



## CITY OF HART

407 S. STATE ST.

HART, MI 49420

### TAX INCREMENT FINANCE AUTHORITY (TIFA)

June 13, 2019, at 1:00 pm

**Minutes - Approved**

Members Present: Chair – Patrice Martin, Tracey Lipps, Garth Larson, Gale Goldberg, and Steve Bruch

Members absent: Bill Hegg, Tom Drenth

Also present: City Manager – Lynne Ladner, Deputy City Clerk - Cheri Eisenlohr, Main Street Manager – Julie Kreilick, George Sadler, Business Owner.

Chair Martin called the meeting to order; roll call was taken.

**Agenda Approval:** Ms. Goldberg made the motion, supported by Ms. Lipps, all ayes, motion carried.

**May 9, 2019, Minutes Approval:** Mr. Larson made a motion to approve, supported by Ms. Lipps, all ayes, motion carried.

**Public comments were made at this time:**

- None

**Financial Report:**

- Ms. Ladner went over the budget with the board and advised them that the Council has to approve the budget before the TIFA members do.
  - The fund needs to be spent down to below \$10,000.00 every five years.
  - The budget can be amended after the first of the fiscal year to accommodate other projects not initially listed in the budget.
- **Project Improvement Program:**
  - Ms. Martin went over the changes that were made to the application. This document needs to go to the City's attorney before being implemented.
    - Mr. Bruch made a motion to send the document to the attorney, supported by Mr. Larson, all ayes, motion carried.
- **Sidewalk Improvement Program:**
  - Residents can apply to both TIFA and the City for sidewalk assistance.
  - Give an early spring (April) deadline date for receipt of applications.
  - Ms. Ladner has two projects that she would like to have taken under consideration for this program.
    - Fairgrounds to Polk Road. Mr. Larson stated that this sidewalk would only be usable during the spring/summer/fall months and would be blocked with snow in the winter.
    - Street project on Lincoln Street. The sidewalks need to be made ADA compliant. Tripping hazards are the first items to be addressed for sidewalk repairs/improvements.
- **Property Owner (George Sadler) Requests:**
  - Alleyway property behind LaProbadita – the board does not feel that this would fall under a TIFA project.
  - Asbestos inspection of the “old Walker’s Restaurant” property - the City will look into applying for a Brownfield Grant on behalf of Mr. Sadler to have the property inspected for asbestos.

**Action Items:**

- **Project Improvement Program:**
  - **Adopt if no additional changes**
    - Tabled until the attorney responds.
  - **If adopted, schedule public roll-out**
- **Adopt FY2020 TIFA Budget**
  - Mr. Bruch made a motion to accept the FY2020 Budget, supported by Ms. Goldbert, all ayes, the motion carried.

**Communications from Members:**

- None

The meeting adjourned at 2:05 p.m. upon a motion made by Mr. Bruch and supported by Ms. Goldberg.

The next meeting will be Thursday, July 11, 2019, at 1:00 p.m. at City Hall.