

REGULAR MAIN STREET DOWNTOWN DEVELOPMENT AUTHORITY MEETING
July 7th, 2020

The Regular Main Street Downtown Development Authority Meeting was called to order at 6:06 pm.

Roll Call:

Present: Board Members Eckhart, Khan-King, Herceg, Bishop, Hillesheim, Lindeman, Stempky, Crongeyer, Costin, Councilman Mallory, Mayor Bronson

Absent: None

1. **Consent Agenda** - Minutes, Director's Report, Main Street Report, Committee Reports
Motion by Stempky, second by Bronson. Motion passed unanimously.

2. New Business-

- Christine Khan-King was welcomed by the board.
- Election of Officers
 - i. Vice Chairperson
Motion by Crongeyer seconded by Bronson to elect Christy Stempky as Vice-Chairperson. Motion passed
 - ii. Secretary
Motion by Hillesheim, second by Lindeman to elect Brett Mallory to Secretary. Motion passed unanimously.
- Consideration to approve the Cheboygan Main Street DDA policy for purchase of supplies and equipment and procurement of contracted services.
This is tabled to be looked at more. The goal is to look at it at the next meeting.
- Discussion of Festival Square Usage -
20 new metal planters for Festival Square were ordered on July 1st. There is an 8 week lead time for this order.
Priority to keep Farmers Market consistently on Wednesdays and Fridays
Groups and committees have been meeting at Festival Square during COVID. Katie keeps a schedule of these meetings but Festival Square is not closed to the public during those times
- Discussion of Main Street DDA Events Schedule
No large community events are scheduled for the near future due to COVID.
Some ideas of event possibilities are Winter Carnival, Concerts in Washington Park, Fall Fest, Community Passport, Find the Golden Ticket. Some events that were said to be wanted remaining are Ladies Night Out and Hospitality Night. Anyone feeling passionately about a particular event is encouraged to step up and join a volunteer subcommittee to organize that event.
- Explanation of Main Street DDA Board appointments and serving terms – Mayor Bronson

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Mayor Bronson explained that it is up to the Mayor to make appointments to a board, which are then approved by City Council.

3. **Treasurer's Report** – Bobie gave an overview of the Budget Report for the City of Cheboygan, Cash Summary by Account for the City of Cheboygan, and Check Disbursement Report for the City of Cheboygan. She explained that the Main Street DDA pays a percentage of many of the City invoices. Emily commented that we have to be mindful that it looks like there is a large cash amount on the Cash Summary report however, the Main Street DDA receives TIF monies in March-April and then spends through that money until the following March-April.
4. **City Council Report** – Mayor Bronson updated the board.
5. **City Manager's Report** –

Tom updated the board about several projects. Cheboygan Hardware by the State Street bridge is moving along quickly. Four condos on main floor, and 2 retail spaces on the bottom. The former Dive Center building has an apartment upstairs, and one downstairs, a retail floor space on the main floor. Open August 15, 2020.

Coast Guard City designation is still pending. Application was submitted December 1, 2019. Coast Guard review team is meeting in July to determine Coast Guard Cities for 2020. Like many situations, Covid-19 is having an effect on the timeline.

Hope Networks, which is developing an affordable housing complex on Huron St and Cuyler streets, has expanded the project from 40 to 66 units. They applied for funding May 1, and hope to know by mid-September if they will get funding for this project.

The city has received a \$300,000 grant from the Great Lakes Fisheries Trust contingent on receiving \$300,000 from the DNR Land Trust, which looks very favorable. This will give us \$600,00 to begin developing fishing piers on the east river bank of Major City Park in the spring of 2021. We will eventually connect the existing trails to the piers, all of which will be ADA compliant. This is a \$1 million project to be completed by 2024. There will be no monetary commitment from the City, only in-kind services.

Potential residential development on Western Ave. being discussed. The property needs to be rezoned to Residential Multi-Family. There is a plan to put in single family residential homes in the 1st phase. The second phase will be duplexes, and the third phase could be a 3-story apartment building.

Bruce Johnston and Kevin Schaeffer are working with the MEDC to get funding for the former Purple Tree Book Store and the building on the corner of State and Main Streets.

Tom updated on Medical Marijuana as well.

6. **Public Comments** –
 - Katie read a public comment sent in by Sharen Lange
7. **Board Member Comments** –
 - David Bishop – no comment
 - Mayor Bronson – no comment
 - Bobie Crongeyer – no comment
 - Emily Eckhart asked for Board Members to get involved in the Business Development Committee if they are not involved in a committee. Reach out to MMS for additional help with committees. She is excited to see all of the people downtown and new businesses opening.

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- Scott Herceg received communications from MEDC that there is another round of business assistance dollars coming out. More information coming soon.
- Vince Hillesheim – no comments
- Christine Khan-King asked for a list of committees and who is involved in each committee so she can get involved
- Dennis Lindeman – no comments
- Brett Mallory asked about other possible meeting locations for City Council and Committees. Reminded everyone of open City Council seats and the Mayor position.
- Christy Stempky reiterated her welcome to Christine. There are a lot of exciting things happening downtown and we need to keep focusing on the positive progress. She would like to plant the seed of the Waterfront Redevelopment project as a big picture upcoming project. Placemaking meeting coming up Monday at 6:30pm at Festival Square.
- John Costin – let’s start the healing process and all be proud of the decisions we make

8. Adjournment

Motion by Hillesheim, second by Mayor Bronson to adjourn. Motion passed unanimously.

Adjourned at 8:23pm

Emily Eckhart, Chairperson