

MEMORANDUM OF MEETING
SHOPPING AREA REDEVELOPMENT BOARD (SARB)
Thursday, July 13, 2023, at 9:00 am

PRESENT: Board members – Visser, Barnes, Gentry, VanHoven, Mayor Klynstra

ABSENT: Vos

Staff: Marketing Director deRoo, Recording Secretary Humphrey

The meeting was called to order at 9:00 a.m. by Board Member Visser.

1. Motion was made by Board Member Klynstra and seconded by Board Member Barnes to approve the June 8, 2023 minutes.

All present voting aye, Motion Carried

2. **REAR LANDSCAPING PROPOSAL**

Emaley Brusveen, a landscape designer from MC Smith, was present and passed out rear landscaping plans and a plant palette. She discussed how most of the plants were native and adaptive, which will do well in dry and sunny locations, although most existing landscaping plots do have irrigation. The City will manage all landscaping incorporating as much of the existing well-manicured areas as possible, while presenting a refreshed consistent look throughout. All plants will be kept to a maximum of four feet or less at full maturity and will be complimented by using all dark hardwood mulch.

The next step is to present to City Council for budget approval and be ready to complete when the Main Avenue Project gets to these blocks. The target for installation is hopefully around the fall of 2023, pending approval of project budget and contractor availability.

3. **PATIO FENCING**

deRoo asked SARB to consider whether or not the City should require new fencing standards for downtown patios and discussed various options for patio fencing requests going forward. Currently on-street patios and bump-out patios permits (patios located on City property) are approved for a one-year term. deRoo suggested that permanent patio fences on private property (i.e. Tripelroot and StrEATs) ~~existing permits~~ would be grandfathered in.

- a) MINIMUM

STANDARDS

Items to be considered when issuing new permits would be: the type of material a fence should be constructed of; should there be height restrictions; placement of plantings to soften the look of the patio area; should we consider consistent fence colors; should new patio requests only be allowed in bumpout areas, or should additional on-street areas be allowed; should permanent fencing be allowed?

- b) FENCE

GRANT?

deRoo asked SARB how they felt about offering a grant option, similar to the sign grant to help business owners choose higher quality, more sturdy fencing. The board agreed that fencing has a much higher cost than a sign, and it was suggested that a grant may not even put a dent in the cost. Additional, members of the board implied that a restaurant

patio is an income generator for the business and they didn't feel that it is SARB's responsibility to offset the cost of something that will create more revenue for the recipient.

- c) NUMBER OF ON-STREET PATIOS?
La Crème currently has an approved on-street patio license that reduces the number of parking spaces available. The city's social district patio seating area also takes up parking spaces. Should SARB consider a maximum number of allowable on-street patio sites? Would SARB consider an on-street patio that utilizes angled parking spaces? The Gritmaker has not opened yet, what if they want to apply for an on-street patio? Gentry mentioned that the City of Holland has multiple on-street seating areas and people always find places to park, and Grand Haven closes the entire street to vehicles and uses the block for social district and patio seating. Gentry emphasized that it helps with aesthetics and visual vibrancy. Mayor Klynstra expressed concern with taking up parking spaces with patio seating.
- d) LONG-TERM LEASE OF PARKING SPACES?
Currently, the patio permits run for 1 year. Mayor Klynstra feels that the one-year permit works well.

No action was taken on the patio discussion. deRoo will put together additional scenarios and photos from other communities and bring the discussion back to SARB at a future meeting.

4. **MAIN AVENUE/SNOWMELT PROJECT UPDATE**

The Main Avenue Snowmelt Project is progressing as expected. The snowmelt portion of the project is a very minor part. There was a general curiosity as to when the block of Don's Flowers will be started, however deRoo mentioned that it is really too early to tell at this point.

5. **MURAL PROJECT UPDATE**

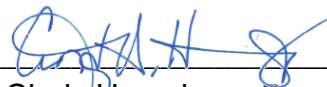
deRoo advised SARB that there have been a couple of applications and proposals received by herself, Kerri VanDorp and the Arts Council. She indicated that they all felt the artists would be a good fit, however, they were considering if/how the art proposals would work out.

6. **GIFT CARD PROGRAM**

The gift card program was presented to City Council, and they liked it, however, the City Attorney is not sure if the City can legally absorb fees. So, this project has been put on hold for the moment. The question now would be, is it worth it, if we can't do it without the fees.

There being no further business to conduct, a motion was made by Board Member Klynstra and supported by Board Member Barnes to adjourn the meeting at 10:08am.

All present voting aye, Motion Carried



Cindy Humphrey, Recording Secretary