



**CANTON TOWNSHIP
DOWNTOWN DEVELOPMENT AUTHORITY
Minutes of the
July 17, 2019 Meeting**

The meeting was called to order at 8:01 A.M. by Chairperson, Melissa McLaughlin.

Present: Steve Brock, Dianne Cojei, Andy Hargreaves, Seth Kleinglass, Melissa McLaughlin, Janet Volante, Mark Waldbauer

Absent: Dianne Cojei, Andy Hargreaves, Bart Patterson, Pat Williams

Staff: Amy Hamilton, Kerri Romanko

Others: John Mullinax (Artist Laureate Program), Praneet, Maheet (students), Kevin (scout troop)

ACCEPTANCE OF AGENDA

MOTION: by Mark Waldbauer, supported by Dianne Cojei, to accept the agenda as presented.

AYES: All present

APPROVAL OF THE JUNE 19, 2019 MINUTES

MOTION by Mark Waldbauer, supported by Dianne Cojei, to approve the June 19, 2019 meeting minutes.

AYES: All present

CITIZENS' NON-AGENDA ITEMS

NONE

PAYMENT OF BILLS

MOTION: by Dianne Cojei, supported by Steve Brock, to accept the payment of bills.

AYES: All present

PRESENTATION: INTRODUCTION TO CANTON'S ARTIST LAUREATE PROGRAM BY JOHN MULLINAX

Melissa McLaughlin introduced John Mullinax from Canton Commission for Culture, Arts & Heritage to present information on their Artist Laureate Program.

John Mullinax said the DDA might be interested in supporting the program for economic development. He presented a slide with statics on how the Arts impact the economy in Michigan.

He said the arts make Canton a great place to live and work. Canton has eight dance studios, the Village Theatre, eight or nine local production companies, we have several authors in Canton and Three Cities Art Club that meet in the basement of the Canton's Administrative Building every month.

What we don't have are art galleries, studio spaces, art fairs/festivals. The Artist Laureate Program can fill in the gaps left by the things that Canton doesn't have. The program provides a way to attract artists to Canton, retain artists that originate here, enrich and engage the public in arts within the community.

The Artist Laureate is a title of honor and distinction. An artist would be chosen for a one year term to be Canton Township's Artist Laureate. They would be our ambassador online and in person for the arts, receive a cash award or stipend, free studio space and two exhibitions. The community gets a public service in the form of art creation. One art piece would be donated and we would have a growing art collection from each laureate annually. The laureate will have to engage the public in three art related events over the course of their year. In the application they will propose what those events would be. They will have to undertake a significant cultural project for the benefit of the community that will also be proposed by them in their application. They will serve on a couple of administrative boards and finally they will serve as our ambassador within the community and outside of the community for the arts. The prize/stipend is \$10,000 to the artist directly. Royal Oak is the only other community that has an Artist Laureate program so this would put Canton on the forefront of the arts community in Michigan.

Amy Hamilton said that all DDA funds have to stay within the DDA district. She explained how

the DDA is currently trying to find a permanent piece of land to put a permanent piece of art. She asked if it could be written into the contract that a sculpture is the type of art we would like them to contribute. Melissa McLaughlin said she understood it to be up to the artist to decide what kind of piece is donated. She told John Mullinax that the DDA spends about \$18,000 on temporary art for the district. We've been trying to stimulate art for about fifteen years now. We are trying to show people that Canton is not just Target, Meijer and Sam's club but that art is a part of our cultural enrichment. She went on to say the Planning department tries to encourage new business to set aside a piece of land during construction for the purpose of an art display. The only example being the Canton Cinema 6. Melissa said that the DDA could endorse the program with a letter of endorsement and we can explore further if there might be another way to help the program financially but we are very restricted by law on what we can do.

John asked if the funding that has to be spent within the DDA district includes events that happen within the district. Example, if the Artist Laureate does some of the events within the DDA would that make it easier for the DDA to support the program? Melissa McLaughlin said yes, we've done the Jazz series in the past and we have established relationships with property owners within the district. We could certainly work with you or the artist on something like that.

Melissa McLaughlin said the DDA is happy to help in any way we can. She also told John that it is important that the program stays in contact with us.

