

DOWNTOWN DEVELOPMENT AUTHORITY

Regular Meeting

Wednesday, September 20, 2023

7:00 pm



DDA Members Present: John Fischer, Todd Luks, Gary Howe, Fred Northrup, Rob Benstein, and John Lazet.

Members Absent: Ted Stroud, with prior notice, and Greg Mauldon.

Others Present: No other persons present. Cloud Kelley representing LEAP had called earlier to notify us that she could not attend tonight.

I. Meeting was called to order by Secretary Lazet at 7:00 pm. As Chair Stroud was not able to be present:

MOTION Lazet, seconded by Howe, to appoint John Fischer as temporary Chair for the purpose of leading tonight's meeting only.

CARRIED 6-0.

II. Set/Amend Agenda

MOTION Howe, seconded by Benstein, to approve the agenda as presented.

CARRIED 6-0.

III. Public Comment

There was no public comment. Lazet updated the Board on the status of refurbishing the playground and replacing/adding new equipment. Bids were solicited and Sinclair Recreation, LLC was selected. Work will be done before the end of the year. DDA funding will not be used for these improvements.

IV. Approval of June 21, 2023, minutes

There were no amendments to the June 21, 2023, minutes.

MOTION Benstein, seconded by Fischer, to approve the June 21, 2023, minutes as submitted.

CARRIED 6-0.

V. Treasurer's Reports

Treasurer Lewis was unable to attend, but had for members cash and investment summaries. As of August 31, 2023, there are \$490,771 of DDA funds in checking accounts and invested in various instruments.

VI. Pending Business:

1. Set 2024 Meeting Dates

After discussion:

MOTION Luks, seconded by Benstein, to set the annual meeting dates as follows, all meetings on Wednesdays and starting at 7:00 pm:

March 20, 2024

June 19, 2024 (Informational)

September 18, 2024

January 22, 2025 (Informational)

CARRIED 6-0.

2. Airport Lighting Project Update

Mr. Benstein reported that the project had been completed this week and the lights are on tonight. The project had expanded a bit for more lighting, and the Capital Region Airport Authority covered all of the additional cost. Mr. Benstein again thanked the DDA for their financial support for the project.

3. Vevay Township Pavilion Floor

There was extensive discussion of the various factors that could be involved in the new concrete floor cracking, as well as how the floor could be repaired or replaced. Lazet had talked with a farmer familiar with the property, but he does not have a tiling map nor know anyone who might have one. He does not specifically recall whether tiling was installed where the pavilion is located.

Cost was discussed, and for a 40 x 60' floor, at roughly \$8.00 per square foot, the concrete portion could be done for about \$20,000. Remediation may need to be done, removing and replacing soil or improving drainage. There was hope the work could be done yet this fall. After discussion:

MOTION Luks, seconded by Howe, to have the concrete floor removed, perform an evaluation of the substrate including augering down to determine soil type and whether there might be damaged tiling, and to identify what needs to be done to pour a new concrete floor. Further, to authorize spending up to \$25,000 seeking bids/contractors and having the floor replaced.

CARRIED 6-0.

VII. Any Other Business

No other business was discussed.

VIII. Adjournment

MOTION Fischer, seconded by Luks, to adjourn at 8:03 pm.

CARRIED 6-0.

John Lazet, Secretary