

**CITY OF CHELSEA
DOWNTOWN DEVELOPMENT AUTHORITY
BOARD OF DIRECTORS MEETING
7:30 A.M., THURSDAY, AUGUST 20, 2009**

Present: Jackson, Feeney, Flintoft, Galvin, Heydlauff, Morrel-Samuels, Myles, Pierce, Schwarz, Winans, Hanifan

Absent: Frisinger, Holman

Others Present: Bill Harmer, Lynn Fox, Chelsea District Library; Kevin Riley, Chelsea Market; Greg Raye, Charles Shiver, Cathy Clark, Jackie Frank, Robert McLeod, Janet Bernath; Leann Smith, Jackson Citizen Patriot; Scott McElrath, Janet Ogle-Mater, Donia Dunlop-Herndon, Jane Creswell, Mark Creswell, Carey Church

President Jackson opened the meeting at 7:30 a.m.

Motion by Pierce, second by Morrel-Samuels to approve the minutes of the August 6, 2009 Board of Directors meeting. Motion carried.

1. **Public Participation** – Lynn Fox introduced Bill Harmer as the new Director of Chelsea District Library. He will start his new position on September 8.
2. **Maintenance** – No update
3. **Post Office\Napieralski\Riley** – Kevin Riley showed plans for the parking area next to the post office and the vacant lot next to the dental practice. It indicates 31 potential parking places. He wishes to meet with the DDA Board to negotiate the sale of both parcels to the DDA, which would allow the area to be public parking. The Board must address some contingencies such as parking limits. The plans will go to Zoning Dept. and the Planning Commission and will have to resolve issues such as drainage. The Board will meet with Riley at noon, Monday August 24 at the City office, to discuss the possible sale.
4. **Longworth\Jackson Street proposal** – Mark Creswell presented a proposal to the Board to purchase the property for \$100,000 and secure financing to install a small animal zoo the the buildings. He noted the educational and conservation value as well as making it a rescue, rehab and replacement facility. The Great Lakes Zoological Society will solicit funds from foundations and historical preservation organizations. Several guests spoke in favor of preserving all the buildings, citing their sources which say the” Livery building is eminently re-usable.” Attorney Flintoft noted that he would not support any plan that did not have all the financing committed. “We are asked to give up our authority over the project.” The cost of renovation and adaption is quoted to be approximately \$1.1M. Zoning Administrator Drolett pointed out that there is no accommodation for a zoo in the C-5 District, and if the zoning was changed it would open up the entire district to this special use zoning. Heydlauff’s concern was the abandonment of the long range plan the DDA has already voted to proceed with.
5. **Motion by Myles, second by Morrel-Samuels to delay the demolition of the two buildings for 60 days, until October 3 DDA Board meeting. Roll Call Vote: Morrel-Samuels, Galvin, Winans, Jackson voted YES; Heydlauff, Flintoft, Schwarz, Pierce voted NO. Absent Holman, Frisinger and Myles (who left before the vote was taken.)**
6. Meeting adjourned at 9:30 a.m., without completing the agenda.