



AGENDA
CHARTER TOWNSHIP OF MERIDIAN
Economic Development Corporation
May 4, 2023 7:30 am
5000 Okemos Road, Central Fire Station
Community Room

1. CALL MEETING TO ORDER
2. MISSION: Set the standard in creating an entrepreneurial culture; be the example for revitalization of our business districts and be the leaders in building sustainable public/private partnerships.
3. APPROVAL OF AGENDA
4. CONSENT AGENDA
 - A. Minutes –Meeting April 6, 2023
 - B. Financial Report
 - C. Development Projects
5. PUBLIC REMARKS
6. PRESENTATION: MABA – Meridian
7. NEW BUSINESS
 - A. 2023 Meridian Township Pride Festival Support Request
 - B. 2023 Juneteenth Program Update and Festival Support Request
8. TOWNSHIP REPORTS
 - A. Township Board
 - B. Township Manager
 - C. Planning Commission
 - D. Chair
 - E. Staff
9. COMMUNITY REPORTS
 - A. Meridian Mall
 - B. MABA
10. OPEN DISCUSSION/BOARD COMMENTS
11. PUBLIC REMARKS
12. NEXT MEETING DATE
 - A. **June 8, 2023, Central Fire Station Community Room 5000 Okemos Road- 7:30am**
13. ADJOURNMENT

Individuals with disabilities requiring auxiliary aids or services should contact the Meridian Township Board by contacting:
Township Manager Frank L. Walsh, 5151 Marsh Road, Okemos, MI 48864 or 517.853.4258 - Ten Day Notice is Required.
Meeting Location: 5151 Marsh Road, Okemos, MI 48864 Township Hall



Charter Township of Meridian
Meridian Economic Development Corporation
5151 Marsh Road, Okemos, MI 48864
Thursday, April 6, 2023– Minutes -DRAFT

Members

Present: Treasurer Phil Deschaine, Trisha Bird, Chair Kim Thompson, Brenda Chapman, Adam Carlson, Dave Ledebuhr, Manager Frank L. Walsh, Shawn Dunham and Trustee Kathy Sundland

Members

Absent: None

Others

Present: Neighborhoods & Economic Development Director Amber Clark, Executive Assistant Michelle Prinz, and Planning Commissioner Milton Scales

1. CALL MEETING TO ORDER

Chair Thompson called the meeting to order and read the mission statement at 7:32 am.

2. **MISSION:** Set the standard in creating an entrepreneurial culture, be the example for revitalization of our business districts, and be the leaders in building sustainable public/private partnerships.

3. APPROVAL OF THE AGENDA

MOTION BY MEMBER CARLSON TO APPROVE THE AGENDA. SUPPORTED BY MEMBER LEDEBUHR. MOTION PASSES 8-0.

4. CONSENT AGENDA

- a. Minutes-Meeting January 5, 2023
- b. Financial Report
- c. Development Projects

MOTION BY MEMBER CHAPMAN TO ADD THE DATE OF JANUARY 5, 2023 TO THE MINUTES. SUPPORTED BY MEMBER BIRD. MOTION PASSES 8-0.

MOTION BY MEMBER BIRD TO APPROVE THE CONSENT AGENDA WITH THE AMENDED MINUTES. SUPPORTED BY MEMBER CARLSON. MOTION PASSES 8-0.

5. PUBLIC REMARKS

None.

6. OLD BUSINESS

- a. MABA New Business and Existing Business Award Invoice

MOTION BY MEMBER LEDEBUHR TO APPROVE \$292.85 FOR THE NEW AND EXISTING BUSINESS OF THE YEAR 2022 AWARDS TO THE MERIDIAN AREA BUSINESS ASSOCIATION. SUPPORTED BY MEMBER CARLSON. MOTION PASSES 8-0.

- b. Economic Development Strategy-SWOT Analysis

Director Clark discussed that as part of the township's Redevelopment Ready Community recertification, an updated economic development strategy is needed and a SWOT analysis should be completed. The EDC discussed the township's strengths, weaknesses, opportunities and threats. The following items were mentioned:

Strengths:

- Parks, schools, highly educated community, good location
- Future road improvements

Weaknesses:

- Lack of industrial zoned land for development
- Lots of road construction

Opportunities:

- Better communication with the Ingham County Drain Commission
- Growing population/housing

Threats:

- Ingham County Drain Commission wanting too much work to be done by developers to fix old problems
- Commercial threats with expansion to Eastwood and the Westside of Lansing

7. NEW BUSINESS

- a. MARC Funds – MABA Small Business Expo Support Request

Director Clark mentioned that MABA is interested in bringing back the Small Business Expo at the Meridian Mall. There was general consensus that the EDC would support the event, but wanted to see the total budget. Director Clark will bring that information back to the EDC at a future meeting. There was discussion regarding the sale of the MARC building and \$7,000 given to the EDC for small business and the possibility of some of those funds used to support the Expo.

