

**AGENDA**

CHARTER TOWNSHIP OF MERIDIAN  
Economic Development Corporation

May 5, 2022 7:30 am

5151 Marsh Road, Town Hall Room

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1. CALL MEETING TO ORDER
  2. MISSION: Set the standard in creating an entrepreneurial culture; be the example for revitalization of our business districts and be the leaders in building sustainable public/private partnerships.
  3. APPROVAL OF AGENDA
  4. CONSENT AGENDA
    - A. Minutes –Meeting April 7, 2022
    - B. Financial Report
    - C. Development Projects
    - D. MABA Awardees 2022
  5. PUBLIC REMARKS
  6. PRESENTATION: MABA – Meridian
  7. OLD BUSINESS
    - A. Community Engagement – Branded Bags etc.,
  8. NEW BUSINESS
    - A. Joint Small Business Endeavors with MABA 2022
    - B. MABA Golf Outing Sponsorship
  9. TOWNSHIP REPORTS
    - A. Township Board
    - B. Township Manager
    - C. Planning Commission
    - D. Chair
    - E. Staff
  10. COMMUNITY REPORTS
    - A. Meridian Mall
    - B. MABA
  11. OPEN DISCUSSION/BOARD COMMENTS
  12. PUBLIC REMARKS
  13. NEXT MEETING DATE
    - A. June 2, 2022, 7:30am
  14. ADJOURNMENT
- 

Individuals with disabilities requiring auxiliary aids or services should contact the Meridian Township Board by contacting:  
Township Manager Frank L. Walsh, 5151 Marsh Road, Okemos, MI 48864 or 517.853.4258 - Ten Day Notice is Required.  
Meeting Location: 5151 Marsh Road, Okemos, MI 48864 Township Hall



Charter Township of Meridian  
Meridian Economic Development Corporation  
5151 Marsh Road, Okemos, MI 48864  
Thursday, April 7, 2022– Minutes -DRAFT

**Members**

**Present:** Chair Kim Thompson, Vice Chair Brenda Chapman, Dave Ledebuhr, Adam Carlson, Shawn Dunham, and Tom Conway

**Members**

**Absent:** Trustee Kathy Sundland, Treasurer Phil Deschaine, Henry Kwok, and Township Manager Walsh

**Others**

**Present:** Neighborhoods & Economic Development Director Amber Clark, Executive Assistant Michelle Prinz, Planning Commissioner Peter Trezise, and Supervisor Patricia Herring Jackson

1. CALL MEETING TO ORDER

Chair Kim Thompson called the meeting to order at 7:31 am and read the mission statement.

2. **MISSION:** Set the standard in creating an entrepreneurial culture, be the example for revitalization of our business districts, and be the leaders in building sustainable public/private partnerships.

3. APPROVAL OF THE AGENDA

**MOTION BY MEMBER CHAPMAN TO APPROVE THE AGENDA. SUPPORTED BY MEMBER DUNHAM. MOTION PASSES 6-0.**

4. CONSENT AGENDA

- a. Minutes-Special Meeting March 1, 2022
- b. Minutes-Meeting March 3, 2022
- c. Financial Report
- d. Development Projects

**MOTION BY MEMBER CONWAY TO APPROVE THE CONSENT AGENDA. SUPPORTED BY MEMBER DUNHAM. MOTION PASSES 6-0.**

5. PUBLIC REMARKS

None.

6. OLD BUSINESS

None.

7. NEW BUSINESS

a. Major Construction Sign Campaign to Support Local Businesses

Discussion was had regarding signage to support small businesses in the DDA through the Okemos Bridge and M-43 Reconstruction Project. Director Clark shared sample designs for generic signs and DDA specific signs with logos. Each frame will cost \$99. The Township is exempt of the sign ordinance so these signs could remain throughout the construction projects. There was consensus to support the purchase of these signs through the EDC not to exceed \$2,000. Director Clark is hoping to have the signs placed by the end of May. Additional signs will be purchased in reserve to account for damage, etc. The signs will be on private property and MDOT will be placing a digital sign stating "all businesses are open."

