

**CITY OF BRIDGMAN CORRIDOR IMPROVEMENT AUTHORITY**

**REGULAR MEETING**

**JULY 11, 2022**

**5:30 PM**

A regular meeting of the Corridor Improvement Authority was held on July 11, 2022, at Bridgman City Hall, 9765 Maple Street, and was called to order by Chair Anderson at 5:34 p.m.

**MEMBERS PRESENT:** Hannah Anderson, Catherine Worcester, Julie Strating, John Murphy, Beth McNeil.

**MEMBERS ABSENT:** Wayne Hall, Suzy Barnes.

**STAFF PRESENT:** Juan Ganum, City Manager and Brad Mattner, Building Official/Zoning Administrator

**HEARING OF CITIZENS:**

No comments.

**Approval of the June 13, 2022 meeting minutes**

**Motion** by Member McNeil, seconded by Member Murphy to approve the June 13, 2022 meeting minutes as presented.

**Motion passed unanimously**

**REVENUE and EXPENDITURE REPORT**

The current revenue and expenditure report was reviewed. The CIA's Tax Increment Fund (Fund 251) had a cash balance of \$5,250 on June 13, 2022. A total of \$17,422 is estimated for tax capture in summer 2022. Estimated uncommitted funds are \$8,179 following 2022 summer tax capture.

**DISCUSSION/ACTION ITEMS:**

**COURTYARD DEVELOPMENT PROJECT**

The CIA reviewed the estimate of \$29,600 from Green Construction and Engineering to install a shade sail post system at the courtyard. Members reached a general consensus that the shade sail project is cost prohibitive and unnecessarily more complicated in comparison to the table umbrellas that are currently being utilized. In lieu of the shade sails, members would like to explore the installation of decorative light strings hung from posts to create a sense of enclosure within the courtyard. Strating and Mattner will work together to devise a layout plan for the project.

## **GRANT OPPORTUNITY-BRIDGE BUILDERS NEIGHBORHOOD MICROGRANTS**

The Michigan Municipal League (MML) is offering microgrants of \$5,000 to assist communities with placemaking projects such as the courtyard. Strating has worked diligently to assemble a grant application, which she presented to the CIA. The revised concept is to activate the courtyard by creating a vibrant space for community gathering. The grant would fund a 10' x 40' "magic carpet" rug mural on asphalt designed in collaboration with Bridgman High School art club students. Grant funding would also be used to bring musicians to play in the newly completed space every Sunday in June 2023. Strating reviewed alternative project budgets with the CIA agreeing to the following: \$1,500 payment to lead artist; \$1,000 payment to student artists (split based on tracked hours); \$1,500 paint and supplies for mural (estimated); \$1,000 payment to musicians. The Bridge Builders grant program deadline has been extended to July 24, 2022. Strating and Ganum will finalize the application for submittal.

## **STAFF UPDATES**

Ganum informed the CIA about a conditional rezoning application submitted by Chris Betts for a property at 9675 Maplewood Ave to allow storage and warehousing. Betts is the owner of Transient Artisan Ales and is seeking to obtain a warehousing license from the Michigan Liquor Control Commission. The MLCC is withholding the license pending zoning approvals from the City. A public hearing is scheduled on July 21, 2022 at 6:30 p.m. in the council chambers.

The former Early Bird Eatery and Olympus restaurant building at 9735 Red Arrow Highway recently sold. The new owner is seeking a restaurant operator to lease the first-floor space.

Ganum informed the CIA that the City Council approved the recommended amendment to the Social District boundaries to incorporate the front portion of the former Chase Bank at 4249 Lake Street. He will submit the amendment to the MLCC for final approval.

## **ADJOURNMENT**

**Chair** Anderson adjourned the meeting at 7:08 p.m.

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Submitted by Juan Ganum, recording secretary