

**CITY OF HUDSON
DOWNTOWN DEVELOPMENT AUTHORITY
121 N. CHURCH STREET, HUDSON, MI
REGULAR MEETING
Thursday, October 09, 2014
6:00 p.m.**

The regular meeting was called to order to by Chairperson Mike Sanborn at 6:00 p.m.

ROLL CALL: PRESENT: Mike Sanborn, Dave Sheely, Darwin Vandevender, John Kirkland,
Jason Decker, and Dave Willhite

ABSENT: Pam Ely, Mark Monahan, Tim Sallows and Wes Boyd

OTHERS: City Manager Steve Hartsel and City Clerk Jeaniene McClellan

ORDERS OF THE DAY:

Setting the Agenda:

Motion by Dave Willhite, seconded by John Kirkland to **approve the minutes of July 17, 2014, and place on file**, CARRIED: Unanimously by voice vote.

PUBLIC COMMENT:

There was no public comment.

NEW BUSINESS:

Reappointment: Tim Sallows and Dave Sheely

Dave Sheely and Tim Sallows have requested to be reappointed to a 4-year term on the Downtown Development Authority that will expire in October 2018. Dave and Tim meet all the minimum requirements to be reappointed to the Downtown Development Authority.

Motion by John Kirkland, seconded by Dave Willhite to **recommend to Council to reappoint Dave Sheely and Tim Sallows to a 4-year term to the Downtown Development Authority expiring in October 2018**, CARRIED: Unanimously by roll call vote.

Election of Officers:

Motion by Dave Willhite, seconded by John Kirkland to **re-elect the existing officers Mike Sanborn as Chairman, Dave Sheely as Vice Chairman, Darwin Vandevender as Treasurer, and Jason Decker as Secretary**, CARRIED: Unanimously by voice vote.

Discussion: Christmas Decorations

The Christmas Wreaths have been purchased and should be at DPW. Last year's color was labeled white but was more of a blue color instead. There were several complaints about the blue, so the discussion was to purchase some "warm" white lights. The DDA discussed 3 options:

- Option 1. Mix the blue and white lights on the trees.
- Option 2. Have one side of the street blue and then the other side white.
- Option 3. Use the blue somewhere else and purchase more white.

The members decided on Option 3, and to first purchase one set of lights to see if the warm white is truly white. They voted to add another \$2,500 to the budget for a total of \$4,000 to decorate the downtown trees.

Motion by Darwin Vandevender, seconded by Jason Decker to **authorize Dave Sheely to order a strand of warm white lights, and if satisfied, to order an additional \$2,500 of these lights up to a maximum amount of \$4,000,** CARRIED: Roll Call 6-0.

2014 Quarterly Meeting Dates:

The DDA meeting dates are normally held on the second Thursday of each quarter at 6:00 p.m. The City staff would like to move the DDA to the fourth Thursday of each quarter. The dates then would be January 22, April 23, July 23 and October 22, 2015.

Motion by Dave Sheely, seconded by Dave Willhite to **set the DDA meetings on the fourth Thursday on the first month of the quarter,** CARRIED: Unanimously by voice vote.

UNFINISHED BUSINESS:

Bills:

No bills to be approved.

Financial Report:

The board was provided with a copy of their DDA Financial Report for the period ending September 30, 2014, submitted by the City Treasurer.

Balance Sheet

Cash – DDA	<u>\$112,462.56</u>
Total Assets	112,462.56
Net Assets	\$ 38,914.76
Excess Revenue over (under) Expenditures	73,547.80
Total Net Assets	<u>\$112,462.56</u>
Total Liabilities and Net Assets	<u>\$112,462.56</u>

Motion by Dave Sheely, seconded by John Kirkland to **accept the Financial Report as presented,** CARRIED: Unanimously by voice vote.

Downtown Trees update

All the trees have been either cut down or trimmed. In the next week or two they will have the stumps dug out and be able to plant the trees by the end of October.

Downtown Trash Cans

The DPW Superintendent has someone to sandblast and powdercoat all 9 trash cans for \$50 - \$100 each.

306 W Main Street Lease

The current lease ends on October 31st. The option was the owners of New Hope Counseling could purchase the building for the remaining balance of \$33,000. They will not be able to financially purchase at this time, so the members discussed extending the lease another 6 months but the rent will not go to the principal. They would also like to have New Hope Counseling have in writing by February 28th if they intend to purchase the building.

Motion by Jason Decker, seconded by Dave Sheely to **extend their lease for 6 months but the additional rent will not come off the principal and at the end of the 6 months they can still purchase the building at \$33,000 but after the 6 months the building will be put up for sale at market price. Tenants must provide the DDA 60 days' written notice before March 1st if they intend to exercise the purchase agreement, CARRIED: Roll Call 6-0.**

CITY MANAGER'S REPORT:

- The 2011 Façade Grant had its close-out hearing on October 7th.
- Promedica has purchased the former United Bank & Trust building downtown. They intend to move Thorn to the location. All existing services will remain available at the new location, including lab and X-ray. Old National Bank will continue to operate the drive-through and have inside service; the downstairs will be preserved and will remain available for use by the community. Promedica will be coming to a future Council meeting to provide additional details and answer questions.
- The Governor will be visiting the Southern Michigan Center for Science and Industry on October 16th.
- The Tigers Den demo is stopped because of a problem with the contractor's insurance company. They are refusing to cover him if he does the job. Mr. Claude Rowley is looking for a new contractor to complete the job for the same price.
- Hudson Police Department has their new SUV Patrol vehicle in service.

Adjournment:

Motion by Dave Sheely, seconded by Dave Willhite to **adjourn the meeting at 6:58 p.m.**

ATTEST: _____
Jeaniene McClellan, City Clerk