



Charter Township of Meridian
Downtown Development Authority (DDA)
Municipal Building, 5151 Marsh Rd., Okemos, MI 48864
Monday, November 7, 2022 – Minutes

Members

Present: Don Romain, Bill Cawood, Supervisor Jackson, Renee Korrey, Peter Campbell, and Susan Fulk

Members

Absent: Tom Stanko and Jim Spanos

Staff

Present: Neighborhoods & Economic Development Director Amber Clark, Township Manger Frank Walsh and Executive Assistant Michelle Prinz

Others

Present: Planning Commissioner Mark Blumer

1. CALL MEETING TO ORDER

Member Fulk called the meeting to order at 7:33am and read the mission statement.

2. APPROVAL OF THE AGENDA

**MOTION BY MEMBER KORREY TO APPROVE THE AGENDA. SUPPORTED BY MEMBER ROMAIN.
MOTION APPROVED 6-0.**

3. APPROVAL MEETING MINUTES OF JULY 11, 2022

**MOTION BY MEMBER CAWOOD TO APPROVE THE MINUTES. SUPPORTED BY MEMBER KORREY.
MOTION APPROVED 6-0.**

4. PUBLIC REMARKS

None.

5. COMMUNICATIONS

A. Resignation Letter J. Raynak

Director Clark shared the letter with the group.

6. FINANCIAL REPORT

A. Monthly Financials (June-September)

Director Clark reviewed the financials. The fund balance is \$89,564.81. The financials were placed on file.

B. Development Project List

Director Clark reported that the Village of Okemos Brownfield Plan was approved by the Board.

7. AUTHORIZATION OF PAYMENTS

A. Consumers Energy Bill August 2022

MOTION BY MEMBER CAWOOD TO APPROVE THE PAYMENT OF THE JULY 2022 CONSUMERS ENERGY BILL IN THE AMOUNT OF \$29.24. SUPPORTED BY MEMBER CAMPBELL. MOTION APPROVED 6-0.

B. Consumers Energy Bill September 2022

MOTION BY MEMBER CAWOOD TO APPROVE THE PAYMENT OF THE AUGUST 2022 CONSUMERS ENERGY BILL IN THE AMOUNT OF \$29.24. SUPPORTED BY MEMBER CAMPBELL. MOTION APPROVED 6-0.

C. Consumers Energy Bill October 2022

MOTION BY MEMBER CAWOOD TO APPROVE THE PAYMENT OF THE SEPTEMBER 2022 CONSUMERS ENERGY BILL IN THE AMOUNT OF \$29.27. SUPPORTED BY MEMBER CAMPBELL. MOTION APPROVED 6-0.

D. Consumers Energy Bill November 2022

MOTION BY MEMBER CAWOOD TO APPROVE THE PAYMENT OF THE SEPTEMBER 2022 CONSUMERS ENERGY BILL IN THE AMOUNT OF \$29.27. SUPPORTED BY MEMBER CAMPBELL. MOTION APPROVED 6-0.

8. OLD BUSINESS

A. Village of Okemos-Development/RAP Grant Update

Director Clark stated we did not receive the RAP grant request of \$5,000,000. The Village of Okemos Project has requested a minor amendment to the MUPUD for a reduction in commercial space (6,000-7,000 square feet). This would allow the developers to repurpose the space that was intended for Douglas J to residential space. They will be applying for another grant from the State in the amount of \$10,000,000 that would be \$5,000,000 per year for two years.

B. DDA Member Attendance

The DDA discussed the attendance policy. Mr. Spanos has missed ten meetings in a row. Frank mentioned he will reach out to Mr. Spanos and have a personal conversation with him regarding his participation with the DDA.

9. NEW BUSINESS

A. RRC Site Selection – 4708 Okemos Road

Director Clark mentioned that the DDA consider listing the property at 4708 Okemos Road, which is in the DDA, for sale on the MEDC Redevelopment Ready Site. Previously, the Haslett property was listed on the site.

MOTION BY MEMBER ROMAIN TO AUTHORIZE THE ECONOMIC DEVELOPMENT DIRECTOR TO ENGAGE WITH THE PROPERTY OWNER AND THE MEDC TO LIST THE PROPERTY AS A POSSIBLE REDEVELOPMENT PRIORITY SITE. SUPPORTED BY MEMBER CAMPBELL. MOTION APPROVED 6-0.

B. 2023 DDA Meeting Start Times

The DDA discussed changing the meeting time to 8:00am or noon for 2023. In the end, there was consensus for continuing with the 7:30am meeting start time for 2023.

C. 2023 DDA Calendar Meeting Dates

MOTION BY MEMBER KORREY TO APPROVE THE 2023 MEETING SCHEDULE FOR THE DOWNTOWN DEVELOPMENT AUTHORITY OF MERIDIAN TOWNSHIP AS PRESENTED. SUPPORTED BY MEMBER CAMPBELL. MOTION APPROVED 6-0.

10. REPORTS

A. Township Board

Supervisor Jackson reported on the following:

- Board approved the Village of Okemos Brownfield Plan
- Approved other zoning and ordinance updates
- Received the new fire ladder truck that was paid for in cash

B. Township Manager

- Police Department is in the process of reaccreditation
- Board will be hearing ARP funding requests at the 11/29 meeting
- Township hunt has taken 89 deer so far
- New welcoming signs are coming
- Joyce VanCoevering and John Sarver were recognized as Volunteers of the Year
- January ribbon cutting planned for the Okemos Bridge
- Board goal setting begins on 11/29
- Back in court on Winslow Trailer Park
- DEI-installation of sanitary products in township restrooms
- Senior Center issues at Chippewa School
- Looking at facility updates including paint, carpet and furniture
- 242 Church volunteers are painting the police building
- Local Road Program is winding down
- Beginning the 2024 Road Program

C. Planning Commission

Commissioner Blumer reported the Planning Commission has updated the sign ordinance and the large item will be the revision of the Master Plan. Also, discussed a new housing development at Powell and Central Park. A question arose of what is the percentage of rental versus owned homes in Meridian Township along with the projection for the future.

D. Chair Report

None.

E. Staff Report

Director Clark shared she submitted the Match on Main application. The Bonus Bucks program will run from 11/26-12/23, if you spend \$50, you get \$50 (offer good for the first 10 people at each store). The old Outback Steakhouse building does have a buyer.

11. OPEN DISCUSSION/BOARD COMMENTS

Member Fulk reported that she will be retiring early next year and December will be her last DDA meeting.

12. PUBLIC REMARKS

None.

13. NEXT MEETING DATE

a. December 5, 2022, 7:30am

14. ADJOURNMENT

The meeting was adjourned at 9:03am without objection.