**MOTION BY MEMBER LEDEBUHR TO SUPPORT THE ESTABLISHMENT OF SIGNAGE ENCOURAGING MERIDIAN TOWNSHIP BUSINESS PATRONAGE DURING THE MAJOR CONSTRUCTION WITH A NOT EXCEED AMOUNT OF \$2,000. SUPPORTED BY MEMBER CARLSON. MOTION PASSES 6-0.**

b. Flags over Meridian \$800 Sponsorship

Discussion regarding support for the Kiwanis Club Flags over Meridian Project. The EDC reviewed an invoice from Kiwanis for 10 flags for \$800, but it was suggested that the invoice might be incorrect. Director Clark will follow up with the Kiwanis Club to get an updated invoice and discuss flag location. She will bring the project back for the May EDC meeting.

c. EDC Member Recommendation

Director Clark presented the EDC with the public service application from Trisha Bird. Ms. Bird has been a Haslett resident since 2005 and works in business development.

**MOTION BY MEMBER LEDEBUHR TO SUPPORT A RECOMMENDATION TO THE MERIDIAN TOWNSHIP BOARD FOR THE APPOINTMENT OF TRISHA BIRD TO THE MERIDIAN ECONOMIC DEVELOPMENT CORPORATION. SUPPORTED BY MEMBER DUNHAM. MOTION PASSES 6-0.**

8. TOWNSHIP REPORTS

a. Township Board

Supervisor Jackson reported the following:

- Marna Wilson and Scott Hendrickson were appointed as new Board Trustees
- Joint Meeting with Boards and Commissions is on April 19<sup>th</sup>
- The public hearing for the Village of Okemos Meridian Redevelopment Fund request is on April 26<sup>th</sup>

- Haslett Development Project has decided not to apply for funds through the Meridian Redevelopment Fund
- b. Township Manager  
None.
  - c. Planning Commission  
Commissioner Trezise reported the Planning Commission has been reviewing an expansion of the Montessori School on Mt. Hope. The 5,000 square feet expansion will include classrooms and the kitchen. The Commission is also working on a revision of the sign ordinances.
  - d. Chair  
Chair Thompson mentioned two possible community events to support. These are bags for the Farmers' Market and National Trail Day. The EDC will discuss these items at the May meeting.
  - e. Staff  
Director Clark discussed the following:
    - LSJ has been covering Village of Okemos updates
    - Working on MEDC grant for the Village of Okemos Project. They do need to increase the number of parking spaces on their plan by four.
    - Difficulties with finding places for two pads for CATA at both the Haslett and Okemos new developments
    - The Mixed Use Plan Unit Development has been submitted for Haslett Village Square
    - The Haslett Development Project will be requesting brownfield funds and commercial rehabilitation funds
    - Trader Joe's construction should be around 15 months
    - Sparrow construction should be completed by the end of the year

9. COMMUNITY REPORTS

- a. Meridian Mall  
Member Dunham mentioned the new gymnastics center-GymKind had its ribbon cutting. The B12 store is opening soon. A new national retailer will be taking 6,000 square feet in the Macy's wing.
- b. MABA  
Director Clark stated the need to select a day/time for the joint meeting with the EDC and MABA. It was suggested to invite MABA to the next EDC meeting on May 5<sup>th</sup> at 7:30am. MABA is working on Lake Lansing Park cleanup.

10. OPEN DISCUSSION/BOARD COMMENTS

Vice Chair Chapman mentioned there may be a possibility to work with McLaren to secure a grant for seniors in our community. A possible suggestion made was windscreens for Towner Road Park.

Discussion regarding the 2023 Budget creation process and the possibility to work into the budget funding for continued small business grants and/or a continuous funding mechanism for the Meridian Redevelopment Fund.

Supervisor Jackson encouraged folks to take the following surveys and encourage others to do the same. The Tri-County Regional Planning Commission is doing a housing needs survey and the Ingham County Broadband Committee is doing a survey.

12. PUBLIC REMARKS

None.

