

VILLAGE OF ALMONT
DOWNTOWN DEVELOPMENT AUTHORITY
MEETING MINUTES

January 26, 2011

Members Present: M. Knapke, C. Kinkade, M. Breen, T. Pepper, D. Sadler, S. Lanctot, C. Marsh

Members Absent: J. Henderson, F. Smith, S. Schneider

Others Present: N. Boxey

Guests: 0

Meeting was held at the Almont Municipal Building.

The meeting was called to order at 7:00 p.m. by Chairperson M. Knapke

Additions/Deletions to Agenda:

None

Public Comment:

None

Approval of Minutes:

M. Breen indicated that on page 3 of the proposed minutes, "Winter Weather Services" needs to be changed to "All Weather Services." Motion by C. Kinkade supported by T. Pepper, to accept the minutes of the November 17, 2010 Regular Board meeting as presented with the change of "Winter" to "All". Motion carried unanimously.

Approval of Bills Payable:

Motion by C. Kinkade, supported by T. Pepper, to approve the bills payable.

1. Toth Properties	\$575
2. Toth Properties	\$575
3. Nancy Boxey	\$30
4. Nancy Boxey	\$30
5. Village of Almont	\$238.82
6. Village of Almont	\$40.37
7. Village of Almont	\$204.91
8. Village of Almont	\$40.00
9. Village of Almont	\$3,304.86
10. Village of Almont	\$242.81
11. American Tree	\$44.97
12. American Tree	\$2,699.38
13. American Tree	\$955.00
14. Universal Sound	\$25.00
15. Universal Sound	\$175.00
16. Tri-City Times	\$136.00
17. Tri-City Times	\$122.40
18. View Newspapers	\$141.55

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19. View Newspapers	\$79.00
20. Tom Marta	\$200.00
21. Herb Lowell	\$200.00
22. Nancy Boxey	\$225.00
23. Nancy Boxey	\$27.25
24. Almont Lions Club	\$100.00
25. Nancy Boxey	\$34.45
26. Consumers Energy	\$89.99
27. Consumers Energy	\$114.39
28. Frontier	\$61.23
29. Frontier	\$63.85
30. Verizon Wireless	\$60.07
31. Verizon Wireless	\$60.07
32. DTE Energy	\$40.44
33. DTE Energy	\$33.93
34. Scott's Lawn	\$50.00
35. Landscape Direct	\$630.00
36. Redd Electric	\$379.38
37. Tammy Pepper	\$23.85
38. Younger's Irish Tavern	\$586.94
39. Action Municipal Supply	\$585.00
40. Stacy Bryant	\$500.00
41. Nancy Boxey	\$129.00
42. Flying Colours	\$125.00
43. Yard Services	\$2,775.00
44. Standard Office Supply	\$7.99
45. Almont Post Office	\$44.00
46. Lowell Construction	\$500.00
47. Taylor, Butterfield, et al	\$33.75

Total to be approved: \$ 17,340.65

Motion carried unanimously.

Treasurer's Report:

Motion by C. Kinkade, supported by t. Pepper to approve the Treasurer's Report as presented. Motion carried unanimously.

N. Boxey told Board members that she would not ask for budget adjustments until later in the fiscal year to mitigate the necessity to make numerous budget adjustments. Letters have been sent to Almont Village and Almont Township for the current DDA tax collections due.

Director's Report

N. Boxey provided updates on various DDA projects and activities for the month of December and January. Board members indicated that they preferred to keep the lights in the Fountain Park lit throughout the winter season and that they remain blue. C. Marsh asked that Board members consider donating toiletry items for LACADA in conjunction with the drive being conducted by the Almont Women Business Owners group. The Historical Society will be holding a quilt raffle and displaying the quilt in various local businesses throughout the coming months.

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Fire Hall Lot Improvements

N. Boxey is working with the Village of Almont to begin planning for the implementation of Phase I of the Fire Hall Lot Improvement Plan. To proceed with the demolition of the current structures, the Village Council will need to make a decision regarding the back up well located within the Fire Hall before site planning and engineering can proceed. Discussions have begun with DTE to estimate costs for power line relocation and removal.

Rental Rehab Project

N. Boxey discussed with the Board the MSHDA Rental Rehab project and current interest in participating in the program by local property owners and the Almont Village Council. Board members were asked to mark their calendars for Tuesday, February 15, 2011 to attend a community meeting to hear a presentation by the MSHDA technical advisor and other communities regarding the program and their experiences with it. Board members gave their full support for the DDA pursuing grant funding through this program.

Almont Farmers Market

N. Boxey discussed with the board the possibility of the DDA organizing and managing a downtown Farmers Market. In discussions with the Michigan Farmers Market Association director, it suggested that the DDA not pursue the internship route for managing a market. Hiring of a Market Master is the preferred and most successful option should a market be established. Given the proximity to local food growers, Almont is unlikely to become a destination for fresh produce given the availability of locally grown items. A market in Almont would most likely serve more as a community social event and gathering space. An option would be to host several strategic market days throughout the season with activities built in. Board members felt that given the current budget constraints, as well as current projects facing the DDA, that it would not be in the best interest to pursue organizing a full season market at this time. N. Boxey to work with area growers to develop market days to coincide with already scheduled events such as Almont Spring Fling and Almont Heritage Festival. M. Knapke indicated that he would not be organizing a flea market this year as well.

Heritage Festival

N. Boxey discussed with the Board the 2011 Heritage Festival. Consensus was that the Festival will run on September 30-October 1st. This date coincides with the Almont Heritage Color Tour dates. Board members agreed that they would prefer to keep free admission for the event and ask for donations at the entrances. Other suggested activities include a corn roast. Concessions will be provided by either outside vendors or local food service businesses. C. Kinkade, M. Knapke, T. Pepper, C. Marsh, M. Breen and S. Lanctot agreed to serve on the organizing committee. It was agreed that H. Lowell would continue to serve as site coordinator.

Holly Day Light Parade

The Holly Day Light parade was a success. N. Boxey thanked Board members for their assistance in making this event run smoothly. Board members indicated that there were issues with the speakers that made the announcements difficult to hear. Over 60 children visited with Santa following the parade and there were 23 entries. A financial summary will be provided after the Almont Police fees are received are paid.

Meeting was adjourned at 8:55 pm

Steve Schneider, Secretary

Nancy Boxey
DDA Director
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