- b. Resolution for Meridian Juneteenth Festival

Chair Thompson discussed how the Juneteenth event started in 2021 through a committee and the committee has fundraised all the funds for the event. New to the celebration this year will be a jazz festival at Lake Lansing Park.

8. TOWNSHIP REPORTS

a. Township Board

Trustee Sundland reported the following:

- Board is working on updating the sign ordinance
- New welcoming signs installed
- Updated the purchasing and travel policies
- Village of Okemos resolution
- Discussing recreational marihuana ordinances

b. Township Manager

- Okemos was voted #1 place to live in Michigan
- Working on fixing 8 miles of local roads
- Having a public meeting tonight to discuss options for the “chip and fog” repairs
- Municipal Building will be closed for renovations from 4/24-10/1
- Celebrate Meridian on 6/24
- Township Pride Event on 8/26
- Police department will be getting new flooring and new locker rooms
- Township Health & Safety Event on 5/10
- Township will be doing Okemos Public Schools building permits
- 12th emergency siren is installed
- Schools are working on hiring Resource Officers
- Parks Family Fun Guide is in the mail
- The Pond’s lawsuit next week re: Daniel’s Drain
- Woodward Way-middle housing opening
- Community Center/Senior Center committee is meeting on regular basis

c. Planning Commission

Commissioner Scales mentioned that 33% of the commission is new. Director Schmitt has been working on providing planning and zoning training for the new commissioners. They are working to update the 2017 Master Plan. Tidal Wave Car Wash is going into the former Outback Steakhouse location.

d. Chair

None.

e. Staff

Director Clark reported the following:

- Social Sloth Café is moving in on Central Park Drive
- The rest of Haslett Village Square should be demolished in the fall
- American House is scheduled to open in January 2024
- Elevation is working on its 5th phase

9. COMMUNITY REPORTS

a. Meridian Mall

Director Dunham reported the following:

- Bed, Bath and Beyond is closing in 4 days
- Art Show on 4/15
- New screen printing/work wear store is coming
- Mall is at 2019 visit levels

b. MABA

Director Clark reported MABA is interested in bringing back the Small Business Expo to create a revenue stream for other small business programs including the gift card program and small grant/loans to businesses.

10. OPEN DISCUSSION/BOARD COMMENTS

None.

12. PUBLIC REMARKS

None.

13. NEXT MEETING DATE

- May 4, 2023 at 7:30am at the Central Fire Station, 5000 Okemos Road

14. ADJOURNMENT

Hearing no objection, Chair Thompson adjourned the meeting at 8:38am.



230 W Main St
Ionia, MI 48846

Statement Ending 03/31/2023

CHARTER TOWNSHIP OF MERIDIAN

Page 1 of 2

Account Number: XXXXXXXX2419

Managing Your Accounts



Okemos



800.355.0641



IndependentBank.com

>001027 3523554 0001 93443 10Z

02267409
P303

CHARTER TOWNSHIP OF MERIDIAN
ECONOMIC DEVELOPMENT CORP
MERIDIAN TOWNSHIP EDC/ACCOUNTS PAYABLE
5151 MARSH RD
OKEMOS MI 48864-1104



Independent Bank is proud to participate in Enact's Homebuyer Privileges® program. Customers who apply for a purchase or refinance of a home with Independent Bank can take advantage of several additional discounts and benefits valued up to \$8,500. Enjoy rebates and discounts on major appliances, truck rentals and moving supplies, discounts from national merchants, and much more! Contact an Independent Bank Mortgage Loan Officer to learn more.

Summary of Accounts

Account Type	Account Number	Ending Balance
BusinessFlex TM	XXXXXXXX2419	\$54,333.04

BusinessFlex TM-XXXXXXXX2419

Account Summary

Date	Description	Amount
03/01/2023	Beginning Balance	\$54,314.59
	1 Credit(s) This Period	\$18.45
	0 Debit(s) This Period	\$0.00
03/31/2023	Ending Balance	\$54,333.04

Interest Summary

Description	Amount
Annual Percentage Yield Earned	0.40%
Interest Days	31
Interest Earned	\$18.45
Interest Paid This Period	\$18.45
Interest Paid Year-to-Date	\$53.76
Average Ledger Balance	\$54,314.59

