



**CANTON TOWNSHIP
DOWNTOWN DEVELOPMENT AUTHORITY
Minutes of the
April 21, 2021 Meeting**

The meeting was held via videoconference due to Covid-19. It was called to order at 8:02 A.M. by Chair Person, Bart Patterson

Present: Andy Hargreaves, Anne Marie Graham-Hudak, Bart Patterson, Dianne Cojei, Kurt Olson, Laura Giove, Mark Waldbauer, Richard Auniga, Sandeep Narang, Seth Kleinglass, Steve Brock, Wedad Suleiman

Absent:

Staff: Amy Hamilton, Kerri Romanko

Guests: MDOT: John Tanner, Adam Penzen, Jayson Nault – CANTON MSD: Jade Smith
NEW MOON VISIONS: Kim Rivera – OHM: Kent Early

ACCEPTANCE OF AGENDA

MOTION: by Mark Waldbauer, supported by Janet Volante, to accept the agenda as presented.

AYES: All present

APPROVAL OF THE MARCH 17, 2021 MINUTES

MOTION: by Mark Waldbauer, supported by Anne Marie Graham-Hudak, to approve the March 17, 2021 meeting minutes.

AYES: All present

CITIZENS' NON-AGENDA ITEMS

NONE

PAYMENT OF BILLS

MOTION: by Janet Volante, supported by Anne Marie Graham-Hudak, to accept payment of bills.

AYES: All present

SPECIAL RECOGNITION – JANET VOLANTE

Amy Hamilton announced that this would be Janet Volante's last meeting. She has been on the DDA board for twelve years. Amy thanked her for her service and informed her that she would be receiving a plaque to honor her dedication to the DDA.

The board collectively expressed their gratitude for Janet's many years of service on the DDA board.

CONSIDER AWARD OF 2021 PAVING CONTRACT TO AL'S ASPHALT PAVING CO INC

Amy Hamilton said the invitation to bid on the Brookline, Elmhurst and Marlowe paving project went out on March 11, 2021. Al's Asphalt Paving Co. was the lowest bidder coming in at \$223,530.40. She asked for the board's approval to award the paving contract to Al's Asphalt with a 15% contingency of \$33,529.53 making the total purchase order amount \$257,059.98.

Anne Marie Graham-Hudak asked if the contract goes to Kristin Kolb for review. Amy Hamilton said we haven't had contracts reviewed in the past. Anne Marie said Canton is now implementing our own standard contract because in the past a lot of time was spent going through a contractor's contract to make sure the verbiage was correct. She explained that Kristin Kolb, Jade Smith and Wendy Trumbull created a standardized contract that we could give to the contractor. Amy Hamilton said we can show them the contract at the preconstruction meeting. John Tanner said the next step would be to give them the notice of award and contract documents. This would have to be before the pre-construction meeting.

MOTION: by Mark Waldbauer, supported by Kurt Olson, to award the paving contract to Al's Asphalt Paving Co.

AYES: All present

CONSIDER APPROVAL OF PURCHASE ORDER TO LECLERC DISPLAY FOR 2021 HOLIDAY DÉCOR

The board collectively decided that they would like to see additional holiday decoration options and pricing for the light poles along Ford Road. Amy Hamilton said she would invite LeClerc to the next meeting so they can present additional options and pricing.

MOTION: by Mark Waldbauer, supported by Seth Kleinglass, to table until we can review additional options.

AYES: All present

CONSIDER APPROVAL OF CONTRACT EXTENTION FOR ALBAUGH MASONRY

Amy Hamilton said Albaugh has been our on-call mason for many years now. We did an invitation to bid again in 2018 but they were the only ones to bid. Bart Patterson wanted to clarify that we aren't increasing the amount, we are just having it available in a blanket PO should we need it. Amy said that was correct. She also said that any damage to the walls caused by car accidents is reimbursable through our insurance.

MOTION: by Kurt Olson, supported by Seth Kleinglass, approve the PO to Albaugh Masonry.

AYES: All present

MDOT PRESENTATION: IMPACT OF FORD BOULEVARD

Adam Penzzen, MDOT Project Manager, introduced himself and Jayson Nault, designer from Tetrattech. He explained that they would be going over some of the aesthetic options for the Ford Road Boulevard, what it could look like and an update on the project as a whole.

Jayson Nault began with visuals of the project borders from W of Sheldon to SB I-275 as well as north and south on Haggerty Road, approximately ¼ mile. He explained that while we are moving forward the time line is very right-of-way-dependent. There are nearly seventy parcels to obtain and will take time and need documentation. Once that is done, we are looking at a two-year project. During the first year, the Haggerty sections will be done, then prep-work such as temporary widening and signals for traffic shifting will begin. The second year, they will work on M-153 (Ford Rd) itself and complete the project.

- All of the drainage will be replaced using existing County drains, a pond will be put in on the SW corner of the I-275 interchange to accommodate some of the drainage due to the project.

