

**CHARTER TOWNSHIP OF LYON
DOWNTOWN DEVELOPMENT AUTHORITY (DDA)**

November 12, 2008

Chairman Jay Howie called the meeting to order at 7:00 p.m.

Members present included John Dolan, Jay Howie, Tim Miner, Tamra Ward, Brian Wallace, Lannie Young.

Members absent were Ron Hausmann, Mark Mitra and Troy Powe.

Also present Dean Hay, McKenna Associates, Nikki Jeffries, Giffels-Webster Engineers, Matt Quinn, Township Attorney,

Two guests (2) were also in attendance.

Public Discussion – non agenda items. No public discussion.

Approval of the Agenda. John Dolan made a motion to approve the agenda as presented. Tim Miner seconded the motion. Motion approved unanimously.

Approval of Prior Meeting Minutes. *October 14, 2008 and October 30, 2008 meetings.*

Tim Miner made a motion to approve the meeting minutes of October 14, 2008. John Dolan seconded the motion. Motion approved with one (1) abstention (Tamra Ward).

Brian Wallace made a motion to approve the meeting minutes of October 30, 2008. Tim Miner seconded the motion. Motion approved with one (1) abstention (Tamra Ward).

West Grand River Roundabout – Update. Jay Howie questioned Nikki Jeffries about the large yellow signs that have been erected in the roundabout. Ms Jeffries informed him that they have always been on the plans but was not aware of how large they were going to be.

Dean Hay stated that the entry wall sign that is planned would not make any sense with the large yellow signs as they have been placed.

Ms. Jeffries suggested that she should talk to the RCOC about an alternative to the large signs because she does have pictures of other roundabouts without signs of this size.

Ms. Jeffries would provide DDA members images of other roundabouts with smaller signs and chevron block walls.

Lannie Young stated that until the lights and landscaping are in, the signs would help prevent someone from running into the roundabout.

Discussion took place regarding Metro Sweep repairing the chevron wall for an additional charge of \$1600.00.

Jay Howie stated that the wall was done wrong to begin with and since they have to take it apart there shouldn't be an additional charge to fix the wall.

Lannie Young noted that Sunset has to be insured to do a job for the Township and feels that they are probably still liable for the job until it is signed off on.

Matt Quinn stated that he feels that any damage done during their control of the project should fall on their insurance carrier.

Ms. Jeffries will check the contract documents pertaining to insurance and the liability prior to the completion of the job.

Ms. Jeffries also informed the DDA that the work on the lighting for the roundabout would begin this week.

Roundabout at Grand River and Northeast Ring Road – Update. Nikki Jeffries reported that the plans have been submitted to the RCOC and she is hopeful that it will not be a long process and they will be back soon.

Ms. Jeffries stated that she hopes to set up a meeting with RCOC and DLZ to discuss any changes they may want so another submittal can be in before the holidays.

Jay Howie stated that there is a lot to work out so construction can begin in early spring.

Discussion then took place regarding Grand River traffic concerns and whether the road will be closed or a by pass be constructed.

Concerns were expressed for the businesses on Grand River if the road were to be shut down completely.

Ms. Jeffries stated that Pendleton requested the return of the street light that was on DDA purchased property. Lannie Young mentioned that it will be available for pickup by property owner.

Revised Roundabout Design Amendment #4 from DLZ (sent last month)

Dean Hay explained that Chris Doozan put together a summary of where this all came from and where it is now. Each member was presented a copy of this summary. Mr. Hay stated that this version of amendment #4 is slightly cheaper than the original amendment #4.

Tim Miner made a motion to approve new amendment #4 (revised roundabout design) dated October 3, 2008 in the amount not to exceed \$19, 417.23. Tamra Ward seconded the motion.

Roll call : Six (6) yes votes. Motion approved unanimously by members in attendance.

Updates on appraisals and land purchases. Matt Quinn reported that on the northeast roundabout the judge ruled in the favor of the Township on the Roerscheib parcel, which dismissed their challenge to the condemnation complaint. They are filing for a motion for a rehearing but he does not expect them to be successful on that. Mr. Quinn stated that this is the last condemnation parcel.

Dean Hay stated that he would request that Chris Doozan provide an update on the State of Michigan parcel at the next meeting.

Mr. Quinn reported that on the southwest roundabout he closed on the last three parcels and now the Township owns the first eight parcels going east to west and the remaining land acquisitions will be discussed in Executive Session.

Motion to delete the Southeast Quadrant of the Ring Road (from Grand River Avenue southwest to Milford Road) from the Charter Township of Lyon Downtown Development Authority Plan. Matt Quinn explained that this is the piece that runs through the Roerscheib and Walbridge parcel. He continued that originally the plan was to go through that area and will still remain in the master plan transportation portion of the Township's Master Plan. It will be left to private development to build that portion of the ring road.

Mr. Quinn stated that this motion will officially remove it from the DDA Development Plan and funding will no longer show for that plan and the budget will be reallocated to remove it.

Tim Miner made a motion to delete the Southeast Quadrant of the Ring Road from Grand River Avenue southwest to Milford Road from the Charter Township of Lyon Downtown Development Authority Plan. Lannie Young seconded the motion.

Roll call: Six (6) yes votes. Motion approved unanimously by members in attendance

Lannie Young made a motion to close the regular meeting of the Downtown Development Authority and enter into Executive Session. Brian Wallace seconded the motion. Motion approved.

Lannie Young made a motion to close the Executive Session. Tim Miner seconded the motion. Motion approved.

John Dolan made a motion to adjourn. Tim Miner seconded the motion. Motion approved. Meeting adjourned at 8:20 p.m.

Respectfully submitted

**Rose Case
Recording Secretary**

**Dean Hay
McKenna Associates**