

CITY OF CHELSEA  
DOWNTOWN DEVELOPMENT AUTHORITY  
BOARD OF DIRECTORS STUDY SESSION MEETING MINUTES

7:30 AM, Thursday, August 30, 2018

Board Present: Tim Merkel, Jennifer Fairfield, Bill O'Reilly, Ron Livengood, Dana McGrath, Charles Wiseley, Stephanie Moran, Phil Tolliver, Doris Galvin, Melissa Johnson

City of Chelsea: City Manager John Hanifan

Absent: Kathy Finger

1. President Merkel opened the meeting at 7:30 a.m. noting that a quorum was present.
2. The purpose of this Study Session was to continue the discussion of the long-range plans for the DDA area. The main topic today is to be Arts & Culture.
3. Doris Galvin prepared and presented 3 hand-outs.
4. John Hanifan noted that the Palmer Lot project is current about \$125 - \$150,000 below budget. IF there are any funds remaining at the end of the project we can decide to either not use the funds and slightly reduce long terms costs; or we can use them for improvements related to this project only.
5. Discussion touched on the large public lot east of Main Street between E. Middle & Park. All agreed that a long-term solution would require a bond due to the significant costs. The long-term schedule of payments for the current bonds was reviewed.
6. By the time of the September meeting John Hanifan hopes to have figures prepared on the possible consolidation of the current bonds. It is possible that we can reduce the long-term costs associated with them.
7. Possible short-term measures to improve the lot were discussed.
8. Discussion then focused on Arts & Culture. It was noted that nothing suggested was meant to be "in place of" other priorities, they are simply being considered as part of the long-term plan.
9. Currently there is uncertainty as to ownership and responsibility for on-going maintenance of existing art, maps, displays, etc.
10. The Arts Festival at the Sounds & Sights Festival was missed by many this year so it was felt steps should be taken to bring it back in the future.
11. Discussion at the next general meeting will focus on New Development Opportunities.
12. **Meeting adjourned at 8:40 a.m.**

Minutes respectively submitted,  
Bill O'Reilly, Secretary