

AGENDA



DOWNTOWN
DEVELOPMENT
AUTHORITY

Board Members:

Luis Avila • Mayor Rosalynn Bliss • Kayem Dunn • Ryan Foley • Greg McNeilly • Jen Schottke • Diana Sieger
Al Vanderberg • Rick Winn

Wednesday, November 13, 2024

9:00 a.m. Meeting

29 Pearl Street, NW, Suite #1

- | | | |
|--|--------|-----------|
| 1. Call to Order | | Winn |
| 2. Approve October 9, 2024, Minutes (9:01)
(enclosure) | Motion | Winn |
| 3. Approve Preliminary October 31, 2024 Statements (9:02)
(enclosure) | Motion | Chapman |
| 4. Early Childhood Center Funding Request (9:05)
(enclosure) | Motion | Kelly |
| 5. Division Avenue Funding Request (9:15)
(enclosure) | Motion | Miller |
| 6. DDA Liquor License: 132 Monroe Center (9:25)
(enclosure) | Motion | Eledge |
| 7. Return to the River Presentation (9:35) | Info | Catcho |
| 8. Downtown Community Garden Presentation (9:45) | Info | Suidgeest |
| 9. Executive Director Report (9:55) | Info | Kelly |
| 10. Public Comment (9:56) | | |
| 11. Board Discussion (9:59) | | |
| 12. Adjournment (10:00) | | |



MEETING OF THE DOWNTOWN DEVELOPMENT AUTHORITY October 09, 2024

1. Call to Order – This meeting was called to order at 9:01 AM by Chair Rick Winn.

Attendance

Members Present: Mayor Rosalynn Bliss, Kayem Dunn, Ryan Foley, Greg McNeilly, Jen Schottke (arrival after agenda item #2), Diana Sieger, Al Vanderberg, and Rick Winn.

Members Absent: Luis Avila.

Others Present: Brad Thomas (President & CEO, Progressive Companies), Joe Agostinelli (Founder, Michigan Growth Advisors), Kaitlin Fitzpatrick and Camille Steverson (Co-Owners, Second Vibess/The Reworked Studio), Tim Kelly (Executive Director), Jessica Wood (Legal Counsel), Tricia Chapman (Treasurer), Mandy McDaniel (Recording Secretary), Melvin Eledge (DGRI Staff).

2. Approve Meeting Minutes from September 11, 2024
Motion: Member McNeilly, supported by Mayor Bliss, moved to approve the September 11, 2024, Meeting Minutes with the correction to attendance, marking Member Sieger as present. Motion carried unanimously.
3. Approve Preliminary September 30, 2024, Statements
Motion: Member McNeilly, supported by Member Sieger, motioned to accept Statement D: September 30, 2024, Expenditures. Motion carried unanimously.
4. 2025 Meeting Dates
Kelly presented the 2025 meeting dates as an info item. A calendar invitation will be sent in the coming weeks.
5. Fulton and Market Brownfield Agreement
Kelly presented a pass-through request for Fulmar Property Holdings, LLC, which is planning a transformational riverfront project. The request allows the City of Grand Rapids Brownfield Redevelopment Authority (BRA) to maximize reimbursement while the DDA retains 25% of the tax increment until 2054.

Brad Thomas from Progressive AE and Joe Agostinelli from Michigan Growth Advisors discussed the Fulton and Market project, which as proposed includes three high-rise

towers with 420,000 square feet of office space, 595 market-rate residential units, 76 condos, 130 hotel rooms, 37,880 square feet of retail, and 2,510 parking spaces. The \$738 million investment is expected to create 1,938 permanent jobs and aims to contribute \$8.5 million to the City's Affordable Housing Fund. Construction is scheduled to start next year and finish in spring 2029.

Member Vanderberg inquired about the 420,000 square feet of office space and its impact on Downtown. Thomas confirmed that this is for a single office user with whom they are already in conversation.

Member McNeilly inquired about the economic impact and how the addition of new employees and residents could increase city revenue. Specifically, what extra revenue does the city receive from income tax? Agostinelli responded that the challenge lies in the uncertainty regarding how many people will be relocating and how many will be new residents. The calculations can become quite complex due to these assumptions. The potential revenue is believed to be significant and the team will work to provide an estimate.

Mayor Bliss stated that it is hard to come up with a projection, and the reality is that it will increase. We are largely an income-based tax city, and the money goes into the general fund to support police, fire, parks, and all the other general fund departments.

Motion: Member Vanderberg, supported by Mayor Bliss, moved to approve the Resolution authorizing the Assignment of Tax Increment Revenues to the City of Grand Rapids Brownfield Redevelopment Authority to support the development at Fulton and Market. The motion was carried unanimously, with Chair Winn abstaining.

6. Fulton and Market Easement Agreement

Kelly stated that while the site design for the development is still being finalized, the Owner has agreed to construct the river edge and trail improvements as part of their site improvements during construction. At a minimum, this will allow a 30' permanent public access easement for non-motorized traffic. An additional easement area may be added later as the site design and trail improvements are finalized. As with other secured easements along the river, maintenance will be the responsibility of the City of Grand Rapids and will be coordinated with the Owner. Once the design and costs are finalized, the Owner and DDA will enter a separate agreement to establish repayment terms.

Mayor Bliss inquires if MDOT will move forward with permitting and have this built before 2026 when ARPA funds will expire?

Member Dunn inquired about the source of funds for future projects. Kelly responded that the DDA reimburses the developer.

Motion: Member McNeilly, supported by Member Dunn, moved to approve the Resolution authorizing the Executive Director to execute a Trail and Access Easement Agreement with Fulmar Property Holdings, LLC. Motion carried unanimously.

7. Retail and Innovation Grant: 45 Ottawa Ave NW

Eledge provided a high-level overview of the Retail and Innovation Grant program, which started in FY2018. Since its inception, the DDA has supported 24 businesses with a total investment of \$639,504. Currently, 17 businesses are still operating, two have relocated outside of Downtown, and five have closed—one of which occurred just this past year. Notably, five of the supported businesses are from the BIPOC community, ten are women-owned, and nine are recognized as both.

Mayor Bliss questioned whether COVID-19 was a significant factor in the closures of the four businesses. Eledge confirmed this and mentioned that the team plans to follow up with these businesses if they haven't already done so, as some have yet to respond to inquiries. Understanding any patterns or themes among these businesses is important. DGRI staff reviews the grant program annually and aims to foster greater engagement from businesses in the future.

McNeilly echoed the Mayor's concerns and encouraged the team to investigate further into the reasons behind the closures. Eledge added that DGRI has implemented more oversight than in the past, requiring businesses to submit plans, financial documents, and support from economic organizations. They have learned valuable lessons from this process and will continue to incorporate them moving forward.

Additionally, there are other grants available, such as a pop-up retail grant designed to increase pedestrian traffic to businesses, which has been quite successful. There is also a collaborative marketing grant that allows businesses to promote themselves and their corridors together. One of the initiatives under this program is called "Where to Next."

Eledge proceeded with today's retail and innovation grant request on behalf of Gimme's Par and Grill. The amount is not to exceed \$53,289.

Ashleigh Albert, Co-Owner of Gimme's Par & Grill, mentioned that the sports simulator restaurant and bar is progressing well and is currently awaiting a liquor license. Photos were shared of the interior space. There are nine simulator bays, with three oversized bays designed for events. Additionally, there is a fully functioning kitchen, and the second floor features another bar. The official ribbon-cutting ceremony is set for November 14th.

Motion: Member Vanderberg supported by Mayor Bliss, moved to approve funding not exceed \$53,289 for a retail innovation grant to support the opening of Gimme's Par & Grill located at 45 Ottawa Ave. Motion carried unanimously.

8. Retail and Innovation Grant: Reworked Studio (15 Division Ave S)

Camille Steverson and Kaitlyn Fitzpatrick, co-owners of Second Vibess, presented their second ground-floor retail store, called Reworked. Today, they are requesting funding not to exceed \$20,295 for Reworked Studio.

Reworked Studio will expand on Second Vibess' original concept, which focuses on experience-based upcycling. The store will offer upcycled products, workshops and events to educate customers about the processes behind the pieces. They plan to host community workshops and events at least once a month in collaboration with other businesses on South Division.

Steverson and Fitzpatrick outlined their business plan, which includes an initiative to enhance their e-commerce presence, increase production and hire staff.

Motion: Mayor Bliss, supported by Member McNeilly, moved to approve funding not exceed \$20,295 for a retail innovation grant to support the opening of Reworked Studio at 15 Division Ave S. Motion carried unanimously.

9. Winter Snow Removal

Eledge presented the snow removal program, which was piloted in 2023 to address accessibility issues within and around World of Winter (WoW) installations. Since its initiation, we have consistently provided this service and received positive feedback. We released a Request for Proposal (RFP), and Building Bridges emerged as the best vendor due to their extensive coverage and the unpredictable nature of winter weather. They will be responsible for removing snow and ice throughout the entire WoW footprint.

Motion: Member McNeilly, supported by Member Sieger, moved to approve funding not exceed \$29,484, which includes a 20% contingency for snow and ice removal throughout the WoW footprint for the duration of the festival. Motion carried unanimously.

10. Executive Director Report

- Big Mini Putt Club at 70 Ionia Ave SW opened last week
- Studio Park tower ribbon cutting scheduled for October 22nd
- Construction of the Acrisure Amphitheater continues
- JW to Blue Bridge River Walk improvements are underway
- The Lyon Square River edge section is done - a water main issue postponed the completion date for the remainder of the project until the spring of 2025
- Starlight, a new permanent art installation, was installed at Lyon Square
- The river art survey is live, and stakeholders are encouraged to participate
- Canal Street Park is set to go to bid by the end of the calendar year, and construction will begin in the spring
- Grand River Youth Workforce Collaborative, a program led by DGRI's James Peacock III that connects local youth to construction jobs, was nominated for an award

11. Public Comment

None.

12. Board Member Discussion

Schottke encouraged the team to survey recipients of the retail and innovation grants as often as possible. Dunn also requested comparative retail data from similar communities.

Adjournment

The meeting adjourned at 9:59 AM.

Minutes taken by:
Mandy McDaniel
Recording Secretary

MEMORANDUM

CITY OF GRAND RAPIDS · DOWNTOWN DEVELOPMENT AUTHORITY

DATE: November 7, 2024

TO: Rick Winn
Chairman

FROM: Tricia Chapman
Administrative Services Officer II

**Agenda Item #3
November 13, 2024
DDA Meeting**

SUBJECT: Interim Financial Statements as of October 31, 2024

Attached are the Authority's interim financial statements for the first four months of the Authority's fiscal year ending June 30, 2025.

The attached Statements include:

- Statement A: Balance Sheet
- Statement B: Comparison of FY25 Budget vs Actual Results
- Statement C: Statement of FY25 Project Expenditures
- Statement D: Schedule of Expenditures
- Statement E: City of GR Bond Projects, Supported by the DDA,
Budget vs Actual Results

The Authority's balance sheet on Statement A indicates the Authority is in a strong position financially with sufficient Pooled Cash to support development plan expenditures for FY25 and beyond.

Developer reimbursements of \$1.7M for the summer tax capture were paid in October. Payments to the City for Lyon Square and Amphitheater debt service were also paid 10/1.

The Authority has spent approximately 47% and 35% of its budgeted appropriations in the Non-Tax and Local Tax funds respectively.

Please contact me at 616-456-3848 or at tchapman@grcity.us if you have any questions.

Attachments

STATEMENT A
DOWNTOWN DEVELOPMENT AUTHORITY
Balance Sheet
October 31, 2024

	Non-Tax Funds	Local Tax Increment	TOTAL
ASSETS			
Pooled Cash and Investments	\$ 1,791,934	\$ 9,959,892	\$ 11,751,826
Petty Cash	-	500	500
Misc Receivable	2,600	871,209	873,809
General Fixed Assets	-	87,705,001	87,705,001
Accumulated Depreciation on Fixed Assets	-	(70,025,867)	(70,025,867)
TOTAL ASSETS	\$ 1,794,534	\$ 28,510,735	\$ 30,305,269
LIABILITIES, DEFERRED INFLOWS & FUND EQUITY			
Liabilities ¹			
Current Liabilities	\$ 9,254	\$ 97,409	\$ 106,663
Parking Revenue Payable	103,690	-	103,690
Due to Primary Government	-	286,283	286,283
Deposit - Area 4 Developer Damage	1,000	-	1,000
Compensated Absences	-	11,085	11,085
TOTAL LIABILITIES	113,944	394,777	508,721
Deferred Inflows of Resources			
Unavailable Revenues	-	869,361	869,361
Fund Balance / Equity:			
Investments in General Fixed Assets, net of Accumulated Depreciation	-	17,679,134	17,679,134
Non-Tax Increment Reserve	1,541,529	-	1,541,529
Reserve for Authorized Projects	-	9,362,329	9,362,329
Reserve for Encumbrances	139,061	205,134	344,195
TOTAL FUND EQUITY	1,680,590	27,246,597	28,927,187
TOTAL LIABILITIES, DEFERRED INFLOWS & FUND EQUITY	\$ 1,794,534	\$ 28,510,735	\$ 30,305,269

Note 1: These liabilities do not include the two bond issues the DDA has agreed to reimburse the City.

Lyon Square:

* Principal outstanding, \$7,084,000.

* Final Maturity 10/1/2043. FY25 debt service \$577,020.

Amphitheater:

* Principal outstanding, \$18,265,000.

* Final Maturity 4/1/2044. FY25 debt service \$1,450,674.

STATEMENT B

DOWNTOWN DEVELOPMENT AUTHORITY Comparison of FY2025 Budget vs Actual Results July 1, 2024 - October 31, 2024

	Non-Tax Funds		Local Tax Increment		Total	
	Budget	Actual	Budget	Actual	Budget	Actual
REVENUES						
Property Tax Increment - General	\$ -	\$ -	\$ 10,629,081	\$ 10,267,608	\$ 10,629,081	\$ 10,267,608
Property Tax Increment - Prior Year Appeals	-	-	(15,000)	-	(15,000)	-
Property Tax Increment - Gainsharing Rebates	-	-	(1,592,112)	-	(1,592,112)	-
State/Federal Grants	-	-	700,000	-	700,000	-
Interest - General	99,589	122,177	257,677	358,783	357,266	480,960
Property Rental - Buildings and Facilities	72,000	24,000	-	-	72,000	24,000
Property Rental - DASH Parking Lots	694,617	154,959	-	-	694,617	154,959
Contributions - Lyon Square Reconstruction	-	-	750,000	-	750,000	-
Reimbursements and Miscellaneous Revenues	88,500	28,485	-	2,960	88,500	31,445
TOTAL REVENUES	\$ 954,706	\$ 329,621	\$ 10,729,646	\$ 10,629,351	\$ 11,684,352	\$ 10,958,972
EXPENDITURES						
<u>GR Forward Projects:</u>						
Goal #1: Restore the River as the Draw and Create a Connected and Equitable River Corridor	\$ -	\$ 2,484	\$ 1,750,000	\$ 153,150	\$ 1,750,000	\$ 155,634
Goal #2: Create a True Downtown Neighborhood Which is Home to a Diverse Population	120,000	22,681	1,960,269	1,751,966	2,080,269	1,774,647
Goal #3: Implement a 21st Century Mobility Strategy	-	-	1,625,000	294,084	1,625,000	294,084
Goal #4: Expand Job Opportunities and Ensure Continued Vitality of the Local Economy	50,000	19,678	550,000	173,275	600,000	192,953
Goal #5: Reinvest in Public Space, Culture, and Inclusive Programming	1,265,000	629,200	3,665,000	664,596	4,930,000	1,293,796
Total GR Forward Projects	\$ 1,435,000	\$ 674,043	\$ 9,550,269	\$ 3,037,071	\$ 10,985,269	\$ 3,711,114
Administration	-	-	2,000,000	1,035,601	2,000,000	1,035,601
Debt Service	-	-	2,152,520	680,309	2,152,520	680,309
TOTAL EXPENDITURES	\$ 1,435,000	\$ 674,043	\$ 13,702,789	\$ 4,752,981	\$ 15,137,789	\$ 5,427,024
EXCESS / (DEFICIT)	\$ (480,294)	\$ (344,422)	\$ (2,973,143)	\$ 5,876,370	\$ (3,453,437)	\$ 5,531,948
BEGINNING FUND BALANCE, Adjusted for Comp Abs		2,025,012		21,370,227		23,395,239
ENDING FUND BALANCE		\$ 1,680,590		\$ 27,246,597		\$ 28,927,187

STATEMENT C
DOWNTOWN DEVELOPMENT AUTHORITY
Statement of FY2025 Project Expenditures
As of October 31, 2024

Project Name	%	FY2025 Project Budgets	Expenditures		Remaining FY2025 Budgets	% of Budget spent
			Oct	Fiscal Year		
River Governance		150,000	8,938	21,635	128,365	14.42%
Lyon Square Improvements		750,000	-	-	750,000	0.00%
River Edge Improvements		850,000	131,228	131,515	718,485	15.47%
GRForward Goal # 1 - Local Tax Increment	15.93%	\$ 1,750,000	\$ 140,166	\$ 153,150	\$ 1,596,850	8.75%
River Economic Opportunity Initiative		-	1,145	2,484	(2,484)	0.00%
GRForward Goal # 1 - Non-Tax Increment	0.00%	\$ -	\$ 1,145	\$ 2,484	\$ (2,484)	0.00%
Development Project Guidance		25,000	1,000	3,000	22,000	12.00%
Development Project Reimbursements		1,885,269	1,748,966	1,748,966	136,303	92.77%
Downtown Enhancement Grants		50,000	-	-	50,000	0.00%
GRForward Goal # 2 - Local Tax Increment	17.84%	\$ 1,960,269	\$ 1,749,966	\$ 1,751,966	\$ 208,303	89.37%
Heartside Quality of Life Implementation		50,000	-	-	50,000	0.00%
Neighborhood Engagement Programs		70,000	2,425	22,681	47,319	32.40%
GRForward Goal # 2 - Non-Tax Increment	1.09%	\$ 120,000	\$ 2,425	\$ 22,681	\$ 97,319	18.90%
Accessibility and Mobility Repairs		75,000	15,700	15,700	59,300	20.93%
DASH North Shuttle Services		400,000	25,000	100,000	300,000	25.00%
Streetscape Improvements		800,000	69,795	116,295	683,705	14.54%
Wayfinding System Improvements		350,000	13,756	62,089	287,911	17.74%
GRForward Goal # 3 - Local Tax Increment	14.79%	\$ 1,625,000	\$ 124,251	\$ 294,084	\$ 1,330,916	18.10%
Economic Development and Innovation		550,000	45,178	173,275	376,725	31.50%
GRForward Goal # 4 - Local Tax Increment	5.01%	\$ 550,000	\$ 45,178	\$ 173,275	\$ 376,725	31.50%
Downtown Workforce Programs		50,000	4,062	19,678	30,322	39.36%
GRForward Goal # 4 - Non-Tax Increment	0.46%	\$ 50,000	\$ 4,062	\$ 19,678	\$ 30,322	39.36%
Downtown Marketing and Inclusion Efforts		340,000	28,186	128,660	211,340	37.84%
Downtown Marketing - Sponsorship		80,000	15,000	40,900	39,100	51.13%
Downtown Tree Plantings		100,000	1,657	95,072	4,928	95.07%
Events & Activation - LTI		1,100,000	46,627	108,541	991,459	9.87%
Public Realm Improvements		2,000,000	86,640	268,484	1,731,516	13.42%
Urban Recreation Improvements		45,000	1,107	22,939	22,061	50.98%
GRForward Goal # 5 - Local Tax Increment	33.36%	\$ 3,665,000	\$ 179,217	\$ 664,596	\$ 3,000,404	18.13%
DGRI Event Production		400,000	9,693	212,641	187,359	53.16%
Downtown Ambassador Program		400,000	86,980	260,988	139,012	65.25%
Project and Fixed Asset Maintenance		50,000	102	217	49,783	0.43%
Public Space Activation		300,000	14,058	129,872	170,128	43.29%
Rosa Parks Circle Skating Operations		35,000	-	-	35,000	0.00%
Special Events - Office of		75,000	25,000	25,000	50,000	33.33%
Winter Avenue Building		5,000	87	482	4,518	9.64%
GRForward Goal # 5 - Non-Tax Increment	11.52%	\$ 1,265,000	\$ 135,920	\$ 629,200	\$ 635,800	49.74%
TOTAL	100.00%	\$ 10,985,269	\$ 2,382,330	\$ 3,711,114	\$ 7,274,155	33.78%

STATEMENT D
DOWNTOWN DEVELOPMENT AUTHORITY
Schedule of FY2025 Expenditures
October 1 - 31, 2024

Source	Date Posted	Vendor	Purpose / Project	Description	Amount
Local	10/1/2024	City Treasurer - Comptroller	Debt Service	Amphitheater Bonds - Interest due 10/1/2024	\$ 279,048.61
Local	10/1/2024	City Treasurer - Comptroller	Debt Service	Lyon Square Bonds - Principal due 10/1/2024	220,000.00
Local	10/1/2024	City Treasurer - Comptroller	Debt Service	Lyon Square Bonds - Interest due 10/1/2024	181,260.00
					680,308.61
Local	10/15/2024	Disability Adv of Kent Co	Accessibility & Mobility Repairs	Disability Advocates of Kent County FY25	13,250.00
Local	10/9/2024	Disability Adv of Kent Co	Accessibility & Mobility Repairs	Disability Advocates of Kent County FY25	2,450.00
					15,700.00
Local	9/30/2024	Paychex	Administration	DDA Share payroll costs - Sept 2024	239,956.36
Local	10/29/2024	Dickinson Wright PLLC	Administration	DDA Legal Services Nov 23 - June 24	20,902.95
Local	9/30/2024	City Treasurer - Budget Office	Administration	IET - Operating Transfer A-87	20,184.83
Local	10/31/2024	City Treasurer - Budget Office	Administration	IET - Operating Transfer A-87	20,184.83
Local	10/28/2024	Priority Health	Administration	Health Insurance Premium - Nov 24	10,699.15
Local	10/10/2024	McAlvey Merchant & Associates	Administration	Governmental Consulting 09/24	5,500.00
Local	10/10/2024	Federal Square Building Co. #1, LLC	Administration	Office Lease: 29 Pearl Street	5,102.88
Local	10/15/2024	US Bank National Association	Administration	DDA Admin: Conference & Travel	4,126.46
Local	9/28/2024	City of Grand Rapids	Administration	Staff services - payroll period ended 09/28/2024	2,387.82
Local	10/26/2024	City of Grand Rapids	Administration	Staff services - payroll period ended 10/26/2024	2,365.47
Local	10/12/2024	City of Grand Rapids	Administration	Staff services - payroll period ended 10/12/2024	2,360.16
Local	10/28/2024	American United Life-Group Div	Administration	OneAmerica Life Insurance 10/24	2,002.68
Local	10/14/2024	Worksighted, Inc.	Administration	Worksighted CRIT 10/24	1,780.24
Local	10/14/2024	Hub International Midwest Limited	Administration	FY24-25 Directors & Officers policy renewal	1,351.35
Local	10/15/2024	US Bank National Association	Administration	DDA Admin IDA Conference & Travel	1,305.07
Local	10/14/2024	Fusion Financial Services, LLC	Administration	Fusion Financial accounting 10/24	946.36
Local	9/30/2024	City Treasurer - Risk Mgmt	Administration	Monthly General Insurance Allocation	942.75
Local	10/31/2024	City Treasurer - Risk Mgmt	Administration	Monthly General Insurance Allocation	942.75
Local	9/30/2024	Paychex	Administration	DDA Share payroll fee - Sept 2024	910.52
Local	10/15/2024	US Bank National Association	Administration	Admin: Subscriptions (DDA)	858.58
Local	10/21/2024	Blue Cross Blue Shield of Mich	Administration	DDA Dental Insurance Premiums 10/24	799.09
Local	10/28/2024	Professional Maintenance of Michigan	Administration	Janitorial services: carpet cleaning 09/24	616.00
Local	10/15/2024	US Bank National Association	Administration	Admin: Conference & Travel (DDA)	552.01
Local	10/9/2024	Federal Square Building Co. #1, LLC	Administration	Office Lease: 29 Pearl MEZZ	485.38
Local	10/15/2024	Worksighted, Inc.	Administration	Worksighted Office 365 10/24	449.68
Local	10/15/2024	US Bank National Association	Administration	Admin: Supplies (DDA)	388.02
Local	10/11/2024	Marion Bonneaux	Administration	IDA conference reimbursement 09/24	367.33
Local	10/15/2024	US Bank National Association	Administration	DDA Admin: Food/Bev	342.60
Local	10/3/2024	Melvin Eledge JR	Administration	M. Eledge reimbursement 09/24	340.53
Local	10/31/2024	New Dreams, Inc.	Administration	Janitorial services 10/24 DDA	293.18
Local	10/21/2024	GreatAmerica Financial Services Corp	Administration	Great America Copier Lease 09/24	235.90
Local	10/14/2024	Adobe Inc	Administration	InDesign license subscription 09/24	225.78
Local	10/15/2024	Adobe Inc	Administration	Illustrator license subscription 10/24	225.78
Local	10/31/2024	Professional Maintenance of Michigan	Administration	Prof Maint of MI janitorial services FY25	190.57
Local	10/28/2024	YMCA Of Greater Grand Rapids	Administration	YMCA memberships fourth quarter 10/24	180.00
Local	10/15/2024	US Bank National Association	Administration	Admin: Food/Bev (DDA)	178.87
Local	10/21/2024	Federal Square Building Co. #1, LLC	Administration	Utility Service: Electric 10/24	178.44
Local	10/14/2024	Cellco Partnership	Administration	Verizon Cell Phone Service 10/24	150.97
Local	10/21/2024	City Treasurer - Mobile GR	Administration	Parking Validation Invoices - Sept 2024	142.45
Local	10/6/2024	Staples Contract and Commercial Inc.	Administration	Staples office supplies 10/24	129.27
Local	10/6/2024	Littlefoot Coffee Roasters	Administration	Office Supply coffee 09/24	124.93
Local	10/31/2024	Pure Water Partners LLC	Administration	Pure Water Partners water cooler lease 10/24	97.02
Local	10/21/2024	ApplicantPro Holdings LLC	Administration	Applicant Pro HR software 10/24	83.93
Local	10/6/2024	Engineered Protection Sys Inc	Administration	Office Security System 11/01/24 -01/31/25	75.74
Local	10/28/2024	Model Coverall Service Inc	Administration	Floor Mat Rental Model Coverall 10/24	33.10
Local	10/14/2024	Lauren Suidgeest	Administration	L. Suidgeest reimbursement 10/24	30.00
Local	10/30/2024	Kadi Smith	Administration	K. Smith - reimbursement for expenses 10/24	24.57
Local	10/11/2024	Lauren Suidgeest	Administration	L. Suidgeest reimbursement 09/24	22.49
Local	10/15/2024	US Bank National Association	Administration	DDA Admin: Membership	20.00
Local	10/16/2024	Megan Catcho	Administration	M. Catcho Reimb 09/24	12.24
Local	10/14/2024	Lauren Suidgeest	Administration	L. Suidgeest Mileage Reimb 10/24	10.72
Local	10/15/2024	US Bank National Association	Administration	DDA Admin: Subscriptions	7.20
					351,825.00

continued on the next page

STATEMENT D - continued
DOWNTOWN DEVELOPMENT AUTHORITY
Schedule of Expenditures - FY2025

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Source	Date	Vendor	Purpose / Project	Description	Amount
<i>Continued from previous page</i>					
Local	10/21/2024	City Treasurer - Mobile GR	DASH North Shuttle Services	Oct 2024 DDA Share of DASH North Service	25,000.00
					25,000.00
Local	10/31/2024	M Retail Solutions, LLC	Development Project Guidance	Real Estate Consulting 10/24	1,000.00
					1,000.00
Local	10/1/2024	Jackson Entertainment LLC	Development Projects	Developer Reimbursement FY2025	566,109.41
Local	10/1/2024	150 Ottawa Development, LLC	Development Projects	Developer Reimbursement FY2025	220,584.74
Local	10/1/2024	Arena Place Development LLC	Development Projects	Developer Reimbursement FY2025	169,631.67
Local	10/1/2024	CWD 50 Monroe II LLC	Development Projects	Developer Reimbursement FY2025	121,626.00
Local	10/1/2024	55 Ionia Partners LLC	Development Projects	Developer Reimbursement FY2025	117,005.81
Local	10/1/2024	Waters Building LLC	Development Projects	Developer Reimbursement FY2025	110,170.22
Local	10/1/2024	10 Ionia LLC	Development Projects	Developer Reimbursement FY2025	107,307.40
Local	10/1/2024	CWD Vandenberg Center LLC	Development Projects	Developer Reimbursement FY2025	97,415.62
Local	10/1/2024	20 Monroe Building Co Limited Partner	Development Projects	Developer Reimbursement FY2025	88,503.36
Local	10/1/2024	Venue Tower, LLC	Development Projects	Developer Reimbursement FY2025	74,478.66
Local	10/1/2024	20 Fulton Street East LLC	Development Projects	Developer Reimbursement FY2025	43,303.73
Local	10/1/2024	CWD Urban Fund LLC	Development Projects	Developer Reimbursement FY2025	18,772.80
Local	10/1/2024	2ETIF, LLC	Development Projects	Developer Reimbursement FY2025	14,056.86
					1,748,966.28
Local	10/31/2024	Edgar Omar Arredondo	Dntn Marketing & Inclusion Efforts	AVES Films general photography 10/24	6,600.00
Local	10/31/2024	Josh Leffingwell, LLC	Dntn Marketing & Inclusion Efforts	WoW website design & development 10/24	3,750.00
Local	10/14/2024	Grand Rapids Community Media Center	Dntn Marketing & Inclusion Efforts	WYCE 88.1fm Quarterly Underwriting 10/24	3,749.00
Local	10/15/2024	US Bank National Association	Dntn Marketing & Inclusion Efforts	Marketing: Subscriptions & Publication	3,646.46
Local	10/14/2024	Edgar Omar Arredondo	Dntn Marketing & Inclusion Efforts	AVES Films general photography 10/24	2,797.00
Local	10/23/2024	Noire Collection LLC	Dntn Marketing & Inclusion Efforts	Sponsorship package 09/24	2,500.00
Local	10/15/2024	US Bank National Association	Dntn Marketing & Inclusion Efforts	Marketing: Conference & Travel	2,038.63
Local	10/14/2024	Bryan Esler Photo, Inc.	Dntn Marketing & Inclusion Efforts	B. Esler general photography 10/24	1,514.25
Local	10/31/2024	Neighbors of Belknap Lookout	Dntn Marketing & Inclusion Efforts	NOBL Annual Meeting Sponsorship 10/24	750.00
Local	10/28/2024	Swift Printing & Communications	Dntn Marketing & Inclusion Efforts	Swift Printing - Lyon Square renderings 10/24	294.32
Local	10/14/2024	Raul Alejandro Velasco	Dntn Marketing & Inclusion Efforts	Velasco photography 09/24	190.00
Local	10/14/2024	Raul Alejandro Velasco	Dntn Marketing & Inclusion Efforts	Velasco photography 09/24	142.50
Local	10/15/2024	US Bank National Association	Dntn Marketing & Inclusion Efforts	Marketing: Advertising	109.15
Local	10/14/2024	Mighty Co.	Dntn Marketing & Inclusion Efforts	DGRI Website Quarterly Hosting 10/24	105.00
					28,186.31
Local	10/14/2024	NAACP	Downtown Marketing - Sponsorships	Annual Freedom Fund Sponsorship 10/24	7,500.00
Local	10/31/2024	The Right Place Inc	Downtown Marketing - Sponsorships	2024 Tech Week Kick Off 06/24	5,000.00
Local	10/31/2024	Grand Rapids Urban League	Downtown Marketing - Sponsorships	Black Voices at the River Engagement	2,500.00
					15,000.00
Local	10/21/2024	Grand Rapids Nehemiah Project	Downtown Tree Plantings	Tree removal & porous pave 09/24	1,657.00
					1,657.00
Local	10/28/2024	Michael Justin Berne	Economic Development & Innovation	Retail Analysis Consulting 09/24	9,500.00
Local	10/14/2024	Outfront Media	Economic Development & Innovation	Media digital impressions 09/24	8,999.94
Local	10/2/2024	Second Vibess LLC	Economic Development & Innovation	SoDiv Block Party Activation 09/24	6,280.00
Local	10/1/2024	Cocoon Art Space	Economic Development & Innovation	Pop up sponsorship 09/24	5,220.00
Local	10/14/2024	Second Vibess LLC	Economic Development & Innovation	Halloweenfest proposal 10/24	4,604.00
Local	10/6/2024	GR Area Chamber of Commerce	Economic Development & Innovation	Retail Retention & Attraction 09/24	4,583.34
Local	10/21/2024	Adtegrity.com, Inc.	Economic Development & Innovation	Media Place: September impressions	3,990.57
Local	10/31/2024	Anne DiVitto	Economic Development & Innovation	Influencer activation 3rd Thursday 10/24	1,450.00
Local	10/28/2024	Oh Hello Companies LLC	Economic Development & Innovation	Oh, Hello Branding Group - poster 10/24	550.00
					45,177.85
Local	10/15/2024	LiveSpace, LLC	Events & Activation - LTI	LiveSpace - RttR Stage Production 09/24	11,103.92
Local	10/28/2024	LiveSpace, LLC	Events & Activation - LTI	LiveSpace - Return to the River 09/24	10,158.80
Local	10/21/2024	LiveSpace, LLC	Events & Activation - LTI	LiveSpace - Return to the River 09/24	9,850.58
Local	10/29/2024	Frostyboyz Entertainment LLC	Events & Activation - LTI	Frostyboyz Ent LLC WoW: deposit 10/24	8,100.00
Local	10/15/2024	US Bank National Association	Events & Activation - LTI	Event Production: Services	1,800.00
Local	10/14/2024	Santiago Velasquez	Events & Activation - LTI	Contract Employee RTTR 08/24	1,285.00
Local	10/17/2024	Romeo Cornejo	Events & Activation - LTI	Romeo Cornejo Contract Employee 08/24	1,210.00
Local	10/6/2024	Damien Allen	Events & Activation - LTI	Return to the River - DJ services 09/24	650.00
Local	10/6/2024	Curtis Laundry and Dry Cleaners, Inc.	Events & Activation - LTI	Dry Cleaning services 09/24	564.00

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STATEMENT D - continued
DOWNTOWN DEVELOPMENT AUTHORITY
Schedule of Expenditures - FY2025

Page 3

Source	Date	Vendor	Purpose / Project	Description	Amount
<i>Continued from previous page</i>					
Local	10/22/2024	Robert J Shangle	Events & Activation - LTI	Shangle Live Statue performances 10/24	500.00
Local	10/15/2024	US Bank National Association	Events & Activation - LTI	Event Production: Supplies	478.00
Local	10/31/2024	Giovanni Cornejo	Events & Activation - LTI	Contract Employee RTTR 08/24	360.00
Local	10/23/2024	Romeo Cornejo	Events & Activation - LTI	Contract Employee 08/24	330.00
Local	10/22/2024	Christopher Smith	Events & Activation - LTI	Return to the River DJ performance 10/24	250.00
Local	10/21/2024	Rafael De Jesus Cornejo	Events & Activation - LTI	Contract Employee RTTR 08/24	115.00
Local	10/11/2024	City Treasurer - Mobile GR	Events & Activation - LTI	Meter Reservation 4502	79.00
Local	10/15/2024	US Bank National Association	Events & Activation - LTI	Event Production: Food / Bev	72.95
Local	10/15/2024	US Bank National Association	Events & Activation - LTI	Event Production: Local Business Expense	(40.00)
Local	10/15/2024	US Bank National Association	Events & Activation - LTI	Event Production: Subscriptions	(239.88)
					46,627.37
Local	10/2/2024	Progressive Architecture	Public Realm Improvements	23057-Surface Deck at Calder Plaza	21,383.52
Local	10/6/2024	SmithGroup, Inc.	Public Realm Improvements	Hill and River Network Design 09/24	18,470.15
Local	10/6/2024	Progressive Architecture	Public Realm Improvements	Lyon Square Professional Services 09/24	14,743.75
Local	10/14/2024	Fishbeck, Thompson, Carr & Huber, Inc	Public Realm Improvements	23033-Ionia & Division-I-196 to N or Mason	5,717.48
Local	10/31/2024	Fence Consultants of W MI Inc	Public Realm Improvements	Futsal Courts fencing 10/24	5,024.62
Local	10/17/2024	Eric Gale Goodson	Public Realm Improvements	Downtown security services 07/24-09/24	4,080.00
Local	10/17/2024	Eric Gale Goodson	Public Realm Improvements	Downtown security services 07/24-09/24	4,080.00
Local	10/29/2024	Downtown Improvement District	Public Realm Improvements	FY25 DW Assessment- 407 Pearl	3,499.69
Local	10/29/2024	Downtown Improvement District	Public Realm Improvements	FY25 DW Assessment- 331 Winter Ave	2,699.20
Local	10/21/2024	Max Vanderforest	Public Realm Improvements	Shipping container mural 10/24	2,380.00
Local	10/14/2024	Bazen Electric	Public Realm Improvements	Bazen general labor 10/24	759.89
Local	10/29/2024	Downtown Improvement District	Public Realm Improvements	FY25 DW Assessment- 39 & 67 Ionia Ave	750.13
Local	10/6/2024	Mitchal Louis Rosendall	Public Realm Improvements	We Play Liberation Saturday 10/24	500.00
Local	10/14/2024	Bazen Electric	Public Realm Improvements	Bazen general labor 10/24	490.25
Local	10/29/2024	Downtown Improvement District	Public Realm Improvements	FY25 DW - 251 Louis Campau Promenade	449.95
Local	10/29/2024	Fence Consultants of W MI Inc	Public Realm Improvements	Fencing contractor: labor & materials 10/24	442.50
Local	10/14/2024	Bazen Electric	Public Realm Improvements	Bazen general labor 10/24	358.42
Local	10/15/2024	US Bank National Association	Public Realm Improvements	Public Realm Improvements: Supplies	326.91
Local	10/6/2024	Kerkstra Portable Restroom Service Inc	Public Realm Improvements	Extra cleaning/emergency fee 09/24	325.00
Local	10/29/2024	Downtown Improvement District	Public Realm Improvements	FY25 DW Assessment- 138 Lyon Street NW	141.82
Local	10/6/2024	ACO Inc	Public Realm Improvements	Ace Hardware supplies 09/24	16.99
					86,640.27
Local	10/21/2024	Katerberg Verhage	River Edge Improvements	19078-Grand River from Bridge-Louis	116,610.62
Local	10/21/2024	Fishbeck, Thompson, Carr & Huber, Inc	River Edge Improvements	19078-Riverwalk at Grand River	7,530.57
Local	10/14/2024	Fishbeck, Thompson, Carr & Huber, Inc	River Edge Improvements	19078-Riverwalk at Grand River	3,962.00
Local	10/6/2024	US Geological Survey (USGS)	River Edge Improvements	21051-USGS (USGS-91194437) DDA	3,125.00
					131,228.19
Local	10/14/2024	Interface Studio LLC	River Governance	Grand River Greenway Mapping consultant	4,947.50
Local	10/14/2024	Guidehouse Inc.	River Governance	ARPA Consult & Labor Services 10/24	2,432.00
Local	10/15/2024	US Bank National Association	River Governance	Rive Governance: Food/Bev	764.35
Local	10/6/2024	Bryan Esler Photo, Inc.	River Governance	B. Esler general photography 08/24	570.00
Local	10/15/2024	US Bank National Association	River Governance	River Governance: Local Business Expense	100.00
Local	10/28/2024	Swift Printing & Communications	River Governance	Swift Printing - Greenway poster 10/24	98.30
Local	10/15/2024	US Bank National Association	River Governance	River Art Plan: Food / Bev	24.20
Local	10/15/2024	US Bank National Association	River Governance	River Governance: Conference & Travel	1.16
					8,937.51
Local	10/31/2024	Landscape Forms Inc	Streetscape Improvements	SoDiv trash can replacement 10/24	66,050.00
Local	10/21/2024	Landscape Forms Inc	Streetscape Improvements	Poe litter replacements 09/24	1,660.00
Local	10/21/2024	Bazen Electric	Streetscape Improvements	Sprinkler control box 09/24	887.71
Local	10/31/2024	Katerberg Co, Inc	Streetscape Improvements	Grapids - repairs 10/24	843.79
Local	10/23/2024	Madden Industrial Craftsmen Inc	Streetscape Improvements	Portland Loo supplies 10/24	265.00
Local	10/23/2024	Madden Industrial Craftsmen Inc	Streetscape Improvements	Portland Loo supplies 10/24	88.14
					69,794.64
Local	10/21/2024	Trevor Currie	Urban Recreation Improvements	Crab Corp: Skate Park project 10/24	645.00
Local	10/21/2024	Kerkstra Portable Restroom Service Inc	Urban Recreation Improvements	Skate park rental FY25	180.00
Local	10/14/2024	Kerkstra Portable Restroom Service Inc	Urban Recreation Improvements	Replace hasp on unit 10/24	100.00
Local	10/21/2024	Mydatt Service Inc	Urban Recreation Improvements	Block by Block Supplies 10/24	98.54
Local	10/11/2024	City Treasurer - ELC	Urban Recreation Improvements	ELC2187565 24/09 40 S Div Loo	83.80
					1,107.34

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STATEMENT D - continued
DOWNTOWN DEVELOPMENT AUTHORITY
Schedule of Expenditures - FY2025

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Source	Date	Vendor	Purpose / Project	Description	Amount
<i>Continued from previous page</i>					
Local	10/21/2024	Universal Sign, Inc.	Wayfinding System Improvements	Universal Sign System 09/24	8,959.00
Local	10/31/2024	RLR Associates, Inc.	Wayfinding System Improvements	RLR: Phase E Wayfinding Maps 10/24	3,500.00
Local	10/21/2024	Progressive Architecture	Wayfinding System Improvements	DT Wayfinding Professional Services 10/24	665.00
Local	10/1/2024	Progressive Architecture	Wayfinding System Improvements	DT Wayfinding Professional Services 09/24	632.50
					13,756.50
Non-Tax	10/6/2024	Front Street LLC	DGRI Event Production	Storage Facility Rent FY25 -Oct.. 09/24	4,124.06
Non-Tax	10/31/2024	Front Street LLC	DGRI Event Production	Storage Facility Rent FY25 -Nov. 10/24	4,094.46
Non-Tax	10/6/2024	Danielle Bradfield	DGRI Event Production	RTTR: cotton candy cart (2 of 2) 09/24	975.00
Non-Tax	10/15/2024	Madison Chaffer	DGRI Event Production	Son Visual: Fish project 10/24	500.00
					9,693.52
Non-Tax	10/3/2024	Mydatt Service Inc	Downtown Ambassador Program	Ambassador Program DDA SEPT 2024	86,979.63
					86,979.63
Non-Tax	10/3/2024	City Treasurer - Special Events	Downtown Workforce	Relax at Rosa 2024	2,612.50
Non-Tax	10/6/2024	Adam Ryan Danis	Downtown Workforce	Fake Baseball - Relax at Rosa 09/24	1,100.00
Non-Tax	10/6/2024	Thomas Scott Mueller	Downtown Workforce	Common Molly Relax @ Rosa 09/24	350.00
					4,062.50
Non-Tax	10/30/2024	Alita Kelly	Neighborhood Engagement	Community Garden education 2024 season	2,000.00
Non-Tax	10/15/2024	Luis Chen	Neighborhood Engagement	Wormies community garden 10/24	425.00
					2,425.00
Non-Tax	10/30/2024	City Treasurer - Water System	Project & Fixed Asset Maint	WS2028692 24/10 Wealthy St Roundabout Irr	102.46
					102.46
Non-Tax	10/31/2024	Valerie Wahna	Public Space Activation	Stargaze WoW project (1 of 2) 10/24	5,000.00
Non-Tax	10/14/2024	Craig Merchant	Public Space Activation	2025 Activate Grant: Fireflies (1 of 2) 10/24	4,000.00
Non-Tax	10/6/2024	Robert A Broene	Public Space Activation	SGR Services: graffiti removal 09/24	2,519.00
Non-Tax	10/14/2024	Trevor Currie	Public Space Activation	USPS Parkette project 10/24	360.00
Non-Tax	10/28/2024	Brianna Garrett	Public Space Activation	Bubbles R Fun: Pop up Performer 10/24	300.00
Non-Tax	10/15/2024	Elena Suzanne Gray	Public Space Activation	Updated RAD Women electrical box 09/24	250.00
Non-Tax	10/29/2024	Valerie Wahna	Public Space Activation	Proposals & Starlight project 10/24	175.00
Non-Tax	10/28/2024	Cecilia Hascher	Public Space Activation	Silly CeCe -Pop up Performer 10/24	160.00
Non-Tax	10/28/2024	Jacob Steven Creager	Public Space Activation	iGor Thunderstorm: Pop up Performer 10/24	160.00
Non-Tax	10/28/2024	Patrick Robert Schmidt	Public Space Activation	Patrick Schmidt - pop up performer 10/24	160.00
Non-Tax	10/31/2024	Anthony P Lubenow	Public Space Activation	A. Lubenow Pop Up Performance 10/24	160.00
Non-Tax	10/6/2024	Anthony P Lubenow	Public Space Activation	A. Lubenow Pop Up Performance 09/24	120.00
Non-Tax	10/29/2024	Robert A Broene	Public Space Activation	SGR Services: graffiti removal 09/24	120.00
Non-Tax	10/29/2024	Valerie Wahna	Public Space Activation	Proposals & Starlight project 10/24	100.00
Non-Tax	10/29/2024	Robert A Broene	Public Space Activation	SGR Services: graffiti removal 09/24	95.00
Non-Tax	10/28/2024	Jay McBride	Public Space Activation	Intergalactic Agency - Pop up Performer 10/24	80.00
Non-Tax	10/28/2024	Katelynn j Fonger	Public Space Activation	K8theGr8: Pop up Performer 10/24	80.00
Non-Tax	10/28/2024	Samantha E Gucwa	Public Space Activation	Pop up Performer 09/24	80.00
Non-Tax	10/15/2024	US Bank National Association	Public Space Activation	Public Space Activation: Supplies	51.93
Non-Tax	10/15/2024	US Bank National Association	Public Space Activation	Public Space Activation: Vehicles	39.99
Non-Tax	10/6/2024	ACO Inc	Public Space Activation	Ace Hardware supplies PSA 09/24	18.99
Non-Tax	10/6/2024	ACO Inc	Public Space Activation	Ace Hardware supplies PSA 09/24	14.99
Non-Tax	10/6/2024	ACO Inc	Public Space Activation	Ace Hardware supplies PSA 09/24	12.99
					14,057.89
Non-Tax	10/15/2024	US Bank National Association	River Economic Opportunity Initiative	River Econ Op: Local Business Expense	715.00
Non-Tax	10/14/2024	Nulkia Madera	River Economic Opportunity Initiative	Community & Contractors Fair 10/24	430.00
					1,145.00
Non-Tax	10/21/2024	City Treasurer - Special Events	Special Events - Office of, Grants, Trair	Special Event Billing-1 of 3	25,000.00
					25,000.00
Non-Tax	10/24/2024	Consumers Energy	Winter Ave NW Building	1030 2027 1245 24/10 Winter DDA share	59.08
Non-Tax	10/21/2024	DTE Energy	Winter Ave NW Building	9100 258 89908 24/10 Winter DDA share	27.56
					86.64

TOTAL EXPENDITURES \$ 3,414,465.51

STATEMENT E

City of Grand Rapids - Informational Only
FY25 Capital Improvement Bond Funds
Debt Service supported by the DDA
Project Inception to October 31, 2024

Lyon Square ¹				
	Budget	FY24 Unaudited	FY25 Actual	Remaining
REVENUES				
Bond Proceeds	\$ 9,130,000	\$ 9,130,000	\$ -	\$ -
Bond Premium	497,152	497,152	-	-
Interest	165,000	279,355	61,976	(176,331)
TOTAL REVENUES	\$ 9,792,152	\$ 9,906,507	\$ 61,976	\$ (176,331)
EXPENDITURES				
External Legal Services	\$ -	\$ 33,750	\$ -	\$ (33,750)
Cost of Issuance/Paying Agent Fees	124,925	89,975	-	34,950
Construction in Progress	9,667,227	5,111,272	1,419,689	3,136,266
TOTAL EXPENDITURES	\$ 9,792,152	\$ 5,234,997	\$ 1,419,689	\$ 3,137,466
EXCESS / (DEFICIT)	\$ -	\$ 4,671,510	\$ (1,357,713)	
BEGINNING FUND BALANCE		-	4,671,510	
ENDING FUND BALANCE		\$ 4,671,510	\$ 3,313,797	

Amphitheater ²				
	Budget	FY24 Unaudited	FY25 Actual	Remaining
REVENUES				
Bond Proceeds	\$ 18,265,000	\$ 18,265,000	\$ -	\$ -
Bond Premium	2,234,825	2,234,825	-	-
Interest	500,000	703	321,926	177,371
TOTAL REVENUES	\$ 20,999,825	\$ 20,500,528	\$ 321,926	\$ 177,371
EXPENDITURES				
External Legal Services	\$ -	\$ 25,582	\$ -	\$ (25,582)
Cost of Issuance/Paying Agent Fees	132,979	110,198	-	22,781
Construction in Progress	20,866,846	-	-	20,866,846
TOTAL EXPENDITURES	\$ 20,999,825	\$ 135,780	\$ -	\$ 20,864,045
EXCESS / (DEFICIT)	\$ -	\$ 20,364,748	\$ 321,926	
BEGINNING FUND BALANCE		-	20,364,748	
ENDING FUND BALANCE		\$ 20,364,748	\$ 20,686,674	

Note 1: DDA pays 80% of Total Debt Service. DDA share of outstanding principal is \$7,084,000.

Note 2: DDA pays 100% of Debt Service, outstanding principal is \$18,265,000.

MEMORANDUM

DOWNTOWN
DEVELOPMENT
AUTHORITY



DATE: November 13, 2024

TO: Downtown Development Authority

FROM: Tim Kelly, AICP
Executive Director

Agenda Item #04
November 13, 2024
DDA Meeting

SUBJECT: Early Childhood Center Funding Request

In July 2024 the DDA Board received a briefing on the ongoing effort to add an Early Childhood Center at Rapid Central Station. The project is being led by the WK Kellogg Foundation along with various partners including the YMCA, The Rapid, Grand Rapids Public Schools, Head Start for Kent County, and others. It is being undertaken to help reduce the significant gap in available early childhood care in Kent County. Currently there is a need for 20,500 additional spaces, with 7,329 of those located in the City of Grand Rapids - the highest need of any municipality in the County.

Access to affordable, high-quality childcare is not only a critical support for working families but also a fundamental driver of economic growth and stability. As the employment center for the City and Region, and a growing residential neighborhood, Downtown has an important role to play in helping address this need. To that point, this work is clearly in line with numerous goals of GR Forward, including Goal 6 which recommends retaining and attracting families, talent, and job providers with high quality education facilities. It also aligns with Goals 2 and 4 which seek to attract additional residents and jobs. Further, by locating at the transit center it will help activate a currently underutilized space at The Rapid's public facility and will assist in overcoming transportation issues, which remains one of the biggest barriers to finding childcare and employment.

Given these public benefits staff is recommending support for the project in an amount not to exceed \$200,000. Funding will come out of FY25 LTI budget as a Downtown Enhancement Grant, with the remainder prioritized in the FY26 budget.

Recommendation: Authorize funding in an amount not-to-exceed \$200,000 for Early Childhood Center at Rapid Central Station.



CENTRAL STATION EARLY CHILDHOOD CENTER

WHERE COMMUNITIES & FAMILIES
COME TOGETHER TO THRIVE

THE NEED

Big Picture: Kent County*

Kent County's ECE seat gap is 20,500. Infant/Toddler Care (0-2) comprises 88 percent of that gap (18,202). Pandemic closures have exacerbated scarcity.

Transit Oriented Development

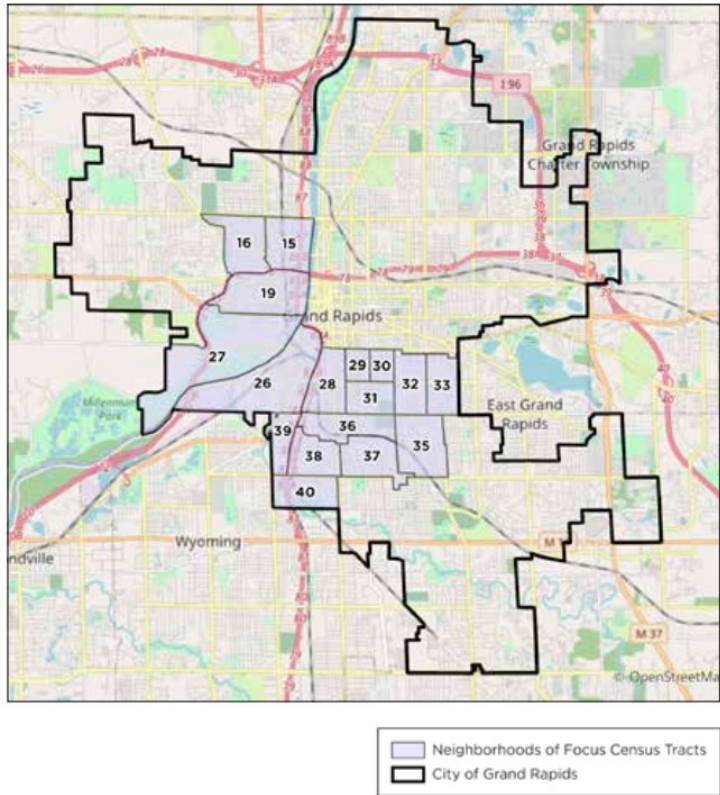
Transportation remains a significant barrier to Early Childhood Education services and employment.

Gaps Concentrated in Three Cities

The City of Grand Rapids has the largest gap in slots (7,239) for ages 0-5 followed by the cities of Wyoming (3,397 slots) and Kentwood (1,538 slots).

When ECE works, We All Work

Childcare is a critical work support and affordability **challenge** for families. It is also a key talent attraction/retention, economic and workforce development **opportunity** for our city.





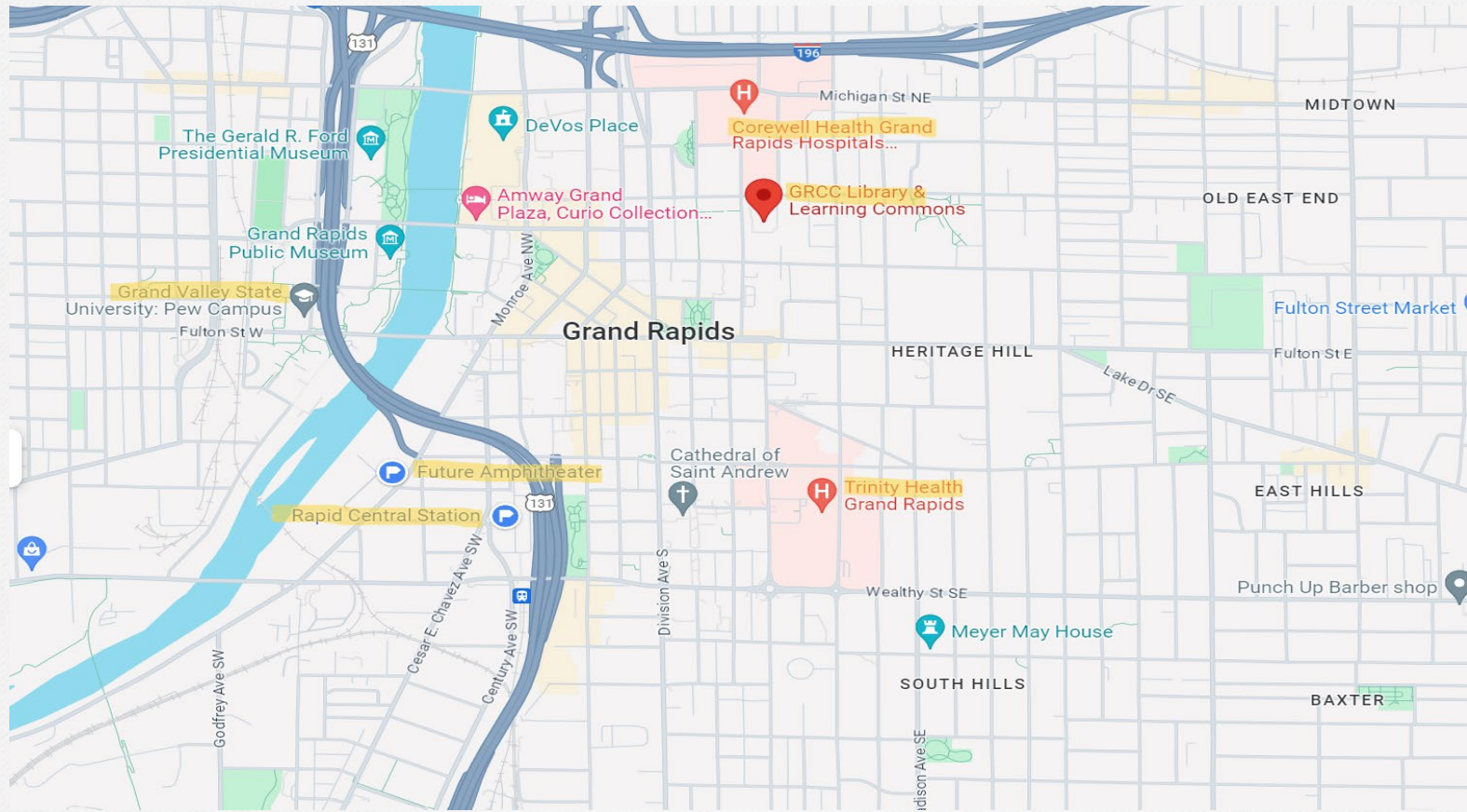
WHY RAPID CENTRAL STATION?

TRANSIT ORIENTED CHILDCARE AS A STRATEGY

Transportation remains a top barrier for families to access high quality early care & education services for their children *as well as to* access and maintain employment.

-
- Located in an area of Low ECE Supply
 - In a rapidly changing neighborhood
 - Preserves public space for public good on behalf of children in our community

COMMUNITY CONTEXT



THE FACILITY

This project will create nine ECE classrooms, generous gross-motor space and two age-appropriate outdoor play spaces for children enrolled in the center. Further, Central Station boasts a 3,000 square foot multipurpose room that will be utilized for wrap-around supports such as health screenings and services as well as a space for families to connect. **A true one-stop hub of innovation and community care.**



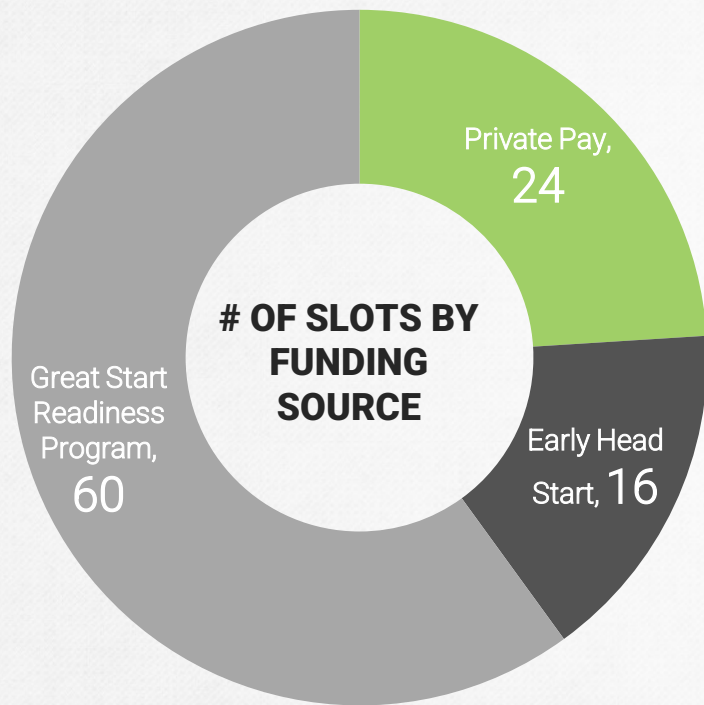
THE PARTNERS

Comprised of public, private and philanthropic leaders, this collaborative is co-designing, developing and programming an early childhood center that will braid public funding with parent tuition to serve up to 100 children, ages 0-5, five days per week, and year-round in a high-quality and accessible environment.



THE CENTER

Co-designed by Early Childhood Education experts centering children and Rapid ridership experience.



100 CHILDREN (0-5)

08 CLASSROOMS

02 PLAYGROUNDS

01 GROSS MOTOR SPACE

01 BONUS MULTI-PURPOSE CLASSROOM

+ ON-SITE WRAP-AROUND HEALTH SERVICES
& SCREENINGS FOR ALL CENTER FAMILIES

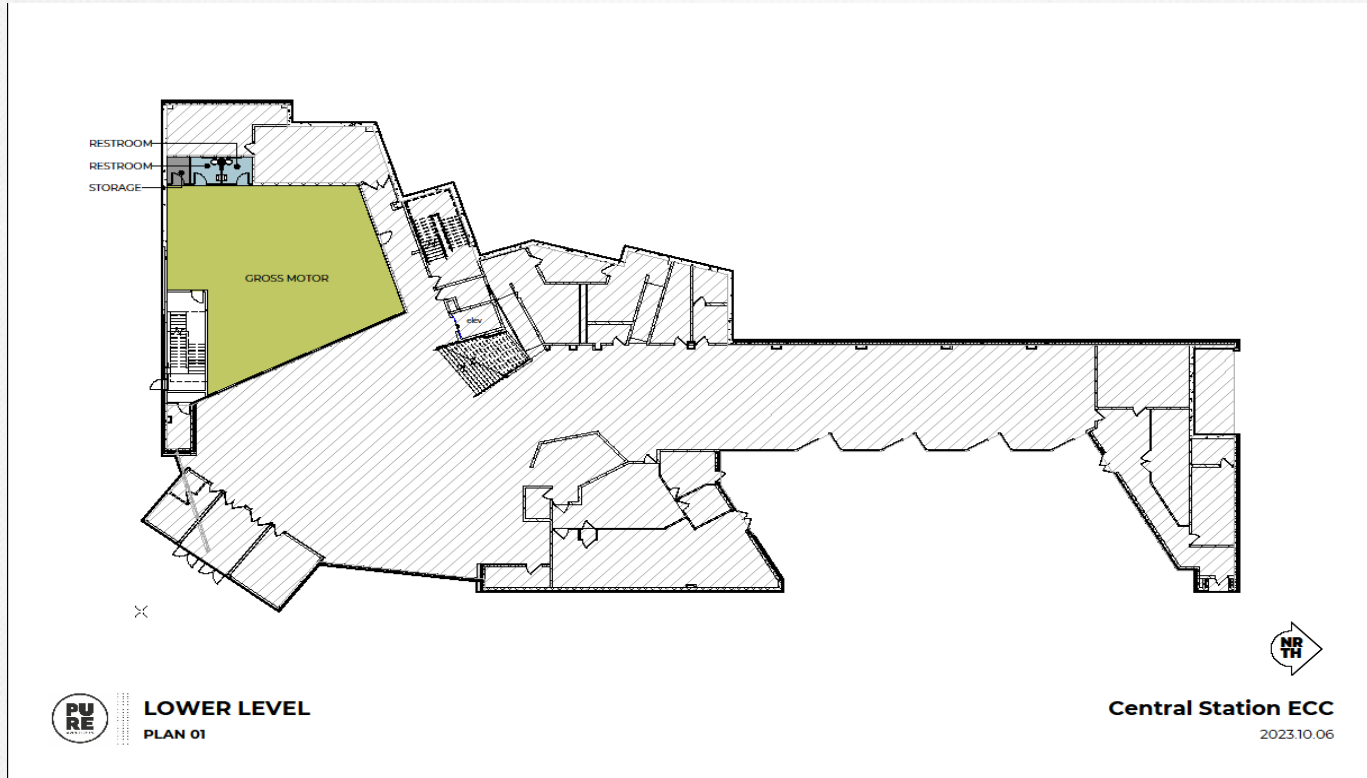


CENTRAL STATION

CENTRAL STATION
EARLY CHILDHOOD CENTER

THE SPACE

This project will create nine ECE classrooms, generous gross-motor space and two age-appropriate outdoor play spaces for children enrolled in the center. Further, Central Station boasts a 3,000 square foot multipurpose room that will be utilized for wrap-around supports such as health screenings and services as well as a space for families to connect. **A true one-stop hub of innovation and community care.**



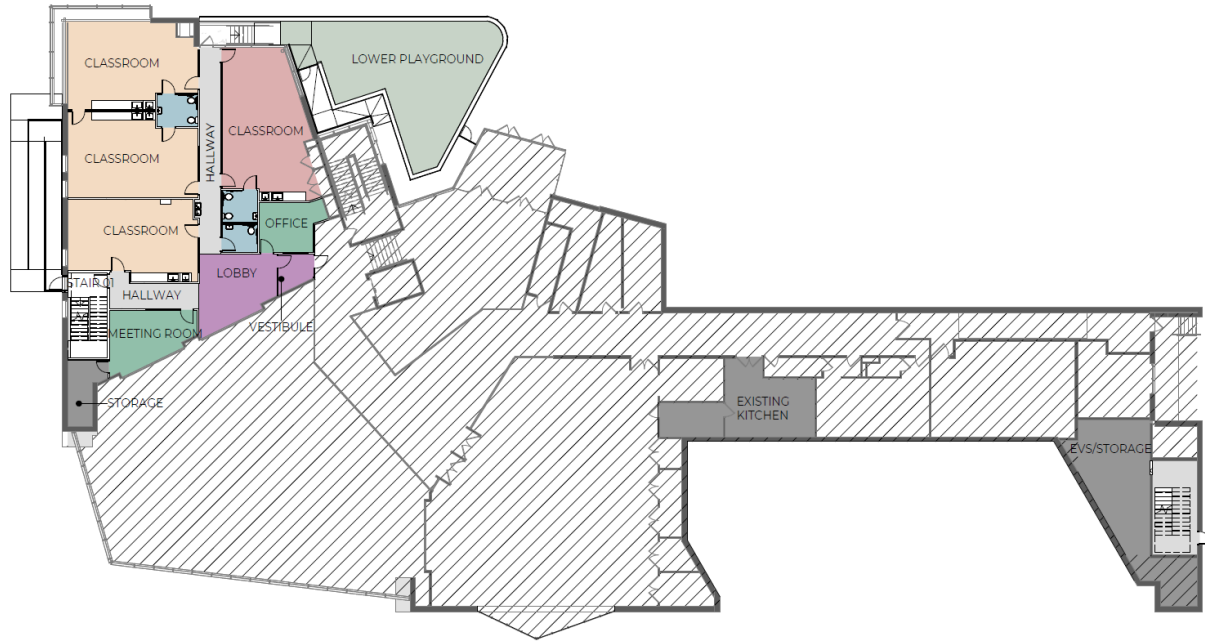
THE SPACE

This project will create nine ECE classrooms, generous gross-motor space and two age-appropriate outdoor play spaces for children enrolled in the center. Further, Central Station boasts a 3,000 square foot multipurpose room that will be utilized for wrap-around supports such as health screenings and services as well as a space for families to connect. **A true one-stop hub of innovation and community care.**



THE SPACE

This project will create nine ECE classrooms, generous gross-motor space and two age-appropriate outdoor play spaces for children enrolled in the center. Further, Central Station boasts a nearly 3,000 square foot multipurpose room that will be utilized for wrap-around supports such as health screenings and services as well as a space for families to connect. A true one-stop hub of innovation and community care.



MAIN LEVEL

PLAN 02

Central Station ECC

2023.10.06

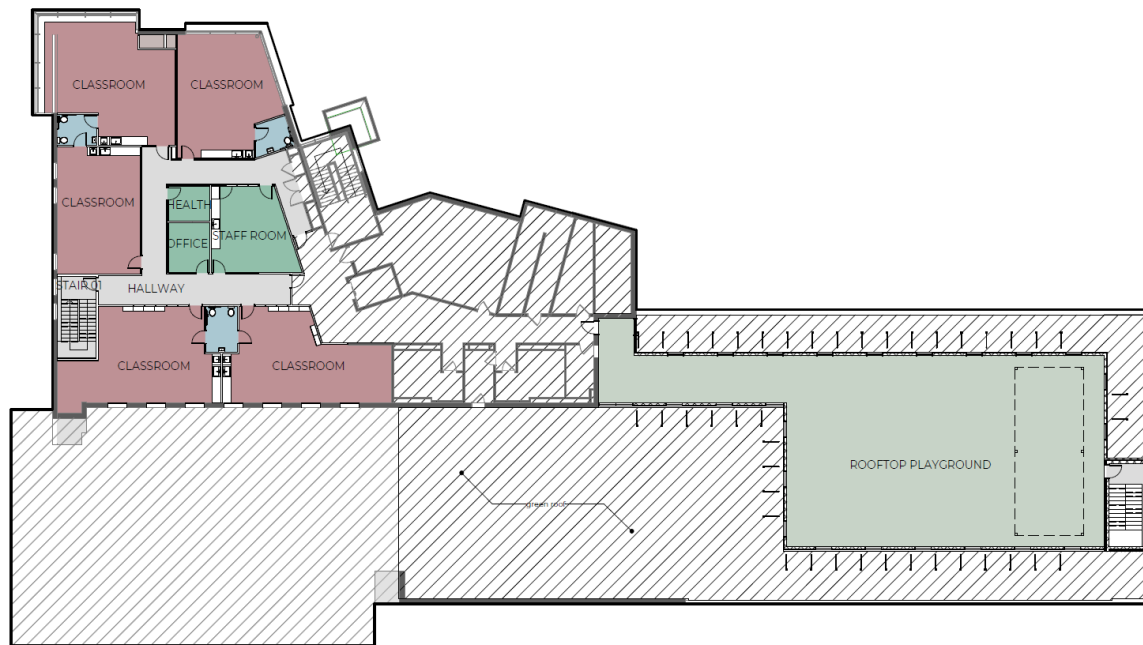






THE SPACE

This project will create nine ECE classrooms, generous gross-motor space and two age-appropriate outdoor play spaces for children enrolled in the center. Further, Central Station boasts a 3,000 square foot multipurpose room that will be utilized for wrap-around supports such as health screenings and services as well as a space for families to connect. **A true one-stop hub of innovation and community care.**



UPPER LEVEL
PLAN 03

Central Station ECC

2023.10.06









THE BUDGET

Conservative estimates peg this renovation project at **\$7.5M** including contingencies and anticipated construction cost escalation.



LEAD GIFT

\$3.5M

The W.K. Kellogg Foundation



CAPITAL GAP REMAINING

\$700K

THE TIMELINE

FALL
2023

RFP & Award for
Construction Management
Services

WINTER/
SUMMER
2024

Capital Gap Fundraising,
Operations Planning &
Licensing

FALL
2024

Demolition & Construction
Begins

FALL
2025

Center Opening



THE FUTURE

A CENTER OF INNOVATION

This facility and partnership will not only serve up to 100 children year-round. This model spans multiple boundaries and holds great promise for **catalysing innovation in a sector in need of new models and investment**. With the vision fully realized, the Center offers:



On-site wrap-around **health services & screenings** are offered to all Center families



A **community hub** for connecting with resources and employment pathways for youth and families coming through the facility.



A co-created **model for shared services and quality ECE center jobs**



Questions?

MEMORANDUM

DOWNTOWN
DEVELOPMENT
AUTHORITY



DATE: November 13, 2024

TO: Downtown Development Authority

FROM: Mark F. Miller, Managing Director of Planning + Design

SUBJECT: Division Avenue Reconstruction

Agenda Item #05
November 13, 2024
DDA Meeting

Goal 3 of GR Forward recommends the Implementation of a 21st Century Mobility Strategy, by completing the networks in and out of downtown (page 210). Specifically, this goal envisions Division Avenue as a multi-modal gateway street that links Downtown to adjacent neighborhoods. The goal also envisions creating the most bicycle friendly downtown in the Midwest.

Additionally, the City of Grand Rapids Vital Streets Plan designates Division Avenue as an Urban Center Street that promotes a variety of modes while creating a distinctive and appealing sense of place.

Guided by these plans the City of Grand Rapids began a two-year reconstruction of Division Avenue from Fulton to Crescent Street in 2024. The first phase of this work was recently completed and included significant underground utility improvements. The second phase, which includes a full street reconstruction consisting of new pavement, curb and gutter, sidewalks, a median between Library and Monroe Center, decorative streetlights, and dedicated protected bike lanes will begin in the spring of 2025.

The total estimated project costs are \$12,406,921, which includes construction, previously authorized design services, administration fees, and contingencies. This amount was authorized by the City Commission on October 22, 2024. Bids were received on November 1, 2024, and actual construction costs came in at about 1.7% less than the estimated costs.

As part of these funding commitments, the City of Grand Rapids has requested DDA project investment for street lighting enhancements and for repair/replacement of the Monroe Center snowmelt that will be impacted by the project construction. This not-to-exceed amount of \$605,400 is outlined below and includes \$308,757 for the upgrade to ornamental lighting (30 streetlights) and \$49,400 for snowmelt replacement/repair. It also includes the DDA share of mobilization, traffic control, design engineering, city administration, and contingencies, as well as foundations for wayfinding signage. This funding request represents actual bid numbers.

Mobilization	
Snowmelt replacement	\$38,638.12
Street lighting upgrade to ornamental	\$49,400.00
Separate circuit and street light outlets	\$308,757.00
Wayfinding foundations	\$30,550.00
Traffic control items	\$9,018.43
Misc LSUM items (SESC, Documentation)	\$9,324.00
Construction Costs	\$665.66
	\$446,353.21
Design Engineering	
CE/I Engineering	\$19,222.49
Public Information	\$49,200
Traffic Safety	\$196.80
Subtotal Construction	\$492.00
	\$515,464.50
Administration	
Subtotal	\$25,549.86
	\$541,014.36
Contingencies	
Total Project Cost, DDA	\$64,385.64
	\$605,400.00

Recommendation: Authorize funding in the amount of not-to-exceed \$605,400 for streetlighting upgrades, snowmelt replacement and repair, and wayfinding foundations as part of the Division Avenue from Fulton to Crescent reconstruction project.

MEMORANDUM

DOWNTOWN
DEVELOPMENT
AUTHORITY



DATE: November 13, 2024

TO: Downtown Development Authority

FROM: Melvin Eledge Jr., Director of Operations

SUBJECT: DDA Liquor License – Le Macaron (132 Monroe Center)

Agenda Item #06
November 13, 2024
DDA Meeting

The City Commission policy establishing procedures for the review and approval of development area liquor licenses requires the City Clerk to forward any such requests in the DDA district to the DDA Board for review and recommendation. In evaluating a proposal, the DDA Board may consider how the issuance of a license would promote economic growth in a manner consistent with adopted goals, plans or policies of the district.

Le Macaron is requesting DDA Board consent to the issuance of a Development District liquor license for their location at 132 Monroe Center Ave NW Grand Rapids, MI. Le Macaron opened in June 2022 offering fine pastries – especially macarons. Le Macaron is proposing adding cocktail service to their establishment which they believe will increase customer visits, boost sales and contribute to the business' long term success.

Staff has reviewed the applicant's request and believes it meets the investment, activity and seating capacity requirements and as such it is recommending approval of the application. If approved by the DDA Board, the request will proceed to the City Commission for consideration.

Recommendation: Approve the resolution for the issuance of a development area liquor license for Le Macaron located at 132 Monroe Center Ave NW Grand Rapids, MI 49503.

**DOWNTOWN DEVELOPMENT AUTHORITY
OF THE CITY OF GRAND RAPIDS**

**RESOLUTION SUPPORTING ISSUANCE OF A LIQUOR LICENSE
FOR A BUSINESS LOCATED IN A DOWNTOWN DEVELOPMENT DISTRICT**

Board member _____, supported by Board member _____,
moved the adoption of the following resolution:

WHEREAS, the Downtown Development Authority of the City of Grand Rapids (the “DDA”) was created by the City Commission on October 16, 1979, and operates pursuant to the authority of Act 197 of 1975, and

WHEREAS, the State of Michigan has provided for the issuance of additional licenses within the DDA district, as authorized by Public Act 501 of 2006, being MCL 436.1521a, (the “Act”), and

WHEREAS, WB Blanton Enterprises, LLC, (DBA Le Macaron) located at 132 Monroe Center Ave NW Grand Rapids, MI 49503; has applied to the City for approval of a license under the Act, and is located within the DDA district, and

WHEREAS, WB Blanton Enterprises, LLC in its application, has indicated its intention to operate a restaurant and bar with an associated retail shop and

WHEREAS, the application has been forwarded to the DDA for review and consideration.

WHEREAS, that the DDA finds that the issuance of a liquor license to WB Blanton Enterprises, LLC, as proposed would promote economic growth by:

1. operating in a manner that would be consistent with adopted goals, policies and plans of the district, particularly by promoting the competitiveness and vitality of downtown Grand Rapids as a destination for dining, arts and tourism.
2. facilitate private investment and promote economic growth in the leased space at 132 Monroe Center Ave NW Grand Rapids, MI 49503
3. supporting the creation of several full and part-time jobs in the district.

NOW, THEREFORE, BE IT RESOLVED, that the Downtown Development Authority of the City of Grand Rapids recommends issuance of a Class C Liquor License to WB Blanton Enterprises, LLC, (DBA Le Macaron) located at 132 Monroe Center Ave NW Grand Rapids, MI 49503 above all others.

YEAS: Board members: _____

NAYS: Board members: _____

ABSTAIN: Board members: _____

ABSENT: Board members: _____

RESOLUTION DECLARED ADOPTED.

Dated: November 13, 2024

Timothy Kelly
Executive Director

CERTIFICATION

I, the undersigned duly qualified and Secretary of the Downtown Development Authority of the City of Grand Rapids (the "DDA"), do hereby certify that the foregoing is a true and complete copy of a resolution adopted by the Board of Directors of the DDA at a regular meeting held on November 13, 2024 and that public notice of said meeting was given pursuant to, and in compliance with, Act 267 of the Public Acts of Michigan of 1976, as amended.

Mandy McDaniel
DDA Secretary

Downtown Vitals Report



DOWNTOWN
GRAND RAPIDS INC.

Published November 2024

NEW BUSINESSES

+3

in Oct

+14

year-to-date

STOREFRONT VACANCY RATES

-2%

vs. Aug 2024

-2%

vs. 2-yr avg.

