: (i) the formalization of the partnership with the Brooklyn Bridge Park Conservancy and fundraising for park projects; (ii) public programs and the return of the Roebling Rink, Public Art Fund, Kite Fest, and Photoville; (iii) and capital projects, including repairs to the Pier 2 Floating Dock and Empire Fulton Ferry Boardwalk. Mr. Landau continued with updates on the upcoming: (i) adidas World Cup fan event in Emily Warren Roebling Plaza; (ii) 4th of July fireworks and Sail4th 250 tall ships visit; (iii) public programs, such as kayaking, Movies With A View, fitness classes, and environmental education activities; (iv) concessions, such as the new concession license for Fornino/Courtside; (v) capital projects, such as the renovation of 334 Furman Street and Squibb Park, the Pier 4 transfer bridge removal, and maritime repairs; and (vi) proposed projects, such as the recreation center and Pier 7.

[1] Director Gutman joined the meeting during Item #2.

Several Directors raised questions or commented about event capacity, ticketing, security, the site plan, queue management, and liquor liability for the upcoming adidas World Cup fan event, and the potential impact the event would have on local businesses. Director Gutman commended the security team.

Mr. Landau and Jeffrey Sandgrund, BBP's Chief Operating Officer, explained that tickets will: (i) be free to the public; (ii) be non-transferable and not capable of resale; (iii) be released on the day prior to each event day, with no re-entry permitted to the site; (iv) provide entry to the event and all performances; and (v) be released in numbers that may be increased or decreased based on demand and the capacity published the adidas ticketing website. They further explained that: (i) the security contractor will be hired directly by adidas and coordinate closely with BBP, PEP, and NYPD; (ii) the event will include public restrooms; and (iv) that adidas will procure liquor liability as needed. They walked the Directors through the site plan, which includes food trucks and free water, and explained that BBP and adidas were coordinating with the DUMBO Business Improvement District to ameliorate the impact on local small businesses.

A number of Directors asked questions or commented about plans for the 4th of July and the arrival of Sail4th 250 tall ships. Topics discussed included communication about the park's morning closure, confirmation that damage to the park resulting from last year's tall ship collision had been repaired, and accessibility for people with disabilities. Director Phillips expressed appreciation for the BBP team; and Vice Chair Hyman praised the plans to address traffic and overcrowding in the areas around the park, and asked for the projected cost of the summer cleanup.

Mr. Landau explained that: (i) BBP will post signage in the park weeks in advance of the 4th of July and work with local elected officials to get the word out; (ii) there is one ticketing platform for the tall ships, via Sail4th 250's website; (iii) the adidas event and park are ADA-accessible, but it is unclear if the tall ships would be; (iv) the tall ships will not have private access to the park on the 4th; (v) the projected cleanup is included in the budget to be presented in this item; and (vi) the damage from last year's collision was repaired.

Mr. Landau presented the budget item. Director Phillips confirmed that the Audit & Finance Committee was comfortably with the proposed action. Upon motion duly made and seconded, the resolutions attached hereto as **Attachment A** were adopted unanimously.

Director Bishop asked for BBP's goal for the reserves, and Director Gutman asked how much of the maritime repairs were anticipated vs. unanticipated. Mr. Landau explained that the goal for the reserves is part of the financial model for BBP, and it is re-assessed annually. He also explained that the majority of the maritime repairs were anticipated, the Pier 2 Floating Dock and Pier 4 transfer bridge removal were not. Lindsey Ross, BBP's Vice President, Capital Projects & Restoration, explained further.

3. **Authorization to Enter into an Agreement with Reidy Contracting Group LLC for the Renovation of 334 Furman Street**

Ms. Ross presented this item. Director Merkel asked about the difference between the contract value sought in the resolution and the budget amount for capital. Mr. Landau and Ms. Ross explained that BBP intends to spend some of the contract value in the next fiscal year.

