



LINCOLN PARK
ECONOMIC DEVELOPMENT CORPORATION

Minutes of the EDC Regular Meeting

August 10, 2021

CALL TO ORDER & ROLL CALL

Regular meeting of the EDC held via zoom, called to order by Mayor Tom Karnes at 6:05 pm. A quorum was present.

Present: Larry Edge, Gary Egglesfield, Kara Hildebrandt, Mayor Tom Karnes, Deborah VanCleave

Absent: Rudy Cianfarani, Jad Judeh

Also present: Director Carl Malysz, William Look, Councilman Mike Higgins, Councilwoman Maureen Tobin

APPROVAL OF AGENDA

Motion to approve the agenda was made by Mayor Karnes, seconded by Mr. Edge. Motion carried unanimously.

APPROVAL OF MINUTES

Motion to approve the minutes of the June 08, 2021, EDC Regular Meeting was made by Ms. Hildebrandt, seconded by Mayor Karnes. Motion carried unanimously.

APPROVAL OF INVOICES

A motion to approve two invoices from William Look, attorney, dated June 09, 2021 (\$119.85) and July 21, 2021 (\$233.75) for legal services was made by Mr. Edge, seconded by Ms. Hildebrandt. Motion carried unanimously.

FINANCIAL REPORTS

The Director presented the June 30, 2021, end of fiscal year financial reports. He stated that there were a few items that will appear on the report later. The director presented the July 31, 2021, financial reports. He announced that the budgets submitted to council were approved. Mr. Cianfarani recommended that the loan for Vito's Pizza be included in the 2020-2021 fiscal year. The Director will follow up with the Finance Department. Reports placed on file.

EDC SMALL BUSINESS LOAN PORTFOLIO REPORT

- **A&R Music:** A&R Music is current through July 2021. This is the only outstanding EDC Small Business Loan currently.



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OLD BUSINESS

- **Property Acquisition – 2207-2231 Fort Street – Tax Sale of 2215 Fort Street**

The city has opted to exercise their first right of refusal to purchase the property at 2215 from tax sale and will proceed with steps to rehabilitate the property. This is being handled by the City Manager. The objective is to acquire and rehabilitate all buildings in the block, except for 2205. There are several different property owners.

- **EDC Loan Application: 3962 Fort Street (Vito's Pizzeria)**

The Director reported that we did close on the loan, he is not aware whether the work has been completed. The loan will cover work on the buildings HVAC systems.

NEW BUSINESS

- **Southfield Road Corridor Study and Plan**

State Treasury is funding a corridor study of Southfield Road through Lincoln Park and Ecorse. The study will evaluate the corridor and develop a strategy for appropriate land uses. The study will also evaluate traffic and propose changes to increase pedestrian and cyclist safety. The Director and City Manager recommend that the EDC be the local entity that will work with consultants to bring the project through to completion. Becket&Raeder will be the consulting company leading the project. The total project cost will be \$107,000, which will be paid by the Michigan Treasury. Ms. Hildebrandt made a motion to move forward with the Southfield Road Corridor Study, with the EDC as the local entity working with the consultants, seconded by Mr. Eggesfield. Motion carried unanimously.

DIRECTOR'S REPORT

- **CGI Banner Program**

The CGI banners have been installed throughout the downtown. Banners were installed by Motor City Graphix, located on Fort Street.

- **Fort Street sidewalk improvements**

Efforts are underway to repair trip hazards on the Fort Street corridor, in the downtown.

- **Landscaping in front of City Hall**

A resident contacted Councilman Higgins to discuss cleaning up the front of City Hall. She voluntarily cleaned up the front of City Hall, after discussions with the Director. The Director asked that if board members knew of anyone who would want to volunteer in the downtown, to please get them in contact with the EDC staff.



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CALL'S TO AUDIENCE

No public comments.

BOARD COMMENTS

Ms. VanCleave commented that the Chamber of Commerce will be meeting with the Director, Mayor, and City Manager, to see what the Chamber can do to work with the city.

Mayor Karnes stated that through Destination Downriver he was asked to participate in a radio show, hosted by a former Lincoln Park resident.

MOTION TO ADJOURN

Mayor Karnes made a motion to adjourn, seconded by Mr. Cianfarani. Motion carried unanimously. Meeting was adjourned at 6:56 pm.

NEXT MEETING: SEPTEMBER 14, 2021

Meeting minutes prepared by Director Carl Malysz and Assistant Director Timarie Szwed.