



CHARTER TOWNSHIP OF MERIDIAN
CORRIDOR IMPROVEMENT AUTHORITY-CENTRAL FIRE STATION
5000 OKEMOS ROAD, OKEMOS, MI 48864
WEDNESDAY, JULY 25, 2018 6:00 pm – Minutes

MEMBERS

PRESENT: Eric Foster, Bruce Peffers, Chris Nugent, Kellie Johnson, and Jeff Ross

MEMBERS

ABSENT: Brian Jones, Barry Goetz, Chris Rigterink and Supervisor Ron Styka

STAFF

PRESENT: Community Planning & Development Director Mark Kieselbach

OTHERS

PRESENT: Kirk Byrens

1. CALL MEETING TO ORDER

Chris Nugent called the meeting to order at 6:20 pm and asked members to review the mission statement.

2. MISSION: The Corridor Improvement Authority of the Charter Township of Meridian is dedicated to establishing the Grand River Avenue corridor in Meridian Township as a prime business and recreation destination in the Tri-County region. The Authority is focused on creating programs and projects that invigorate the streetscape and build partnerships among corridor property owners, business owners, and residents.

3. APPROVAL OF THE AGENDA

MOTION BY CHRIS NUGENT TO APPROVE AGENDA. SUPPORTED BY MEMBER PEFFERS. MOTION APPROVED 5-0.

4. CONSENT AGENDA

MOTION BY MEMBER PEFFERS TO APPROVE CONSENT AGENDA. SUPPORTED BY MEMBER JOHNSON. MOTION APPROVED 5-0.

5. PUBLIC COMMENT

None

6. PRESENTATION

None

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7. NEW BUSINESS

A. Panera Project Review

Director Kieselbach reported the Township Board had held a public hearing on the Commercial Planned Unit Development for Panera at its meeting on July 24. While the Board is in favor of the project, they asked that the number of parking spaces be reduced to provide additional open space on the site. The board will act on the request at its meeting on August 9th.

8. OLD BUSINESS

A. Corridor Plan

Director Kieselbach outlined the July 25th memo from Director Buck which included the CIA Inaugural work plan, the April 2018 Shaping the Ave Corridor Plan and the Corridor Development Implementation Plan. Chris Nugent asked members to review the draft Implementation Plan and provide comments and suggestions on the overall plan and new items will be added by August 15th, so the updated plan can be reviewed at their meeting on August 22nd. Several members indicated they would like to visit businesses in the Corridor and encourage their involvement. They also asked if there was a list of businesses located in the corridor. Director Kieselbach stated there was an existing list of businesses that may need to be updated, but could be sent to the members.

8. MERIDIAN MALL REPORT

Chris Nugent stated that Todd Huhn no longer works for the Mall and he has resigned from the CIA. Director Buck was working with the Assistant Manager Shawn Dunham to provide written updates that could serve for this agenda item.

Launch Trampoline Park opening is delayed until the fall.

Director Kieselbach reported on the Mall/Farmers Market project. The Board supports obtaining an approximately 2.5 acre parcel along Central Park Drive from the Mall to relocate the Farmers Market. In return the Township would transfer an approximate 4 acre parcel of Township property located north of the Best Buy site to the Mall.

9. TOWNSHIP BOARD REPORT

Director Kieselbach reported that the Township Board at its meeting on July 24 had approved a zoning amendment to allow outdoor recreation uses in the C-2 and C-3 commercial zoning districts. The Board also approved the rezoning of approximately 40 acres at the northwest corner of Saginaw and Newton, the former M-78 Drive In, to C-2 Commercial.

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10. CHAIR REPORT

Chris Nugent updated the members on the following items:

- Leo's has closed and the property is for sale or lease.
- Soldans is relocating to the Digilink Building on Grand River
- Peak Performance Physical Therapy plans to open next to Playmakers after Labor Day

11. STAFF REPORT

Director Kieselbach reported on the following items:

- Red Cedar Manor mixed-use development is on hold pending information from the DEQ.
- The Tilted Kilt project has been withdrawn.
- Copper Creek Condominiums planned unit development located north of Haslett Road and east of Van Atta Road will have a public hearing before the Planning Commission on August 13.
- LaFontaine is looking at the property east of Sparrow Clinic and Fox Nissan is looking at the property east of the current Panera Bread location.

12. OPEN DISCUSSION/BOARD COMMENTS

Members asked about the timing of projects and when would be the best time for the CIA to provide comments or recommendations. Director Kieselbach replied that prior to the public hearing would be best. He stated that he would work with Director Buck to have the plans to the CIA as soon as staff begins processing applications.

13. PUBLIC COMMENT

None.

14. NEXT MEETING DATE

Wednesday, August 22, 2018 at 6:00pm at the Central Fire Station

15. ADJOURNMENT

MOTION BY MEMBER PEFFERS TO ADJOURN THE MEETING. SUPPORTED BY MEMBER JOHNSON. MOTION APPROVED 5-0. MEETING ADJOURNED AT 7:15PM.