Director Phillips confirmed that the Audit & Finance Committee was comfortable with the proposed action. Upon motion duly made and seconded, the resolutions attached hereto as **Attachment B** were adopted unanimously.

**4. Authorization to Enter into an Agreement with The Doe Fund, Inc. for Custodial and Sanitation Services**

Mr. Sandgrund presented this item. Director Phillips confirmed that the Audit & Finance Committee was comfortable with the proposed action, and Director Kelly confirmed that the Budget & Operations Committee was similarly comfortable. Director Pasquantonio requested confirmation that The Doe Fund, Inc. proposed the lowest fee amount and that BBP often hires employees from the pool of The Doe Fund, Inc. staff assigned to the park; Mr. Sandgrund confirmed both. Upon motion duly made and seconded, the resolutions attached hereto as **Attachment C** were adopted unanimously.

**5. Adjournment**

Vice Chair Hyman asked whether any Director believed an Executive Session was necessary. Hearing none, and there being no further business, Vice Chair Hyman requested a motion to adjourn the meeting. Upon motion duly made and seconded, the meeting was adjourned at approximately 10:50 a.m.

Respectfully submitted,

Amy Lojek
Secretary

ATTACHMENT A

June 10, 2026

**APPROVAL OF THE FISCAL YEAR 2027 OPERATING BUDGET AND PAAA BUDGET REPORT AND AUTHORIZATION TO TAKE RELATED ACTIONS**

RESOLVED, that the proposed Operating Budget for Brooklyn Bridge Park Corporation ("BBP") for the period from July 1, 2026 through June 30, 2027 in the total sum of $23,613,999 as presented at this meeting and ordered filed with the records of BBP be, and hereby is, subject to the availability of funds, ratified, approved and adopted in all respects; be it further

RESOLVED, that the President of BBP, or their designee(s), be, and each of them hereby is, authorized and directed to cause BBP to undertake the tasks and incur the expenditures identified in the Fiscal Year 2027 Operating Budget; and be it further

RESOLVED, that the proposed Budget and Financial Plan of BBP be submitted to the New York State Authorities Budget Office in accordance with PAAA; and be it further

RESOLVED, that the President of BBP, or their designee(s), be, and each of them hereby is, authorized and directed to cause BBP to undertake the tasks to be in compliance with PAAA; and be it further

RESOLVED, that the President of BBP, or their designee(s), be, and each of them hereby is, authorized and empowered to execute all documents and to take all actions as necessary or appropriate to effectuate these resolutions.

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ATTACHMENT B

June 10, 2026

**AUTHORIZATION TO ENTER INTO AN AGREEMENT WITH REIDY CONTRACTING GROUP LLC FOR THE RENOVATION OF 334 FURMAN STREET AND THE TAKING OF RELATED ACTIONS**

BE IT RESOLVED, that Brooklyn Bridge Park Corporation ("BBP") is hereby authorized to enter into an agreement with Reidy Contracting Group LLC, in the amount of $17,501,738, for the renovation of 334 Furman Street; and be it further

RESOLVED, that the President of BBP and their designee(s) be and each hereby is authorized and empowered to take all actions as the President or their designee(s) may deem necessary or appropriate to effectuate these resolutions.

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ATTACHMENT C

June 10, 2026

**AUTHORIZATION TO ENTER INTO AN AGREEMENT WITH DOE FUND, INC. FOR CUSTODIAL AND SANITATION SERVICES AND THE TAKING OF RELATED ACTIONS**

BE IT RESOLVED, that Brooklyn Bridge Park Corporation ("BBP") is hereby authorized to enter into an agreement with The Doe Fund, Inc. in the amount of $2,728,610, for sanitation and custodial services; and be it further

RESOLVED, that the President of BBP and their designee(s) be and each hereby is authorized and empowered to take all actions as the President or their designee(s) may deem necessary or appropriate to effectuate these resolutions.

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