

THESE MINUTES ARE SUBJECT TO APPROVAL BY THE WYOMING DOWNTOWN DEVELOPMENT AUTHORITY AT ITS MEETING OF JUNE 7, 2011

DOWNTOWN DEVELOPMENT AUTHORITY
MEETING MINUTES OF MAY 3, 2011
CITY COUNCIL CHAMBERS
CITY OF WYOMING, MICHIGAN

MEMBERS PRESENT: Baker, Harkema, Kochneff, Martz, Mayor Poll

MEMBERS ABSENT: Coombs, Cross, Vandenberg, VanderVeen

STAFF PRESENT: VanDuren, Cochran, Smith, Lucar

Chairman Kochneff called the meeting to order at 7:33 a.m.

Approval of Meeting Minutes

Motion by Mayor Poll, supported by Baker, to approve the minutes of March 1, 2011. Motion carried unanimously.

Public Comment on Agenda Items

There were no comments.

Treasurer's Report

April Monthly Report - DDA Treasurer Smith presented the Budget Performance Report for the two months and year to date ending April 30, 2011 and the Balance Sheet dated 4/30/11. Total Revenues for the month were \$84,268.45, Total Expenditures were \$39,504.44 and the Current Year to Date Balance was \$756,364.97.

Budget

VanDuren referred to the resolution and formal budget for adoption and referral to the City Council. She explained each of the line items. She noted that VanderVeen had requested monies be budgeted for banners. There is \$5,000 proposed for replacement of the current banners, but we need to wait for the Turn On 28th Street recommendations first. VanderVeen had also asked that monies be budgeted to welcome new businesses and help with marketing. VanDuren thought that would be a Chamber function, but the DDA could continue to welcome new businesses in the DDA newsletter and possibly announce them on the web site. Harkema thought the pedestrian light pole replacement budget may need to be increased because some of

the poles have been knocked down due to traffic accidents. VanDuren said the DDA recently purchased a bulk supply of pedestrian light poles, so this supply should last awhile.

Motion by Mayor Poll, supported by Baker, to recommend to City Council adoption of the DDA budget for the fiscal year ending June 30, 2012. Motion carried unanimously.

Metro Cruise Update

VanDuren noted two workshops were held at City Hall to talk about the Metro Cruise, sponsorship packages and how to be successful during the event. The first workshop had 20 people in attendance, but there was no one in attendance at the second one. Rich Wadsworth, DDA representative for the Metro Cruise, said that Amway was added as a sponsor, and they continue to seek out additional business sponsors.

Turn On 28th Street Update

Cochran indicated the conceptual process is almost complete. The final plan and narrative should be done by the end of the month and will be reviewed by the steering committee. The final plan will then be presented to the DDA, Planning Commission and City Council. It will ultimately be adopted as part of the Land Use Plan. Baker asked about the Land Use Plan amendment process. Cochran replied the Turn On 28th Street Plan will be an amendment to the Land Use Plan and will replace the prior Downtown Plan. Baker asked if the crescent street will remain in the final plan. Cochran responded affirmatively. Baker questioned whether the plan would ever come to fruition. Cochran said there are three very large parcels that can be developed in the future. Staff will need to work with developers to satisfy their needs and attain the overall goals of the city.

Miscellaneous Informational Items

New Developments/Business – VanDuren mentioned that the owners of the former Dermody Truck property have applied for a Board of Zoning Appeals Use Variance for Sweets Express. This truck terminal is currently located on Burton Street and is a heavy industrial type use. The business is primarily a truck terminal but they also do truck repair and sales. Chairman Kochneff mentioned there is currently no loading dock on the Dermody site, which is needed for a truck terminal. He thought their current site on Burton Street looked unkempt, and this heavy industrial use does not fit in the 28th Street business area. Cochran agreed there are other areas of the city that can accommodate this type of use.

Newspaper Articles – VanDuren referred to articles in the agenda. One article related to the new Hispanic dance club in the strip mall at 28th/Burlingame next to the China Buffet. The City Council recently approved their liquor license. There was another article on the sale of the former GM plant property. The proposed closing date is May 9th, and then the demolition process will begin. The article on the Census results shows that Wyoming grew, especially in Hispanic population. Another article related to business incubators in Grand Rapids. There was also an article on the implementation of the Adopt-a-Block program in the Taft Avenue area.

Code Violations – There were no items to report.

Correspondence – VanDuren referred to the welcome letter sent to Family Dollar.

Baker asked the progress of implementing the new sign ordinance. Cochran replied there was a public rollout held at the Library. The new sign ordinance is now in effect and is administered by the Building Inspections Department.

Public Comment

Rich Wadsworth asked the Board if they had any questions regarding the Metro Cruise. Mayor Poll asked if they are receiving enough financial support? Wadsworth said it is going good so far.

Round Table Comments

Harkema was surprised The Rapid is coming back with the same millage proposal that was previously turned down. Mayor Poll expressed the need for a good public transportation system, especially with the increasing gas prices.

Chairman Kochneff said he also supported The Rapid millage request. He said at one time staff was working on getting a bus shelter placed by the Walgreen's at 28th/Division. He asked staff to check on the status.

Adjournment

The meeting was adjourned at 8:20 a.m.

Kimberly S. Lucar
Administrative Secretary