

A public meeting of the Troy Downtown Development Authority was held on Wednesday, October 16, 2024. It was held in Troy’s City Council Board Room at 10:00 a.m. Chair Alan Kiriluk called the meeting to order at 10:01 a.m.

Present:	Kiriluk, Alan (Chair)	
	Baker, Mayor Ethan (Vice Chair)	
	Knollenberg, Martin	
	Keisling, Larry	
	Tomcsik-Husak, Tara	
	Stone, David	
	Blair, Tim	
	Richards, John	
	Kuppa, Padma (arrived at 10:10)	
	Macleish, Daniel	
	Koza, Kenny	
Also Present:	Nastasi, Frank	
	Maleszyk, Robert (Secretary/Treasurer)	
	Bluhm, Lori Grigg	
	Bovensiep, Kurt	
	Flynn, Courtney	
	Adams, Mark	
	Timm, Kelly	
	Clark, Dylan	

Approval of Minutes –

A. Minutes of Regular Meeting of TDDA on April 17, 2024

Resolution: DDA-2024-10-01

Moved by: Knollenberg, Martin

Seconded by: Tomcsik-Husak, Tara

RESOLVED that the Troy Downtown Development Authority Meeting Minutes from the April 17, 2024 meeting be approved.

Yeas: 10

Absent: 1

Old Business

A. Big Beaver Landscaping Update (Presented by: Kurt Bovensiep, Public Works Director)

Kurt Bovensiep stated that once the correct permits were received from MDOT, work was able to truly commence for phase two of the DDI. DPW has been very intentional with lane closures and have pulled back the cones on certain days in order to minimize congestion. Moving forward, as the DDI is completed, irrigation will be added and lights under the bridge abutment will be added, along with continued work on greenery for beautification. It was stated that it may be beneficial to meet with the subcommittee to discuss next steps for landscaping.

New Business

A. Financial Position (Presented by: Rob Maleszyk, Rob Maleszyk, CFO)

Rob Maleszyk stated that the financial position of the DDA is strong. It is important to note that the DDA continues to make debt payments and that the corridor project was given an extensive budget. Despite this, the 2027 Fiscal Year projected budget shows an ending fund balance of close to \$5,000,000.

B. Introduction to Courtney Flynn, Communications Director

Courtney Flynn introduced herself and stated that she has experience working with a corridor improvement authority, working on social district events, social media, engagement, pocket parks, and much more. The Board discussed a desire to expand the DDA's presence and image. It was

determined that a survey would be sent out to board members in order to collect ideas relating to communications, and that images of the corridor be curated for use in TDDA and Troy materials.

C. 2025 Meeting Dates (Frank Nastasi, City Manager)

Resolution: DDA-2024-10-02

Moved by: Blair, Tim

Seconded by: Knollenberg, Martin

RESOLVED that the Troy Downtown Development Authority 2025 Meeting Dates be approved.

Yeas: 10

Absent: 1

D. Winter DDA Banners (Dylan Clark, Management Analyst)

It was stated that the current banners along Big Beaver and Civic Center Dr have started to show signs of wear and that new, seasonal banners would be worth purchasing. This would be designed in-house and printing paid out of the \$20,000 remaining in the Community Promotion line within the TDDA FY25 budget. The Board reached consensus to proceed, with special consideration for the sustainability of the material, an increase in size from the current banners, and preference for Troy companies. It was also determined that Mayor Baker and Chair Alan Kiriluk would give final design approval.

Resolution: DDA-2024-10-03

Moved by: Kuppa, Padma

Seconded by: Tomcsik-Husak, Tara

RESOLVED that the Troy Downtown Development Authority authorize the bid and purchase of seasonal pole banners for an amount not to exceed \$20,000.

Yeas: 10


Absent: 1

Adjournment


Moved by: Macleish, Daniel
Seconded by: Kuppa, Padma

This meeting was adjourned at 10:45 am.

The Troy Downtown Development Authority's next regular meeting is scheduled for January 15, 2024, at 10:00 a.m.

 1/15/25

Alan Kiriluk, TDDA Chair Date

 1/15/2025

Robert C. Maleszyk, TDDA Secretary Date

Minutes Prepared by:

Dylan Clark, Management Analyst Date