Q3 OFFICE VACANCY RATES

9.5%

in Q3 2024 vs. 9.9% in Q2 2024

Q3 OFFICE RENTAL RATES

\$23.11

per square foot
in Q3 2024 vs. \$23.19 in Q2 2024

Q3 HOUSING OCCUPANCY

-2%

vs. Q2 2024

-2%

vs. Q3 2023

+1%

vs. Q3 2019

SEP HOTEL OCCUPANCY

+10%

vs. Aug 2024

+5%

vs. Sep 2023

+6%

vs. Sep 2019

VISITOR ACTIVITY COUNTS

-7%

vs. Sep 2024

+5%

vs. Oct 2023

-9%

vs. Oct 2019

EMPLOYEE ACTIVITY COUNTS

+2%

vs. Sep 2024

+5%

vs. Oct 2023

-14%

vs. Oct 2019

RESIDENT ACTIVITY COUNTS

+5%

vs. Sep 2024

+10%

vs. Oct 2023

+33%

vs. Oct 2019

SEP DASH WORK RIDES

+45%

vs. Aug 2024

SEP DASH CIRCULATOR RIDES

-2%

vs. Aug 2024

CURRENT ACTIVE INVESTMENT

\$359M



Storefront Business Openings | Updated October 2024

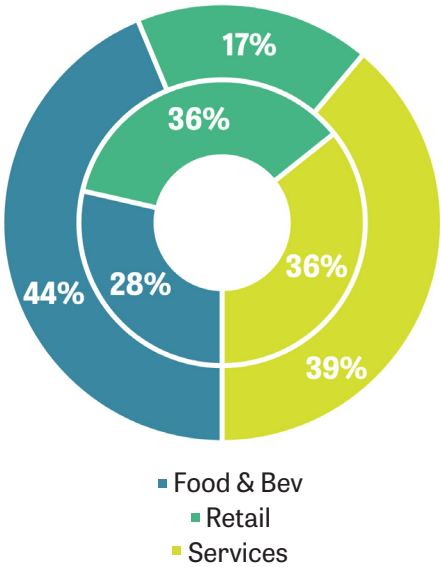
Retail
Shinola Detroit*
Grammotones*
GVSU Laker Store*
Rewind Vintage
Tone Chasers Music

Food & Beverage
Gin Gin's
Curry Leaf @ DT Market
Rev - Road to Revitalize*
Big Mini Putt Club*

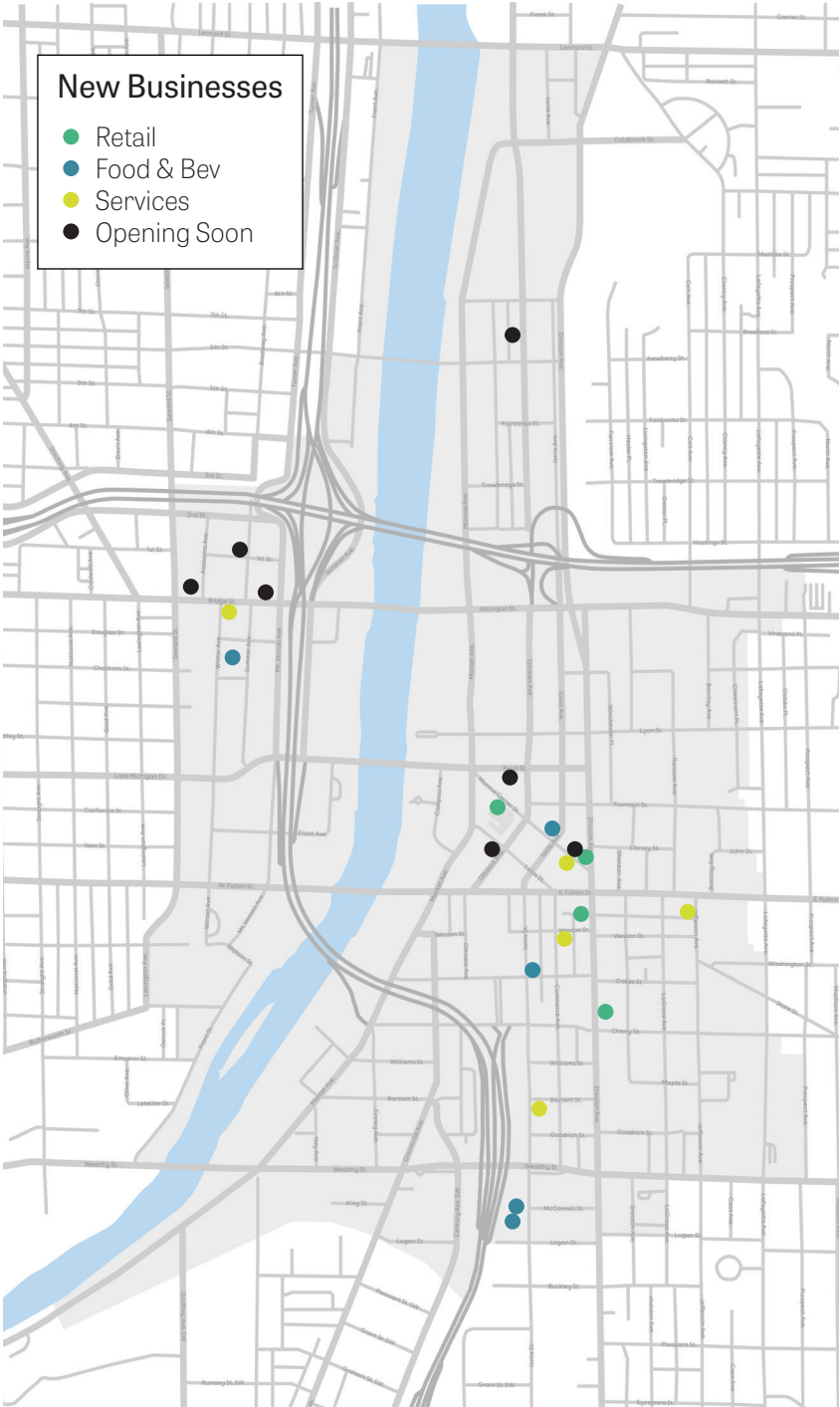
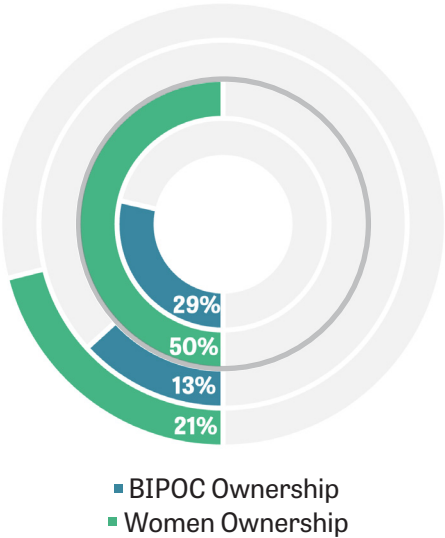
Services
D'Vine Nails & Spa
Euphoria Wellness
Mane Society
Water Street Gallery
Allstate Insurance Agency

14
storefront businesses
opened in 2024

Business Mix of Storefronts
Overall: Outer Ring
New in 2024: Inner Ring



Business Ownership of Storefronts
Overall: Outer Rings
New in 2024: Inner Rings



Source: Downtown Grand Rapids Inc.

Storefront Vacancies & Recent Closures | Updated Oct 2024

12

storefront
businesses
closed in 2024

2024 Closures:

58%

Food & Bev

17%

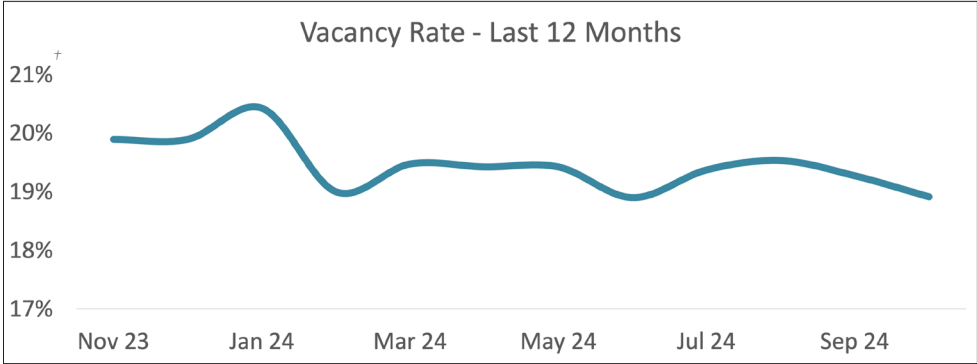
Retail

25%

Services

19%

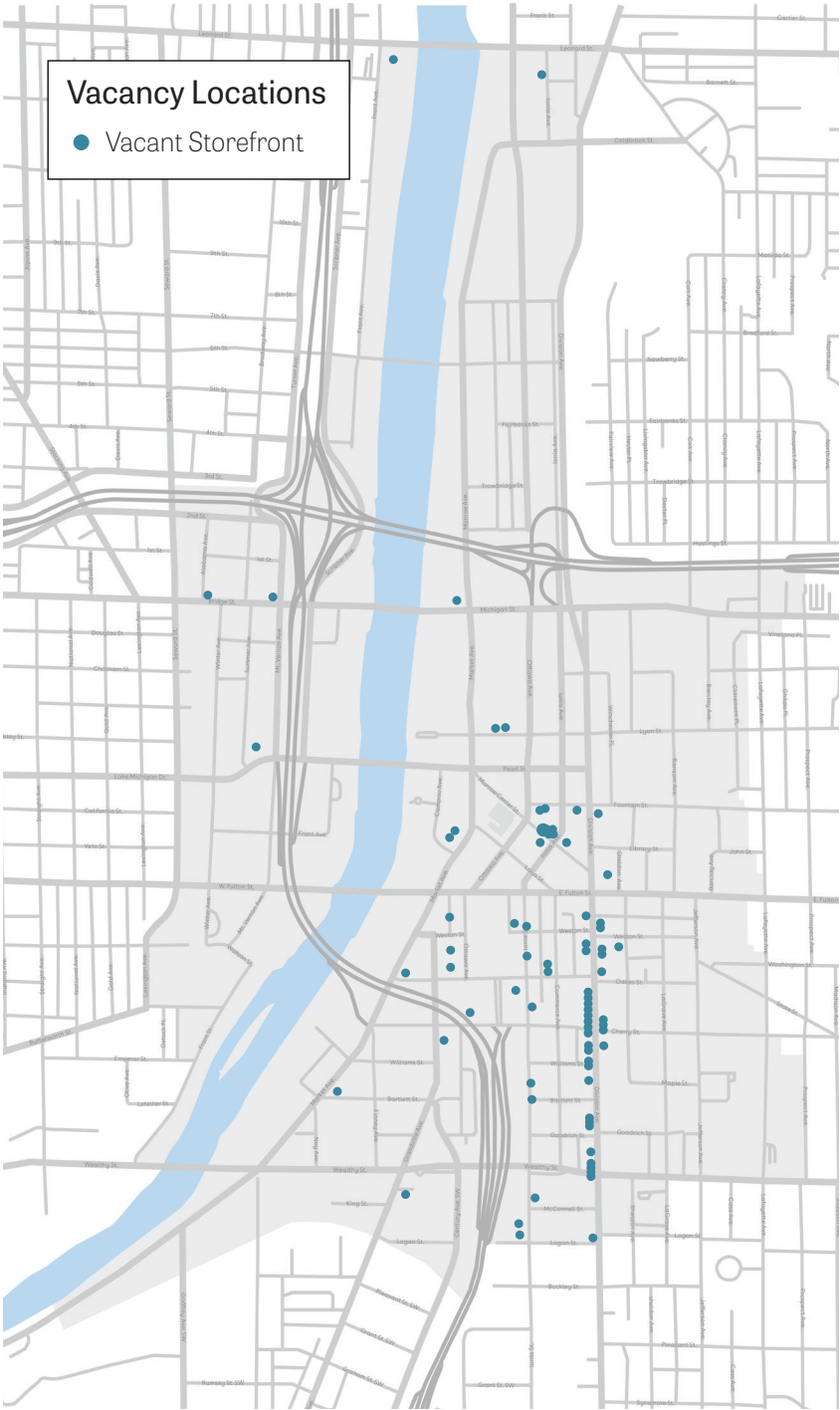
storefront
vacancy rate



*truncated y-axis to highlight month-over-month changes

	Storefronts	Vacancies	Vacancy %	Sq Ft Available
Bridge Street	23	2	9%	9,585 sq ft
Center City	125	23	18%	102,670 sq ft
Monroe Center*	54*	7*	13%*	51,193 sq ft*
Fulton & Jefferson	21	0	0%	0 sq ft
Heartside: Division	99	30	30%	~96,669 sq ft
Heartside: Ionia	71	13	18%	47,711 sq ft
Heartside: C. Chavez	13	3	23%	4,029 sq ft
Monroe North	28	1	7%	1,696 sq ft
Other	6	1	17%	3,960 sq ft
DISTRICT TOTALS:	384	74	19%	~266,320 sq ft

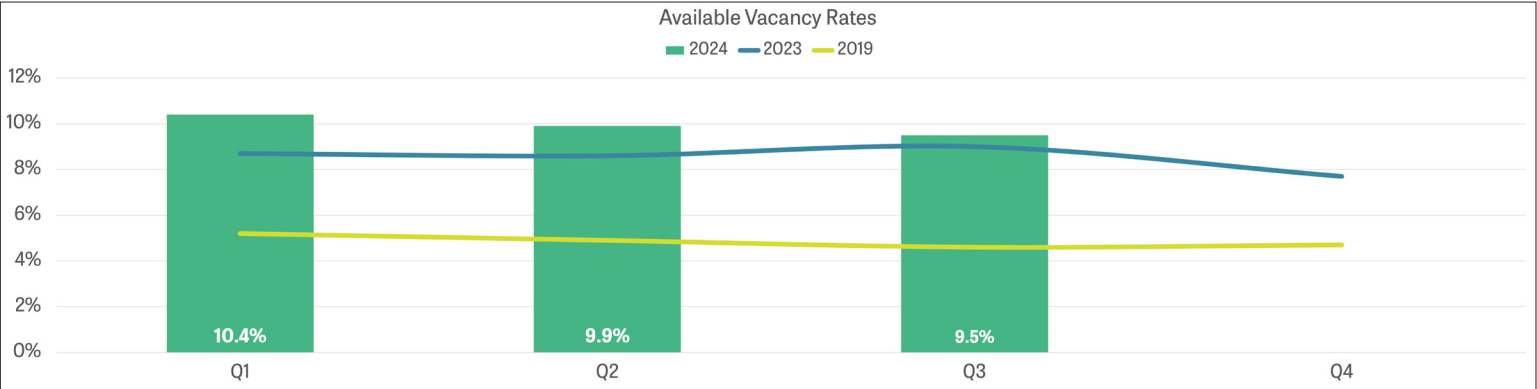
Source: Downtown Grand Rapids Inc.



Source: Downtown Grand Rapids Inc.

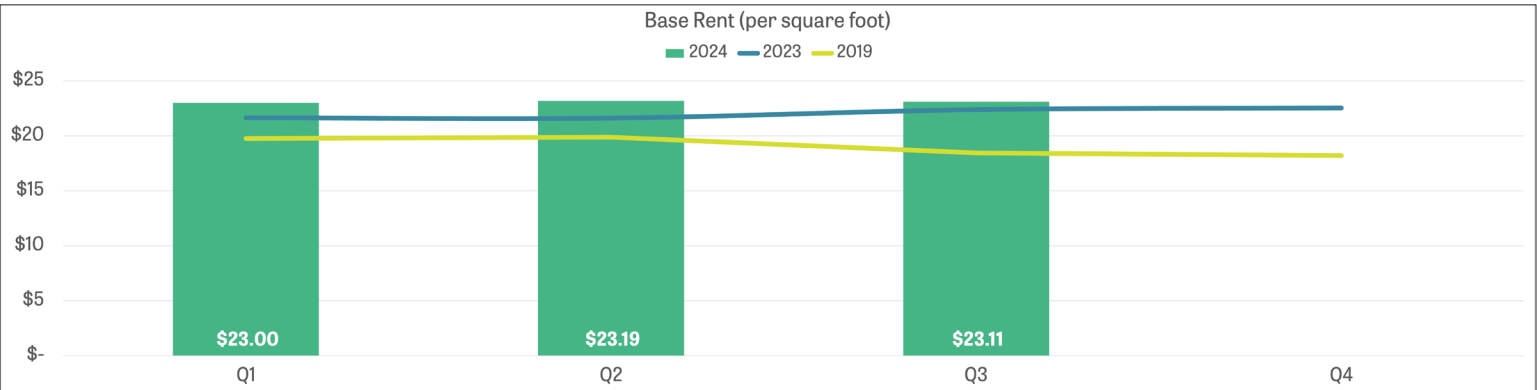
*Monroe Center is a subset of Center City and is not included in District Totals

