

# VILLAGE OF MORRICE DDA MINUTES

## VILLAGE HALL

March 26, 2025

1. Call to Order at 6:05 p.m.
2. Pledge of Allegiance
3. Roll Call attendance: Beth Andrus, Todd Scott, Bob Peterson, Troy Binkley, Jeff Harris (arrived 6:35 p.m.) and Dan Munro.  
Absent: Bob Opsommer, Shaun Thronson, and Lyn Smith.
4. Approval of Agenda:  
Motion was made by Troy Binkley to approve the agenda and seconded by Bob Peterson. Motion was approved: all ayes.
5. Approval of Minutes from February 26, 2025.  
Motion was made by Dan Munro to approve the minutes and seconded by Troy Binkley. Motion was approved: all ayes.
6. Call to the Public.
7. Financial Report.  
The ownership of the old bank building brought a few expenditures this past month. Several repairs had to be made in order to maintain the building for the renters, and to prepare for the major repairs that will begin once funding is found. The balance in the accounts stands at \$85,214.49. The next influx of funds is expected in August.
8. Old Business
  - A. Vacant Lot Project
    1. Beth is working with Lion Bear on a Rural Readiness Grant and the RAD grant from MEDC for commercial and residential buildings, and she submitted to Consumers

Energy Foundation to pitch for their Put Your Town on the Map competition.

2. Beth will have a luncheon with Lion Bear on Thursday April 3, 2025 to further discuss their options. All are welcome to attend at the Country Ranch at noon.

#### B. Holiday Décor

Dan Munro explained we are not going to wait on the representative from Consumers Energy to meet with us. Todd Scott and Dan will be meeting soon to plan how to obtain permission to install holders or brackets for hanging flags.

#### C. Bank Building

1. Beth Andrus supplied an update reviewing the expenses and income from the newly acquired building. Payments were made to Gormley Law, Aren's Architecture, the MML L&P and Walkowicz Consulting along with a smaller payment to Morrice Hardware.

Income was received from the rentals in the amount of \$3375.

2. Beth Andrus was able to secure a substantial decrease in the tax assessment charges for the DDA Properties from the Board of Review. She plans to file an appeal with the Tax Tribunal before the end of May to reduce what is now a \$3924.62 tax bill by another \$1300. The appeal will cost \$250. This will be discussed again at the next meeting.
3. Motion was made by Bob Peterson to approve the \$250 cost to appeal the tax assessment and seconded by Troy Binkley. The motion was approved by roll call: all ayes.

#### D. Post Office Building

1. Several issues have been addressed with maintaining the Post Office the last few weeks. They included new LED bulbs, a light switch, and sewer issues. These fixes have

been implemented and submitted for payment.

#### E. Architect's Estimate

1. Aren's Architecture submitted a proposal of \$7785 for the schematic design and conceptual cost estimates for the renovations at 318 Main Street.
2. Motion was made to approve the cost of the estimates by Bob Peterson and seconded by Dan Munro. The motion was Approved by roll call vote: all ayes.

#### F. Park Pavilion

1. Todd Scott brought before the DDA a request to assist in the funding of repairs for the park pavilion which would entail repairing the roof, the poles and the cement slab. After discussion the board approved a 50% funding not to exceed \$10,000.
2. Motion was made to approve the funding for the park pavilion by Bob Peterson and seconded by Dan Munro. The motion was approved by roll call vote: all ayes.

### 9. New Business

- A. At the request of the board Godfrey Home Improvements submitted an estimate for Post Office renovations. The list included tearing down drywall, ceilings, and frames, framing in walls, drop ceilings, re-drywalling, extending electrical outlets and hanging 2 new lights, priming and painting walls in the receiving areas, and disposal of the debris. Because the building will be implementing several of these renovations over the next several months (once funding is secured) it was decided to table the discussion.
- B. J&A Drain Services submitted an invoice for the repair of the sewer line, and the replacement of the fill valve on the toilet including labor and travel for \$1145. Motion was made by Jeff Harris to approve the payment for their services and seconded by Troy Binkley. The motion

was approved by roll call vote: all ayes.

- C. Steve Darling submitted an invoice for \$210 to replace the 8 Bulbs with LEDs in the Post Office entrance along with the light switch including labor and materials.

Motion was made by Jeff Harris to approve payment for Steve Darling's services and seconded by Troy Binkley.

The motion was approved by roll call vote: all ayes.

- D. Beth Andrus announced the April 8<sup>th</sup> Village Council Meeting will be a Public Meeting and all are invited to attend.

- E. The DDA is required to host 2 Informational Meetings each year.

The dates were set for June 25, 2025 and October 29, 2025.

10. The next DDA meeting will be held April 23, 2025.

11. Adjourned meeting at 6:55 p.m.