

**IMLAY CITY DOWNTOWN DEVELOPMENT AUTHORITY
REGULAR MEETING
January 12, 2009**

A regular meeting of the Downtown Development Authority was held on Monday, January 12, 2009 at the Imlay City Hall, 150 N. Main St., Imlay City, MI 48444.

1. CALL TO ORDER

Vice-Chairperson Kempf called the regular meeting to order at 7:01 p.m.

2. ROLL CALL

Present: Rod Warner, Joi Kempf, Kelly Pizzuti, Stu Davis, Brian Hill, Kim Jorgensen, Sally Reinhardt

Absent, Excused: Steve Teets, Dave Held

Absent, Unexcused: Wendi Blatt

Also Present: DDA Director Nancy Jean Brinker, Imlay City Manager Amy Planck, Lapeer County Commissioner Ian Kempf, Imlay City/DDA Attorney David Churchill.

3. APPROVAL OF AGENDA

Motion by Davis, seconded by Warner to approve the agenda.

Unanimously Carried

4. PUBLIC PARTICIPATION

Ian Kempf announced that CC's Cyber Café will move into the former Scoops location in downtown Imlay City later this month.

5. APPROVAL OF MINUTES

A. Regular Meeting December 8, 2008

Motion by Davis, supported by Reinhardt to approve the minutes of December 8, 2008.

Unanimously Carried

6. FINANCIAL REPORT

A. DDA Expenditure/Revenue Report

Motion by Jorgensen, supported by Hill to approve the report as presented.

Unanimously Carried.

B. Balance Sheet

The board reviewed the balance sheet as presented.

7. OLD BUSINESS

A. Facade Improvement Initiative

Brinker informed that board that contractor Bloomingdale was working on the project and that the required performance and payment bonds were on file with the DDA.

I. JDA Executed Contract

II. BCC Executed Contract

Contracts were attached to the packet.

B. 150 Bancroft St.

Brinker informed the board that she has purchased classified advertisements for the building in the Tri-City Times and LA View. She is also advertising the building in the DDA Newsletter.

C. DDA Commercial Façade Grant Program

Brinker informed the board that John Topie provided a cost estimate with his application for a grant, noting that the paperwork was on file.

Motion by Warner, supported by Hill to approve John Topie's Commercial Façade Grant Program application.

Unanimously carried.

D. City Meetings Schedule

A listing of Imlay City Commission meetings for 2009 was attached to the packet.

E. National Trail Day 6.6.09

Brinker informed the board that the DDA was partnering with the Friends of the Polly Ann Trail group for the upcoming event, and would like to increase exposure for the downtown Imlay City area. Brinker noted that Kelly Pizzuti is coordinating a Dog Walk to coincide with the event, and discussion was held regarding sponsorships from area businesses including local gyms and the dance studio. Another meeting is slated for March.

8. NEW BUSINESS

A.

Kim Jorgensen noted that the new Imlay City Cinemas was slated to open on Friday, January 16.

9. DDA DIRECTOR REPORT

A. Ribbon Cutting

Brinker reported that the ribbon cutting held at Lucy's Coney Island & Subs held Thursday, January 8, 2009 went very well and gleaned media attention from all three Lapeer County newspapers.

B. Budget (08/09 Amended & 9/10 Proposed)

Discussion was held regarding the Almont Alley Dumpster Enclosure project as to whether it should be placed on hold as the DDA is involved in other outstanding grant projects. Discussion was held regarding the \$35,000 figure budgeted for the project, which is for design of the project.

Motion by Reinhardt, supported by Warner that the DDA move forward on the proposed project.

Yes: Warner, Kempf, Pizzuti, Hill, Jorgensen, Reinhardt.

No: Davis

Motion carried

c. Promotions

I. Meeting Notes

Notes were attached to the packet.

II. 2009 Promotional Calendar

Calendar was attached to the packet. Brinker noted that it is flexible and subject to change.

III. 2009 Opportunities & Considerations

Attached to the packet was a listing of national 'Awareness Month' events that Brinker suggested the DDA may be able to develop promotional ideas around for the board's consideration.

10. CLOSED SESSION-PENDING LITIGATION & TO CONSIDER A LEGAL OPINION

Motion by Davis, supported by Warner to enter into closed session to discuss privileged attorney/client information at 7:36 p.m.

Unanimously carried.

Open session resumes at 8:27 p.m.

Motion by Reinhardt, supported by Warner to make a settlement offer of \$30,000 to contractor Mancour subject to receipt of full waivers of lien and that said sum includes Mancour's \$12,000 cash performance bond deposit.

Yes: Warner, Kempf, Davis, Hill, Jorgensen, Reinhardt.

Abstain: Pizzuti

Motion carried.

Motion by Davis, supported by Warner to go into closed session to discuss privileged attorney/client information at 8:40 p.m.

Motion carried.

Open session resumes at 8:45 p.m.

11. ADJOURNMENT

Motion by Davis, supported by Reinhart to adjourn the meeting at 8:46 p.m.

Unanimously carried.

Submitted by Catherine Minolli _____
DDA Recording Secretary