CONSIDER RENEWAL OF CONTRACT WITH GREAT LAKES POWER & LIGHTING INC FOR STREETLIGHT MAINTENANCE REPAIR SERVICE

Amy Hamilton said we decided at last month's meeting that the DDA was not going to move forward with DTE or any energy reduction companies. We extended our contract with Great Lakes through the end of the month for our electrical services. They are asking for an extension on that contract. They have changed the price of labor from \$55 to \$65 dollars per hour. She said we have had them under contract since 2009 and this is their first price increase.

Amy said that we also have a quote from them for retrofitting the system to LED. They estimate that 20-30 lights have already been retrofitted but he submitted the quote for the entire system, so the price will actually go down a little bit once they identify which ones have already been done. To convert all the fixtures, move the 140 lights that are on the sprinkler system back to our system, and convert all the lights that are 480 voltage (old area) to 240 voltage (like the newer area) would be \$502,775.

Seth Kleinglass asked if this was at their new rate. Amy said yes and if we don't want to convert the 480 voltages to 240 we can deduct \$7,100 from the quote. However, she said they explained that retrofit kits for the 480's are more expensive so any savings from not switching them would be used for the more expensive conversions.

Mark Waldbauer asked if we go to LED would still have a routine monthly drive-by with Great

Lakes where they examine Ford Rd see if there are any lighting problems. Amy Hamilton said it is only \$110/month for that service. She said we will likely have some warranty issues after retrofitting 605 lights so she feels it would be beneficial to continue with that service.

MOTION by Mark Waldbauer, supported by Janet Volente, to renew contract with Great Lakes Power & Lighting

AYES: All present

CONSIDER INCREASING 2019 PO TO GREAT LAKES POWER & LIGHTING INC FOR STREETLIGHT MAINTENANCE AND REPAIR SERVICE

Melissa McLaughlin said we will need to increase the PO to Great Lakes to cover costs through the end of the year.

Amy Hamilton wanted to remind the board that the LED conversion will not come out of this PO, it will be a totally separate purchase order.

MOTION by Mark Waldbauer, supported by Janet Volante, to increase the 2019 PO to Great Lakes Power & Lighting by \$50,000

AYES: All present

CONSIDER APPROVAL OF BUDGET AMENDMENT TO TRANSFER DDA PORTION OF THE COLLECTED ROAD MILLAGE MONEY INTO THE CORRECT PROPERTY TAX ACCOUNT

Amy Hamilton said this is a budget adjustment so that we don't use these funds for anything else as they are earmarked exclusively for the Ford Rd project. This is from the 1.46 mills collected by businesses along Ford Rd from the road millage.

Mark Waldbauer asked if this millage amount can be noted on our budget as a separate line item. Amy Hamilton said yes, Deb Janice in our finance department said that would not be a problem.

Melissa McLaughlin asked that, in the future, the board to consider the challenges that come with the landscaping along Ford Rd when it is time to design a new landscape plan. She recommended that we think about it as simply as possible and not to get romanced by the visions of landscape architects and planners. She said it is impractical and expensive to keep replacing the landscape in this area because continuously dies or won't grow. Melissa went on to speak about the brick walls as well, suggesting that there must be something easier than the walls to maintain and replace.

MOTION by Seth Kleinglass, supported by Dianne Cojei, to transfer road millage funds into the proper account

DDA COORDINATOR'S REPORT – July 17, 2019

- Art Easement – After months of negotiation with Speedway, at this time they are unwilling to grant us an easement for a permanent piece of art. OHM would like the DDA to advise them of another location to pursue.
- Morrison Boulevard – We are finally moving forward on this project! Weather permitting, construction is anticipated to start Friday, August 9 and be completed by Sunday, August 11.
- OHM Update – OHM will be at the August meeting to provide an update on the cross-access progress as well as the paving of Oakview, Brookline and Elmhurst.
- New Business Update – Plans are moving forward to put Tropical Smoothie Café at the former Pizza Hut site and Smoothie King in the former Elite Eye Care building. A Certificate of Compliance has been issued for the following businesses:

Custom Health RX – 5860 Canton Center Road

Spirit Halloween – 40164 Ford Road

ADDITIONAL CITIZENS AND BOARD MEMBER COMMENT

NONE

ADJOURN

MOTION by Mark Waldbauer, supported by Janet Volante, to adjourn meeting.

AYES: All present

MEETING ADJOURNED at 9:21 A.M.