

A Meeting of the Downtown Development Authority was held on Wednesday, October 18, 2017 in the Lower Level Conference room, City Hall, 500 W. Big Beaver, Troy, Michigan. Chairman Alan Kiriluk called the meeting to order at 7:30 AM.

Present:	Kiriluk, Alan (Chairman)	
	Blair, Tim (Vice Chairman)	
	MacLeish, Dan	
	Randol, Ward	
	Koza, Kenny	
	Slater, Mayor Dane	
	Knight, Barbara	
	Schroeder, Douglas	
	Mioduszewski, Brian	
	Reschke, Ernest	
	Chamberlain-Creanga, Rebecca	
Absent:	Bostick, Dennis	
	Keisling, Larry	
Also Present:	Miller, Mark, <i>Executive Director</i>	
	Darling, Thomas, <i>Secretary/Treasurer</i>	
	Kischnick, Brian	(Arrived 7:40am)
	Dufrane, Julie	
	Bovensiep, Kurt	
	Savidant, Brent	
	Molinar, Kelly	
	Licari, Nino	
	Fontera, Emily	

Approved Minutes

Resolution: DDA-2017-10-8

Moved by: Randol
Seconded by: Blair

RESOLVED, approve Troy Downtown Development Authority meeting minutes from April 19, 2017 as presented.

Yeas: 11
Absent: 2

Old Business – None

New Business

A. Approval of 2018 Regular Meeting Schedule.

Resolution: DDA-2017-10-9

Moved by: MacLeish
Seconded by: Chamberlain-Creanga

RESOLVED, that the Troy Downtown Development Authority Board Trustees approve the 2018 regular meeting schedule to be held on each date starting at 7:30 am in the Lower Level Conference Room, Troy City Hall, 500 West Big Beaver Road, Troy, Michigan 48084 as follows:

Wednesday, January 17, 2018
Wednesday, April 18, 2018
Wednesday, October 17, 2018

Yeas: 11
Absent: 2

- B. Report – TDDA Plan # 8 - 2017 Amendments, Approval Update (Presented by Mark Miller, Director of Economic and Community Development)

Director Miller updated the Board on the amendments noting that Troy City Council approved the amendments that included the authorization of marketing costs and the QDI program that proposed utilizing 60% of the annual tax increment increase of the target property to be used for public facilities and enhancement and authorized the TDDA the flexibility to adjust the amount of the annual assistance, not to exceed 60% of new investment and its additional tax capture.

- C. Report - Planning and Economic Development Update - (Presented by Brent Savidant, Planning Director)

Planning Director Savidant presented the update and highlighted the 888 Mixed Use Development noting Shake Shack and Fidelity Investment buildings under construction. Zen Apartments receiving preliminary site plan approval.

- D. Report – Big Beaver Shuttle Update – (Presented by Kurt Bovensiep, Public Works Director and Emily Frontera, Public Works Coordinator)

Public Works Director Bovensiep and Public Works Coordinator Fontera presented the update noting local marketing initiatives, ridership use and demographics, and upcoming changes including changes to service times, routes and the inclusion of weekend service.

- E. Report – Lights of Hope Update – (Presented by Kurt Bovensiep, Public Works Director and Emily Frontera, Public Works Coordinator)

Public Works Director Bovensiep and Public Works Coordinator Frontera presented the update noting that lights will illuminate the Big Beaver Corridor median from Coolidge Road to Rochester Road.

- F. Report – City Council Resolution, Remove Civic Center from TDDA Plan – (Presented by Brian Kischnick, City Manager and Mark Miller, Director of Economic and Community Development)

City Manager Kischnick informed the Board that City Council approved a resolution to “Direct” the TDDA to begin the process of removing the Civic Center property from the development plan. After much discussion, the Board directed TDDA management to schedule a special meeting between the TDDA and City Council to further discuss the issue in order to obtain a better understanding of Council’s intent.

Trustee MacLeish inquired of the impact to current outstanding bonded debt should the community center property be removed from the TDDA plan. The City Attorney will report back to the Board of any legal implications of the directive related to the current outstanding bonded debt.

- G. Report – Proposed City Charter Amendment on the Ballot – (Presented by Brian Kischnick, City Manager)

City Manager Kischnick reviewed the balanced neutral flyer issued by the City regarding the proposed City Charter Amendment by adding section 12.4 on the November 7, 2017 ballot.

Resolution: DDA-2017-10-10

Moved by: Blair
Seconded by: Chamberlain-Creanga

RESOLVED, that the Troy Downtown Development Authority Board Trustees is unanimously united by the members in attendance of this TDDA Board meeting in their disapproval of the proposed amendment to the City Charter titled “An Initiatory Petition to Amend the Troy City Charter by Adding Section 12.4”.

Yeas: 11
Absent: 2

- H. Report – Town Center Master Plan RFQ – (Presented by Brian Kischnick, City Manager)

City Manager Kischnick informed the TDDA that City Council has suspended and retracted the Town Center Master Plan RFQ.

- I. Study Item - Marketing of DDA/Big Beaver – (Facilitated by Alan Kiriluk, Chairman)

Chairman Kiriluk presented support for an initiative to advance the imaging, branding and marketing of the City of Troy on a state, national and international platform in order to attract and retain a talented young labor force and the businesses in need of that labor.

Administrator Miller and City Manager Kischnick acknowledged the need for the initiative but reminded the Board that there is currently no budgeted funding for such a project and expectations for available funding in the near future are low.

Trustee Chamberlain-Creanga expressed her experience in such initiatives and explained that significant progress can be obtained at a low to no cost strategy through the use of public/private partnerships and other partnership building programs.

Chairman Kiriluk encouraged Board members to contact Administrator Miller if they would like to further explore and participate in a group to develop a strategy to further this initiative.

Public Comment

None

This meeting was adjourned at 8:33 AM.

The next regular meeting of the Troy Downtown Development Authority is scheduled for Wednesday January 17, 2018 at 7:30 AM.



Chairman



Secretary