

**PROPOSED TAX INCREMENT FINANCE AUTHORITY (TIFA) MINUTES  
MEETING HELD JANUARY 20, 2022  
CITY HALL 27600 JEFFERSON ST CLAIR SHORES MI 48081**

**PRESENT:**

**TIFA Members:**

Richard Widgren, Chair  
Joseph Claycomb, Vice Chair  
Stan Simek  
Tony Bellestri  
Paul Ellis – Via Phone  
Donna Flaherty  
Matt Coppler, City Manager  
Mayor Kip Walby  
Kenneth Blondell  
Tony Rascano  
Geri Hofmann

**ABSENT:**

Dan Colling  
Richard Albrecht

**ALSO PRESENT:**

Denise Pike, CDI Director  
Michael Greene, Assistant City Manager  
Cheryl Samu, Recording Secretary

**PLEDGE OF ALLEGIANCE/ROLL CALL**

The Pledge of Allegiance was recited by all. Chair Richard Widgren called the meeting to order at 7:00pm. Roll was called and a quorum was present.

**Motion by Rascano, seconded by Simek to excuse Dan Colling and Richard Albrecht, from today's meeting  
January 20, 2022**

Ayes: All - 10

**Widgren - Dan Colling asked to resign**

**APPROVAL OF MINUTES OF NOVEMBER 18, 2021**

**Motion by Flaherty, seconded by Rascano to approve the Minutes of NOVEMBER 18, 2021, as amended**

Ayes: All – 10

**Receive & File Financial Statement/Treasurer's report/Payment of Bills**

Mr. Ellis Discussed the financials. Report is from July through October.

If you look down to where it says "Ramp project" there is a credit for \$18,243.94, also if you look in the packet is a ramp reconciliation, it's how the board received the credit. Total project for the ramp was \$557,562.28 the board was supposed to pay 50% of that project, we paid about \$20,000 more than we should have, the result was the \$18,243,94 credit. That's what the reconciliation is for, amendment not needed.

**Motion by Simek, seconded by Blondell to receive and file financial report.**

Ayes All – 10

**Motion by Rascano, seconded by Hofmann to approve the invoices as presented, which read as follows:**

Ayes: All – 10

Pg #	Date	Company	Amount	Invoice #
1	11/3/2021	ANGLIN CIVIL LLC	\$48,944.03	
2	12/13/2021	CITY OF SCS DEC ADMIN FEE	\$4,166.67	64174
3	1/11/2022	CITY OF SCS JAN ADMIN FEE	\$4,166.67	64395
4	1/9/2022	COMCAST	\$104.90	8.5291E+15
5	1/20/2022	GRAINGER	\$165.12	9141412701
6	7/9/2021	LANDSCAPE SERVICES	\$184.41	198079
7	10/22/2021	LANDSCAPE SERVICES	\$159.00	201891
8	9/17/2021	LANDSCAPE SERVICES	\$268.22	200328
9	9/23/2021	LANDSCAPE SERVICES	\$65.63	200363
10	8/18/2021	LANDSCAPE SERVICES	\$90.10	199271
11	7/30/2021	LANDSCAPE SERVICES	\$134.89	198378
12	10/31/2021	LANDSCAPE SERVICES	\$944.00	202135
13	9/1/2021	LANDSCAPE SERVICES	\$2,415.00	199614
14	8/31/2021	LANDSCAPE SERVICES	\$838.00	198413
15	8/31/2021	LANDSCAPE SERVICES	\$2,415.00	198548
16	12/9/2021	R.FROMM	\$10,000.00	
17	11/16/2021	WATER WORKS	\$1,860.00	4419
		<b>Total</b>	<b>\$76,921.64</b>	

**NEW BUSINESS –**

**A. Receive and File Financial Report Yeo & Yeo June 30, 2021**

- a. Paul Ellis explained the report given by Yeo & Yeo

**Motion by Simek, seconded by Rascano to receive and file report from Yeo & Yeo June 30, 2021**

Ayes: All - 10.

**B. Ramp Project Reconciliation**

Mr Ellis explained Ramp project reconciliation under financial statement/treasurer's report

**C. EDA Tourism Grant – Denise Pike**

- a. Grant opportunity for travel and tourism. Submitting for a grant application that would enhance the pier and replace some things that had been removed from the original project, namely the boat house. This has not gone before City Council yet. The proposal is to do three things: 1: create a harbor, docking of larger ships, 2: a yacht charter or a kayak launch and lastly to replace the boat house. These would all be off the pier.

Purposing a 36-month timeline. First phase build out the harbor, 2<sup>nd</sup> is kayak launch

Eda is 80 20 match

It would be about \$375,000. If TIFA is willing, it would get paid out over 3 years. This has not been approved by City Council. Would like to know how TIFA board feels about it.

Conversation ensued regarding the proposal

Pike-This opportunity is time limited. This is due by January 31<sup>st</sup>.

Widgren – TIFA board agrees this is something that would like to fund but needs to make sure this works.

Coppler – Understand the overview of the grant, we may ask for a certain amount of money and they may give us not what we ask for. By the time it gets funded, it will be a different number at a lower amount.

Discussion ensued regarding different projects available through this grant.

**Motion by Flaherty, seconded by Rascano to approve 20% or \$375,000 in support of the EDA Tourism Grant.**

**Ayes: All:10**

## **Old Business**

### **A. Pier Update – Denise Pike**

All the transformers are in. Pictures and samples were shown of decking, serpentine bench, jesse tables, recycling bin, garbage cans, railing.

Currently right now there are pilings in the water, sea wall and transformers.

### **B. Beach House attendance during Christmas season this year vs last year – Henry Bowman**

Mr Bowman gave an update of Aquafreeze, many families, lots of food trucks.

Mayor Walby gave an update of Christmas season – consistent with last year. Lots of people, fire pits being used, Santa was there twice, few issues to work out.

Stan Simek was there throughout the week, and it was very busy.

Mayor Walby – the Christmas lights were stored properly.

Mr Coppler introduced Mr Michael Greene, new Assistant City Manager.

## **AUDIENCE PARTICIPATION –**

## **NEXT MEETING AND ADJOURNMENT –**

**Motion by Rascano, seconded by Simek to adjourn the meeting at 8:20 p.m.**

**Ayes: All - 10**