13. NEXT MEETING DATE

- May 5, 2022 at 7:30am

14. ADJOURNMENT

Hearing no objection, Chair Thompson adjourned the meeting at 8:32am.

**MERIDIAN TOWNSHIP ECONOMIC DEVELOPMENT  
CORPORATION**  
Mar-22

Independent Bank

**Total EDC Funds**

**\$48,483.76**

**TRANSACTION ACTIVITY - Deposits**

<u>Date</u>	<u>Deposit Type</u>	<u>Amount</u>
3/31/2022	Interest	2.06

**CHECKS WRITTEN Since Last Bank Statement**

<u>Date</u>	<u>Ck.#</u>	<u>Amount</u>	<u>Paid to:</u>
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**Total**

\$48,485.82

**Total in Bank**

\$ 48,485.82

**Difference**

**\$0.00**



230 W Main St  
Ionia, MI 48846

## Statement Ending 03/31/2022

CHARTER TOWNSHIP OF MERIDIAN

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Account Number: XXXXXX2419

### Managing Your Accounts

Okemos

800.355.0641

IndependentBank.com

>001195 8394437 0001 93443 10Z

01163606  
MSP 1800

CHARTER TOWNSHIP OF MERIDIAN  
ECONOMIC DEVELOPMENT CORP  
MERIDIAN TOWNSHIP EDC/ACCOUNTS PAYABLE  
5151 MARSH RD  
OKEMOS MI 48864-1104



With our Open Road, Open Water loan special, you could create your own adventure with great rates on a personal loan for a boat or vehicle. Whether you are cruising on the open water, or rolling down the open road, you can have your best adventure yet! This special runs from February 1–April 15, 2022, and you can learn more or apply online by visiting IndependentBank.com, or contacting your local branch.

### Summary of Accounts

Account Type	Account Number	Ending Balance
BusinessFlex TM	XXXXXXX2419	\$48,485.82

### BusinessFlex TM-XXXXXXX2419

#### Account Summary

Date	Description	Amount
03/01/2022	Beginning Balance	\$48,483.76
	1 Credit(s) This Period	\$2.06
	0 Debit(s) This Period	\$0.00
03/31/2022	Ending Balance	\$48,485.82

#### Interest Summary

Description	Amount
Annual Percentage Yield Earned	0.05%
Interest Days	31
Interest Earned	\$2.06
Interest Paid This Period	\$2.06
Interest Paid Year-to-Date	\$6.35
Average Ledger Balance	\$48,483.76

#### Other Credits

Date	Description	Amount
03/31/2022	Credit Interest	\$2.06

#### Daily Balances

Date	Amount	Date	Amount
03/01/2022	\$48,483.76	03/31/2022	\$48,485.82

#### Interest Rate Changes

Interest Rate As Of Date	Interest Rate
03/01/2022	0.0500%



Date	JNL	Type	Description	Reference #	Debits	Credits	Balance
Fund 244 ECONOMIC DEVELOPMENT FUND							
Assets							
03/01/2022			<b>244-000.000-001.000 CASH</b>		BEG. BALANCE		48,483.76
03/31/2022	GJ	JE	RCRD INTEREST EDC - MARCH	65717	2.06		48,485.82
03/31/2022			244-000.000-001.000	END BALANCE	2.06	0.00	48,485.82
TOTAL Assets					2.06		48,485.82
TOTAL FOR FUND 244 ECONOMIC DEVELOPMENT FUND					2.06		48,485.82



**New Businesses Opening/Relocating**

- Evergreen Vet Clinic – 4737 Marsh Road
- Nothing Bundt Cakes - 2090 W Grand River Ave
- Imachinations -1982 W Grand River Meridian Mall Suite 400
- Click Pawsitive Dog Training -1858 W Grand River Rd Okemos (near Goodwill and Merts Meats)
- King Pho Restaurant -4749 Central Park Drive Okemos (previously Kingston Kitchen)

