

# Virtual Meeting Access

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Greetings!

For the safety and wellbeing of our members and employees, we would like to continue to hold meetings in accordance with the Open Meetings Act, PA 267 of 1976, as amended.

We have decided to use Microsoft Teams for video/phone conferencing for all upcoming board and alliance meetings. Teams has many exciting features including screen sharing, recording, live captions, file sharing, and more. Below are instructions on how to access the upcoming virtual meeting.



## MICROSOFT TEAMS

1. It is recommended to download the App -
  - a. [Apple Devices](#)
  - b. [Android Devices](#)
2. Once you have downloaded the app, [click here](#) to access the Teams meeting.

*\* Note: If you do not have a Microsoft account, you can join as a [guest](#).*

Please note that you may provide comments during the meeting using the “chat” feature of Microsoft Teams; however, comments posted in that fashion may not be read or addressed until after the meeting. You may also provide input or ask questions of the Board relating to any items of business that will come before them at the meeting by emailing Tim Kelly at [tkelly@downtowngr.org](mailto:tkelly@downtowngr.org) who will forward them to the Board, or by mailing them via regular U.S. Postal service to c/o Tim Kelly, Downtown Grand Rapids Inc., 29 Pearl NW, Suite 1, Grand Rapids, MI 49503, or by calling (616) 719-4610.

Persons with disabilities may attend and participate using any of the above described methods. If you require special accommodations, please email [asloan@downtowngr.org](mailto:asloan@downtowngr.org) and we will be happy to accommodate you. If you have any questions or need further assistance, please email [asloan@downtowngr.org](mailto:asloan@downtowngr.org).

**[Join Microsoft Teams Meeting](#)**

# AGENDA

MONROE  
NORTH  
TIFA



Board Members:

Jim Baldwin • Shaun Biel • Mayor Rosalynn Bliss • Elianna Bootzin • Diedre Deering • Kayem Dunn • Jane Gietzen • Carl Kelly • Mark Roys • Jim Talen • Rick Winn

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Wednesday, April 14, 2021  
10:00 a.m. Meeting  
Microsoft Teams [Virtual](#) Meeting

- |   |           |         |
|---|-----------|---------|
| 1. Call to order  |           |         |
| 2. Approve Meeting Minutes from March 10, 2021 (10:01)<br>(enclosure) | Motion    | Biel    |
| 3. Accept Financials from March 31, 2021 (10:05)<br>(enclosure)       | Motion    | Chapman |
| 4. Grand River Engagement (10:10)<br>(enclosure)                      | Motion    | Guy     |
| 5. Social Zone Enhancements (10:20)<br>(enclosure)                    | Motion    | Eledge  |
| 6. FY22 Budget Recommendation (10:30)<br>(enclosure)                  | Motion    | Kelly   |
| 7. DGRI President & CEO Report (10:50)                                | Info Item | Kelly   |
| 8. Public Comment (10:55)   |           |         |
| 9. Board Member Discussion (11:00)                                    |           |         |
| 10. Adjournment   |           |         |





**Meeting of the City of Grand Rapids Tax Increment Financing Authority  
March 10, 2021**

1. Call to Order – The virtual meeting was called to order at 9:47 a.m. by Chair Shaun Biel.

Attendance

Present: Jim Baldwin, Shaun Biel, Mayor Rosalynn Bliss, Elianna Bootzin, Diedre Deering, Kayem Dunn, Jane Gietzen, Jim Talen, and Rick Winn

Absent: Jane Gietzen, Carl Kelly and Mark Roys

Others Present: Tim Kelly (Executive Director), Amanda Sloan (MNTIFA Recording Secretary), Jessica Wood (Legal Counsel), Kim Van Driel, Marion Bonneaux, and Andy Guy (DGRI), and Joe Agostinelli.

Jim Baldwin announced he is participating remotely from Grand Rapids, MI. Shaun Biel stated he is participating remotely from Grand Rapids, MI. Mayor Bliss announced she is participating virtually from Grand Rapids, MI. Elianna Bootzin stated she is participating remotely from Grand Rapids, MI. Diedre Deering stated she is participating remotely from Grand Rapids, MI. Kayem Dunn announced she is participating remotely from Grand Rapids, MI. Jim Talen stated he is participating remotely from Grand Rapids, MI.

