

OFFICIAL PROCEEDINGS
OF THE
DOWNTOWN DEVELOPMENT AUTHORITY
OF THE
CITY OF LOWELL

For the Regular Meeting of the Downtown Development Authority on Thursday, May 20, 2010.

The Meeting was called to order at 12:10 p.m. and Secretary Pasquale called the Roll.

Present: Canfield, Catlin, Doyle, Durkee, Larkin, Lonick, Pasquale, Sprenger and Chair Reagan.

Absent: None.

Also Present: Jim Hall, Dan VanderHeide, Dan DesJarden, Sue Olin, Bill Wheeler, Greg Pierce, James Hinton, Betty Morlock and Jeff Altoft.

IT WAS MOVED BY LONICK and supported by CATLIN to approve the minutes of the April 15, 2010 meeting as corrected.

YEA: 9. NAY: 0. ABSENT: 0. MOTION CARRIED.

Item #1. TREASURER'S REPORT. City Treasurer Sue Olin provided the following reports to the Boardmembers.

DOWNTOWN DEVELOPMENT AUTHORITY
ACCOUNTS PAYABLE
May 20, 2010

4/15/2010	Bernards	14.49	
4/15/2010	Lowell Light & Power		537.62
4/16/2010	Petty Cash		51.72
4/15/2010	US Bank	11637.50	
4/15/2010	Williams and Works		105.00
4/16/2010	Lowell Light & Power		1373.30
4/19/2010	Earth Service		429.00
	Total:		\$14,148.63

DOWNTOWN DEVELOPMENT AUTHORITY FUND
FINANCIAL STATEMENT
MAY 20, 2010

Beginning Balance:		\$272,223.38
Revenue:		
TIFA Revenue		\$497,902.84
Interest		2,202.00
Total Revenues:		\$772,328.22
Expenditures:		
Capital Outlay		\$129,016.79
Maintenance Salaries/FICA		\$23,373.00
Maintenance Supplies		\$15,544.00

Utilities	\$16,026.00
Misc. and Community Promotions	\$36,976.00
Debt Service	\$214,070.50
Transfer to General Fund	Ø
TOTAL:	<u>\$435,006.29</u>
Ending Balance:	\$337,321.93

Capital Outlay Paid to Date:

Williams and Works	\$480.00
Davies Water	\$14,930.00 painting light poles
Kenmark	\$ 4,440.00
Material Testing	\$ 2,400.00
Ridgeline	\$30,000.00
Chamber	\$2,000.00 (electric work showboat)
Commercial Title	\$60,830.81
Attorney Fees	\$5,049.00
Materials Testing	\$8781.98
Williams and Works	<u>105.00</u>
	\$129,016.79

Promotions:

Chamber Marketing	\$25,000.00
Summer Concert	\$6,000.00
Xmas 2009	<u>\$5,000.00</u>
	\$36,663.84

Olin mentioned that the last interest payment for the bonds was paid to U.S. Bank. Earth Service provided fertilizer.

IT WAS MOVED BY CANFIELD and supported by DOYLE to approve the Treasurer's Report as submitted.

YEA: 9. NAY: 0. ABSENT: 0. MOTION CARRIED.

Item #2. REVIEW OF THE FLAT RIVER WEST BANK STABILIZATION STUDY. Dan VanderHeide of Williams & Works presented a report regarding erosion along the Flat River in the M-21 Riverside Drive area. As background, he noted there used to be a walkable area behind Springrove to the north about 20 years ago. The west bank has been eroding and presents a danger to the area businesses and buildings. The DDA commissioned a study.

The existing conditions were reviewed by the Michigan Department of Natural Resources and Environment. The river is underneath the footing of the Light and Power storage building which causes problems. Also, there are future problems upstream.

Potential solutions include natural methods which do not fix the problem, rip rap and sheeting. VanderHeide recommended a sheeting cap with rip rap, which gives a friendlier look. He noted the following cost estimates:

- Rip rap \$110,000.
- Sheeting \$377,500.
- Rip rap, sheeting \$321,500.

VanderHeide said there are grant assistance programs available especially if tied to public access, boardwalk or fishing piers.

Dredging using wiers to direct the sediment was discussed. This is an expensive venture costing in excess of one million dollars.

There was discussion of transferring the erosion north. VanderHeide said the erosion will continue. Pasquale mentioned that in order to qualify for matching grant funds the Parks Master Plan must be amended. This would include both sides of the river maintaining the water's edge in coordination with the Parks and Recreation Commission.

By consensus, the DDA agreed to pursue grant funding.

Item #3. CRACK SEALING DOWNTOWN PARKING LOTS. DPW Director Dan DesJarden said he will initiate the bid process to provide crack sealing of the downtown parking lots.

Item #4. OTHER BUSINESS

IT WAS MOVED BY DURKEE and supported by SPRENGER to rent port-a-jons (one regular and one handicap) for this summer downtown as requested by the Lowell Area Chamber of Commerce at a cost of \$900.

YEA: 9 NAY: 0. ABSENT: 0. MOTION CARRIED.

A question arose as to what the capture of taxes would be if the DDA did not exist. The DDA has a positive impact on property values.

A correction was needed for DDA actions mentioned in the April 15, 2010 minutes. The handicapped ramp and railing for the rear of 211 West Main should be \$6,973, not \$2,490.

IT WAS MOVED BY SPRENGER and supported by CANFIELD to reimburse dba Irish Eyes the cost of handicapped ramp and railing constructed to the rear of 211 West Main at a cost of \$6,973.

YEA: 8. NAY: 0. ABSTAIN: 1. (Reagan) MOTION CARRIED.

The next meeting is scheduled for Thursday, June 24, 2010 at 12 noon.

The meeting was adjourned at 1:00 p.m.

DATE:

APPROVED:

James E. Reagan, Chair

David M. Pasquale, Secretary