



CITY OF WALLED LAKE
DOWNTOWN DEVELOPMENT AUTHORITY
TUESDAY, JANUARY 14, 2020

The Meeting was called to order at 4:00 p.m.

ROLL CALL: Ackley, Ambrose, Blair, Fernandes, Lublin, Marshal, Shuman

ABSENT: Allen, Atwell, Easter, Wlodarczyk

There being a quorum present, the meeting was declared in session.

OTHERS PRESENT: Deputy Managing Director Pesta, Confidential Assistant Jaquays

REQUESTS FOR AGENDA CHANGES:

APPROVAL OF MINUTES:

DDA 01-01-20 APPROVAL OF THE MINUTES FROM THE OCTOBER 8, 2019 MEETING

Motion by Lublin, supported by Blair: CARRIED UNANIMOUSLY: To approve the minutes from the October 8, 2019 meeting.

AUDIENCE PARTICIPATION:

Council Member Costanzo discussed Oakland County Main Street program for three minutes.

1. UNFINISHED BUSINESS:

1. Update on DDA Website Design & Content

Addressed under Executive Report.

2. NEW BUSINESS:

1. SEMCOG grant & Downtown Storm sewer update and Michigan DNR Land and Conservation Water Fund Grant update

Consultant Engineer Bradd Maki gave an update on the SEMCOG grant. Mr. Maki said he did a storm sewer study in 2017. Mr. Maki provided several options for grants to fund the work for the downtown. Mr. Maki said the two grants that were awarded to the City was the SEMCOG grant and Michigan DNR Land and Conservation water fund grant. He explained the work area and what would be covered by the two grants awarded to the City. Mr. Maki explained some of the work: new LED lights, fencing, new benches, and fall-safe material for the playground. Mr.

Maki showed the areas contributing to the flooding of the Mercer Beach. Mr. Maki said the grant will cover the installment of a bio swale in front of Mercer Beach. Mr. Maki said the purpose is to collect as much as the storm water to direct elsewhere from the beach. Mr. Maki said the plan is to remove the pipe that is in the middle of the beach currently. Mr. Maki discussed the cost of the project and engineering design and construction services

DDA Chairman Ambrose asked how much water the bio swale will hold.

Mr. Maki said there will be overflow in the area to handle some of the overflow from a heavy rain.

DDA Board Member Shuman asked about the exterior material of the bio swale and how will it be designed to keep people from not walking on it?

Consultant Engineer Maki said there will be plantings and fencing.

DDA Board Member Lublin asked if the project includes sidewalks?

Mr. Maki said there would be sidewalk replacement along the beach and along the property across from the beach.

Executive Director Whitt said the grants are not a lot of money but the infrastructure needs to be addressed.

DDA Chairman Ambrose discussed how the DDA put a program together to help the business owners to address the business owners' sidewalks and not all the business owners wanted to partner with the Downtown Development Authority.

**DDA 01-02-20 MOTION TO SUPPORT THE IMPROVEMENTS TO THE
DOWNTOWN STORM SEWER INFRASTRUCTURE PROJECT
AND MERCER BEACH GRANT NOT TO EXCEED \$700,000**

Motion by Lublin, supported by Marshal: CARRIED UNANIMOUSLY: To support the improvements to the downtown storm sewer infrastructure project and Mercer Beach grant not to exceed \$700,000

Discussion:

Consultant Engineer Maki explained the non-point source grant was denied because it has to do with ranking and after two rounds of trying to improve the city ranking to receive the grant, the city was denied again.

Executive Director Whitt explained the city is in competition with other communities. Mr. Whitt said this shows the DA Board that administration is pursuing grants. Mr. Whitt said administration is trying to improve downtown. Executive Director Whitt said the other programs

that exist, administration can continue to chase them but still not be awarded anything. Mr. Whitt said staff recommends moving ahead and consider redoing downtown. Mr. Whitt said there is work everywhere that needs to be done. Mr. Whitt said people are coming to him and want the DDA and the City to spend millions to redo the sidewalk all downtown in front of the businesses. Mr. Whitt explained a few years back most of the sidewalk is owned by the property owners and if the city does one then the city is liable for all of it. Mr. Whitt explained what is underground is a coal bin and that is owned by the property owners. Mr. Whitt said a project like that is millions of dollars and it is not city property. Mr. Whitt said the engineer will confirm that. Executive Director Whitt said starting at the beach is the beginning to fixing downtown.

Chairman Ambrose explained public money cannot be spent on private property and that is why the DDA approached the business owners to make the repairs, everyone had to agree to participate in the project and that was not the case.

2. Discussion on Public Safety Campus

Consultant Engineer Maki provided an update on the public safety campus. He discussed putting a bridge in to connect to the Michigan Airline Trail. He said there will be some work and clean up along the Greenaway drain. Mr. Maki said there is some discussion of putting some lighting by the bridge.

Executive Director Whitt said he met with the committee and to move forward with the bridge for the trail and improvements to the parking lot. Mr. Whitt said the city administration is embracing the trail. Working out the final details of the memorial and other details can come later.

EXECUTIVE DIRECTOR REPORT:

Executive Director Whitt handed out a presentation for the DDA Board to review and to e-mail city administration with their two thoughts.

DDA Chairman Ambrose said he spoke with the broker for the consolidated school district but they have to wait a 90 day period. Mr. Ambrose there is interest in multi-purpose for the property. Mr. Ambrose the school board will be marketing the property heavily in May or June.

Executive Director Whitt said the Pepinos property was purchased and the parking problem is being addressed with the gentleman who purchased the property. Mr. Whitt said Pepinos had an agreement with the City and the agreement has been enforced for years and that it evaporated after Pepinos left. Mr. Whitt said there is access from the City parking lot to the new owners' parking lot.

3. CORRESPONDENCE: None

4. WARRANT REPORT:

**DDA 01-03-20 MOTION TO RECEIVE AND FILE WARRANTS OCTOBER,
NOVEMBER, AND DECEMBER 2019**

Motion by Lublin, supported by Ackley: CARRIED UNANIMOUSLY: To receive and file warrants October, November, and December 2019.

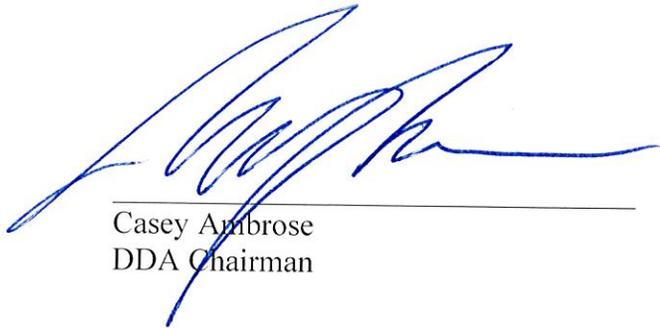
5. ADJOURNMENT:

DDA 01-04-20 ADJOURNMENT

Motion by Lublin, seconded by Blair; CARRIED UNANIMOUSLY: To adjourn the meeting at 5:01 p.m.



Chelsea Pesta
DDA Managing Director



Casey Ambrose
DDA Chairman