- New water main will be installed along M-153 to replace existing pipe. The idea is to use two smaller water mains along each side of the road as opposed to one large main. This makes any water main breaks serviceable from either side and not disrupt traffic by making repairs across the roadway.
- The widening and grading will have an impact on the decorative walls currently there. The widening will vary from about 7-25 feet, with most areas being between 10-15 feet.
- Signals will be replaced. There will be signals at all major crossroads, on either side of the major crossroads and some in between. Total of about 17 signals will be replaced.
 - There is a wide variety of color options for signal mast arms.
 - Mast arm types are determined by strength.
 - Some lune areas will require span wire because mast arms won't be long enough
- There will be ADA modifications and replacements at all intersections. All sidewalks will be replaced due to the impact of the widening. Sidewalks will be a walkable surface, the area around the sidewalk is recommended to be something pervious to minimize runoff.
- The new M-153 roadway will be asphalt, based on lifecycle cost analysis. It is still being determined by the county what material will be used for the Haggerty Road portion.
- Turning lanes will be the biggest impact on the project. Due to the narrow boulevard, additional turning area will have to be provided for large trucks and commercial vehicles.
- Aesthetic options will be limited due to minimal space. Whatever is put in the median has to be maintained, there is a safety aspect to consider in regards to maintaining this area as well.
 - MDOT recommends hard scape for these areas
- Lighting will be impacted. Temporary lighting will also have to be considered during construction.
 - Lighting will not be required in the median and not recommended due to safety issues.
- MDOT will work concurrently with utilities to prevent any interruptions in service. Shut-offs to water are typically handled at night.

Amy Hamilton said that she and Anne Marie Graham-Hudak discussed forming a sub-committee with three members from the DDA Board and three members from the Canton Township Board since both boards have a vested interest in the aesthetic appeal on Ford Road. Amy asked for volunteers. Mark Waldbauer and Bart Patterson came forward to volunteer. Seth Kleinglass said he would be interested but wanted to make sure he had the time available before making the commitment.

Amy asked Adam Penzen how long we have to make these decisions. Adam said ideally as soon as possible but no later than September (2021) so they can be incorporated in the final plan.

NEW MOON PRESENTATION: 2021 DIGITAL SHOPCANTON GUIDE

Amy Hamilton said that Covid caused us to cancel the ShopCanton Guide last year and left us a holding pattern this year. It was decided that the board wanted to move in a more digital direction. Amy introduced Kim Rivera from New Moon.

Kim Rivera said New Moon came up with a program to help merchants in Canton. The program they came up with is called Covid Assistance Canton Continues 2021. It focuses on walk-in businesses in Canton Township. It is designed as a digital flip-book to create awareness on the ways to enjoy Canton during the pandemic. It will be launched in mid-May. Each merchant that chooses to participate will get a free half page ad in the digital flip book with links to their website, phone numbers and blog on the shopcanton.org website as well as a mobile app coupon if they would like.

DDA COORDINATOR'S REPORT – April 15, 2021

- **Public Art** – Installation of the new public art will take place on Thursday, May 13.
- **DDA Shredding Event** – We have scheduled a shred event for August 21 from 8-10am in the parking lot of Superbowl. Please let me know if you are available to volunteer.
- **New Business Update** – Sad news, TGI Friday's is closing, along with Loves Furniture, JC Penney and Bed, Bath and Beyond. A Certificate of Compliance has been issued for the following businesses:
 - o **Clients First Realtors** – 43050 Ford Road
 - o **Back to you Rehab** – 39933 Ford Road
 - o **Cloudz Smoke Shop** – 44942 Ford Road

ADDITIONAL CITIZENS AND BOARD MEMBER COMMENT

Bart Patterson asked Amy Hamilton if she knew what our new MDOT crash rating (on Ford Road) would be after construction, based on MDOT studies. Amy said she wasn't given that information but we could ask MDOT next time we meet with them.

Bart Patterson noticed that there hasn't been any construction on Planet Fitness for some time and wondered if anyone was aware of a targeted completion date. No one had information as to when they would open or construction would resume.

Bart Patterson complimented Mark Walbauer on the email and information he sent out regarding the light options for Ford Road. Bart said he likes the vintage look but he thinks that Canton is a more forward-thinking community and wonders if we should go more contemporary to differentiate Canton from other communities. He said he likes that they are a smaller footprint, smaller head but produce as much light. Bart pointed out that with all the other mast arms, streetlight wires and amount of other vertical things that we should keep the light poles minimal. He went on to say he likes the traditional globe effect but we're not downtown Plymouth, we are Ford Road.

Mark Waldbauer said he agrees with Bart. He just wants to see that we tie in the street lights at the east and west ends of Ford Road that won't be newly constructed so that we have consistency along the DDA corridor.

Mark Waldbauer brought up the matching lights that do not belong to Canton Township, such as the ones in the Lowes parking lot that the property owners are responsible for. Amy Hamilton said that we will install and maintain them so there shouldn't be a problem.

ADJOURN

MOTION: by Anne Marie Graham-Hudak, supported by Bart Patterson, to adjourn.

MEETING CALLED TO ADJOURN at 9:39 A.M.