

DDA Minutes
MAY 25, 2023

ITEM 1: CALL TO ORDER

In attendance: Andrew Schultz, Dave Groendyk, Seth Ganton, Joe Wolf, Larry Loeks, Nick Loeks, Paul Carlson

Absent: Alexandra Copeland, Steve Bosch

ITEM 2: APPROVE AGENDA

Motion: Nick Loeks

Support: Seth Ganton

Motion Carries

ITEM 3: APPROVAL OF MEETING MINUTES

Motion: Paul Carlson

Support: Nick Loeks

Motion Carries

ITEM 4: NEW BUSINESS

A. South DDA Road Connection Status:

The community could abandon Vineyard Pkwy, turning it from a public road to a township private road says Nick Loeks. We would need to get a petition from all of the businesses along the road first. Nick said he will reach out to the road commission about this possibility. This would be the most beneficial way to manage the roadway and connection from the Vineyard Pkwy roundabout west to 8th St. and then from 8th St. to Dave's Glass, as this segment is all planned to be a township private road. If we make it a township road, there will be shared maintenance costs such as snowplowing to be discussed with the DDA and affected landowners at some point. At this point in time, the board verbally agreed to consider abandoning Vineyard as a public road. Eventually the goal would be to have the proposed ring road in the DDA a township private road all around.

B. Tree Removal on Culver Parcel:

Andrew is concerned from a liability perspective that a large oak tree on the DDA/township parcel that was damaged during the latest ice storm and nearby construction could cause harm. John Lovely stated the DDA could remove the tree under "site preparation". The township does have liability insurance if something were to happen in the meantime. Erik Wilson offered to have the township get a quote from a company to possibly remove the tree as a preventative safety measure.

C. Maintenance Worker Funding Allocation:

Township has approved funding for a full time maintenance and grounds employee. Erik is in the process of establishing what exactly this full time employee would do. The township is running an advertisement currently that has a pay range of \$25-\$30 per hour. Erik was proposing that the DDA help share some of this cost for work done in the DDA like emptying trash bins and general upkeep.

Larry asked "Will this employee conduct snow plowing in the CBD?" Unfortunately, we are under contract with snowplowing the sidewalks with another company for another 3 years per Brooke. The idea was to save some money on mowing and snowing in the DDA, while also ensuring this individual has enough work to be full time.

Motion to approve 10% of the funding needed for a full time Township maintenance employee for work that they may do on behalf of the DDA.

Motion: Larry Loeks

Support: Dave Groendyk

Motion Carries

D. Capital Projects and CIP Policy Committee Representative:

The Township is currently forecasting Capital Improvement Projects (CIP) for the next 5-6 years and would like the DDA to come up with their own list of projects. The Township will form a sub-committee and would like a DDA member to participate. The timeline for the committee would begin this August and meet a few times a year. The committee needs all DDA projects for the next 6 years that are over the \$20,000 threshold, preferably by late summer. More discussion will be added to the next month's agenda.

ITEM 5: OLD BUSINESS

A. Metro Connect Follow Up:

After review by the DDA board, and data from Metro, we have decided to not move forward with the fixed bus route, but rather promote on social media, the Metro Connect option.

B. Review Bylaws - Attendance Policy

After review by the DDA board, it was generally agreed to leave bylaws the way they are. We are not in need of an altered attendance policy at this time.

C. Dollar General / Fletchers Pub Connection

The township reached out to Dollar General/their landlord on making this short connection to Fletcher's possible and have not heard back. The Township is currently asking for a fence to hide DG's stocking carts and to screen their mechanical equipment. The disagreement from the landlord has caused this to the courts and will likely be resolved in 1-2 months. This action though has likely discouraged DG's landlord on participating in such a connection.

D. 2023 Event Planning

Clarence from SW MI 1st is sending Andrew RFP templates for hosting events. We can use these templates to solicit companies that can run and coordinate events for the DDA.

Shari Groendyk has spoken to Linda Kerr and Brooke about an arts and crafts event. We know there is demand for an art & craft type event, possibly coordinated with the holiday market in November. An option presented by Andrew is to have the tree lighting/arts & craft show a week before the holiday farmer's market, since the farm market vendors are insistent on having the holiday market in the morning. We think there could be enough traffic for both events.

Lena Austin (Vineyard Assisted Living) is in the process of working with Natalie Fuller (former Cheese Lady) and SW MI Chamber to bring back the Mac & Cheese Festival. It will be held on October 7th, noon - 2pm. Lena will be hosting a sub-committee on this at Vineyard and was looking for participation from the DDA and corners businesses. Kasi will do the Facebook posts for the event. Joe offered to join the sub-committee on behalf of the DDA.

ITEM 6: ADDITIONAL COMMENTS

Reminder given on DDA business mixer with new township Superintendent, Erik Wilson, from 5-7 pm this night at the Belle Meade Clubhouse.

Discussion on signage for businesses off the main roads presented by Larry Loeks. Talk was of places like Vineyard Assisted Living, located off the main road. Would they be allowed a sign up on Q Ave? John, the planner, said no, not per current sign ordinance. Then talk was about maybe providing “directional type street signs” indicating where to go to get to certain businesses or districts. Members agreed to look for samples in local communities before discussing further.

ITEM 7: ADJOURNMENT

With no further comments, the meeting was adjourned at 10:20 am

Respectfully submitted,

Seth Ganton