Other Credits

Date	Description	Amount
03/31/2023	Credit Interest	\$18.45

Daily Balances

Date	Amount	Date	Amount
03/01/2023	\$54,314.59	03/31/2023	\$54,333.04

Interest Rate Changes

Interest Rate As Of Date	Interest Rate
03/01/2023	0.4000%



New Businesses Opening/Relocating

- Social Sloth Café 1745 Central Park Drive Opening Spring
- AK Tobacco 4790 Hagadorn Road
- Bliss Salon (previously named Essex Salon) 4790 Hagadorn Road
- Retail Automotive Services 2359 W Grand River Ave
- New Food Establishment at 2398 Jolly Road #200
- Escapes Unleashed establishment 1841 Newman Road
- Fix My Feet 2189 W Grand River Ave
- Safelite 1761 Grand River Ave

Under Construction

- American House Meridian 1673 Haslett Road – Now Leasing!
- Cooper Creek Haslett Road
- Silverstone Estates Powell Road
- Silverleaf Estates Bennett Road
- Woodward Way Sirhal Drive- Now Leasing!
- Elevation Apartments Jolly Oak
- Jim Giguere 5 Single Family Hulett Road

Approved/Not Commenced

- Consumers Credit Union- waiting on approvals for the Drain office
- Trader Joe's Northwind Drive across from Whole Foods
- Newton Ponte Apartments Multifamily mixed use Newton Road and Saginaw Hwy-
Foundation permits have been issued
- Village of Okemos 4661 Okemos Road Commercial/Residential development
Approved EGLE Brownfield, Meridian Redevelopment Fund
- Giguere Homes Nest Loft Farms Six New Single Family Homes
- Haslett Village Concept 2.0 1655 & 1621 Haslett Road
Approved MUPUD 290 units, Brownfield and Commercial Rehabilitation Exemption
- Lake Court drive 5-8 Single Family Homes
- Grand Reserve –Central Park and Powell Road
- 2421 Grand River Ave – Retail location coming soon!
- 4880 Marsh Road Tidal Wave Car Wash - Outback Steakhouse is planned to be redeveloped

Other Township Happenings:

- Juneteenth three day festival event for 2023 Planned Friday June 9th (Movie in the park "The Wiz") Friday June 16th (Movie in the park "Queen of Katwe"), Saturday June 17th

Amber Clark Neighborhoods &
Economic Development Director
Meridian Township
Economic Development and Projects
May 2023

Blues & Jazz Festival and Sunday June 18th Spiritual review of African/African American faiths. Accepting sponsors and looking for food vendors that will provide black or African inspired dishes. Email Me

- Okemos Bridge is open north and south bound traffic please note some lane closures will occur on both Okemos Bridge and Grand River until the finishing touches on curb cuts and other improvements are completed.

Project Name	Project Site Location	Project Details
American House Meridian	1673 Haslett Road - Haslett	*55+ Independent living 132 Units <ul style="list-style-type: none"> • 10,000 Sq. Ft Commercial space includes café open to the public • Pathway to lead to Interurban Previously called "Pine Village"- mixed use development
Copper Creek	Cooper creek Road - Haslett	Single Family Home development <ul style="list-style-type: none"> • 88 Homes at Haslett Road east of Green road Product by Mayberry homes. Development is nearing completion and almost full!
Elevation Apartments	Jolly Oak and Jolly road phase	Market rate multifamily housing development <ul style="list-style-type: none"> • Phase 3&4 will include 66 units • 370 units total Final phase of elevation apartments has started construction.
Newton Pointe Apartments	6276 Newton Road/Saginaw Hwy	Market rate multifamily housing Mixed use residential project <ul style="list-style-type: none"> • 10(10 unit) multifamily bldgs. • 5(4 unit) single family attached and 14 single family homes
Silverleaf	Bennet Road and Hulett	Single family homes built over 5 phases. <ul style="list-style-type: none"> • 150 homes west of Bennett elementary Product by Mayberry Homes
Trader Joes	Northwind Drive	Lost subcontractor and will bring project forward in Spring as those elements are renewed!



To: Meridian Economic Development Corporation
From: Brian Shorkey, *AICP*, Senior Planner
Date: April 27, 2023
Re: 2023 Meridian Pride Day

Meridian Township is pleased to announce its first LGBTQ+ Meridian Pride Event scheduled for Saturday, August 26, 2023, 4:00 to 11:00, at Marketplace on the Green (1995 Central Park Drive, Okemos). The 2023 Meridian Pride Event will include entertainment, food trucks, vendors, a beer & wine garden, family friendly activities and more.

The music is being provided by Color of Sound Audio (estimate attached). Color of Sound has served Meridian Township at prior events and their proposal ensures that music and sound will be provided for the entire event. However, Color of Sound Audio has been forced to increase their prices from their prior experiences.

