

**ADA TOWNSHIP
DOWNTOWN DEVELOPMENT AUTHORITY BOARD OF DIRECTORS
MINUTES OF THE JULY 6, 2010 MEETING**

The regular July 6, 2010 meeting of the DDA Board was called to order at 8:30 a.m. by Chairperson Bob Kullgren.

BOARD MEMBERS PRESENT: George Haga, Jim Ippel, Bob Kullgren, Betsy Ratzsch, Walt VanderWulp (at 9:10 a.m.), Ted Wright

BOARD MEMBERS ABSENT: Terry Bowersox, Tom Korth, Devin Norman

STAFF PRESENT: Jim Ferro, Planning Director

APPROVAL OF AGENDA

The agenda was approved by consent.

APPROVAL OF MINUTES

It was moved by Ratzsch, seconded by Wright, to approve the minutes of the June 7 meeting as presented.

Motion approved unanimously.

M-21 BRIDGE REPLACEMENT – GEORGE HAGA

Haga reported on the status of the M-21 bridge project, noting that the Township Board has approved a “consent to grade” easement to allow MDOT to temporarily use a portion of the Township-owned land on each side of the bridge for the temporary bridge construction. He noted that the MDNRE permit for the temporary bridge will require replacement of trees that are removed at a 2:1 replacement ratio.

Ratzsch suggested that we should have a plan in place to help promote Village business during the construction project.

Kullgren stated that it would be appropriate for the business community to get together and develop a plan, and then approach the DDA with any request for assistance in implementing the plan. Kullgren noted that the DDA can’t be the sole savior of the business community. He also suggested that there be some data collected from the business community regarding how severely businesses believe they will be impacted by the bridge project.

The possibility of the Township allowing for greater use of temporary signage by businesses during the construction period was suggested.

Ferro stated it is important to remember that traffic across the river will be maintained during the project, with 1 lane in each direction. Traffic congestion and delays will probably be limited to peak traffic times during morning and afternoon commuting times. Ferro added that a survey of businesses in advance of the project is going to produce a lot of guesses as to what the impacts may be, and that we won’t really know what the impacts are until the project begins.

Kullgren suggested that the DDA organize a meeting with the businesses in the DDA district within 30 days, to discuss how to respond to the bridge project, and ask business representatives to prepare in advance for the meeting by providing data regarding the location of their customer base.

Ratzsch noted that there is a meeting of the Village retail businesses scheduled for August 13, and that typically no more than 8 to 10 people attend these meetings.

CHARRETTE PROJECTS IMPLEMENTATION – GEORGE HAGA

Haga reported that he did not anticipate initiating any activity pending the DDA hearing from Amway regarding the study they are undertaking of their properties in the Village.

Kullgren requested that the DDA Board be provided with an updated financial report regarding available and anticipated revenues and expenditures. Haga stated that the annual audit would be completed soon and this could be provided.

Note: VanderWulp arrived at this time, at 9:10 a.m.

Ratzsch suggested that we approach the businesses at the Thornapple River Dr./Ada Dr. intersection about improving the appearance of the corner.

The Board discussed the status of implementation or lack thereof with respect to projects and initiatives which emerged from the Village Design Charrette and which were incorporated into the adopted DDA Development Plan, including the highest priority project – Bronson St.

Following discussion, Kullgren summarized 3 items for follow up:

1. The DDA Board should be provided with current financial reporting for the DDA.
2. The DDA Board should be provided with the list of initiatives/projects contained in the Charrette Final Report and the DDA Development Plan.
3. The DDA Board will pursue the scheduling of a joint work session with the Township Board.

DRAFT REPORT TO THE COMMUNITY – TED WRIGHT

The initial draft of a report to the community prepared by Ted Wright was reviewed and discussed. Ted pointed out this is a first draft which is open to input and suggestions from Board members. Ferro indicated he would have some input for Wright. The consensus was that the report should highlight the modest accomplishments which the DDA has achieved, and highlight the important work and projects which remain to be done.

Kullgren stated that the July 30 deadline that was set for completing this report should be secondary to ensuring that we take adequate time to do a good job on the report.

PUBLIC COMMENT - None

BOARD COMMENT

The Board briefly discussed the benefit 5k Run/Walk that was recently held in the Village. It was suggested by VanderWulp that this type of event be coordinated with the DDA in the future. Kullgren suggested that a calendar of annual special events be prepared, so that the DDA Board can consider how and whether we should be involved in them.

ADJOURNMENT

It was moved by VanderWulp, seconded by Wright, to adjourn the meeting at 10:10 a.m.

Motion carried.

Respectfully submitted:

Tom Korth, Secretary