

CITY OF CHELSEA
DOWNTOWN DEVELOPMENT AUTHORITY
BOARD OF DIRECTORS REGULAR MEETING MINUTES
7:30 AM, Thursday, September 16, 2021
311 S. Main, Chelsea, MI

Board Present: Tim Merkel, Kathy Finger, Ron Livengood, Bill O'Reilly, Rob Mida, Melissa Johnson

Absent: Stephanie Moran

City of Chelsea: John Hanifan, Julia Upfal

1. Call to Order – Chairperson Merkel opened the meeting at 7:32 a.m.
2. Public Comments – None
3. Consent Agenda – No items suggested.
4. Regular Agenda - **Motion by Finger, Seconded by Finger to approve Regular Agenda. All ayes. Motion is approved**
5. Meeting Minutes – **Motion by Livengood, Seconded by Finger to approve Meeting Minutes for June and July. All ayes, Motion is approved.**
6. Submission of bills – None
7. Communications to the board – None
8. Presentations – None.
9. Reports from City Manager & Officers:
 - Project Updates –
 - Naming Request: Hanifan reported on a Facility Naming Request for the Livery Lot. The DDA will be asked to take action at its next meeting in October.
 - Rockwell Building – Ms. Upfal reported that the project was awarded an EGLE grant to help with clean up and the project is moving forward.
 - Electric Car Charging Stations: Hanifan reported that the electric car charging stations are in. One at Palmer Commons. And one at the city lot behind, near Purple Rose.
 - Parking lot patching: Hanifan reported that the DDA budgeted up to \$20,000 for pavement patching for the lot behind Cleary's and Purple Rose. The work was scheduled and should be completed soon.
 - Parklets: General discussion about parklets and leaving them up through the Holiday Season.
 - Social District: Ms. Upfal gave a brief overview of the Social District and the Council voted to extend them until January 2nd, 2022.
10. Unfinished Business: None
11. New Business:

Library 2022 TIF Agreement: With the change in DDA legislation, anytime a new library millage was established after 2018, and this is for anywhere in the state, not just for Chelsea, libraries have the option to exempt from TIF capture from an established DBA district. The library in great partnership with the DDA and the city, chose to continue to allow the DDA to capture a portion of the TIF.

Palmer Common Facilities Discussion: There was general discussion about Palmer Commons and increased usage. Also, DDA discussed the possibility of additional bathroom hours next Spring, Summer and Fall.

12. Chamber Announcements:

Mr. Ahrens reported about the upcoming candidate forum, Backyard Beer Garden, Hometown Halloween, Hometown Holidays and the Chamber Raffle.

13. Adjournment – **Motion for adjournment made by O'Reilly; Seconded by Finger. All ayes. Meeting adjourned at 8:10 am.**

Minutes respectively submitted,

John P. Hanifan