We are asking for your support to make this event a success and are asking for a donation in the amount of \$1,870 to cover the cost of Color of Sound Audio. This will ensure entertainment for the entire day for visitors and vendors. The MEDC's sponsorship will be recognized on all of the Township's social media and all publications for the event. MEDC's sponsorship will be known to all current and future vendors. At this time, a dozen vendors have signed on, including local entrepreneurs, and several more will be contacted in the next two months.

Please visit <https://www.meridian.mi.us/about-us/calendar/meridian-pride-event> for more information about our special day.

For questions about the event, or to confirm your participation, please contact Brian Shorkey at 517-853-4576 or email shorkey@meridian.mi.us.

Color of Sound Audio

colorofsoundaudio@gmail.com



Cris Pratt
4325 E. Berry Rd
Pleasant Lake, MI
49272
517.204.2712

Estimate

ADDRESS

Brian Shorkey

ESTIMATE # 1378

DATE 04/05/2023

Table with 5 columns: ACTIVITY, SKU, QTY, RATE, AMOUNT. Rows include event details (Farmers Market Meridian Mall, Aug 26, 2023) and line items for Production Services, CSA - Stage Audio system, Color of Sound:CSA FOH Audio Mixers, and CSA Production Services:CSA FOH Audio PRX635.

ACTIVITY	SKU	QTY	RATE	AMOUNT
4 - JBL Single 18 in powered subs 1,500 digital watts per cabinet	Services			
Production Services Load out after event	Production Services	1	400.00	400.00
Production Services Unload products at warehouse	Production Services	1	200.00	200.00

Let me know if you have any questions. Thank you.

SUBTOTAL	1,870.00
TAX	0.00
TOTAL	\$1,870.00

Accepted By

Accepted Date



To: Meridian Economic Development Corporation
From: Amber Clark Director Neighborhoods & Economic Development
Date: May 4, 2023
Re: Meridian Township Juneteenth Festival Update & Support Request

Summary

The EDC Chair along with the local businesses, residents and staff have volunteered their time for three years preparing a community festival in support of Juneteenth. Partnering with Ingham County and Ingham County Parks, Meridian Twp. will feature a Four day event this June in honor of Juneteenth.

- Friday June 9- Family Movie at Historical Park starts @9:00 PM featuring “the Wiz” and a costume party. Best dressed child and adult prizes!
- Friday June 16- Family Movie at Historical Park starts@ 9:00PM featuring “Queen of Katwe” and a chess party prior to the movie launch.
- Saturday Blues and Jazz festival featuring 5 live Blues and Jazz bands. 4 of the bands are local musicians, three bands are comprised of residents or staff of local businesses! Main performers are “Mixed Flavors!” and “Tony Thompson & Friends”. Event begins at 1:00PM goes to 7:00PM, some vendors will be onsite and we are heavily promoting our local bars that evening. Watershed, Mayfair, Blue Gill Grill will be happy to serve all that are age appropriate!
- Sunday our spiritual presentation will be presented by Pastor Marvin of Trinity Church in Lansing. Pastor Marvin is a Meridian Township resident and phenomenal speaker. *Sunday Best* is allowed and we will serve a nice meal after at Marketplace on the Green. Sunday June 18th at 1:00 PM.

Our request from the EDC is in support of the materials to provide the band members, volunteers and staff throughout the event. We have 4 event dates which will require set up of tables, tents, etc. In support of this public we are requesting \$1600 to sponsor the main event performer “Tony Thompson & Friends” for Saturday June 17th. This local band will serve our event twice with a bass player also playing for “the Sound” which we will feature Saturday. A local Meridian Township band that has played at Celebrate, Friday Nights @ Lake Lansing and recently, Joe’s on Jolly. The Juneteenth for Meridian Planning Committee has worked hard to fundraise between members and our network to accumulate \$3521 toward this initiative. Our goal budget is \$8,250.00 and we are just shy of that goal by \$1600.00.

Motion:

Move to approve support of the 2023 Juneteenth festival for \$1600.00 as request for the Blues & Jazz festival set for Saturday June 17, 2023.



