

Downtown Development Authority
Minutes
July 21, 2009
(Meeting conducted at Lake Michigan Drive and Wilson Avenue)
1:00PM

1. Call to Order – the meeting was called to order at 1:10PM. Attendance was recorded as follows:

Members Present: C. Vander Meulen, J. Cornell, J. McIsaac, P. Goodale, J. Veldheer, L. Rios, D. Felton, L. Adams, G. Hicks

Members Absent: J. DiLeonardo, M. Neal

Also Present: Scott Connors – Engineer, Frank Wash – Planning Director, Tom Bart – Business Owner, Scott Olson – City of Walker Intern

2. Approval of Minutes – A motion as made by J. Cornell with support by L. Rios to approve the May 19, 2009 DDA minutes as written. Motion Carried.
3. Update on Various Projects –
 - Standale Trail - Engineer Connors provided an update regarding the Frederick Meijer Standale Trail progress. The project will be bid this year, but construction is not anticipated until next year. The last of the easements and approvals are nearly complete. The information will now be sent to MDOT who is contributing approximately \$1 million dollars to the project. DDA member McIsaac inquired about the signage for the trail. No decisions have been made thus far, but the topic will be addressed as the project moves forward.
 - Goodwill Store – Planner Wash provided information regarding the construction of the new Goodwill location at the west end of the DDA district. Approvals for site plan construction documents, etc. have been obtained. Goodwill is now experiencing utility difficulties such as water & sewer hook ups. They are working with the City of Grand Rapids Water Department to try to resolve the issues. It is also possible that the owners (of Goodwill) will apply for a variance in order to put in a well system for their water needs.
 - New Strip Mall – Construction is nearing completion of the new strip mall located next to the 5/3 Bank on Lake Michigan Drive. Commitments for occupancy have been received by Chow Hound, Rx Optical and Jet's Pizza. There will be one more tenant space left. The building is very attractive and utilizes the City's DDA Ordinance.
 - Former Walgreen's Location – There have been no plans received for a possible tenant for this building when Walgreen's moves into their new site on the northeast corner of Lake Michigan Drive and Wilson Avenue. It was suggested

that Meijer be contacted regarding the possible purchase of the property. It is currently zoned as Commercial which would allow many different types of business to build on or lease the property.

- Standale Village Mall – Negotiations are taking place regarding the current parking lot. The owner (Dolci) would like to redesign the lot to add more spaces.
 - The Venue Restaurant (Former Highlander Restaurant) – The property, which is located at 4072 Lake Michigan Drive has received final inspections by the Walker Building Department and is approved for occupancy.
 - The Downtown Code of Ordinances has been approved by the City Commission. A future meeting will be scheduled with the DDA Board to discuss possible rezoning options in the district.
4. DDA Circle Visit - DDA Circle (northeast corner of Lake Michigan Drive and Wilson – in front of new Walgreen’s location) – The flagpole has been installed (new footings, but used previous pole), the sod is in and bricks around pole in circle have been installed. Additional work that will take place will include shrubbery, benches and lighting for the sign and the flagpole. Member Vander Meulen stated that several sign companies have expressed interest in the signage project. A meeting will be scheduled with signage companies to discuss ideas. Vander Meulen thanked Planner Wash for all of his efforts in working with developers regarding the DDA circle project.
 5. Any Other Business – C. Vander Meulen will contact Everett Landscaping to discuss ideas for landscaping such as the addition of bushes/shrubbery in the district and which vegetation would be best.
 6. Next Meeting Date & Time – The next regular meeting is scheduled for August 18, but due to the lack of discussion items, Vander Meulen suggested that unless items do come up that require action, we cancel the August meeting. The board agreed. The next meeting is scheduled for September 15, 2009, 1:00PM at Fire Station #2, 4101 Lake Michigan Drive NW.
 7. Adjournment – On a motion by P. Goodale with support by J. Cornell, the meeting was adjourned at 1:26PM. Motion Carried.

Respectfully Submitted to Cathy Vander Meulen, Secretary

Julia Kozminski, Recording Secretary