

IMLAY CITY
DOWNTOWN DEVELOPMENT AUTHORITY

FEBRUARY 9, 2026
REGULAR MEETING MINUTES

A regular meeting of the Downtown Development Authority was held on Monday, February 9, 2026, at 5:35 PM in the Imlay City Municipal Offices, 150 N. Main Street, Imlay City, MI 48444 as was posted.

1. CALL TO ORDER

Chair Walter Barga called the meeting to order at 5:35 PM.

2. PLEDGE OF ALLEGIANCE

Pledge was led by Barga.

3. ROLL CALL

Present: Chair Walter Barga, Vice Chair Kim Jorgensen, Secretary Sheryl Davis,
Treasurer Stu Davis, Justin Shattuck, Steve Robbins, Neil Docherty, Mayor Barbara Yockey
Absent: Joi Kempf

Quorum Present

Also Present: DDA Director Charles Bennett, Recording Secretary Katrina Morrow, and public.

4. CONSENT AGENDA

MOTION by Stu Davis, support by Yockey, to accept consent agenda as written.

ALL IN FAVOR 8/0

MOTION CARRIED 8-0

APPROVAL OF MINUTES

MOTION by Stu Davis, support by Yockey, to approve the regular meeting minutes from January 21, 2026.

ALL IN FAVOR 8/0

MOTION CARRIED 8-0

5. CORRESPONDENCE – none.

6. SPECIAL PRESENTATION – none.

7. COMMITTEE REPORTS – none.

8. PUBLIC PARTICIPATION – none.

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9. **UNFINISHED BUSINESS** – none.

10. **NEW BUSINESS**

a. Budget Amendments

Director Bennett explained how he adjusted line items on the DDA budget sheet, reflecting income from the recent sale of the 150 Bancroft Building and redistributing savings into other areas.

Board would like to see adjusted budget updates on the quarterly basis moving forward.

MOTION by Stu Davis, support by Steve Robbins, to approve the budget amendments as shown.

ALL IN FAVOR 8/8

MOTION CARRIED 8-0

b. New Business Billboard Incentive Program

Director Bennett

MOTION by Yockey, support by Robbins, to accept the New Business Billboard Incentive Program as proposed.

ALL IN FAVOR 6/8

MOTION CARRIED 6-2

c. Community Center Project Overview and Funding Request

Another \$50,000 is needed to make the Community Center building useable, so the commission approved \$25,000 city funds to match with \$25,000 DDA funds to complete the necessary work. Additional funds will be needed in the future to complete the full project, but grants are being sought out.

MOTION by Stu Davis, support by Yockey, to approve matching \$25,000 funds with the city commission to complete the community center building.

ROLL CALL

AYES: Robbins, Bargaen, Sheryl Davis, Yockey, Stu Davis, Docherty, Jorgensen

NAYS: Shattuck

MOTION CARRIED 7-1

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Board discussed the immense need to create a foundation of rules pertaining to the community center's expense and income delegation, its use and operation, and an MOU for any possible sale of the building.

d. Façade Grant – 122 East Third Street

MOTION by Stu Davis, support by Docherty, to approve the façade grant application for 122 E 3rd Street for the amount of \$4,682.1, with the contingency of a follow-up with Construction Code Authority to sign off on the safety of the window opening height.

ROLL CALL

AYES: Sheryl Davis, Jorgensen, Shattuck, Docherty, Borgen, Stu Davis, Robbins, Yockey

NAYS:

MOTION CARRIED 8-0

e. Farmers Market Update

Bennett showed his banner and advertising designs for 2026 market season, as well as the confirmed dates for this season: Thursdays, May 14 through October 8, as well as 3 possible Saturday markets.

11. **CLOSED SESSION** – none.

12. **EXECUTIVE DIRECTOR'S REPORT**

Bennett gave updates on submitted grants and also upcoming meetings and trainings he's attending.

13. **PUBLIC PARTICATION** – none.

14. **BOARD MEMBER COMMENTS** – none.

15. **ADJOURNMENT**

MOTION by Stu Davis, support by Robbins, to adjourn at 6:25 pm.

ALL IN FAVOR 8/0

MOTION CARRIED 8-0

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NEXT REGULAR DDA BOARD MEETING DATE: Monday, March 9, 2026

Respectfully submitted by: _____
Katrina Morrow, Recording Secretary

DDA APPROVED:

CITY COMMISSION APPROVED: