



Kingsley Downtown Development Meeting

207 South Brownson Ave, Kingsley, MI 49649

4.3.2023

Meeting called to order at 6:03 by DDA President / Chair Max Anderson

Roll Call: Allman_X, Anderson_X, Ascione_X, Ashmore_X, G. Bogart_AB, Burke_X_, McKellar_X, Sieffert_X, Smith AB, Lajko_X

*Burke here at 6:07p

*Lajko here at 6:21

*Allman exited early then returned (Not included in all votes)

*Scott exited early (Not included in all votes)

Motion by MCKELLAR Seconded by SIEFFERT to amend the agenda to add CLOSED SESSION to discuss purchase of real estate.

All Approved.

Reports from the Board

1. Village Council -N/A
2. Village PC- N/A
3. Township Board- N/A
4. Township PC- N/A
5. Other – N/A

New

1. Village Update-Kaitlyn Aldrich
2. Kingsley Local Brewing Request-Pete Kirkwood
3. Kingsley Rocks! Business & Community Social Request-Diane Walton
4. Kingsley Friends of the Library/Adam's Fly Festival Request-Carrie Armstrong
5. Marketing Update-Jena VanWagner

"LumBEERyard" Discussion around loan/grant possibilities to assist with completion outdoor seating. DDA would need clear numbers, proper approvals, and quotes for work.

Motion by MCKELLAR Seconded by SIEFFERT to earmark \$36K to be set aside while we work through this project for loan/grant options to be brought back to the DDA in less than 30 days,

Roll Call: Allman_Y, Anderson_Y, Ascione_Y, Ashmore_Y, Burke_Y, McKellar_Y, Sieffert_Y, Lajko_Y. **All Approved. Motion Carries.**

The Rock of Kingsley-Business and Community expo including more than 25 local businesses to be held April 29th, admission is free. Requesting \$1000 for radio advertising, prizes, and promotional items.

Motion by MCKELLAR Seconded by SIEFFERT to pay \$1000.00 for advertisement purposes for the 3rd annual expo.

Roll Call: Allman_Y, Anderson_Y, Ascione_Y, Ashmore_Y, Burke_Y, McKellar_Y, Sieffert_Y, Lajko_Y. **All Approved. Motion Carries.**

Adam's Fly Festival-Request to pay for tent costs quoted by GJ Rentals to be held 6/3/23. Note that costs have significantly increased compared to past years.

Motion by MCKELLAR Seconded by LAJKO to pay \$4000 to cover the cost of the tent and chairs.

Roll Call: Anderson_Y, Ascione_Y, Ashmore_Y, Burke_Y, McKellar_Y, Lajko_Y. **All Approved. Motion Carries.**

Motion by LAJKO Seconded by ASHMORE to go into closed session @ 7:01pm.

CLOSED SESSION

Left Closed Session at 7:26pm

Motion by MCKELLAR ***Seconded by*** ALLMAN ***to*** move forward to support the land bank entering into the proposed purchase agreement with John and Melinda Sedlacek as presented and as may be amended by the Land Bank but not material changes. Further to enter into the development agreement with the land bank should the purchase form the Sedlacek' s be completed.

Roll Call: Allman _Y, Anderson _Y, Ascione_Y, Ashmore _Y, Burke_Y_, McKellar_Y, Lajko_Y. ***All Approved. Motion Carries.***

Old Business: N/A

Communications: N/A

Financial Reports: Treasurer's Report by Marc McKellar

Public Input: N/A

Any Item deemed necessary: N/A

Motion by MCKELLAR ***seconded by*** LAJKO ***to adjourn at 7:34PM***



G.J.'s RENTALS, INC.

Tents • Chairs • Tables
China • Flatware • Stages • Dance Floor

231-943-0700

www.gjsrentals.com

REMIT TO:
1400 Restful Lane
Grawn, MI 49637
e: rent@gjsrentals.com
Fax: 231-943-0777

Inv. Date	Invoice #
2/13/2023	38227
Event Date	Terms
6/3/23	COD

CUSTOMER INFO

KINGSLEY FRIENDS OF THE LIBRARY
C/O CAROL CARR
4233 VOICE RD.
KINGSLEY, MI 49649

DELIVERY INFO / DETAILS

KINGSLEY LIBRARY, - 213 S. BROWNSON
231 S. BROWNSON AVE - KINGSLEY
CONTACT
CAROL: 631-3303

ITEM ID	ITEM DESCRIPTION	QTY	PRICE EA.	AMOUNT
6080TP	60X80 TWIN POLE WHT	1	2,700.00	2,700.00
3045T	30X45 TRADITIONAL TENT WHITE <BEER TENT>	1	675.00	675.00
2030	20X30 PARTY TENT WHITE <PICNIC AREA>	1	225.00	225.00
30SIDE	7'X30' WHITE SIDE CURTAIN (CUSTOMER'S RESPONSIBILITY TO HANG/TAKEDOWN ON SITE) (30X45 - FYI: WILL COVER 60')	2	7.50	15.00
30FRENCH	7'X30' FRENCH WINDOW SIDE CURTAIN (CUSTOMER'S RESPONSIBILITY TO HANG/TAKEDOWN ON SITE) (TWIN - FYI: WILL COVER 1-60'SIDE & 1-80'SIDE)	5	15.00	75.00
BC	BROWN CONTOUR CHAIR	175	1.25	218.75
5R	5' ROUND TABLE	9	9.00	81.00
8BAN	8' BANQUET TABLE	50	6.50	325.00
CT42	COCKTAIL TABLE 36" DIAM. 42" HEIGHT	10	10.75	107.50
DPC	DELIVERY & PICKUP CHARGE	1	85.00	85.00
ANNUAL ADAMS FLY FESTIVAL - HONOR SPECIAL DISCOUNT RATES QUOTE 2/13/23 - NOTHING YET RESERVED DEPOSIT \$1800.00 DUE TO BOOK THESE ITEMS BALANCE DUE ON/BY DELIVERY DATE 2023 ORDER -OR- YEAR 1 OF 5 - 5 YEAR CONTACT RATES ONLY APPLY IF CONTRACT IS BOOKED IN 2023				