2. Approve Meeting Minutes from February 10, 2021

*Motion: Ms. Dunn, supported by Ms. Deering, moved approval of the minutes from the February 10, 2021 board meeting with the correction of "Ms." on page 2. Motion carried unanimously.*

Member Winn joined the virtual meeting.

3. River Governance Recommendations

Mr. Guy provided a process update as DGRI over the last year has facilitated conversations to explore and advance a governance strategy for revitalizing the Grand River Corridor. He stated Kathy Blaha, helping to lead this discussion, shared best practices, and introduced

recommendations shared broadly with the community in an inclusive process. With the endorsement and financial support of this board, in addition to DGRI BOA and the DDA, we will continue to advance on the startup efforts and organize around the proposed strategy. The governance model determined the most appropriate and promising by the Organizational Leadership Committee is a two-pronged approach: to establish both a new non-profit entity and a Recreational Authority. The non-profit should be capable of serving as a backbone, cultivating collaboration and coordination to implement the vision, and focused on capital planning, fundraising, and adjacent neighborhood organizing. On a parallel track, the establishment of a Recreational Authority serves as the foundation for regional coordination, public-private collaboration, and greater flexibility to access multiple funding sources. The Authority would strike a balance between independent governance and public accountability with respect to leadership, engagement, funding and ultimately the management of public facilities. Mr. Guy added the recommendation is to remain flexible especially in this near-term organizing work as we advance real projects along the river corridor from Riverside Park to Millennium Park. Ultimately the goal is to develop the partnerships, with proficiency and capacity, to coordinate the long-term needs of the project (to develop, manage, program, and maintain the public capital assets within the corridor from). He shared that a number of committee members have agreed to continue this work and will start to develop a business plan and fundraising plan for the non-profit which DGRI will support for the next 6 – 12 months. Mr. Guy noted the importance of economic recovery, among other things, brings a sense of urgency for us to be positioned to take advantage of the revitalization efforts though does not diminish the inclusive and extensive process taken to arrive at this recommendation.

*Motion: Mr. Winn, supported by Mayor Bliss, moved to endorse the recommended governance model (and to support DGRI staff effort to organize same) and authorize MNTIFA funding in an amount not to exceed \$25,000 to retain the services of Kathy Blaha Consulting to support formation of the new nonprofit entity and retain the services of HR&A to finalize the phase one benefits analysis of river corridor revitalization. None opposed. Motion carries.*

4. President & CEO Report

Mr. Kelly stated we are in the midst of our budgeting process and noted we will present our budget recommendations in April after working with our Alliances to determine priorities. The World of Winter Festival is wrapping up. Social Zone (refreshment zone) permitting has been extended to November of 2021, so we are thankful to continue having this tool as a way to support businesses and drive activation downtown. Also, additional Downtown tree plantings will begin this spring.

5. Public Comment

None

6. Board Member Discussion

Mayor Bliss acknowledged Kyama Kitavi and shared her appreciation for his work throughout the City.

7. Adjournment

The meeting adjourned at 10:10 a.m.



**DOWNTOWN**  
GRAND RAPIDS INC.

COVID-19 Impact Report  
April 9, 2021

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## Business Openings

### 2020

- ① Morning Belle (June 8)
- ② Ding Tea (June 28)
- ③ Downtown Nutrition (June 29)
- ④ Art Caribbean Fusion Cuisine (July 10)\*
- ⑤ The Color Forest (July 16)\*
- ⑥ Insomnia Cookies (July 21)
- ⑦ Pump House (July 23, 2020)
- ⑧ Balke P&D Gallery (August 7)
- ⑨ Alt City Beverage Downtown Market (August 20)
- ⑩ Portico & Knoop Canopy Hilton (September 8)
- ⑪ Mel Styles (September 19)\*
- ⑫ Tupelo Honey (September 19)
- ⑬ Basic Bee Boutique (November 14)\*
- ⑭ Purpose Training Studio (November 16)
- ⑮ GRNoir (December 4)\*
- ⑯ Aggregate 136 (December 4)
- ⑰ House Rules Board Game Lounge (December 4)
- ⑱ Pack Elephant (December 10)\*
- ⑲ Arktos Meadery (December 11)

