



Kingsley Downtown Development Meeting
207 South Brownson Ave, Kingsley, MI 49649

DDA MEETING

2/2/2026 Time: 5:30P

Meeting called to order at 5:33p by DDA President / Chair Max Anderson

Roll Call: Allman Y, Anderson Y, Ascione N, Ashmore Y, Burke N, McKellar N, Lajko Y, Steele N, Quinn Y.

Amend today's agenda to remove CLOSED SESSION.

Motion by Allman seconded by Lajko to accept agenda as amended. All Approved.

Motion by Lajko seconded by Allman to approve DDA Special Meeting Minutes from January 14th, 2026

New Business:

1. DDA Regular Schedule for 2026

Motion by Anderson, seconded by Lajko to set 2026 schedule as follows. All approved.

April 6

May 4

June 1

July 15

August 3

September 9

October 5
November 2
December 7
January 7, 2027

2. Resolution of Support (MOU) for Village Grant Request

Memo of understanding has been drafted to outline what and whom this new role would serve. Note that there is no financial obligation to the DDA at this time. Lajko asked if there should be something in there about when the grant comes to an end—who would be responsible for that. Charlie said he would like to have an annual evaluation and for that to be added at a much later time closer to the 3-year mark when the grant expires.

Charlie provided a resolution with recommended changes from the DDA. paragraph 3—DDA wants to be clear the Village will be responsible for this, remove “DDA”. Paragraph 5-Remove “DDA” and remove the approved language. Paragraph 6 removed entirely.

Motion to by Allman seconded by Quinn to approve with the recommended changes. All Approved.

3. Phase I update: Coal was found on Flower Shop property, which means contamination, so there needs to be a Phase II. While we are doing Phase II on Flower Shop we can do a Phase I on vacant parcel at a discounted rate. Asking DDA to pay for Phase I on the vacant property study in the amount of \$1000.

Motion by Allman, seconded by Lajko to approve an up-to amount of \$1000 for a Phase I study on the vacant property parcel 42-050-083-00.

Roll Call: Allman Y, Anderson Y, Ashmore Y, Lajko Y, Quinn Y.

4. Kingsley Community Day Request

To be held on July 28th, 2026 from 11a-5p and asking support for \$500 for marketing budget. This is the replacement of Heritage Days. Note: Ryan Quinn who owns a business within the DDA has revealed he is 100% volunteer and is not benefiting in the form of funds. 501C3 status for Kingsley Community days is almost completed!

Motion by Anderson, seconded by Allman to pay \$500 to Kingsley Community Days for marketing DDA purposes.

Roll Call: Allman Y, Anderson Y, Ashmore Y, Lajko Y, Quinn Y.

5. Kingsley Farmers Market Request

Kingsley Farmer’s Market is requesting financial contribution in the sum of \$7500 for the 2026 season to be paid in two equal payments, one at the start of the season to be paid by 5/31/2026 and the second half to be paid at end of the season by 10/14/2026 with the

payment to be routed through The Village of Kingsley.

(Refer to budget approval)—this expense was approved via the budget on 1/14/2026.

Old Business:

1. Update CIB/OHM Project

Phase I and Phase II update, noted earlier. Max presented at Optimist Club about the CIB progress. Max proposed a name “Kingsley Cornerstone Project-connecting people, place, and purpose.” Present DDA agrees. Demo of buildings have to be completed September 2026. Need to work through purchase of Flower Shop

Communications-Presented by Jena:

- Kingsley Farmers Market-Sponsorship by DDA
- Business Coffee coming up this Wednesday
- Drone shots of DDA to be used on FB page

Reports from the Board:

1. Village Council- Meeting was last Tuesday. Budget amendments made. N Brownson road construction which will be under construction this summer. Grant award for sidewalk and divider like S. Brownson. More pedestrian safety features. Additional state funds will be put towards re-paving the road. Joint meeting between VC and DDA coming soon! Positive feedback about snow removal.
2. Village PC-
3. Township Board-
4. Township PC-
5. Other

Financial Reports: Bank Statement Provided

Public Comment:

Other: - N/A

Motion by Allman seconded by Quinn to adjourn at 6:47p All approved.

RESOLUTION NO. 2026-2

WHEREAS, the Village of Kingsley D.D.A (Downtown Development Authority) is committed to fostering a vibrant, inclusive, and sustainable community that supports local residents, businesses, and public spaces; and

WHEREAS, Rotary Charities of Traverse City administers the Assets for Thriving Communities Grant Program, which supports initiatives that strengthen community assets, improve quality of life, and promote long-term community wellbeing; and

WHEREAS, the Village of Kingsley seeks funding to support a community-focused initiative that aligns with the goals of the Assets for Thriving Communities Grant Program, including strengthening local capacity, enhancing community engagement, and advancing inclusive economic and social development; and

WHEREAS, the Village of Kingsley D.D.A supports pursuing this funding opportunity and authorizing the submission of a grant application to Rotary Charities of Traverse City;

NOW, THEREFORE, BE IT RESOLVED, that the Village of Kingsley D.D.A hereby supports the submission of an application to Rotary Charities of Traverse City for consideration under the Assets for Thriving Communities Grant Program.

RESOLUTION DECLARED ADOPTED by the Village of Kingsley D.D.A at a regular meeting held on the 2 day of February, 2026.

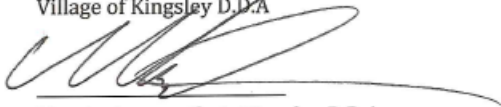
AYES: All

NAYS: none

ABSENT: Asciore, McKellar, Burke, Steele

CERTIFICATION

I hereby certify that the foregoing is a true and complete copy of a resolution adopted by the Village of Kingsley D.D.A



Max Anderson, Chair Kingsley D.D.A
Village of Kingsley