Day Event	Event Name	Budgetary Items	Cost	Contract Sent	Contract Signed	Payment Received
Friday June 9th	Family Movie Screening	Movie Projector & Screen	\$937.92			Yes
	vendor Funflicks outdoor movies	Family Movie	\$35.00			Yes
		Snacks	Launch Trampoline Passes			
		"Giveaway item"				
Friday June 16th	Family Movie Screening	Movie Projector & Screen	\$937.92			Yes
	vendor Funflicks outdoor movies	Family Movie	\$35.00			Yes
		Snacks	?			
		"Giveaway item"	?			
		Subtotal	\$1,945.84			Yes
Saturday June 17th	Blues Jazz Festival	Budgetary Items	Cost			
		Color of Sound PA Company	\$1,600.00			
		Band- Mixed Flavors	\$600.00	yes		
		Band- School of Rock	\$0.00			
		Band-The Sound	\$800.00			
		Band- Tony Thompson & Friends	\$1,000.00			
		Band- Ear Mites- My Three Piece Trio	\$1,000.00			
		Performer Guess Who's Dancing Fitness	\$300.00			
		Subtotal	\$5,300.00			
Sunday June 18th		Food Caterer	\$1,500.00			
		Public Speaker	\$500.00			
		Historical Church Bldg	\$150.00			
		Subtotal	\$2,150.00			
	Project Total Cost		\$7,450.00			

Organization	Contact	Sponsorship Form	
Launch Trampoline Park	Matt Dalson	Freebies	\$0
Delta Dental	Carmen Arstinge	Advocate Sponsor	\$1,000
Greater Lansing CVB	Lori Lanspeary	Community Sponsor	\$500
Good Life Shaving Co	Manager	Community Sponsor	\$500
Playmakers	Andy Marsh	Advocate Sponsor	\$1,000
Juneteenth Fundraise Committee	Chair	Advocate Sponsor	\$3,521.00
		Total	\$6,521

FESTIVAL/SPECIAL EVENT PERFORMANCE AGREEMENT

THIS AGREEMENT, made this 31st day of January 2023, is for the services of music and/or entertainment described below between the undersigned entertainer(s) (includes accompanying musicians as described below, hereinafter referred to as "TONY THOMPSON/TONY THOMPSON AND FRIENDS") and MERIDIAN CHARTER TOWNSHIP ECONOMIC DEVELOPMENT CORPORATION who is to conduct an the event listed below (hereinafter referred to as "MERIDIAN EDC").

Business will be conducted through designated agent or representative of TONY THOMPSON/TONY THOMPSON AND FRIENDS (hereinafter referred to as "MANAGER").

- 1 MERIDIAN EDC will conduct the Concert known as: MERIDIAN TOWNSHIP JUNETEENTH BLUES/JAZZ FESTIVAL 2023
- 1 MERIDIAN EDC desires to hire ARTIST(s) as an independent contractor to provide the entertainment generally described below (the "Performance") on the following days and ARTIST(s) agrees to provide such Performance at said Concert.

Saturday, 17th day of June, 2023, Time: 3 PM Duration: 55 mins

- 1 Entertainers: The names and addresses of the Entertainers who will appear during the Performance, the amounts to be paid to each, and the Entertainer's social security numbers and union numbers, if any, are listed on Addendum A.
- 1 Location of Concert: The physical location of the Concert is:

Lake Lansing Park South- Ingham County, Michigan
- 1 Agreement to Perform: ARTIST(s) agree to provide the Performance in accordance with the terms of this AGREEMENT and any attached addenda or riders.
- 1 Price of Performance: MERIDIAN EDC agrees to pay ARTIST(s) or his agent an aggregate of one thousand dollars (\$ 1,000.00) by check immediately following the Performance.

Check shall be made payable to the ARTIST and, the MERIDIAN EDC agrees to process a check made payable to the ARTIST immediately after the completion of the performance.
- 1 Recording, Reproduction or Transmission of Performance: MERIDIAN EDC will use means available to prevent the recording, reproduction or transmission of the Performance without the written permission of ARTIST(s) or ARTIST's representative.
- 1 Excuse of Obligations: MERIDIAN EDC and ARTIST(s) shall be excused from their obligations in the event of proven sickness, accident, riot, strike, epidemic, act of God or any other legitimate condition or occurrence beyond their respective control.
- 1 ARTIST(s) agree that they have sole responsibility for the payment of any Federal or State taxes arising from the monies paid by MERIDIAN EDC to ARTIST(s)

Your signature below will constitute this as a binding agreement.

DATED: 2/1/23

For ARTIST(s)


Signature

ANTHONY Thompson
Name

256 Shoemith Rd
Address

Haslett, Mi 48840
City/State/Zip

517-220-~~11492~~1492
Telephone

For MERIDIAN EDC

Signature

Name

Address

City/State/Zip

Telephone

For MANAGER


Signature

AUDREY PATRIARCHE
Name

256 Shoemith Rd
Address

Haslett, Mi 48840
City/State/Zip

517-290-4483
Telephone

ADDENDUM A – List of ARTIST(s) Please attach to this agreement