

**RECORD OF
DOWNTOWN DEVELOPMENT AUTHORITY/GRAYLING MAIN STREET
PROCEEDINGS REGULAR MEETING HELD ON THE
10th DAY OF APRIL 2025
1020 CITY BOULEVARD, GRAYLING, MICHIGAN**

I. Meeting called to order by Swander 8:30 AM

II. Roll Call

Members Present: Swander, Pettyjohn, Huber, Teeter, Podjaske, Millikin, Wheeler

Members Absent: LaFontaine

Also in attendance: Lori McGeorge (City Clerk), Charity Niederer (GRCOC)

III. Public Comment

None

IV. Approval of Agenda

25-015

Moved by Pettyjohn, seconded by Teeter to approve the agenda as presented.

Roll Call Vote

Ayes: 7, Nays: 0, Abstain: 0, Absent: 1, Vacancies: 1.

Motion Carried.

V. Approval of Consent Agenda

A. DDA/GMS Regular Meeting Minutes for Thursday, March 13th, 2025 as presented

25-016

Moved by Pettyjohn, seconded by Teeter to approve the regular meeting minutes for Thursday, March 13th, 2025 as presented.

Roll Call Vote

Ayes: 7, Nays: 0, Abstain: 0, Absent: 1, Vacancies: 1.

Motion Carried.

VI. Treasurer Report

No updates to the revenue/expenditure report.

VII. City Manager Report

Podjaske indicated that a DPW employee was laid off due budget constraints and a new water main needs to be put in at the Sawmill Lofts property.

VIII. Joint Administrator Update

The board spoke with Charity Niederer about work items. Charity provided updates to the directory and spoke about the newsletter and postings on Facebook for upcoming events.

IX. Unfinished Business – DDA

A. State of Properties – Downtown Project Updates

The Brickery has been sold and is closing at the end of the month.

B. 2025 Events

Work Sessions: Swander has asked everyone to please provide updates to the availability sheet.

Work Plans- draft drive.

C. Christmas Decorations, light bulb replacement

Discussion was had regarding setting a date to install the new light bulbs either late April or 1st week in May.

X. New Business – DDA

A. Banner: Harvey Rowland

25-017

Podjaske explained that Alice Snyder had contacted him regarding a banner for Harvey Rowland. There was some confusion as to whether the banner had already been paid for and how/if to move forward due to the banner program ending.

Moved by Podjaske, seconded by Millikin to approve the spending of up to \$125 for a banner for Harvey Rowland and hanging it at the south end of town.

Roll Call Vote

Ayes: 6, Nays: 1, Abstain: 0, Absent: 1, Vacancies: 1.

Motion Carried.

B. Budget Approval / C. TIF trajectory planning

25-018

Swander and Podjaske discussed the budget and that the TIF plan for year 1 is bringing in more money than projected. Additional discussion needs to be had about the money generated by the TIF plan and corresponding projects. Millikin had added that she was requesting \$500 for the Christmas Walk. Additional discussion was had regarding taking some money budgeted for “miscellaneous” and moving it to Fund Balance.

Moved by Huber, seconded by Teeter to approve moving \$8,000 from “miscellaneous” to Fund Balance and the approval of the budget with this amendment.

Roll Call Vote

Ayes: 7, Nays: 0, Abstain: 0, Absent: 1, Vacancies: 1.

Motion Carried.

XI. MEMBER REPORTS

- A. Wheeler: Nothing additional to provide.
- B. Millikin: Provided updates regarding the planning of the Christmas Walk. Munson is hosting a series called Better Brunch to explain the different changes for the hospital. Business after Hours is being rescheduled for a different date due to a scheduling conflict with SAAB’s groundbreaking ceremony. The Derby event at Camp Grayling will take place on May 3rd.
- C. Huber/Pettyjohn: They provided updates for the block party and parge. A multi-use permit will be needed for road closures. The Social District maps will need to be updated. New signs for Marathon need to be made for the line up area. Wheeler will be handling the music for the block party. There will be no food trucks but possibly a pet parade/adoption event. The marshal of the parade for Canoe Marathon will be the “Volunteer of the Year” while the marshal for the 4th of July parade will be the “Citizen of the Year”.
- D. Swander: She indicated that she has been busy working on the spreadsheet. She will take the sidewalk template to ALRO Steel for fabrication.
- E. Podjaske: He has been working with Pettyjohn and Heather Forbes regarding the Crime Lab property. An appraisal is being done. The lease is up with MSP in 2027.

XII. Community Meetings Update

A. CCEDP (Crawford County Economic Development Program)

None.

B. Historical Museum

None.

C. GPA

None.

D. Rotary

None.

E. Chamber of Commerce

None.

F. Camp Grayling

None.

XIII. Public Comment

None.

XIV. Member Comments

Huber gave additional commentary.

XV. Correspondence

None.

XVI. Adjournment

25-019

Moved by Pettyjohn, seconded by Teeter to adjourn the meeting.

Roll Call Vote

Ayes: 7, Nays: 0, Abstain: 0, Absent: 1, Vacancies: 1.

Motion Carried.

Swander adjourned the meeting at 9:52 AM