

**CITY OF LAPEER
MINUTES OF A REGULAR
DOWNTOWN DEVELOPMENT AUTHORITY
LAPEER MAIN STREET MEETING
SEPTEMBER 28, 2022**

A regular meeting of the City of Lapeer Downtown Development Authority and Lapeer Main Street was held at Lapeer City Hall, 576 Liberty Park, Lapeer, Michigan on Wednesday, September 28, 2022 at 8:00 a.m.

Members Present: Chairman Tim Roodvoets, Mayor Debbie Marquardt, Dan Gerlach, Jason Rogers, Jeff Hogan, Tony Stroh and Ashley Fanson.

Members Absent: Vice Chairperson Ginni Bruman, Bailey RaCosta, Mike O'Brien, Dan Sharkey and Catherine Bostick-Tullius.

Also Present: Executive Director James Alt, Police Chief Jeremy Howe and Center for the Arts Executive Director Jill Lyons.

Chairman Roodvoets called the meeting to order at 8:07 a.m.

Chairman Roodvoets welcomed Ashley Fanson to the DDA Board and welcomed the new Police Chief Jeremy Howe to his first DDA meeting.

Ashley Fanson provided a brief summary of her experience, employment and volunteer services.

PUBLIC COMMENTS

Lapeer County – Sheriff Dept. Millage

Lapeer County Prosecuting Attorney John Miller and Lapeer County Sheriff Scott McKenna were present to request the DDA not capture revenues to be raised by the recently approved Lapeer County Sheriff special millage. Attorney Miller and Sheriff McKenna stated the millage was passed by a 60/40 margin and summarized how the funds will enhance the DDA including providing additional School Resource Officer services to the Lapeer School District. Executive Director Alt will provide the necessary forms to the County to submit for consideration at a future meeting.

CONSENT AGENDA

071 2022 9-28 Consent Agenda

It was moved by Hogan and supported by Gerlach to approve the Consent Agenda for September 28, 2022 as follows:

1. Approval of minutes of DDA meeting held on August 24, 2022; and
2. Approval of Treasurer Report and Bill Listing.

Yeas: Members Roodvoets, Marquardt, Gerlach, Hogan, Stroh, Rogers and Fanson.

Nays: None.

Absent: Members Bruman, RaCosta, Sharkey, O'Brien and Bostick-Tullius.

MOTION CARRIED.

EXECUTIVE COMMITTEE

Executive Director Employment Agreement

Chairman Roodvoets updated the board on his presentation made to the City Commission on September 19 requesting funding assistance to provide health care benefits to the Executive Director stating the issue will be placed on a future City Commission agenda for discussion. Discussion was held by the board on changes needed to the employment agreement, having an Executive Committee member present at the next City Commission meeting, the need to determine the amount of funding assistance being requested, the fact the DDA board is not requesting funding for retirement benefits for the Executive Director, whether the agreement needs to be reviewed by the City Attorney and renewing the employment agreement for a multi-year period.

072 2022 9-28 Executive Director Employment Agreement

It was moved by Stroh and supported by Hogan to update the Employment Agreement with the Executive Director for a 3 year term to expire on June 30, 2025 to review for approval consideration at the October DDA meeting.

Yeas: Members Roodvoets, Marquardt, Gerlach, Hogan, Stroh, Rogers and Fanson.

Nays: None.

Absent: Members Bruman, RaCosta, Sharkey, O'Brien and Bostick-Tullius.

MOTION CARRIED.

COMMITTEE REPORTS/MINUTES

There were no reports or minutes.

OTHER REPORTS

Center for the Arts

CFA Executive Director Lyons updated the board on current and upcoming Galley 194 exhibits and events at the Pix Theatre, classes and the new Pix lighting system and unveiling event held on September 8. Director Lyons also updated the board on grant reporting, a \$19,500 operational grant award from MCACA and the donation of an AED unit from Medstar.

STAFF REPORT

Main Street Program Update

Executive Director Alt updated the board on the Main Street self-evaluation, the next steps to achieve National Main Street accreditation and the Market Study prepared for Lapeer Main Street. Alt reported he is continuing to work with Kennari Consulting on fund development and reviewed potential uses for additional funds to be raised.

Discussion was held on the process and requirements for National Main Street accreditation, and the DDA policy and request from the Sheriff Department regarding capture of special millage funds.

NEW BUSINESS

2023 Michigan Main Street Service

Director Alt reviewed various technical assistance options available to select for the 2023 Michigan Main Street Program Service. After discussion, it was the consensus of the board to select Asset Mapping as the 2023 Michigan Main Street Service.

OLD BUSINESS

Board Vacancies

Director Alt updated the board on potential interested candidates to serve on the board and fill the one remaining vacancy.

BOARD MEMBER COMMENTS

Various board members commented on the recent Grilled Cheese Festival event including the need for a map showing the location of the participating businesses and other ways to improve the event next year.

Jeff Hogan inquired on the status of providing or acquiring grant funding to add electric vehicle charging stations to Lapeer. It was the consensus of the board to explore the possibility of coordinating with the City and Lapeer County on pursuing the addition of electric vehicle charging stations downtown and City-wide.

ADJOURNMENT

It was moved by Stroh to adjourn the meeting at 9:18 a.m.

MEETING ADJOURNED.

Bailey RaCosta, Secretary