

**CITY OF LAPEER  
MINUTES OF A REGULAR  
DOWNTOWN DEVELOPMENT AUTHORITY MEETING  
FEBRUARY 25, 2015**

A regular meeting of the City of Lapeer Downtown Development Authority was held in the Conference Room at Lapeer City Hall, 576 Liberty Park, Lapeer, Michigan on Wednesday, February 25, 2015 at 8:00 a.m.

**Members Present:** Chairman Dan Gerlach, Vice Chairman Tony Macksoud, Mr. Doug Hodge, Ms. Jolane Grossbauer, Mr. Bruce Cady, Mr. Ray Davis, Mr. Tom Benton and Mr. Tim Roodvoets.

**Members Absent:** Mr. Jason Rogers, Mr. John Matonich, Mr. Mike Robinet, Mr. Dan Sharkey and Mr. Bill Sprague.

**Also Present:** Ms. Janine Saputo, Executive Director, and Ms. Linda Jackman, Planning Director, and Ryan Edwards, City Parks Department.

Chairman Gerlach called the meeting to order at 8:03 a.m.

**PUBLIC COMMENTS**

There were no public comments at this time.

**CONSENT AGENDA**

It was moved by Mr. Hodge and supported by Ms. Grossbauer to approve the Consent Agenda for February 25, 2015 as follows:

1. Minutes of the regular meeting held January 28, 2015; and
2. Treasurer Report and Bill Listing.

**MOTION CARRIED.**

**COMMITTEE REPORTS**

**Executive Committee**

Mr. Gerlach reported the Executive Committee did not meet and will discuss revision of the DBA's Promotional Services Agreement at the time of renewal later this year.

**Design Committee**

Ms. Saputo reported no new Sign Assistance or Facade Loan applications have been received.

It was the consensus of the board not to convene to a Lapeer Main Street, Inc. meeting.

**Property Maintenance/Beautification Committee**

There was not a report.

**Development Committee**

There was not a report.

**Center for the Arts Council Liaison**

Ms. Grossbauer updated the board on recent, current and upcoming exhibits, performances and activities at Gallery 194 and the Pix Theatre, attendance at recent Pix performances, the High School Workshop and the Buy A Seat Program.

**DBA Liaison**

Mr. Tom Benton reported he has assumed the DBA Treasurer position and updated the board on current activities the DBA is focusing on including the marketing plan, the new downtown business directory, Art on Nepessing event, the Monday Night Cruise events, the Easter Egg Hunt, the Summer Concert Series, Swing Out, Family Fun Day and maintaining the Downtown Lapeer website.

**Chamber of Commerce Liaison**

Ms. Saputo reported the 2015 Chamber Directory has been published.

**STAFF REPORT**

**Executive Director**

Ms. Saputo reported she is working with the DBA on their marketing plan, the DDA's Annual Financial Report has not yet been received pursuant to Public Act 197 and she has received complaints concerning downtown employee parking in the public lot behind Peddler's Place.

**NEW BUSINESS**

**Tilted Axis Brewery – Outdoor Café License**

Ms. Saputo updated the board on the request from Tilted Axis Brewery to construct an outdoor café area at 303 W. Nepessing Street including the design review meeting held February 18<sup>th</sup>. The board reviewed the photos, site diagrams and design renderings of the proposed outdoor café enclosure. Discussion was held regarding whether to recommend approval of a permanent or seasonal enclosure, the design of the enclosure which is proposed to match the cut stone building exterior materials, the existing ADA compliant front entrance, the corner location of the enclosure and the need for pedestrian traffic to navigate around the bench, trash can, tree and light poles in the immediate area of the proposed enclosure.

Ryan Edwards, Parks Department Superintendent, was present and stated the proposed enclosure will not present any maintenance issues since currently the sidewalk snow removal vehicle travels straight down Nepessing Street and northward along Cedar Street without the necessity of navigating a turn at the corner.

Discussion was also held regarding the fact the City Commission has the authority to terminate the license and require the enclosure be removed.

It was moved by Mr. Hodge and supported by Mr. Roodvoets to recommend the City Commission approve the request from Tilted Axis Brewery for a Right of Way License to erect a permanent outdoor café enclosure at 303 W. Nepessing Street and to approve the enclosure design as proposed. **MOTION CARRIED.**

### **Art on Nepessing**

#### Auction Item

Ms. Saputo updated the board on the upcoming Art on Nepessing event in April and requested approval to submit the DDA-owned piece of art created at the Empty Canvas concert to be auctioned off at the event with a reserve of \$250.

After discussion, it was moved by Mr. Hodge and supported by Ms. Grossbauer to submit the DDA-owned Horse Chestnut Tree in Bloom art piece to the Art on Nepessing event auction with a reserve of \$250. **MOTION CARRIED.**

#### DDA Sponsorship

Ms. Saputo requested a \$2,500 DDA Sponsorship for the Art on Nepessing fundraiser event. Discussion was held on the splitting of proceeds from the event between the Center for the Arts and the Downtown Business Association, the current financial status of the DDA fund, the additional \$20,000 City commitment made to the 2014-15 DDA budget and the DDA's annual funding amounts for the Center for the Arts and the DBA.

Mr. Davis expressed concern with the lack of tangible elements completed to date during his tenure on the DDA board and reviewed the process used by the Columbiaville DDA to fund and complete various projects.

After discussion, it was moved by Ms. Grossbauer and supported by Mr. Roodvoets to approve a \$2,500 DDA sponsorship for the Art on Nepessing Street to be paid by \$500 from the Main Street expense line item, \$500 from the Community Promotions expense line item and \$1,500 from the Unappropriated Funds line item.

**Yeas:** Ms. Grossbauer.

**Nays:** Mr. Gerlach, Mr. Macksoud, Mr. Benton, Mr. Roodvoets, Mr. Cady and Mr. Davis.

**Abstain:** None.

**Absent:** Mr. Rogers, Mr. Robinet, Mr. Sprague, Mr. Sharkey, Mr. Hodge and Mr. Matonich.

**MOTION DENIED.**

### **Art in Bloom – Grant Sponsorship**

Ms. Saputo informed the board the DDA has been approached by the City Parks Department for a funding commitment towards an America in Bloom grant application.

Mr. Ryan Edwards, Parks Department Superintendent, reviewed the 50% match grant application requesting \$8,000 for a total of \$16,000 in funding to construct 6 additional flower gardens in the grass belt along Park Street behind the Sam's Coney Island and Teamwork building blocks, redesign and improve the cupola planter at the Genesee/Saginaw intersection and a two-tier landscaping element for the round-a-bout planned at the Lake Nepessing/Davison Road intersection. Mr. Edwards stated he is requesting a \$1,000 DDA commitment, \$4,000 from the City and providing \$3,000 In-Kind services to make up the \$8,000 in matching funds.

Discussion was held regarding the two tangible components on the project located in the DDA district.

It was moved by Mr. Davis and supported by Mr. Macksoud to commit \$1,000 towards the America in Bloom grant application with the condition the DDA funds be earmarked for the two project components within the DDA district boundaries. **MOTION CARRIED.**

### **OLD BUSINESS**

#### **Michigan Main Street Program**

Ms. Saputo stated the Michigan Main Street Program Agreement has been received for the DDA's approval.

It was moved by Mr. Roodvoets and supported by Mr. Cady to approve the Michigan Main Street Program Community Requirements and Expectations Agreement. **MOTION CARRIED.**

### **ADJOURNMENT**

There being no further business, it was the consensus of the board to adjourn the meeting at 9:33 a.m.

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Mr. Mike Robinet  
Secretary