

*City of Hart, Michigan*
TIFA Board
**May 12, 2022, 1:00 PM**
**Hart City Hall Community Center, 407 State Street, Hart, Michigan**

**NOTICE OF PUBLIC MEETING**

**TIFA Agenda**

1. Call to order
2. Roll Call; B. Hegg, G. Goldberg, Tracey Lipps, Nichole Kleiner, Deborah Windell, S Hegg, Amy Trudell
3. Approval of Agenda
4. Public Comment
5. Approval of April 2022 Minutes
6. Approval of April 2022 Financials
7. Action Items
    a. Request to reconsider proposal to capture monies from the Oceana Council on Aging
8. Discussion Items
    a. Hart Commons Canopy
    b. Thursdays on Main Update
9. Member Comment
10. Adjournment - *next regular meeting June 9, 2022 at 1pm*

CITY OF HART
407 S. STATE ST.
HART, MI 49420

**TAX INCREMENT FINANCE AUTHORITY (TIFA)**
April 21, 2022, at 1:00 pm

**MINUTES**

**Call to Order:** Windell called the meeting to order at 1:02 pm. Voice rollcall was then taken.
**Members Present via Zoom or in-person**: Scott Hegg, Tracey Lipps, Deborah Windell, Amy Trudell
**Members absent**: Bill Hegg, Gale Goldberg
**Others present:** Nichole Kleiner, Wes VanderWilk, George Sadler, Scott Butcher, Bill Ryder, Craig Cihak, Rob Splane
**Approval of Agenda:** Motion by S Hegg, supported by Lipps to approve the agenda. Motion carried.
**Public Comments:** Wes VanderWilk presented on behalf of the Fighting Diamonds group who's mission is to train a team of courageous spirit-filled men in our community who experience freedom in Christ. The group is interested in working with TIFA to renovate the Ceres property to provide housing, counseling, actives, workshops, activities, etc by utilizing/improving the existing buildings, adding green space (parks) and more. VanderWilk presented drawings and asked the board if they would entertain the idea. Kleiner responded that once the property is acquired and environmental studies have been completed, TIFA would post an RFP. The group could submit their proposal at that time.

George Sadler questioned TIFA on why they held a closed meeting to review applicants for the Match on Main grant. He also questioned what is happening with the Walker building. Sadler also wanted to know what's happening with the Brownfield authority and how to apply for the property improvement grant.
**March Minutes:** Motion by Trudell, supported by S Hegg, to approve March 2022 minutes. Motion carried.
**Financials:** Motion by S Hegg, supported by Trudell to approve March 2022 financials. Motion carried.
**Action Items:**

- **Property Improvement Grant Application** – **69 S State Street** – application from Lakeside Fitness for 50% reimbursement to remove siding, brickwork, tuckpointing, architectural repair, exterior painting was reviewed in the amount of $21,973. Board agreed to hold discussion until the second application was reviewed.
- **Property Improvement Grant Application – 39 S State Street** – application from The Bakery on the Corner for a 50% reimbursement for brickwork, tuckpointing, installation of awnings on the side and new windows in the amount of $19,395.
  To grant both applicants the full 50% match request, TIFA would be over budget by $1,368. After discussion, motion by Trudell, supported by Lipps to grant 69 S State a $20,605 grant and 39 S State a $19,395 grant. Motion carried.

**Discussion Items:**

- CERES purchase agreement - Kleiner reported that the CERES purchase agreement is being reviewed by the city's legal team.
- Grant Application Updates – Kleiner reported that she has applied for 11 grants in the past 60 days, sharing the breakdown with the board.

**Communications From Members:** None
**Adjournment:**

- Motion by S Hegg, supported by Lipps, to adjourn the meeting at 2:20 pm. Motion carried.

The next regularly scheduled meeting is February 10, 2022, at 1:00 pm.

Respectfully submitted,

Nichole Steel
Community & Economic Development Director

THE HUNTINGTON NATIONAL BANK
PO BOX 1558 EA1W37
COLUMBUS OH 43216-1558

Huntington

CITY OF HART
TIFA ACCOUNT
407 S STATE ST
HART MI 49420-1259

*Have a Question or Concern?*

Stop by your nearest Huntington office or contact us at:

1-800-480-2001

www.huntington.com/businessresources

## *Huntington PublicFund Business Interest Checking* *Account: -------9172*

**Statement Activity From: 04/01/22 to 04/30/22**

| | |
|---|---|
| Days in Statement Period | 30 |
| Average Ledger Balance* | 312,168.23 |
| Average Collected Balance* | 312,168.23 |

* The above balances correspond to the service charge cycle for this account.

| | |
|---|---|
| **Beginning Balance** | **$312,168.37** |
| **Credits (+)** | **2.57** |
| Interest Earned | 2.57 |
| **Total Service Charges (-)** | **0.25** |
| **Ending Balance** | **$312,170.69** |

*Average Percentage Yield Earned this period 0.010%*
*Interest paid last year $31.78*

