



CITY OF MARINE CITY

Community & Economic Development Board Agenda

260 South Parker Street, Marine City, MI

Wednesday, May 25, 2022 6:00 PM

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1. **CALL TO ORDER**
 2. **PLEDGE OF ALLEGIANCE**
 3. **ROLL CALL:** Board Members Heather Hatcher, Robert Klingler, Cheryl Ross; Planning Commission Representative Joseph Moran; City Commissioner Cheryl Vercammen; TIFA Board Representative Robert Weisenbaugh; Chamber of Commerce Representative Paul Merchant; City Manager Holly Tatman
 4. **COMMUNICATIONS**
 5. **APPROVE AGENDA**
 6. **PUBLIC COMMENT** *Anyone in attendance is welcome to address the Community & Economic Development Board. Please state name and limit comments to five (5) minutes.*
 7. **APPROVE MINUTES**
 - A. April 27, 2022
 8. **UNFINISHED BUSINESS**
 - A. Marine City Marina Project
 - B. Wood Chair for Downtown Photo Op
 - C. Vacant Storefronts
 - D. 300 Broadway
 - E. Discussion: 13 Ways to Kill Your Community
 9. **NEW BUSINESS**
 - A. CED Funds
 - B. Master Plan Update/Request for Proposals
 10. **OPEN DISCUSSION**
 11. **ADJOURNMENT**

**City of Marine City
Community and Economic Development Board
April 27, 2022**

A regular scheduled meeting of the Community and Economic Development Board was held on Wednesday, April 27, 2022 at 260 South Parker Street, and was called to order by Chairperson Moran at 6:00 pm.

The Pledge of Allegiance was led by Chairperson Moran.

Present: Planning Commission Representative (Chairperson) Joseph Moran; City Commission Representative Cheryl Vercammen; TIFA Board Representative Bob Weisenbaugh; Chamber of Commerce Representative Merchant; Board Members Robert Klingler; City Manager Holly Tatman; Deputy Clerk Michele Goodrich

Absent: Board Members Cheryl Ross, Heather Hatcher.

Motion by City Commission Representative Vercammen, seconded by Board Member Klingler, to excuse Board Members Ross and Hatcher from the meeting. All Ayes. Motion Carried.

Communications

Chairperson Moran made comment that there would be a St. Clair County Master Plan Review meeting held in Clay Township if any of the Board Members were interested in attending.

Approve Agenda

Motion by Board Member Klingler, seconded by Chamber Representative Merchant, to approve the Agenda. All Ayes. Motion Carried.

Public Comment

Laura Merchant, Chamber of Commerce, reminded Board Members about the importance of selling their Splash Bash Raffle tickets.

Approve Minutes

Motion by City Commission Representative Vercammen, seconded by Chamber Representative Merchant, to approve the Community & Economic Development Board minutes of March 23, 2022. All Ayes. Motion Carried.

Unfinished Business

Marine City Marina Project

City Manager Tatman informed the Board that the current tenants would be moving out of the home on May 6 and the City should have complete possession by the week of May 16. She advised that she was currently obtaining quotes for demolition and asbestos testing. Upon receipt of quotes, she planned on forwarding the abatement and demolition costs to the County to see what portion of the bill they would be helping to pay.

Board Member Klingler questioned who would be the Harbor Master. City Manager Tatman replied that it would be a shared responsibility with the Police Department monitoring usage and the DPW handling the maintenance.

City Commission Representative Vercammen recommended the installation of security cameras and suggested the Marina be designated the City of Marine City Marina.

Board Member Klingler stated that “transient” needed to be defined and posted near the boat wells.

Wood Chair for Downtown Photo Op

City Commission Representative Vercammen provided the Board with the quote, location map and imagery related to the Oversized Wood Chair.

Motion by City Representative Vercammen, seconded by Board Member Klingler, to approve the purchase of the Oversized Wood Chair, in the amount of \$1000, from Tiki Republic. Ayes: Klingler, Moran, Vercammen, Weisenbaugh, Merchant. Nays: None. Motion Carried.

Motion by Chairperson Moran, seconded by TIFA Representative Weisenbaugh, to direct City Manager Tatman to bring up the placement of the Oversized Wood Chair in Drake Park, and expenditure of \$1000 to Tiki Republic, to the City Commission for approval. All Ayes. Motion Carried.

Vacant Storefronts

Chairperson Moran informed the Board that the Planning Commission had approved the language for the vacant storefront ordinance and the final copy should be presented at the May Planning Commission meeting.

Murals/Signs

Discussion: 13 Ways to Kill Your Community

Number 5: Shop Elsewhere

Chairperson Moran expressed the importance of keeping business in the City. He stated that Marine City had several unique tourist and novelty shops but questioned what type of shops the City residents needed, such as, clothing and shoe stores. Mrs. Merchant responded that several local stores carry clothes and it was the responsibility of the residents to visit their downtown areas to see what was available and to support local.

City Commission Representative Vercammen stated that the concept of a fresh food market was always brought up and she also believed that a full service car wash or smoothie shop would be a good investment.

Chairperson Moran advised the Board that jealousy could also drive new business from a community and that business owners should make an effort to not bad mouth one another for the benefit of the community.

Mrs. Merchant informed the Board that the author of "13 Ways to Kill a Community" could potentially come to the area for a speaking engagement and it may be something that could be offered countywide.

New Business

300 Broadway

Chairperson Moran discussed the City Commission's decision to maintain ownership of 300 Broadway with a committee set up of 5 representatives and 2 residents at large to prioritize the needs and wants of the space, and seek grant funding. City Manager Tatman advised that she would address how committee members would be chosen at the next City Commission meeting. She stressed the importance that committee members should have a vested interest in the project and be able to attend meetings.

City Manager Tatman informed the Board that the City would be managing the property and would be responsible for maintenance. Chairperson Moran stressed that the

committee would not be a 5 person group but rather have 5 representatives of 5 different groups.

Mrs. Merchant informed the Board that there would be a Blue Meets Green meeting in May and questioned if it was possible to put a presentation regarding 300 Broadway before them. She advised that receiving the designation of a priority project by Blue Meets Green would give the project credibility when seeking out financial support.

Skate Park

City Manager Tatman informed the Board that she did not want to discourage the skate park however, the location presented was not ideal. She advised the Board that she had tried to contact East China School District regarding the property North of Washington Life Center and stated that the vacant space could be utilized as an all-encompassing park with a splash pad, skate park and playground. She stated that it would be easier to seek funding if the site plan, as a whole concept, was put together instead of having separate parks.

Open Discussion

City Commission Representative Vercammen questioned what could be done to get people back to work, especially in the restaurant industry. She also stated that she and City Manager Tatman had met with Mr. Rose regarding his investments in the City and how exciting his projects were, including new boat slips, an AirB&B and the installation of a gas tank.

Adjournment

Motion by Chairperson Moran, seconded by Board Member Klingler, to adjourn at 7:30 pm. All Ayes. Motion Carried.

Respectfully submitted,

Michele Goodrich
Deputy Clerk

Shannon Adams
City Clerk