G.J.'S RENTALS IS NOT LIABLE FOR DAMAGE TO ANY UNDERGROUND UTILITIES. IT'S THE CUSTOMERS RESPONSIBILITY TO CONTACT MISS DIG - A FREE SERVICE; TO SCHEDULE A SITE VISIT NO LATER THAN 10 DAYS PRIOR TO YOUR EVENT (800-482-7171 : MISSDIG811.ORG) THE TENT AREA MUST BE FLAGGED TO ENSURE A SAFE INSTALLATION OF YOUR TENT RENTAL. (IRRIGATION LINES NOT INCLUDED)

CONTRACT TERMS

I/We, the undersigned, do hereby rent and accept the above listed equipment and acknowledge that it is in good working condition and agree to pay a stipulated rental therefor, and agree to take care of all the said equipment and to use it in a proper manner and agree that in the event any of the rented equipment is lost or destroyed before it is returned, to promptly pay to the company the full value of such rented property, in cash, and if damaged or injured in any way, to pay an amount equal to the reasonable cost of repairing the same, and further do hereby exonerate, indemnify and save harmless the company from all claims or liabilities to all parties for damage or loss to any person, persons or property in any way arising out of or during the use of said equipment.

It is agreed that upon failure to pay rent or if default is made in any of the other terms hereof, the company may at once take possession of said rented equipment wherever the same may be found and remove the same, and the company or its agents shall in no way be liable for any claims, for damages or injury in the removal of said equipment. This equipment may not be re-rented or re-leased without express written permission from GJ's Rentals, Inc. It is understood that the rental commences as of the date hereof and ends only when the rented equipment is returned or delivered at the office or shop of the said company. Equipment not returned by said date to the office or shop of said company will be subject to a %5 late fee unless prior arrangements have been made. All equipment rented on a delivery and pick-up basis must be restacked in the same place delivered, ready for pick-up. Past dues are computed be a single periodic rate of 1.5% per month for an annual percentage rate of 18%

Rental quantities must be finalized 10 days prior to date of event. Tent deposits require 1/2 cost deposit to reserve. Equipment cancelled after loading or at delivery will be subject to a restocking rate of 1/2 the cost of said equipment. Cancellation after delivery/setup falls within the parameters of the job completed and therefore, not eligible for any sales adjustments and/or refunds. G.J.'s Rentals is not liable for damages to any underground utilities. It's the customer's responsibility to call Miss Dig - a free service - 10 days before your event at 800-482-7171 and have tent area flagged 5 days prior to date of event. Miss Dig does not flag irrigation

SUBTOTAL	\$4,507.25
SALES TAX (0.0%)	\$0.00
TOTAL	\$4,507.25

DEPOSIT/PAYMENT	\$0.00
NET TO PAY	\$4,507.25

DELIVER: WED 5/31 OR THU 6/1 OR FRI 6/2/23

PICKUP: SUN 6/4 OR MON 6/5/23

CANCELLATION OF TENTS AND/OR EQUIPMENT BEFORE THE EVENT DATE FORFEITS THE RESERVATION DEPOSIT. CANCELLATIONS MADE AFTER DELIVERY ARE INELIGIBLE FOR ANY INVOICE ADJUSTMENTS OR REFUNDS. ANY/ALL DEPOSITS ARE NON-REFUNDABLE

RECEIVED BY:

Opening the LumBEERyard!



Priority 1: needed for service in the lumbeeryard	Estimated cost	Notes
Light grading, crushed stone/mulch, grass seed and straw. Landscape irrigation. Trenching for electric lines. Erect two steel	\$ 9,705	Quoted
Install electric line and meter bases for container and lights	\$ 7,500	Estimated
Lighting purchase and install:	\$ 3,000	Estimated
Priority 1 subtotal	\$ 20,205	

Priority 2: fun and comfort in the lumbeeryard	Estimated cost	Notes
Basic fire rings, outdoor games, furniture	\$ 6,500	Estimated
Priority 2 subtotal	\$ 6,500	

Priority 3: entertainment in the lumbeeryard	Estimated cost	Notes
Basic stage, basic audio equipment	\$ 10,000	Estimated
Priority 3 subtotal	\$ 10,000	

Priority 4: brewery entry restoration	Estimated cost	Notes
Front entry vestibule restoration	\$ 16,000	Quoted
Priority 4 subtotal	\$ 16,000	

Grand Total	\$ 52,705	
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