9.5%
vacancy in Q3 2024
vs. 9.9% in Q2 2024



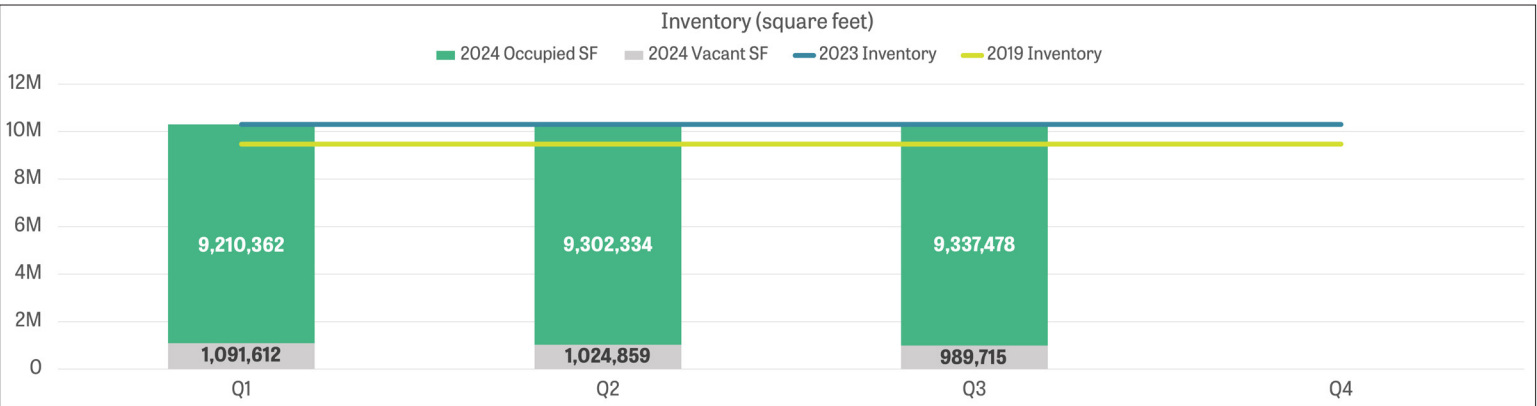
Source: CoStar

\$23.11
per sq ft in Q3 2024
vs. \$23.19 in Q2 2024



Source: CoStar

10.3M
square feet of office
space inventory

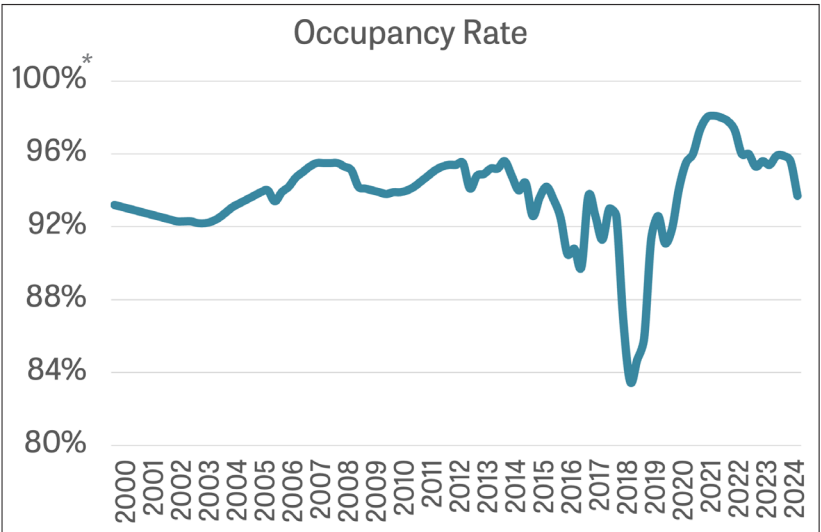


Source: CoStar

94%
occupancy
Q3 2024

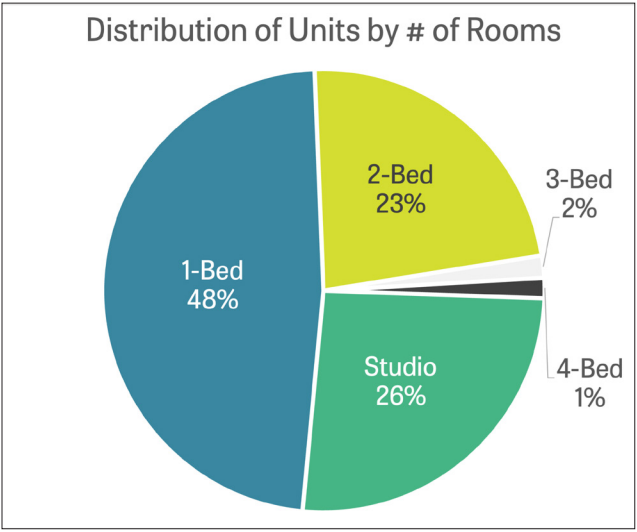
248
units under
construction

1,889
units in pipeline

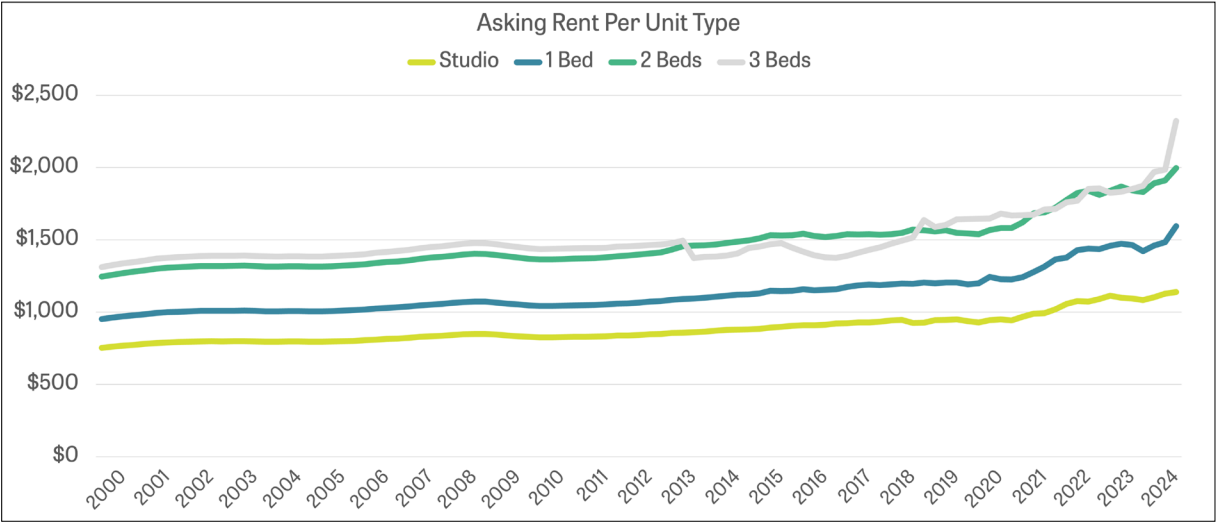


*truncated y-axis to highlight changes

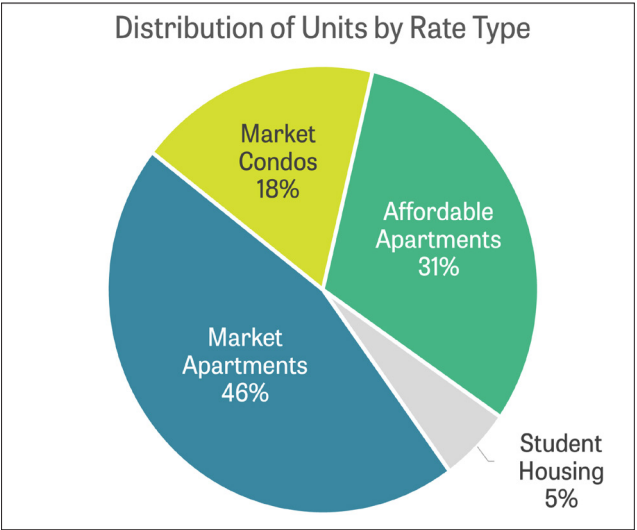
Source: CoStar



Source: CoStar



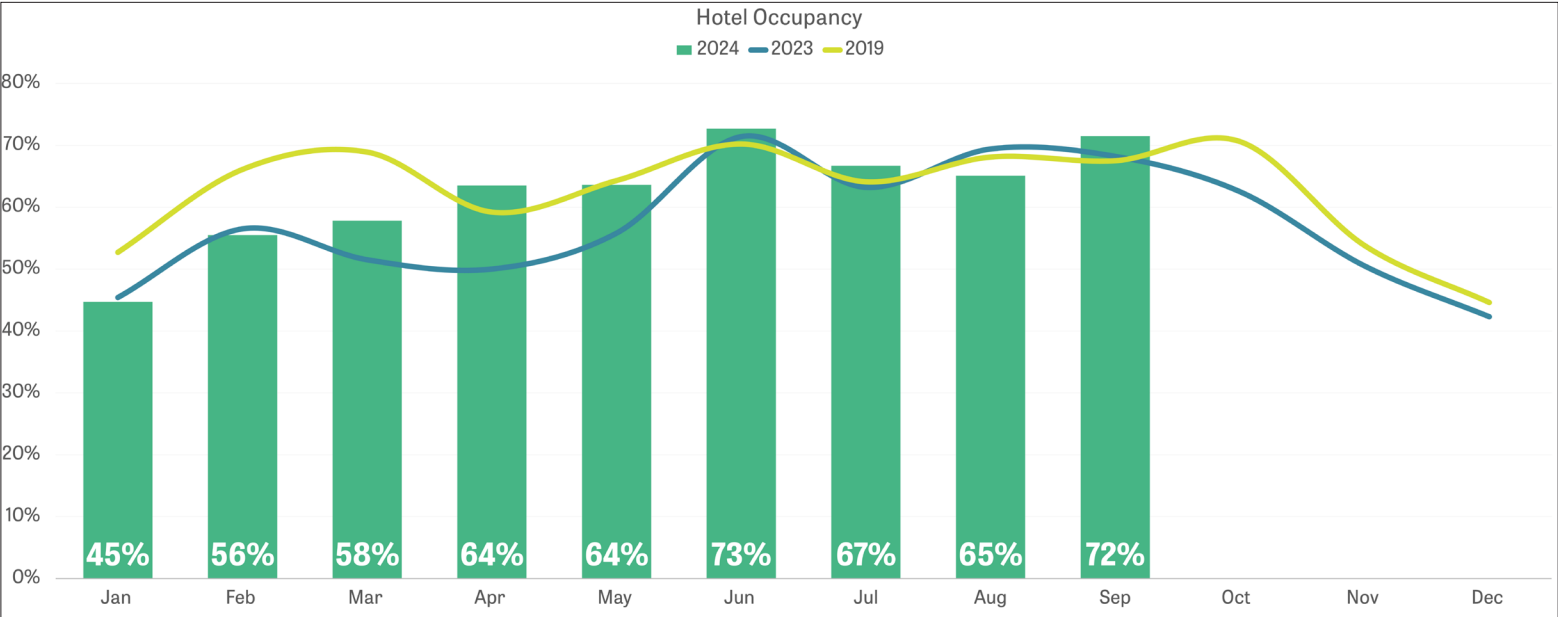
Source: CoStar



Source: Downtown Grand Rapids Inc.

72%
hotel occupancy
September 2024

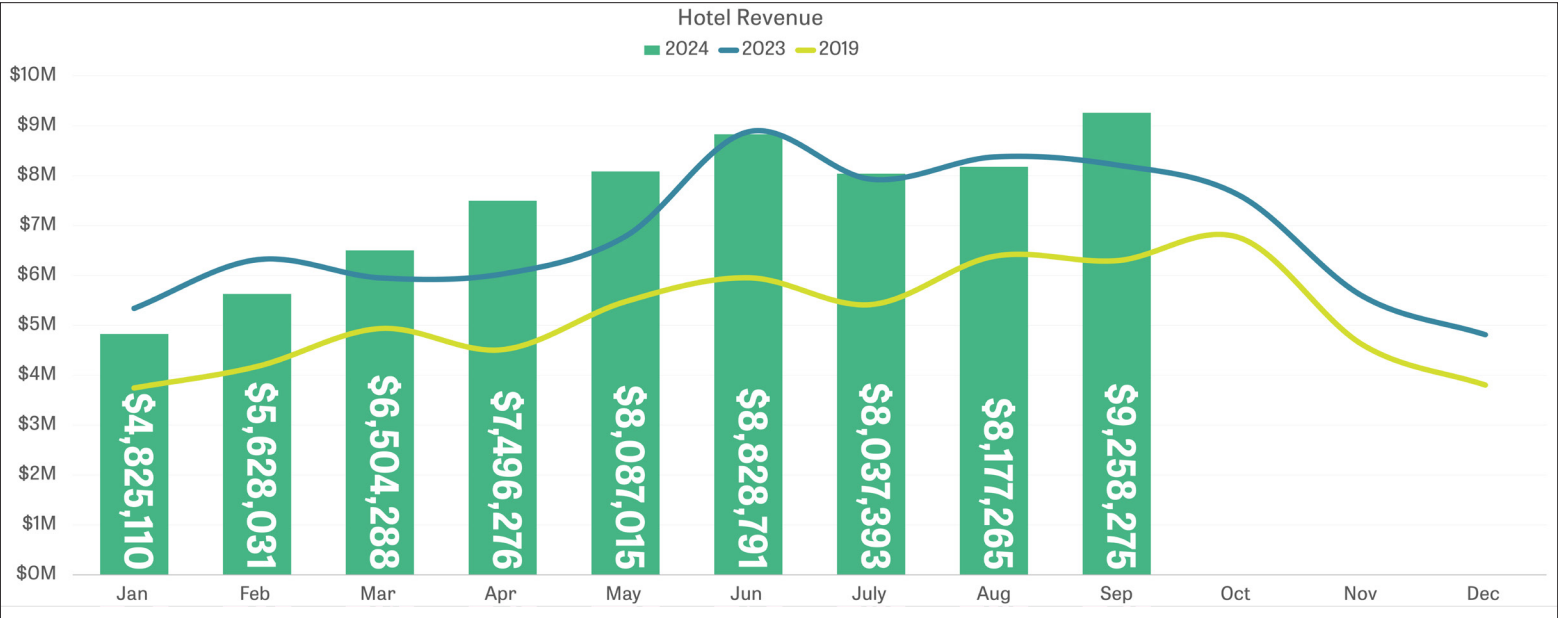
62%
average hotel
occupancy
2024 to date



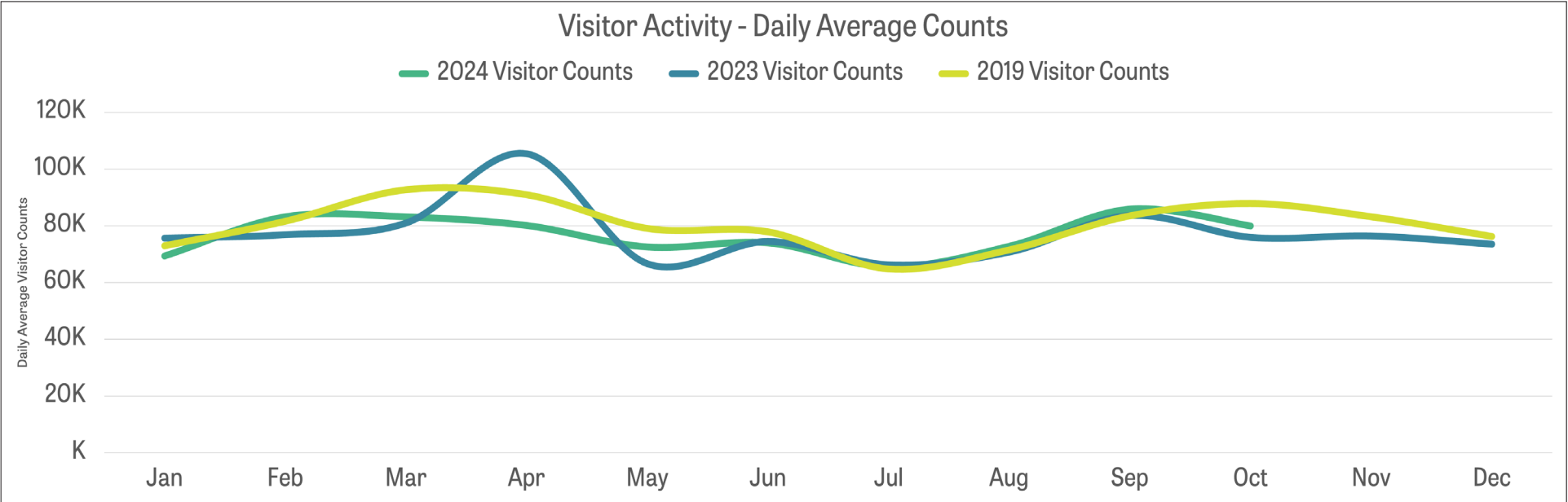
Source: Smith Travel Research via CoStar