**Under Construction**

- Haslett Marathon 1619 Haslett Road
- Copper Creek Haslett Road
- Joe's on Jolly 2360 Jolly Road
- Veterinarian Clinic 4737 Marsh Road
- Sparrow 24 Hr Emergency Rm 2446 Jolly Road
- Silverstone Estates Powell Road
- Woodward Way Sirhal Drive
- Trader Joes Demolition Complete
- Hypershine Car Wash 2703 E Grand River (Demo pending approval)

**Approved/Not Commenced**

- Giguere Homes Sanctuary #3 Subdivision (7 properties)
- Newton Ponte Apartments Multifamily mixed use Haslett Road (SE corner Okemos/Haslett)
- Pine Village 1673 Haslett Road Commercial /Residential development  
*Approved Meridian Township Brownfield Plan –*
- Village of Okemos 4661 Okemos Road Commercial/Residential development  
*Approved EGLE Brownfield, Meridian Redevelopment Fund*

**Ribbon Cuttings:**

Imachinations Meridian Mall April 30<sup>th</sup> @12pm noon Suite 400 near High Caliber  
Veterinarian Clinic “Evergreen” Clinic – May  
Nothing Bundt Cakes- TBD Spring  
Joes on Jolly –Fall 2022 opening  
Dr. Yu Dentist Office- May opening  
Haslett Marathon May/June opening  
National Capitol Bank -TBD

**Other Township Happenings:**

- Michigan Department of Transportation to close intersection of Okemos/Grand River by end of May
- Sign campaign to have signs posted by June

**To: Economic Development Corporation Board Members**  
**From: Amber Clark, Neighborhoods and Economic Development Director**  
**Date: May 5, 2022**  
**Re: 2022 MABA Business Awards**

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Annually the Meridian Economic Development Corporation (EDC) collaborates with the Meridian Area Business Association (MABA) in electing two outstanding Meridian Township businesses for their contribution to the community. MABA also nominates members within their organization who go above and beyond the call of service. The awards are categorized as new business of the year and established business of the year.

This year's New Business of the Year is awarded to:

Lil Emil's 1982 W Grand River Ave in Meridian Mall

This year's Established Business of the Year is awarded to:

Orthopaedic Rehab Specialists of 5100 Marsh Road

We are thrilled to honor these business owners. Stay tuned for photos and announcement of the elected winners!

**To: Economic Development Corporation Board Members**

**From: Amber Clark, Neighborhoods and Economic Development Director**

**Date: May 5, 2022**

**Re: Community Engagement – Branded Bags, Farmer’s Market Sponsorship**

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Previously the Meridian Economic Development body sought to increase community engagement through community branding campaigns and events. One discussion idea included branded reusable bags to be granted/sold at the Farmer’s Market. A plan of what type of branded item should be presented at the Farmer’s Market should be determined as well as the mechanism for the EDC to bring the campaign forward.

Some considerations maybe to plan to launch the engagement at a particular time this year, maybe around shop local initiative. We could incentivize patrons to go to small businesses in the community to receive these branded bags.

Meridian Cares, the Township’s Philanthropic assistance fund has branded bags from a previous campaign. The EDC could partner with businesses in the community to support both Meridian Cares and our engagement effort. These are some of the considerations of staff.

**To: Economic Development Corporation Board Members**  
**From: Amber Clark, Neighborhoods and Economic Development Director**  
**Date: May 5, 2022**  
**Re: Flags over Meridian 2022 Sponsorship**

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The Economic Development Corporation of Meridian Township is authorized as an advisory committee with the mission to:

Set the standard in creating an entrepreneurial culture; be the example for revitalization of our business districts and be the leaders in building sustainable public/private partnerships.

The Haslett Okemos Kiwanis club is a key volunteer organization with direct ties to our local schools, Meridian Area Business Association, and other Meridian focused initiatives. “Flags over Meridian” is an annual subscription that will place the United States of American stars and stripes flag at Township hall on Memorial Day, Flag Day, Independence Day, Labor Day, and Patriots Day.

Your concurrence is appreciated.

