

Meeting Minutes

A meeting of the Downtown Development Authority was held on Wednesday, February 19, 2003, in the Lower Level Conference Room of Troy City Hall, 500 W. Big Beaver Troy, Michigan. The meeting was called to order at 7:35 a.m.

PRESENT: Michael Culpepper
Stuart Frankel
Michele Hodges
William Kennis
Alan Kiriluk
Daniel MacLeish
Carol Price
Matt Pryor
Ernest Reschke
Harvey Weiss

ABSENT: Clarke Maxson
Douglas Schroeder
G. Thomas York

ALSO PRESENT: John Szerlag
Gary Shripka
James Nash
Doug Smith
Lori Grigg Bluhm
Mark Miller

Alan Kiriluk introduced new board member Harvey Weiss.

APPROVAL OF MINUTES

Resolution: 03-01
Moved by: Reschke
Seconded by: Frankel

RESOLVED, That the minutes of the December 11, 2002 regular meeting be approved.

Yeas: All (10)
Absent: Maxson, Schroeder, York

OLD BUSINESS

Update on Civic Center Project

John Szerlag gave an update on the Civic Center project. A discussion followed with Mayor Pryor regarding the citizen participation in the civic center site development process as well as the DDA in the project design

Update on O'Riley Property

Doug Smith discussed progress on acquisition of this parcel as well as potential traffic safety and aesthetic improvements anticipated.

Denny's Property on Crooks Road New Development Incentives

Doug Smith indicated that the City initiated incentives for site plan improvement of this property.

Harvey Weiss asked to be excused from this item since Mr. Weiss owns the property in discussion

Resolution: 03-02

Moved by: Pryor

Seconded by: Kennis

RESOLVED, That the TDDA agrees the H. Weiss be excused from voting on the property in discussion.

Yeas: All (9)

Absent: Maxson, Schroeder, York

Excused: Weiss

Resolution: 03-03

Moved by: Kennis

Seconded by: Reschke

RESOLVED, That the TDDA approve \$19,000 for grade lowering.

Dan MacLeish led a discussion regarding guidelines for improvement to individual properties as compared to infrastructure expenditures that impact the district as a whole.

RESOLVED, That this item be postponed until guidelines for this type of investment are established.

Resolution: 03-04

Moved by Frankel

Seconded by: MacLeish

Yeas: Frankel, Hodges, MacLeish
Nays: Culpepper, Kennis, Kiriluk, Price, Pryor, Reschke
Absent: Maxson, Schroeder, York

Motion Fail 3-6

Vote on Main Motion

Yeas: Hodges, Kennis, Kiriluk, Price, Pryor , Reschke, Culpepper
Nays: Frankel, MacLeish
Absent: Maxson, Schroeder, York
Excused: Weiss

NEW BUSINESS

PUD Update

Mark Miller provided an update on two proposed developments submitted as PUD's. First was Big Beaver Elementary School at Big Beaver and Rochester Road and second was Burton Katzman development of the property at the northwest corner of I-75 and Big Beaver.

A public hearing will be held in March at the Planning Commission meeting regarding the Big Beaver Elementary School proposed PUD.

PUBLIC COMMENT

A citizen addressed the Authority.

EXCUSE ABSENT MEMBERS

Resolution: 03-05
Moved by: Reschke
Seconded by: Price

RESOLVED, That Maxson, Schroeder and York be excused.

Yeas: All (10)
Absent: Maxson, Schroeder and York

The meeting was adjourned at 9:08 a.m.

Next Meeting: March 19, 2003 @ 7:30 a.m.

Alan Kiriluk, Chairman

John M. Lamerato, Secretary/Treasurer

JN/pg