\$9M
hotel revenue
September 2024

\$67M
hotel revenue
2024 to date



Source: Smith Travel Research via CoStar

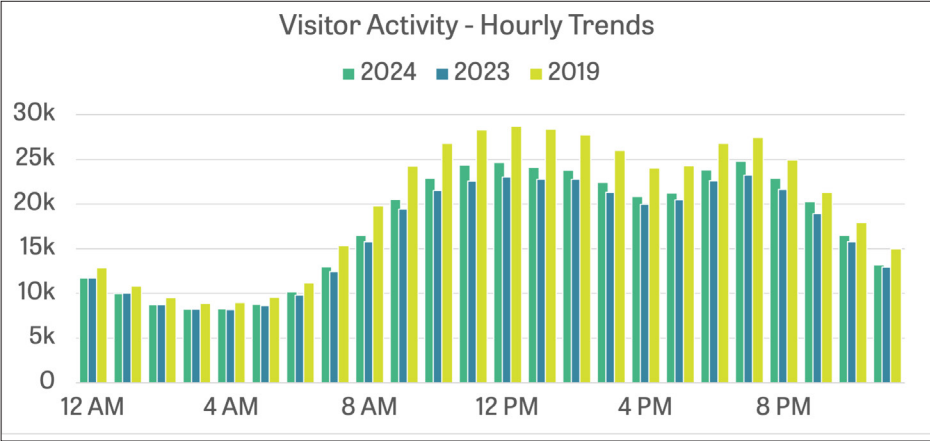


Source: Placer.ai

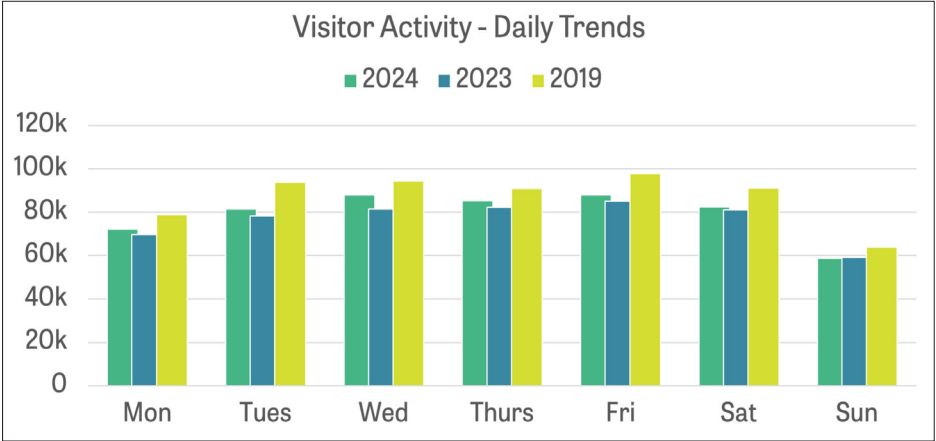
7%
decrease
Oct 2024 vs. Sep 2024

5%
increase
Oct 2024 vs. Oct 2023

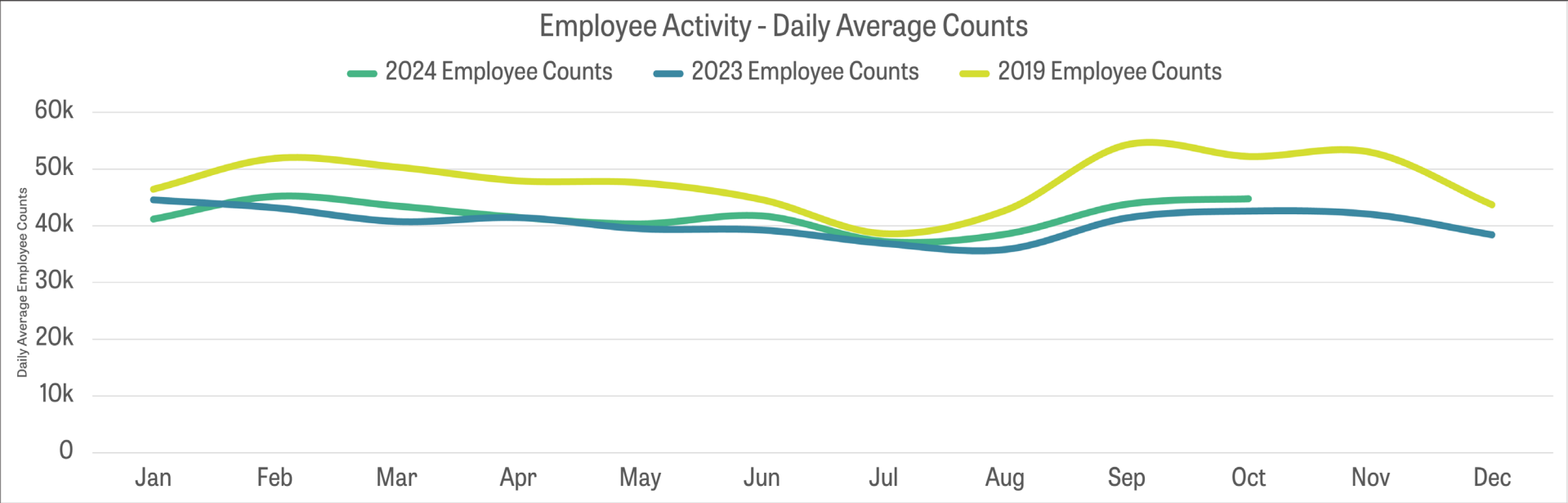
9%
decrease
Oct 2024 vs. Oct 2019



Source: Placer.ai



Source: Placer.ai

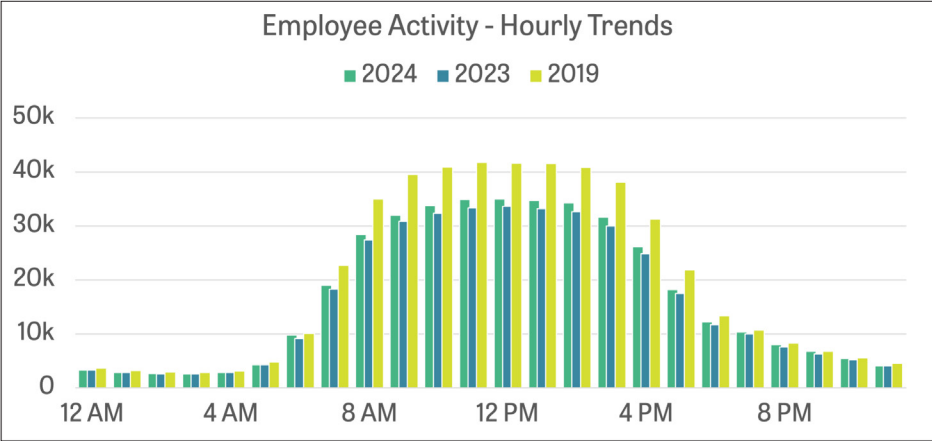


Source: Placer.ai

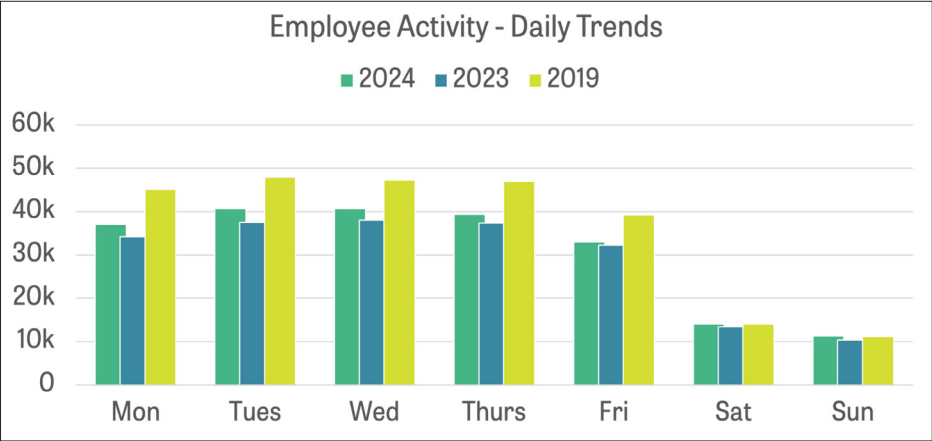
2%
increase
Oct 2024 vs. Sep 2024

5%
increase
Oct 2024 vs. Oct 2023

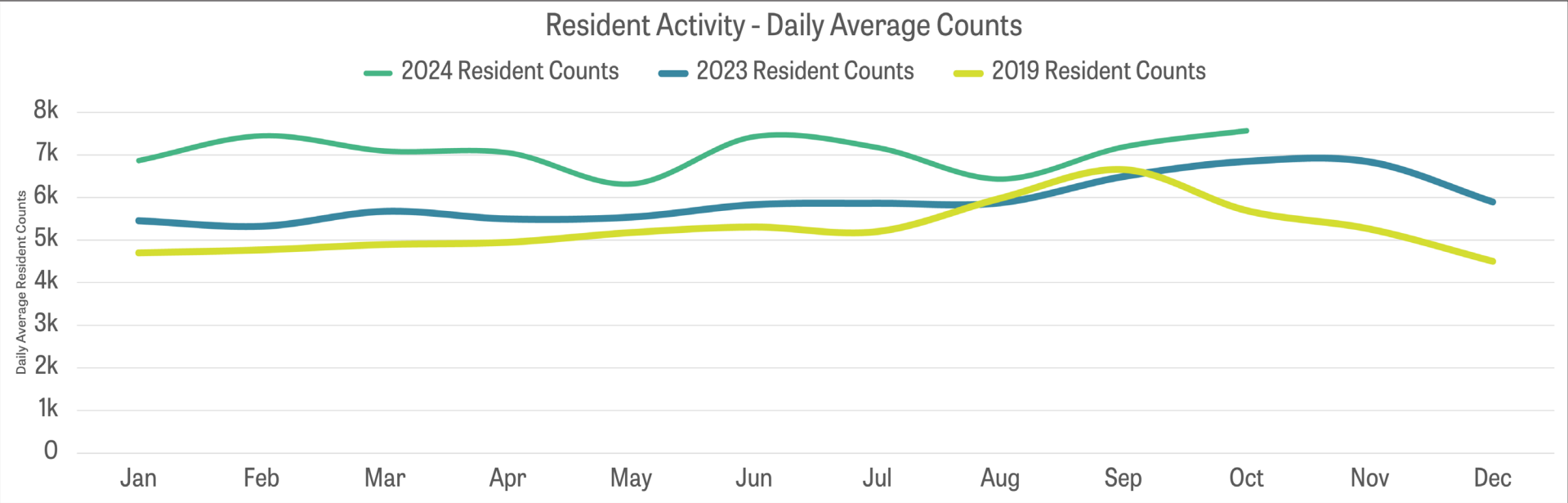
14%
decrease
Oct 2024 vs. Oct 2019



Source: Placer.ai



Source: Placer.ai

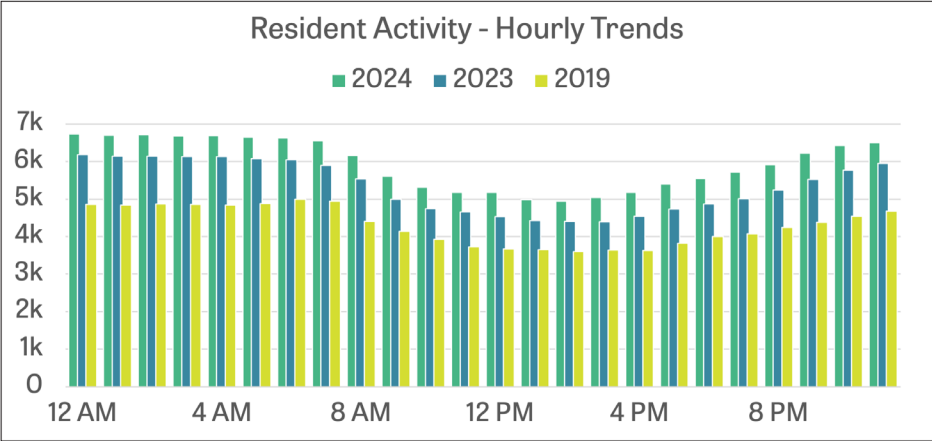


Source: Placer.ai

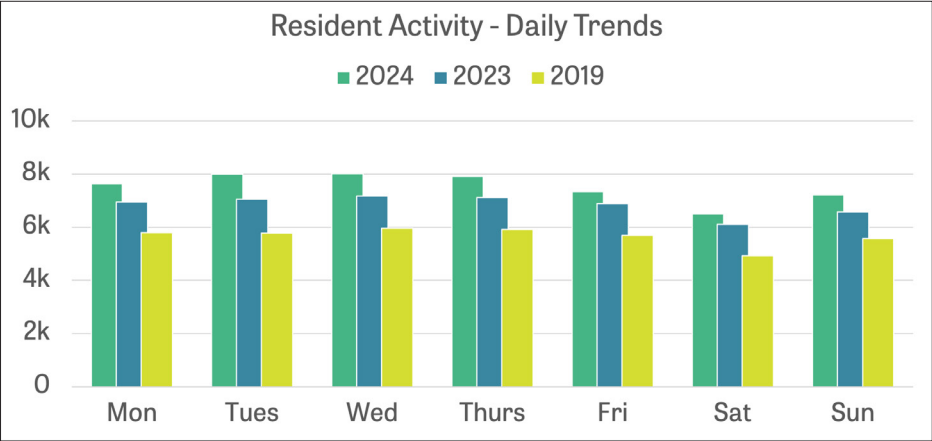
5%
increase
Oct 2024 vs. Sep 2024

10%
increase
Oct 2024 vs. Oct 2023

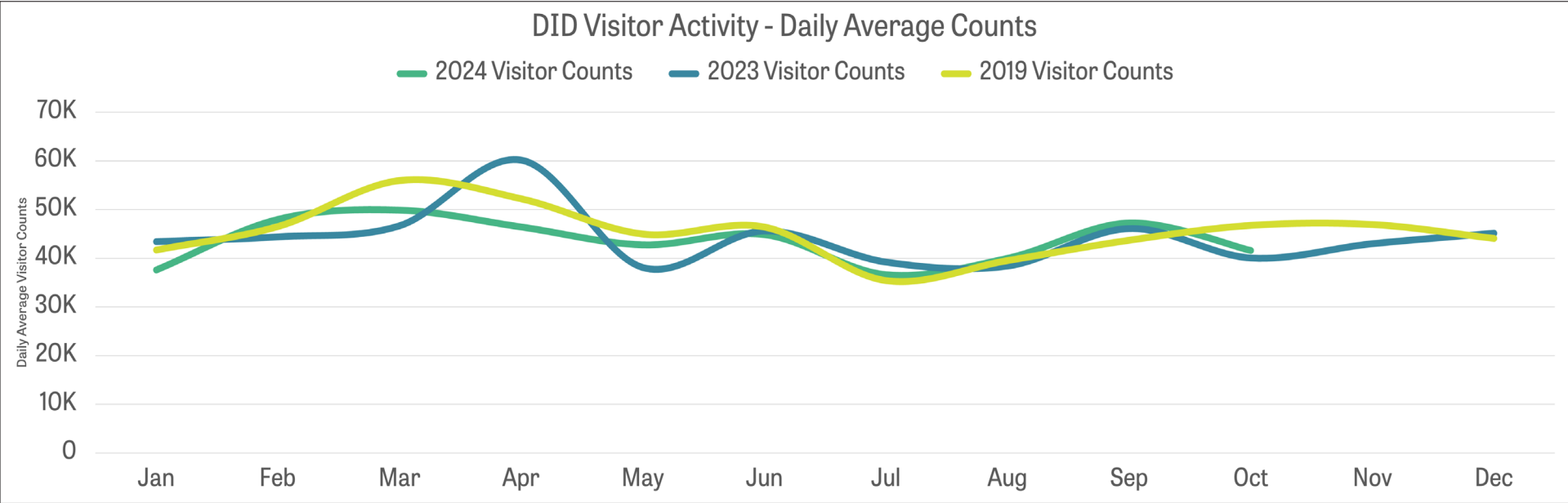
33%
increase
Oct 2024 vs. Oct 2019



Source: Placer.ai



Source: Placer.ai

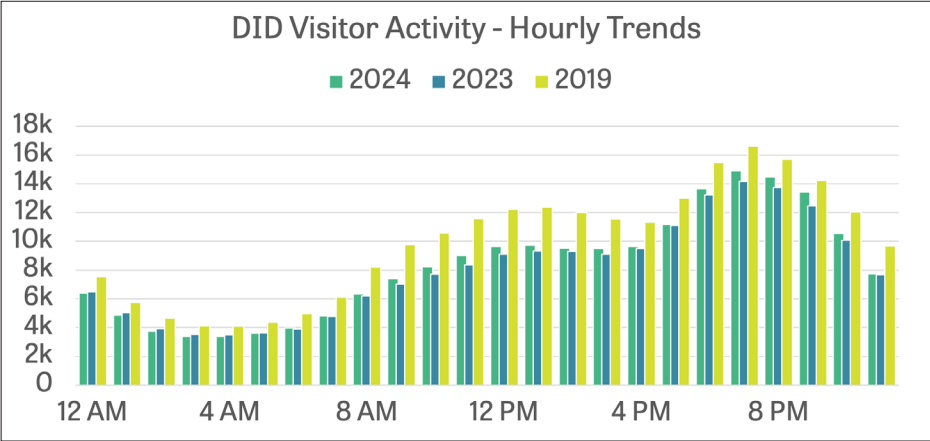


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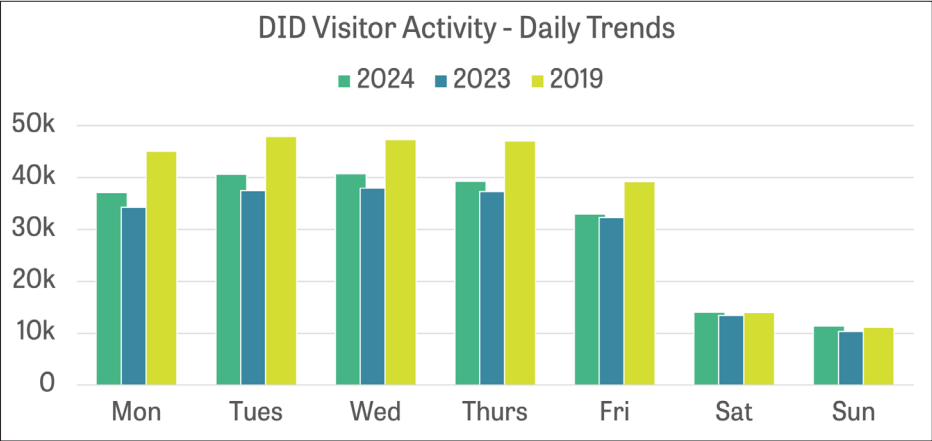
12%
decrease
Oct 2024 vs. Sep 2024

4%
increase
Oct 2024 vs. Oct 2023

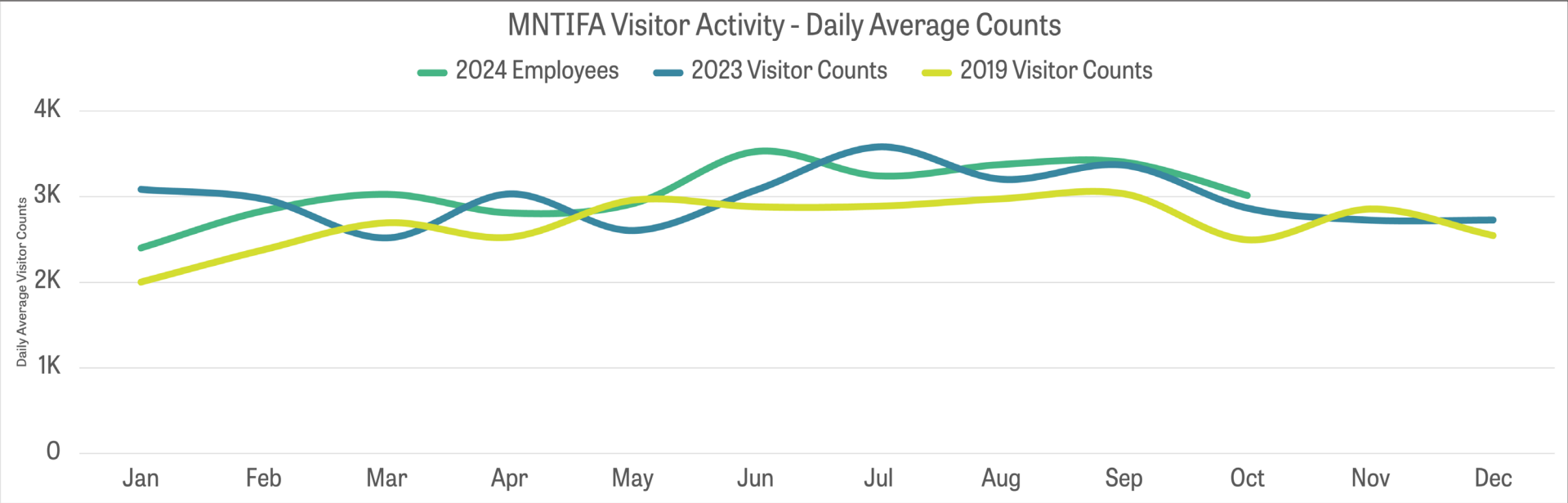
11%
decrease
Oct 2024 vs. Oct 2019



Source: Placer.ai



Source: Placer.ai

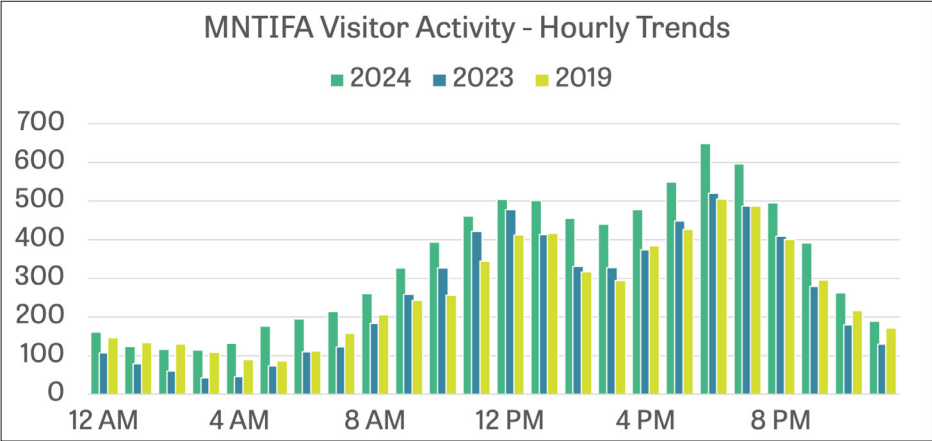


Source: Placer.ai

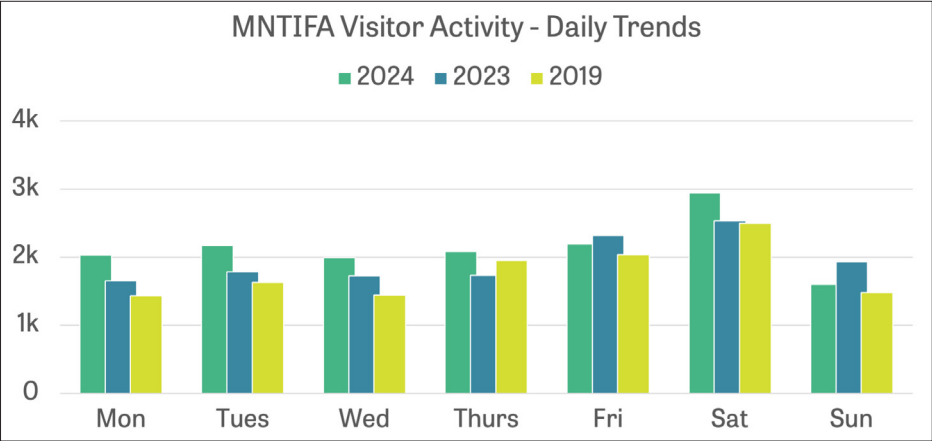
11%
decrease
Oct 2024 vs. Sep 2024

5%
increase
Oct 2024 vs. Oct 2023

21%
increase
Oct 2024 vs. Oct 2019



Source: Placer.ai



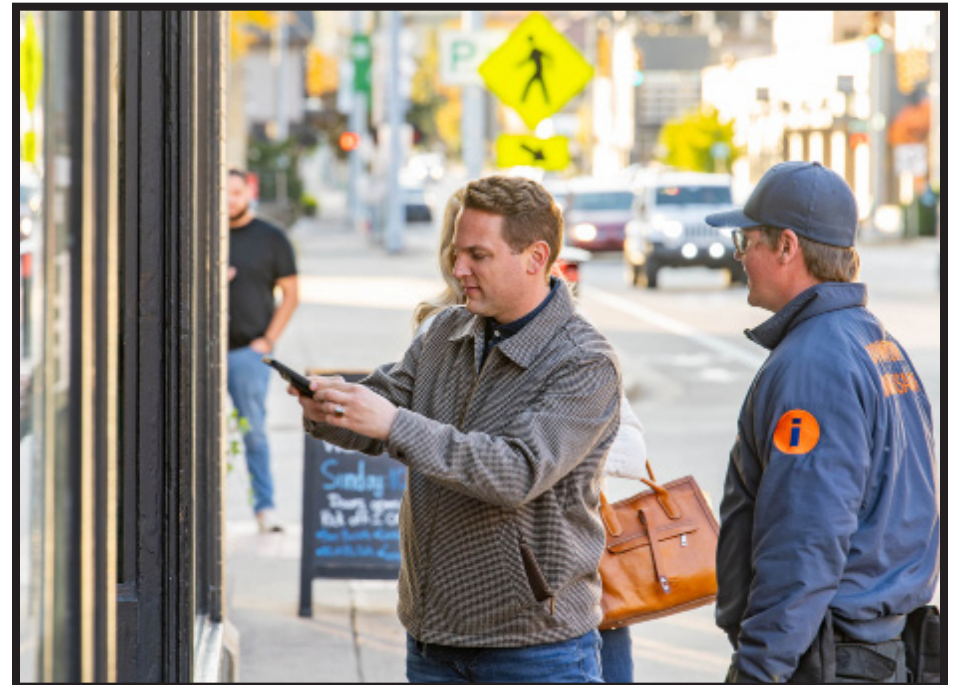
Source: Placer.ai

Downtown Ambassador Statistics | Updated October 2024

	October 2024	2024 YTD	2023 YTD	2019 YTD
Graffiti Removals	1,479	6,713	4,922	1,671
Lbs of Trash Removed	39,200	324,125	393,525	406,575
Snow Removals	-	5,569	3,739	8,036
Weeds Abated	9,980	372,540	263,022	128,232
Business Contacts	513	7,118	7,564	1,622
Pedestrian Assists	15,355	292,623	297,585	148,840
Mobility Assists	206	3,273	2,778	1,079
Total Ambassador Banked Hours as of September:				-803.00
Total Resident Ambassador Banked Hours as of September:				163.50

Banked hours reflect underspent ambassador hours. Negative hours reflect overspent ambassador hours.

Source: Downtown Grand Rapids Inc.



Current Construction & Development | Updated Oct 2024

1 Corewell Health Ambulatory Building

anticipated completion: Fall 2024

+240,000 square feet of office space
\$20,000,000 investment

2 Studio Park Residential Tower

anticipated completion: End Fall 2024

+190 housing units
\$62,000,000 investment

3 Corewell Health Parking Structure

4 Lyon Square Reconstruction

anticipated completion: Q4 2024

\$12,000,000 investment

5 GRPM River's Edge Work

anticipated completion: 2025

\$12,000,000 investment

6 Acrisure Amphitheater

anticipated completion: Spring 2026

+190 parking spaces
+825 jobs
\$184,000,000 investment

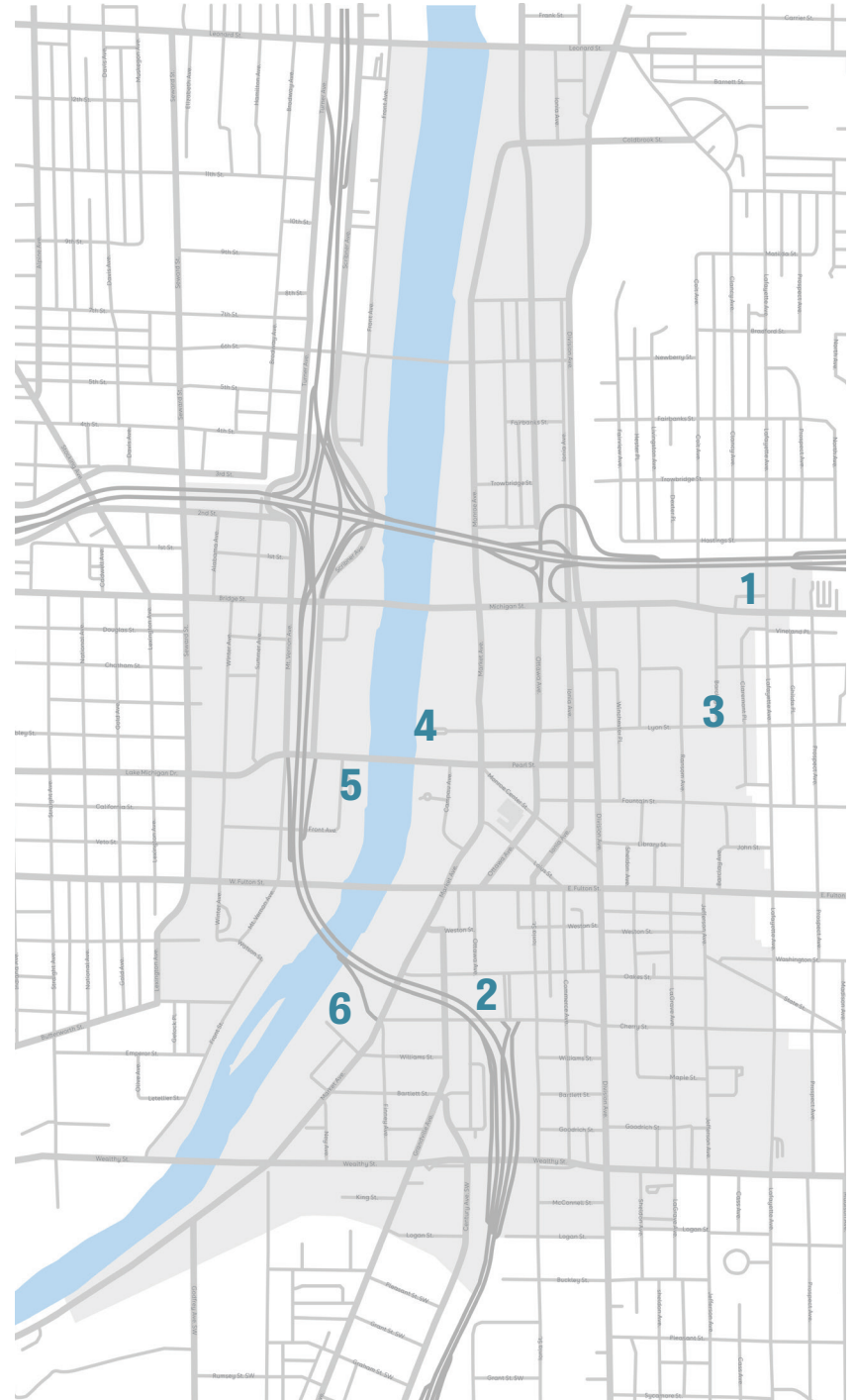
240k
square feet of
office space

190
housing units

825
new jobs

190
parking spaces

\$359M
in investment



Source: Downtown Grand Rapids Inc.

