

A meeting of the Downtown Development Authority was held on Wednesday, July 23, 2008 in the Lower Level Conference Room, City Hall, 500 W. Big Beaver Troy, Michigan. Alan Kiriluk called the meeting to order at 7:30 a.m.

**PRESENT:**                    Al Aceves  
                                 Michael Culpepper  
                                 Stuart Frankel  
                                 David Hay  
                                 Michele Hodges  
                                 William Kennis  
                                 Alan Kiriluk  
                                 Daniel MacLeish  
                                 Douglas Schroeder  
                                 Louise Schilling  
                                 G. Thomas York

**ABSENT:**                    Ernest Reschke  
                                 Harvey Weiss

**ALSO PRESENT:**        Brian Murphy  
                                 Phil Nelson  
                                 Lori Bluhm  
                                 Mark Miller  
                                 Steve Vandette

**APPROVAL OF MINUTES**

Resolution:    DD-08-18  
Moved by:      Kennis  
Seconded by: Schilling

RESOLVED, that the minutes of the June 18, 2008 regular meeting be approved.

Yeas:            All (11)  
Absent:         Reschke, Weiss

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**OLD BUSINESS**

None

**NEW BUSINESS**

A. Design Guidelines

A presentation was given by Dick Carlisle.

B. MEGA – Robert Schechter & Associates

Resolution: DD-08-19

Moved by: Hodges

Seconded by: Kennis

WHEREAS, Robert Schechter and Associates is locating to 3270 West Big Beaver, following a suite of incentives provided by the State of Michigan and Oakland County, and

WHEREAS, the TDDA is requested to make a local match of up to \$20,000 for combination of plaza and other landscape improvements to 3270 West Big Beaver and Community Center rental fees, and

WHEREAS, TDDA Plan #6 allows for DDA funds to be used to improve land and construct, reconstruct, rehabilitate, restore and preserve, equip, improve, maintain, and repair any building, and any necessary or desirable appurtenances to that property, and

WHEREAS, the TDDA Board finds that the improvements halts property value deterioration and/or aids in the economic growth of the downtown district, therefore be it

RESOLVED, that the Troy Downtown Development Authority (TDDA) provide Robert Schechter and Associates with a local match of up to \$20,000 for combination of plaza and other landscape improvements to 3270 West Big Beaver and Community Center rental fees, provided the funds are spent in keeping with the terms and conditions of the TDDA Development Plans and the TIF Plan.

Yeas: All (8)

Nays: MacLeish, Frankel  
Abstain: Aceves  
Absent: Reschke, Weiss

C. Rochester/Big Beaver Intersection and Park Improvements

Resolution: DD-08-20  
Moved by: MacLeish  
Seconded by: Aceves

RESOLVED, that all bids for contract No.08-4, Rochester/Big Braver Intersection and Park Improvements, opened July 9, 2008 are hereby rejected due to all bids exceeding the engineer's estimate.

Yeas: All (11)  
Nays: None  
Absent: Reschke, Weiss

D. General Consulting Engineering Services

Resolution: DD-08-21  
Moved by: Aceves  
Seconded by: Kennis

RESOLVED, that the TDDA APPROVES the bid award for General Consulting Engineering Services for three (3) years, with an option to renew for three (3) additional years, which was awarded by the City of Troy at the Regular City Council meeting of July 21, 2008 to the three (3) highest rated bidder(s), Hubbell, Roth & Clark, Inc., (HRC), of Pontiac, MI; Spalding DeDecker Associates, Inc., (SDA), of Rochester Hills, MI; and Orchard, Hiltz & McCliment, Inc. (OHM), of Livonia, MI, all of which have agreed to provide the contract services to the TDDA for the unit prices contained in the tabulation opened June 18, 2008, with additional services priced as outlined in their respective rate schedules.

Yeas: All (9)  
Nays: None  
Abstain: Culpepper, MacLeish  
Absent: Reschke, Weiss

E. Monthly Financial Report

The May 31, 2008 Financial Report was noted and filed.

**EXCUSE ABSENT MEMBERS**

Resolution: DD-08-22  
Moved by: MacLeish  
Seconded by: Schilling

RESOLVED, that Reschke and Weiss be excused.

Yeas: All (11)  
Absent: Reschke, Weiss

**PUBLIC COMMENT**

None

**MEMBER COMMENT**

Alan Kiriluk discussed the Troy traffic jam. The Car Show is scheduled for August 10<sup>th</sup> at the Columbia Center.

Lori Bluhm handed out reference guides.

Alan Kiriluk asked for members to have updates on new legislation; Louise Schilling concurred.

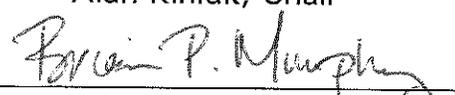
Louise Schilling commented on the Money Magazine article that names Troy as the #1 city in Michigan, and 22<sup>nd</sup> overall.

Stuart Frankel commented on new legislation and criteria for MEGA participation.

***The meeting was adjourned at 9:10 a.m.***

***Next Meeting: August 20, 2008 @ 7:30 a.m. in the Lower Level Conference Room, City Hall.***

  
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Alan Kiriluk, Chair

  
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Brian P. Murphy, Executive Director

BPM/ph