## *Other Credits (+)* *Account:-------9172*

| Date | Amount | Description |
|---|---|---|
| 04/29 | 2.57 | INTEREST PAYMENT |

## *Service Charge Detail* *Account:-------9172*

| Date | Service Charge (-) | Waives and Discounts (+) | Description |
|---|---|---|---|
| 04/15 | .25 | | REMOTE DEPOSIT CAPTURE FEES |

## *Service Charge Summary* *Account:-------9172*

| | |
|---|---|
| **Previous Month Service Charges (-)** | **$0.25** |
| **Total Service Charges (-)** | **$0.25** |

## *Balance Activity* *Account:-------9172*

| Date | Balance | Date | Balance | Date | Balance |
|---|---|---|---|---|---|
| 03/31 | 312,168.37 | 04/15 | 312,168.12 | 04/29 | 312,170.69 |

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March 22, 2022

City of Hart TIFA Committee

Dear Committee Members:

The Oceana County Council on Aging would like to respectfully request the Hart TIFA committee reconsider the proposal to capture monies from the Council on Aging's 2022 millage funds.

We anticipate needing to apply those funds toward the balance due on a whole building generator. Once installed, our facility could be used as a Red Cross Emergency shelter. We need to repave and restripe our facility parking lot ahead of schedule at an estimated cost of $10,000. Seniors have begun complaining the lines are difficult to see, especially when it is dark. We have the only public bus service in the county and would like to provide more out of county shopping trips and medical transports. Veterans have asked us to install a large, permanent flag pole. We will certainly ask for grant and donated funds but the TIFA funds would allow us to purchase it sooner. And finally, we have been paying down our building loan with a payoff goal the end of 2022, which is before our millage is up for renewal in 2023. While TIFA funds would not be used toward the payoff, we want to show that we are prudent with our money and that these funds are so necessary and important in supporting the seniors of Oceana County.

Sincerely,

Oceana County Council on Aging

The City of Hart Presents:

# Thursdays ON MAIN

June 16 - August 25

## HART COMMONS PARK

Corner Main and State Street | Hart, Michigan

| | |
|---|---|
| 11a-11p | Social District Open |
| 5-8p | Makers Market |
| 6-9p | Yard Games |
| 7-9p | Concerts in the Commons |

CONCERTS ARE FREE
For your seating comfort, please bring your own lawn chair

INCLEMENT WEATHER?
Call 231-873-2488 option #2 then option #4 for updates.

**NEW**

Hart Makers Market will feature local artisans with hand made goods and LIVE DEMONSTRATIONS

# HART Sparks

## DOWNTOWN HART

Saturday, July 2

Kids activities, food vendors, live music and FIREWORKS over Hart Lake!!

| | |
|---|---|
| 6-9p | Free Kids Activities |
| 6-10p | Food Trucks & Vendors |
| 7-10:30p | Stolen Horses Band |
| Dusk | Hart Sparks Fireworks |

#TakeMeToHart | www.cityofhart.org

# MUSIC ON THE COMMONS

## CONCERT LINEUP

**June 16 • Evan Allen | 7-9p**
A West Michigan favorite, solo act Evan Allen rocks the rhythm and blues favorites.

**June 23 • 80 Cows! | 7-9p**
Acoustic, eclectic blend of folk, bluegrass, and other forms of Americana.

**July 2 • HART SPARKS CELEBRATION | 6-11p**
Join us for a family fun Independence Day celebration with kids activities, food vendors, live music and FIREWORKS over Hart Lake!!

**Stolen Horses Band | 7:30-10:30p**
This high energy country rock band will have music fans of all genres signing along to outlaw country sounds like no other!

**July 7 • Second Chances Band | 7-9p**
Performing the classics; Billy Joel, The Doors, Van Morrison, Allman Brothers, Beatles, Bob Dylan, and much more.

**July 14 • Silverado Band | 7-9p**
Music styles ranging from Hank Williams, Patsy Cline, Toby Keith to Jerry Lee Lewis, Elvis and the Mavericks.

**July 21 • I.AM.JAMES | 7-9p**
Solo artist and indy-pop singer-songwriter Sierra Cassidy peforming off-beat pop.

**July 28 • The Guitars of Dutch Henry | 7-9p**
Featuring John Merchant and Greg Miller an Americana/Alt-Country/Pop band.

**August 4 • Patty Pershayla & the Mayhaps | 7-9p**
Patty PerShayla is a singer-songwriter from Grand Rapids known for her powerful voice, unapologetic lyrics, and her ukulele renditions.

**August 11 • Drew Hale | 7-9p**
Country meets roots-rock with powerful award-winning vocal performer Drew Hale from Traverse City. Drew has shared the stage with Tim McGraw, Dierks Bentley, Canaan Smith.

**August 18 • Plain Jane Glory | 7-9p**
West Michigan husband and wife duo specializing in heartfelt Neo-Folk/Americana music using a variety of instrumentation including: vocal harmonies, violin/fiddle, acoustic guitar, banjo, harmonica, and percussion to create a big sound for a duo.

**August 25 • TBA | 7-9p**
xxxx