Grand River Corridor Revitalization Progress | Updated Oct 2024

48

acres of park improvements

20

miles of trail improvements*

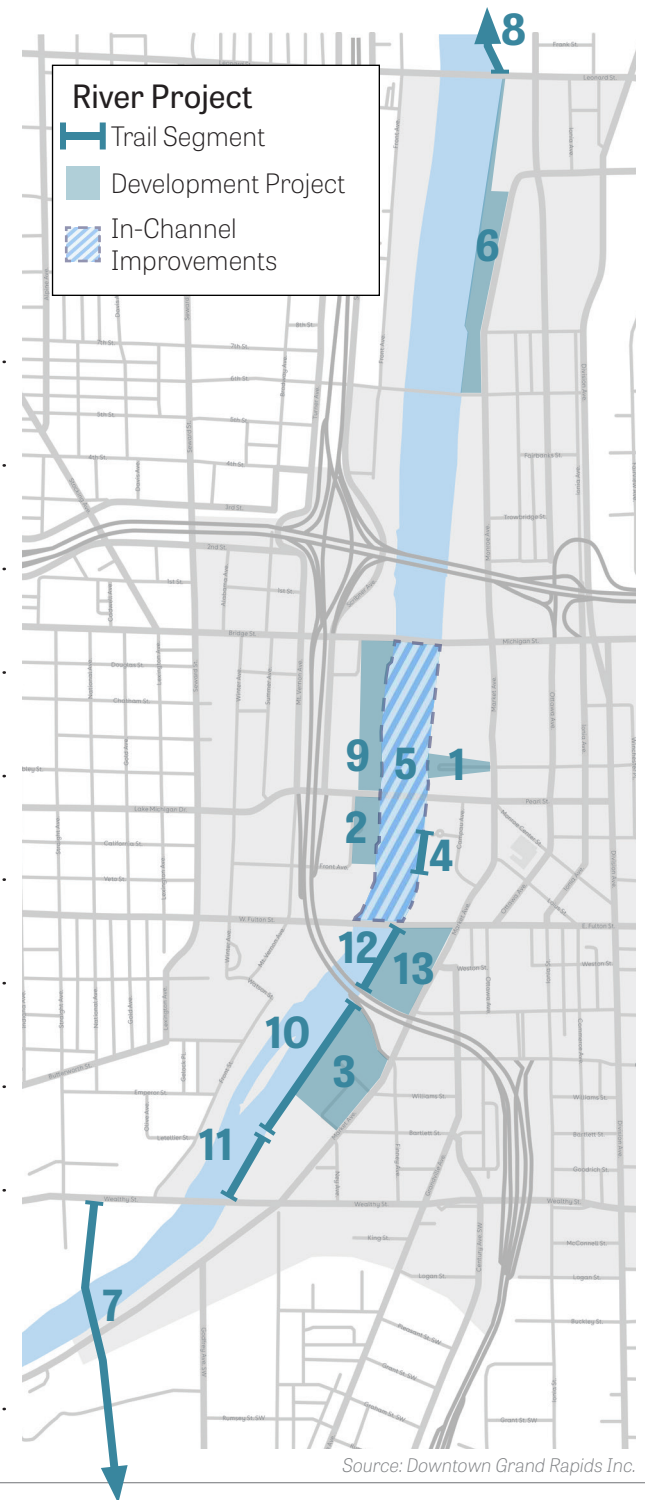
\$62M

total DGRI investment (DDA, MNTIFA, ARPA)

\$1.7B

total private river-adjacent investments

1	Lyon Square	Planning	Design	Permitting	Bidding	Construction	Completion est. Spring 2025
2	GRPM River Edge Improvements	Planning	Design	Permitting	Bidding	Construction	Completion est. Fall 2025
3	Acrisure Amphitheater	Planning	Design	Permitting	Bidding	Construction	Completion est. Spring 2026
4	Edges Trail, Blue Bridge to JW	Planning	Design	Permitting	Bidding	Construction	Completion est. Winter 2024
5	Canal Park	Planning	Design	Permitting	Bidding	Construction	Completion est. Nov 2024
6	Lower Reach In-Channel Improvements	Planning	Design	Permitting	Bidding	Construction	Completion est. Winter 2025
7	Oxford Trail	Planning	Design	Permitting	Bidding	Construction	Completion est. Nov 2024
8	Edges Trail, Leonard To Ann	Planning	Design	Permitting	Bidding	Construction	Completion est. Spring 2025
9	Ah-Nab-Awen Park Phase 1 (Indian Mounds)	Planning	Design	Permitting	Bidding	Construction	Completion est. Spring 2025
	Edges Trail	Planning	Design	Permitting	Bidding	Construction	Completion
10	US-131 to Railroad			Permitting			est. Dec 2024
11	Railroad to Wealthy						est. Winter 2025
12	Fulton to US-131						TBD
13	Fulton & Market	Planning	Design	Permitting	Bidding	Construction	Completion



Source: Downtown Grand Rapids Inc.



DOWNTOWN
GRAND RAPIDS INC.

For more information, visit: <https://grandriver.network/upcoming-projects>

* includes 16 miles of ARPA-funded Kent County greenway trail, White Pine Trail to Ada

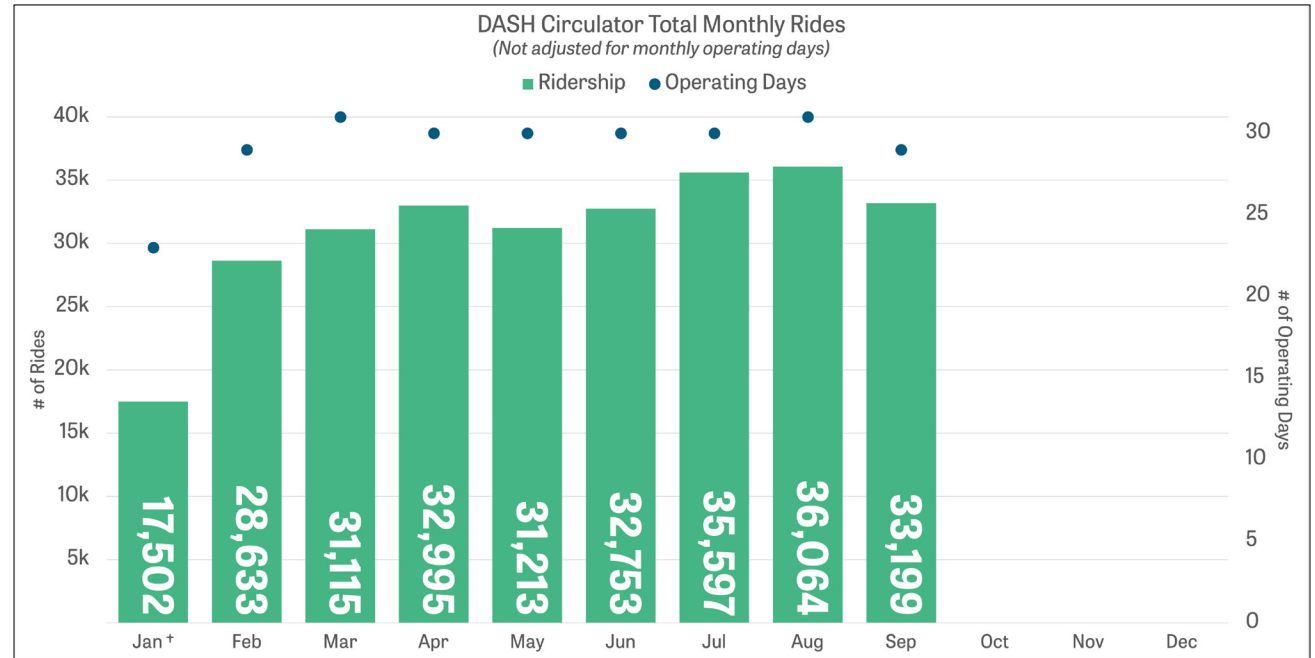
DASH 3.0: Circulator Ridership | Updated September 2024

DASH Circulator operates Monday - Sunday on one route with two directions (Clockwise and Counterclockwise).

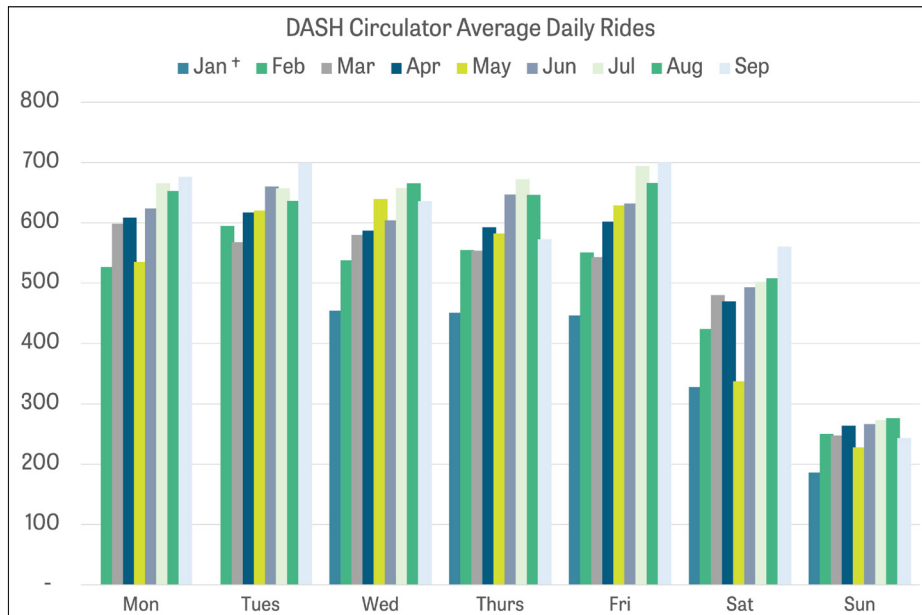
2%
decrease in rides
Sep 2024 vs. Aug 2024*

53%
increase in rides
Sep 2024 vs. Sep 2023*

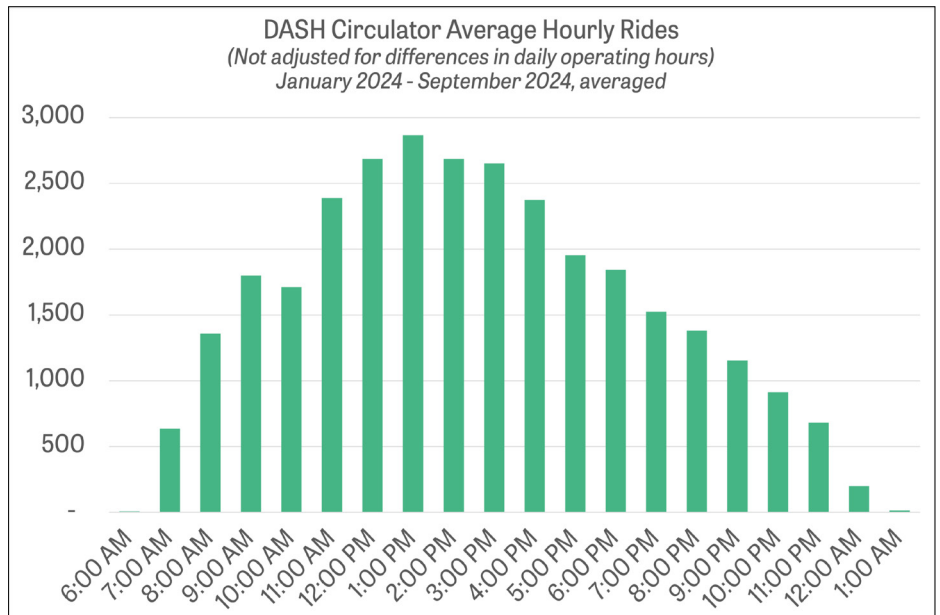
49%
decrease in rides
Sep 2024 vs. Sep 2019*



Source: The Rapid



Source: The Rapid



Source: The Rapid



DOWNTOWN
GRAND RAPIDS INC.

*Adjusted for monthly operating days

+ Service expanded on January 29th, 2024 to include Mondays and Tuesdays.

Number of operating days: Jan: 23; Feb: 29; Mar: 31; Apr: 30; May: 30; June: 30;

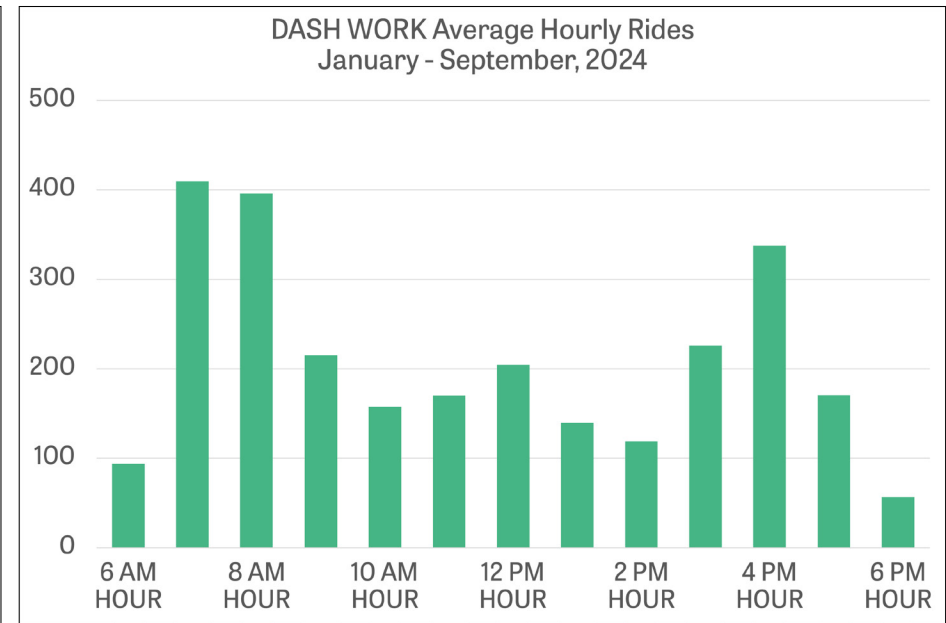
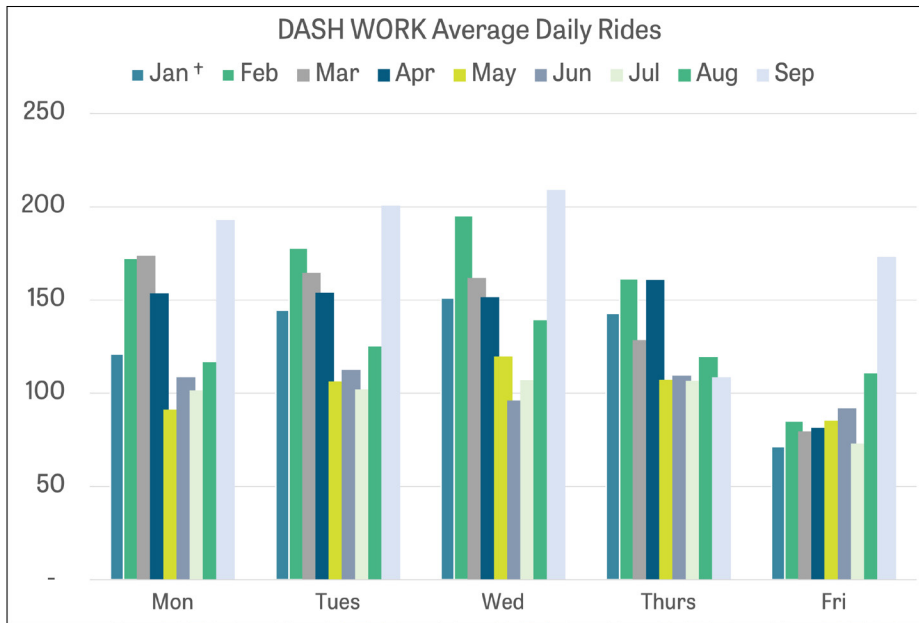
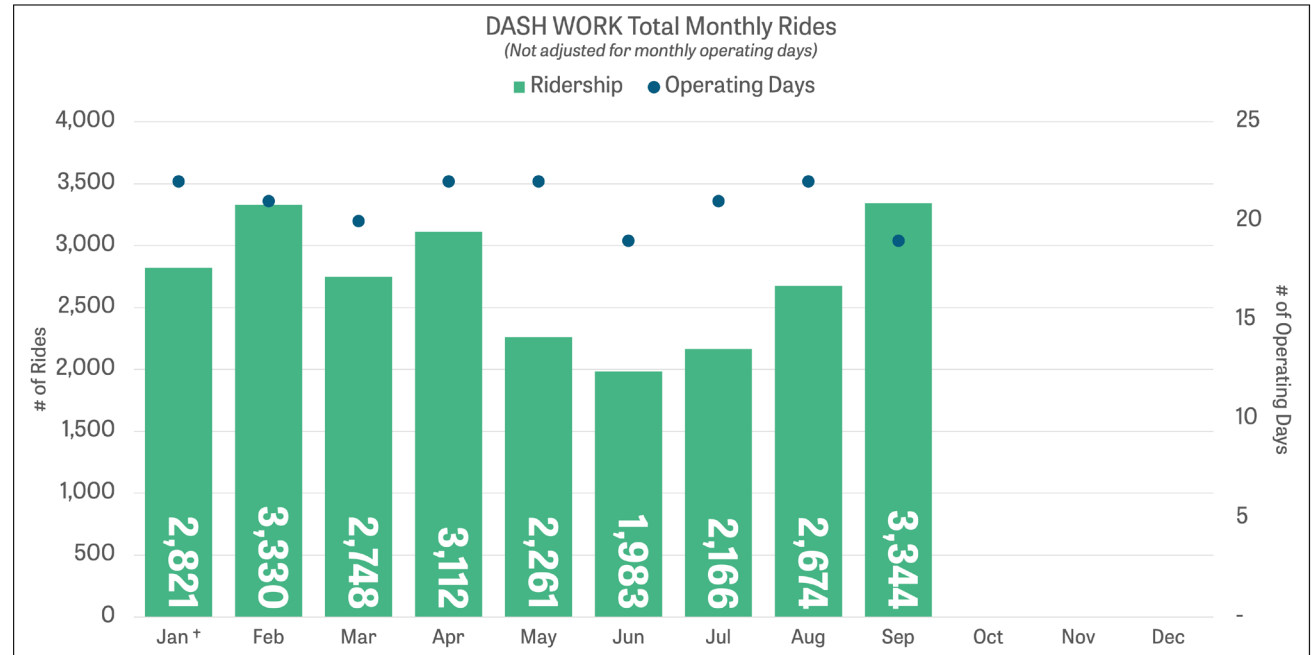
July: 30; Aug: 31; Sep: 29

DASH 3.0: WORK Ridership | Updated September 2024

DASH WORK operates Monday - Friday, 6:30 AM - 6:30 PM, primarily servicing Downtown employees that park in Areas 7 & 9.

45%
increase in rides
Sep 2024 vs. Aug 2024*

54%
of rides in 2024
occur in the AM



Source: The Rapid



DOWNTOWN
GRAND RAPIDS INC.

*Adjusted for monthly operating days

+ Service expanded to full-day service on January 29th, 2024.
Previously 6:30 AM - 9:30 AM & 3:30 PM - 6:30 PM.

Number of operating days: Jan: 22; Feb: 21; Mar: 20; Apr: 22; May: 22; June: 19;
July: 21; Aug: 22; Sep: 19