

## **Buffalo Urban Development Corporation**

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### **BUDC Downtown Committee Wednesday, September 16, 2026 95 Perry Street, 4<sup>th</sup> Floor 12:00 Noon**

#### **Agenda**

1. Approval of Minutes from July 15, 2026 *(Action)(Enclosure)*
2. Buffalo's Race For Place - Downtown Temporary Intersection Project – MIG Contract Amendment *(Action)(Handout to be Distributed)*
3. Ralph Wilson Park - General Update *(Informational)*
4. Downtown Advocacy Strategy – General Update *(Informational)*
5. Buffalo's Race For Place - General Updates *(Informational)*
  - a. Downtown Infrastructure and Project Cost Management Update
  - b. Downtown Temporary Intersection Project Update
  - c. Queen City Pop Up Update
6. Partner Updates *(Informational)*
7. Adjournment *(Action)*

**Minutes of the Meeting  
of the  
Downtown Committee  
of  
Buffalo Urban Development Corporation**

**95 Perry Street, 4<sup>th</sup> Floor  
Buffalo, New York 14203  
July 15, 2026  
12:00 p.m.**

Committee Members Present:

Thomas Baines (Chair)  
Daniel Castle  
Jenna Kavanaugh  
Grant Loomis  
Kimberley A. Minkel  
Louis Petrucci  
Karen Utz

Committee Members Absent:

Darby Fishkin  
Nolan Skipper

Officers Present:

Brandye Merriweather, President  
Rebecca Gandour, Executive Vice President

Guests Present: James Bernard, BUDC Project Manager; Peter Burakowski, Buffalo Place; Alexis M. Florczak, Hurwitz Fine P.C.; Tricia Ilogu, Northland Senior Project and Cost Manager; Dan Knight, Gilbane Building Company; Angela Keppel, Buffalo Place; and Brian Krygier, Director of IT, ECIDA.

**Roll Call:** The meeting was called to order at 12:09 p.m. by Mr. Baines. After calling the roll of the Committee, a quorum was determined to be present by Mr. Baines.

- 1.0 Approval of Minutes of the June 17, 2026 Meeting** – The minutes of the June 17, 2026 meeting of the Downtown Committee were presented. Ms. Minkel made a motion to approve the June 17, 2026 meeting minutes. The motion was seconded by Mr. Petrucci and unanimously carried (7-0-0).
- 2.0 Buffalo's Race for Place – Downtown Buffalo & Waterfront Infrastructure Improvements Amendment #3 to BUDC-BCC Agreement** – Ms. Merriweather presented her July 15, 2026 memorandum regarding the third amendment to the BUDC-BCC Agreement regarding preliminary design and SWPPP reporting to be completed for the Erie-Shelton Square Greenway project. Mr. Petrucci made a motion to recommend that the BUDC Board of Directors: (i) approve the third amendment to the BUDC-BCC Agreement in an amount not to exceed \$471,283.00 for the completion of preliminary design services for the Erie Street – Shelton Square Greenway project; and (ii) authorize the President or Executive Vice President to execute the third amendment to the BUDC-BCC Agreement and take such other actions as may be necessary or appropriate to implement this authorization. The motion was seconded by Mr. Castle and unanimously carried (7-0-0).

- 3.0 Buffalo's Race for Place – Downtown Temporary Intersection Project – MIG Contract Amendment** – Ms. Merriweather presented this item for informational purposes only in anticipation of a formal action item to be presented at the July Board of Directors meeting. Additional refinements are being worked through for the Michigan Street project. The original painting plan for the archway has been refined to address the metal and restoration work for this aspect of the project. A specific paint and finish is needed for the archway to maintain its integrity BUDC and the City of Buffalo Department of Public Works, and MIG are working to identify a specialized contractor to address this paint work. This would be processed as an amendment to BUDC's agreement with MIG and is anticipated to be in the range of \$15,000-16,000. Ms. Merriweather noted that the archway has been identified as an important component to the community, and Mr. Baines commended the BUDC team for their efforts to address this portion of the project to deliver this archway restoration to the community.
- 4.0 Ralph Wilson Park – General Update** – Mr. Knight provided an update regarding the Ralph Wilson Park construction project. With respect to Phases 1A and 1B, remaining light poles are being placed at the sled hill and railings are being installed on the abutment bridge. A substantial completion walkthrough for portions of the south lawn are anticipated to take place by the end of July. With respect to Phase 2, site fencing is being installed, and work for the pavilion lawn, comfort stations and shoreline are to be advanced. Pictures were shared of the freighter being installed at the play garden, with portion of the bow section advancing. Ms. Gandour added that the Ralph Wilson Park Conservancy has begun its search for a new Executive Director.
- 5.0 Downtown Advocacy Strategy – General Update** – Ms. Merriweather reported that BUDC held a kickoff meeting with MIG and Wendel. The Wendel team is progressing with stakeholder engagement. Ms. Merriweather thanked Buffalo Place and Queen City Hub Revisited for the work in pulling data and analytics for mapping. A developer forum will be held next week with respect to the initiative.
- 6.0 Buffalo's Race for Place – General Update** – Ms. Merriweather presented the following updates regarding Buffalo's Race for Place.
- a. Downtown Project & Cost Management Update: Ms. Merriweather reported that BCC continues to work with BUDC, the City of Buffalo and other partners on project prioritization and mapping. The project team is also exploring potential fits for this year's CFA and other opportunities. BCC also continues work to advance the Erie Street Greenway project.
  - b. Downtown Temporary Intersection Project Update: Project installation has been completed at Roosevelt Plaza, the last of the three project sites. Photos were shared of the installation, as well as before and after pictures at each site. Ms. Merriweather thanked Buffalo Place, M&T Bank, LeChase Construction, MIG, the City of Buffalo Office of Strategic Planning, and Mr. Bernard for their volunteer efforts and work on the infrastructure projects. The project team is preparing a survey to collect data and observations relative to each site.
  - c. Waterfront Coordination: a quarterly waterfront coordination meeting was held last week.
- 7.0 Partner Updates** – Mr. Burakowski reported that the Thursday at Main and Downtown Country Farmer's Market continue. Pickleball courts will be installed at the Fountain Plaza ice rinks next week. A survey is being prepared to be completed to seek input from individuals who work in downtown Buffalo. Buffalo Place is coordinating with businesses as the Cars Sharing Main Street construction continues.
- 8.0 Adjournment** – There being no further business to come before the Downtown Committee, upon motion made by Mr. Loomis, seconded by Mr. Petrucci and unanimously carried (6-0-0), the July 15, 2026 meeting of the Downtown Committee was adjourned at 12:43 p.m.

Respectfully submitted,

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Alexis M. Florczak  
Secretary of the Meeting