

**City of Brighton
Downtown Development Authority
Regular Meeting Minutes
July 16, 2019**

The Board for the Downtown Development Authority (DDA) held a regular meeting on Tuesday, July 16, 2019 at the City of Brighton Council Chambers located at 200 N. First Street, Brighton, MI.

1. Call to Order – Chairperson Corrigan called the meeting to order at 7:15 a.m.

Members Present: Dave Beauchamp, Jim Muzzin, Tim Corrigan, Shawn Pipoly, Bob Herbst, Lisa Nelson, Cal Stone, Ashley Israel, Pam McConeghy, Christopher Klebba, and Scott Griffith

Members Absent: Alex Pushman and Mark Binkley

Also present: Mr. Doug Cameron, Mancuso & Cameron Law Office; Mr. Piet Lindhout, Lindhout Associates; Nate Geinzer, City Manager; Mike Caruso, Community Development Manager and an audience of 1.

*Moved by Mr. Herbst, supported by Mr. Israel to excuse Board Members Binkley and Pushman
The motion carried 11-0.*

Board Member Pushman arrived at 7:16 a.m.

2. Approval of the July 16, 2019 Agenda

Moved by Mr. Pipoly, supported by Mr. Herbst, to approve the July 16, 2019 Agenda as amended, remove items 9b and 9c from New Business. The motion carried 12-0.

3. Call to the Public

The Call to the Public was made at 7:16 a.m. Hearing and seeing none, the Call to the Public was closed at 7:16 a.m.

4. Approval of Minutes

a. June 18, 2019 Regular Meeting

Moved by Mr. Muzzin, supported by Mr. Griffith, to approve the June 18, 2019 Regular Meeting Minutes as presented. The motion carried 10-0-2, with Board Members Israel and Stone abstaining.

b. June 18, 2019 Closed Session

Moved by Mr. Pipoly, supported by Mr. Griffith, to approve the June 18, 2019 Closed Session Minutes as presented. The motion carried 10-0-2, with Board Members Israel and Stone abstaining.

5. Approval of Bills

Moved by Mr. Muzzin, supported by Mr. Herbst, to approve the bills as presented. The motion carried 12-0.

6. Financial Report - FY 18-19 Adopted Budget and YTD Summary (through 6/30/19)

Moved by Mr. Herbst, supported by Mr. Pipoly, to accept the financial report. The motion carried 12-0.

7. Conduct Biannual *Informational Meeting*

Chairman Corrigan closed the Regular Meeting, and opened the Biannual Informational Meeting at 7:17 a.m.

Mr. Geinzer discussed the purpose of the meeting, economic development, capital improvements and tax increment financing. He spoke about the City's DDA capture areas. Mr. Geinzer reviewed the highlights of past DDA projects and discussed upcoming projects which includes economic development, the downtown streetscape and parking.

Chairman Corrigan closed the Informational Meeting and opened the Regular Meeting at 7:25 a.m.

8. Unfinished Business

None

9. New Business

a. Discussion of Signage for the AMP

Mr. Stone presented an example for signage.

Mr. Pushman stated branding is a good idea for marketing the AMP.

The board discussed where signage could be placed, color options, visibility from Main Street, and if it should include the words "Brighton, Michigan".

Mr. Muzzin suggested not having the City logo in the signage in case of future rebranding of the City.

Mr. Geinzer stated it is important to protect the clean and sharp appearance of the AMP.

Mr. Klebba suggested to look at ideas for lighting.

Mr. Geinzer recommended not rushing and take the time to put ideas together for future discussion.

10. Mancuso & Cameron Report - Doug Cameron

Mr. Cameron stated he spoke with Attorney Ken Burchfield regarding 200 and 206 E. Grand River, and was informed that he was retiring July 1st. His partner Shari Pollesch will be taking over, and she has not been in contact with the clients yet.

11. Lindhout Report - Piet Lindhout

Mr. Lindhout stated the investigations on the North Street properties are complete.

12. Administrative Report - Nate Geinzer

Mr. Geinzer said the streetscape project is moving along. The remainder of the parking study was pushed to August to have better accuracy due to the new restaurants opening this summer. He mentioned Jameson's is open and he's heard many compliments. A book store will be opening in the White Dress building later this summer, and Art Ventures is back in its original location with American Awards & Engraving joining them.

Mr. Caruso stated a temporary C of O was issued to El Arbol and Bountiful Harvest should be open this weekend. An ice cream shop based out of Ann Arbor is aiming to purchase the old American Engraving building.

Mr. Geinzer mentioned he and Mr. Caruso went on a site visit to downtown Farmington. They visited the Side Car Slider Bar, which is opening later this year in the old Homespun building.

13. Chamber of Commerce Report - Pam McConeghy

Ms. McConeghy stated she attended the ribbon cuttings at Candlewood Suites and Jameson's. She mentioned it will be \$10,000 to maintain the Christmas lighting this year. The Taste of Brighton was a hit last weekend. She announced there will be a Wine Art & Music festival at the Millpond the first weekend in August.

14. City Council Report - Jim Muzzin

None

15. Adjournment

Moved by Mr. Griffith, supported by Mr. Pipoly, to adjourn the meeting at 7:54 a.m. The motion carried 12-0.

Respectfully submitted,

Kelly Haataja, Recording Secretary
July 16, 2019