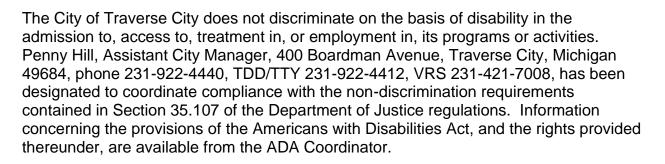
### Traverse City Downtown Development Authority Regular Meeting February 17, 2023 9:00 am Training Room, Governmental Center 400 Boardman Avenue Traverse City, Michigan 49684



If you are planning to attend and you have a disability requiring any special assistance at the meeting and/or if you have any concerns, please immediately notify the ADA Coordinator.

The City of Traverse City and Downtown Development Authority are committed to a dialog that is constructive, respectful and civil. We ask that all individuals interacting verbally or in writing with board members honor these values.

Downtown Development Authority: c/o Jean Derenzy, CEO (231) 922-2050 Web: www.dda.downtowntc.com 303 East State Street, Suite C Traverse City, MI 49684

# Welcome to the Traverse City Downtown Development Authority meeting

## Agenda

Page

#### 1. CALL TO ORDER

#### 2. ROLL CALL

#### 3. REVIEW AND APPROVAL OF AGENDA

#### 4. CONSENT CALENDAR

The purpose of the consent calendar is to expedite business by grouping non-controversial items together to be dealt with by one DDA Board motion without discussion. Any member of the DDA Board, staff or the public may ask that any item on the consent calendar be removed therefrom and placed elsewhere on the agenda for individual consideration by the DDA Board; and such requests will be automatically respected. If an item is not removed from the consent calendar, the action noted in parentheses on the agenda is approved by a single DDA Board action adopting the consent calendar.

- A. Approval of minutes of the January 20, 2023 and February 3, 2023
  Downtown Development Authority Board of Directors meetings (Approval Recommended) (Jean Derenzy)
   <u>Downtown Development Authority Regular Meeting - 20 Jan 2023 -</u> <u>Minutes - PDF</u>
   <u>Downtown Development Authority Study Session - 03 Feb 2023 -</u> <u>Minutes - PDF</u>
- B. Consideration of approving the financial reports and disbursements for DDA, TIF 97, Old Town TIF, Parking Services and Arts Commission for January 2023 (Approval Recommended) (Jean Derenzy)
  DDA General, TIF 97 and Old Town TIF Financials (Combined) January 2023 PDF
  TC Parking Services Financials January 2023 PDF

TC Arts Commission Financials January 2023 - PDF

C. Consideration of Farmers Market Rules for 2023 <u>Farmers Market Rule Change Memo (Art Bukowski) - PDF</u> <u>Farmers Market Rules 2023 (Advisory Board Approved Changes) -</u> <u>PDF</u>

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	D.	Consideration of Renaming the Parking Advisory Board <u>Consideration of Renaming the Parking Advisory Board Memo</u> <u>(VanNess) - PDF</u>	41	
5.	ITEN	IS REMOVED FROM CONSENT CALENDAR		
6.	SPE	CIAL ORDER OF BUSINESS		
7.	OLD	BUSINESS		
8.	NEW BUSINESS			
	A.	Neighborhood Enterprise Zone (NEZ) for West Front Street <u>NEZ Overview Memo (Jean Derenzy) - PDF</u> <u>MEDC NEZ Program Summary - PDF</u> <u>NEZ Boundary Map (w/124 Front) - PDF</u>	43 - 47	
	B.	Retail Incubator Construction Cost and Lease (approval recommended) <u>Retail Incubator Memo (Jean Derenzy) - PDF</u> <u>Retail Incubator Rent Expenses and Build Out Costs Proposal -</u> <u>PDF</u>	49 - 51	
9.	CEO REPORT			
	A.	Project Updates (Jean Derenzy) <u>Project Update Memo (Jean Derenzy) - PDF</u>	53 - 54	
10.	BOA	RD MEMBER REPORTS		
	A.	Arts Commission Update (Steve Nance) Arts Commission Memo (Steve Nance) - PDF	55	
11.	STAFF REPORTS			
	A.	Transportation and Mobility Director Report (Nicole VanNess) <u>Transportation and Mobility Director Report Memo (Nicole</u> <u>VanNess) - PDF</u>	57 - 58	
	В.	Downtown Experience Coordinator Report (Abby Taylor) <u>Downtown Experience Coordinator Report Memo (Abby Taylor) -</u> <u>PDF</u>	59 - 60	
	C.	Downtown Communications and Outreach Director Report (Art Bukowski) <u>Communications and Outreach Director Report Memo (Art</u> <u>Bukowski) - PDF</u>	61	

#### 12. RECEIVE AND FILE

Α.	DTCA February 2023 Board Meeting Minutes February 9, 2023 DTCA Board Meeting Minutes - PDF	63 - 64
В.	Arts Commission December 2022 Meeting Minutes December 21, 2023 Arts Commission Meeting Minutes - PDF	65 - 67
C.	Two-Way Conversion Pilot Project Update <u>Two Way Pilot Project Update (Derenzy) - PDF</u>	69

#### 13. PUBLIC COMMENT

#### 14. ADJOURNMENT