

**ANN ARBOR DOWNTOWN DEVELOPMENT AUTHORITY
OPERATIONS COMMITTEE MEETING MINUTES
OCTOBER 30, 2013**

Place: DDA Office, 150 S. Fifth Avenue, Suite 301, Ann Arbor, 48104
Time: 11 a.m.
Present: Robert Guenzel, Al McWilliams, John Mouat, John Split, Keith Orr, Joan Lowenstein, Roger Hewitt
Absent: Russ Collins, John Hieftje, Sandi Smith, Rishi Narayan
Staff: Susan Pollay, Joe Morehouse, Amber Miller, Jada Hahlbrock
Public: Ray Detter, Brad Moore, Dennis Tice, Nancy Shore, Art Low, Megan Doolittle, Bill DeGroot

1. Transportation

- a. Bike Share Status- still on schedule for launch in spring 2014
- b. AATA request for a go!Pass MOU – DDA & AATA staff will work together on this.
- c. Abandoned bike update- RPS, DDA & City staff worked to tag & remove 50 bikes
- d. Running Fit Project - possibility of developer contributing dollars to be used for a new bike house in 4th/Wm.

2. New Business

- a. 624 Church St. request for 6 additional spaces. Committee recommendation DDA approval of this request.
- b. Main St Light Poles- City staff re-inspecting the poles, DDA will provide \$300K to replace most damaged poles
- c. EV Units: should DDA charge for EV use? Research was shared. Recommendation to wait because current technology is not customer-friendly, too cumbersome.
- d. Street Framework Consultant recommendation- Ops Committee to put forward resolution to the full board to accept the recommendation of the Selection Committee

3. Financial Statements

- a. 1st Quarter Financial Statements- statements and parking data was reviewed
- b. FY 13 Income Statement - reviewed

4. Parking Operations- Megan Doolittle, RPS Operations Manager was introduced, wash downs underway

5. Construction

- a. Update on Parking Structure Maintenance Work- on schedule to be completed in November
- b. Tree Planting 2013- tree planting taking place in the next few weeks

6. Old Business

- a. NHL Update. Council will be asked to vote to approve plan including charging for parking on New Years Day at their Nov 18th meeting.

The meeting adjourned at 1:05pm.

Susan Pollay, Executive Director

**ANN ARBOR DOWNTOWN DEVELOPMENT AUTHORITY
PARTNERSHIPS COMMITTEE MEETING MINUTES
Wednesday, October 23, 2013**

Place: DDA Office, 150 S. Fifth Avenue, Suite 301, Ann Arbor, 48104

Time: 9:00a.m.

Present: Robert Guenzel, Al McWilliams, Rishi Nayaran, John Mouat, Sandi Smith, John Split, Keith Orr, Joan Lowenstein

Absent: Russ Collins, Roger Hewitt, John Hieftje

Staff Susan Pollay, Executive Director

Present: Amber Miller, Planning & Research Specialist
Jada Hahlbrock, Management Assistant

Public: Sabra Briere, Maura Thomson, Ray Detter

1. IDA Conference Debriefing
2. Discussion regarding possible creation of a Communications Subcommittee
3. Partner Updates
 - a. Planning Commission
 - b. City Council
4. Audience Participation- none

The meeting adjourned at 11:05 am.

Respectfully submitted,
Susan Pollay, Executive Director

**RESOLUTION TO INCREASE THE NUMBER OF PARKING SPACES FOR THE 624 CHURCH STREET
DEVELOPMENT UNDER THE CITY'S CONTRIBUTION IN LIEU FRAMEWORK**

Whereas, The DDA mission is to strengthen the downtown area and attract new private investments, and it uses its management of the public parking system as a tool to help it accomplish its mission;

Whereas, In 2012 Ann Arbor City Council set forward a Contribution in Lieu Parking Space option for new developments in the DDA District that are required to provide some amount of parking as part of their site plan premium requirements;

Whereas, In September 2012 the developers of the 624 Church Street project made a request to the DDA to provide 42 parking spaces using the City's Contribution in Lieu framework, and in October, 2012 the DDA voted to approve the provision of these 42 spaces in the Forest Parking Structure;

Whereas, The 624 Church Street project has been modified, and a proposal for a 13-story, 132,000 square foot apartment building with approximately 122 units and 232 beds atop and adjacent to the existing Pizza House building on Church Street in the South University area has been put forward to the City;

Whereas, In October, 2013 the DDA received a supplemental request from the developers of the 624 Church Street to increase the number of parking spaces in the public parking system from 42 to 48, which are the number of spaces required by the City for approval of the project's revised site plan;

Whereas, The Operations Committee reviewed this request and recommends approval of six additional parking spaces, for a total of 48 parking spaces in the Forest Avenue parking structure for the 624 Church Street project;

RESOLVED, the DDA approves the recommendations as set forward by its Operations Committee for a total of 48 parking spaces for the 624 Church Street project in the Forest Avenue parking structure under the terms set forward by the City's contribution in Lieu framework.

RESOLVED, The DDA Chair and Executive Director are authorized to work with the DDA Attorney and City to execute a parking contract consistent with the provisions of the development agreement for this project.