**Recommendation: Move to support the sponsorship of 20 United States of America Flags with Kiwanis of Haslett- Okemos for a total of \$800**

# INVOICE

Date: March 29, 2022



www.FlagsOverMeridian.com

Meridian Charter Township  
5151 Marsh Road  
Okemos, MI 48864  
Attn: Frank Walsh

Kiwanis Club of Haslett- Okemos  
P.O. Box 54  
Haslett, MI 48840  
517-388-1826

QUANTITY	DESCRIPTION	UNIT PRICE	LINE TOTAL
20	Flags Over Meridian: Twenty Flags installed in front of the Meridian Township Municipal Building on Memorial Day, Flag Day, Independence Day, Labor Day, 9/11, and Veterans' Day 2020.	\$40	\$800
TOTAL			\$800



Make all checks payable to Kiwanis Club of Haslett-Okemos, P.O. Box 54, Haslett, MI 48864

Thank you for your support of our community.

**To: Economic Development Corporation Board Members**  
**From: Amber Clark, Neighborhoods and Economic Development Director**  
**Date: May 5, 2022**  
**Re: Joint Small Business Endeavors with MABA 2022**

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Joint public meetings with community business stakeholders is a common and well-practiced task in Economic Development. Maintaining open communication with local organizations that are in touch with the business community provides the necessary asset to managing a strong economy. Smart resilient growth is the trending vision of communities as we re-evaluate development post COVID. Efforts of past MABA members, Presidents, Meridian EDC members and staff to come together were lost during the COVID-19 pandemic. We are happy to be able to engage in person with the local business community to plan and implement small business support campaigns that enhance the mission of the Meridian EDC which is to:

Set the standard in creating an entrepreneurial culture; be the example for revitalization of our business districts and be the leaders in building sustainable public/private partnerships.

Members of the current board of the Meridian Area Business Association are with us today to determine what activities can be hosted in 2022, what is the vision for our organizations to work toward as we support our community. What can we do to go above and beyond our services to date?

**Potential Activities for 2022:**

Small Business Month (May 2022)

Small Business Week (May 1- May 7)

Shop Small/Local Saturday (Saturday after Thanksgiving)

Shop Local (holiday season post-thanksgiving to New Year's)

Your concurrence is appreciated.

**To: Economic Development Corporation Board Members**  
**From: Amber Clark, Neighborhoods and Economic Development Director**  
**Date: May 5, 2022**  
**Re: 2022 MABA Golf Outing**

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Each year the Meridian Area Business Association (MABA) hosts social events to gain financial support for the MABA Philanthropic Grant Program. MABA comprised of 100+ local and area small business owners come for days of social engagement, support and networking. 2021 MABA supported local businesses that without it, would have needed to shut their doors. Sponsorship for the June 10, 2022 MABA Annual Golf Outing is \$50 a hole.

#### MABA Golf Outing Details

<https://maba29.wildapricot.org/event-4650241>

When: Friday, June 10, 2022

Where: Meridian Sun Golf Club

-Safe Social Distancing 18 holes of fun & networking!

#### Agenda:

- 7:45 a.m. Open Networking
- 8:00 - 9:00 a.m. MABA Member Meeting Sponsored by Bill Mory of Meridian Sun Golf Course
- 9:30 a.m. Shotgun Start
- Lunch at the Turn
- Awards at the end!

#### Costs:

- \$50 per person - Includes cart, greens fees & lunch.
- Hole Sponsorships are available for \$50 per hole.

#### Sponsorships:

- **Golf** – \$50.00 (Includes: 18 holes of golf, cart, greens fees, and lunch)
- **Golf w/ Hole Sponsorship** – \$100.00 (Includes: 18 holes of golf, cart, greens fees, lunch, and one Hole Sponsorship w/ sign)
- **Hole Sponsorship** – \$50.00 (Includes: Signage on the tee box and recognition in the clubhouse)
- **Team Registration** – \$200.00



- **Team with Hole Sponsorship** – \$250.00 (\$200 for Team (\$50pp), \$50 Hole Sponsorship)

Questions? Contact Jen Bennett 517-505-6909

**Recommendation: Move to approve the 2022 MABA Golf Outing with a \$50 Golf Hole sponsorship for Meridian Township Economic Development Corporation.**