### 2021

- ⑳ Marissa's Jewels (January)
- ㉑ Poké Poké & Boba (January 19)
- ㉒ MDRD (February 2)
- ㉓ Condado Tacos (February 4)
- ㉔ Spinful.Bike (March 9)

**26%**

BIPOC-Owned

**39%**

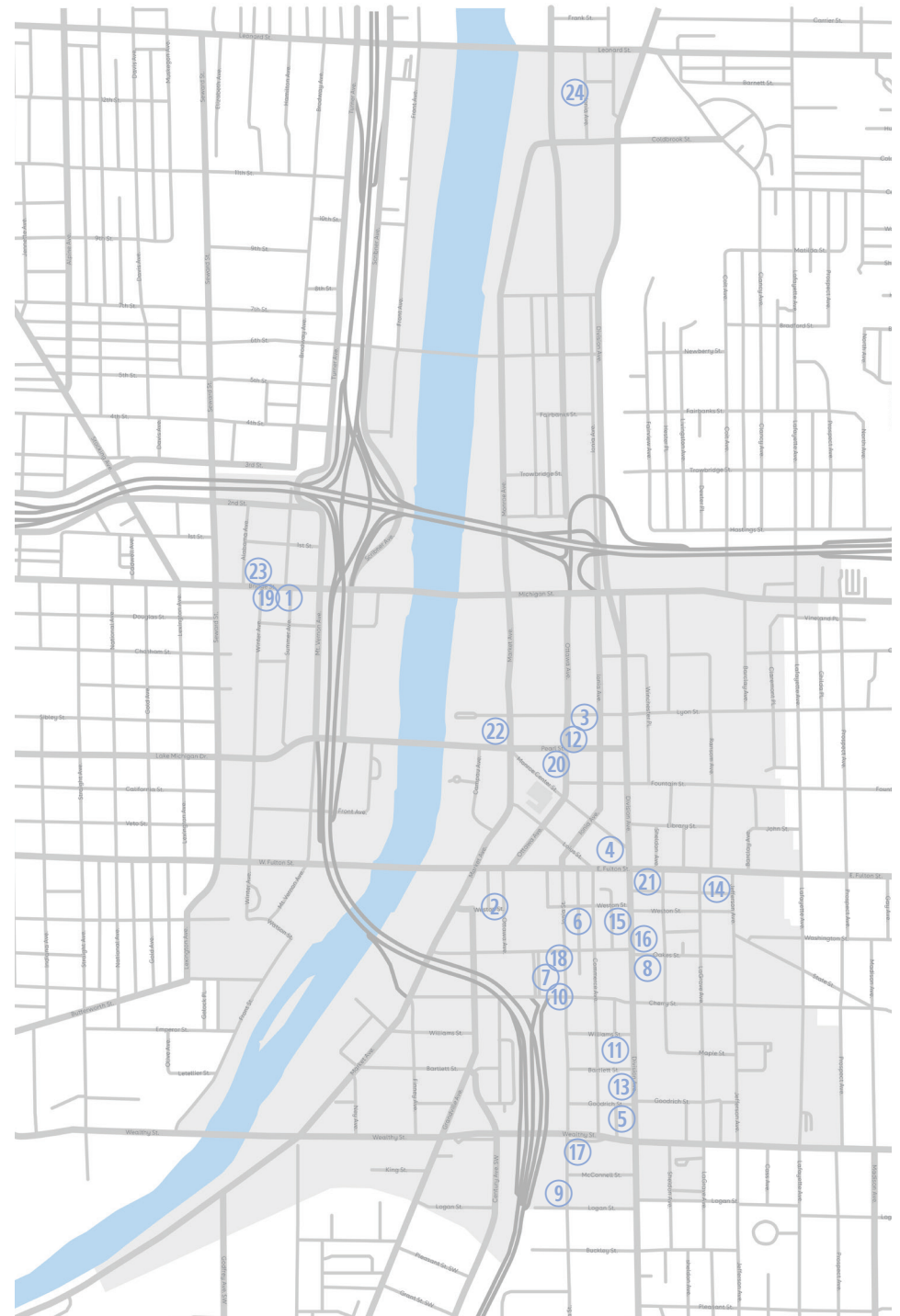
Women-Owned

**28**

businesses opened  
in the same time  
frame pre-COVID

\*received DDA Retail Incubation Grant

Source: Downtown Grand Rapids Inc.



## Business Closings

### 2020

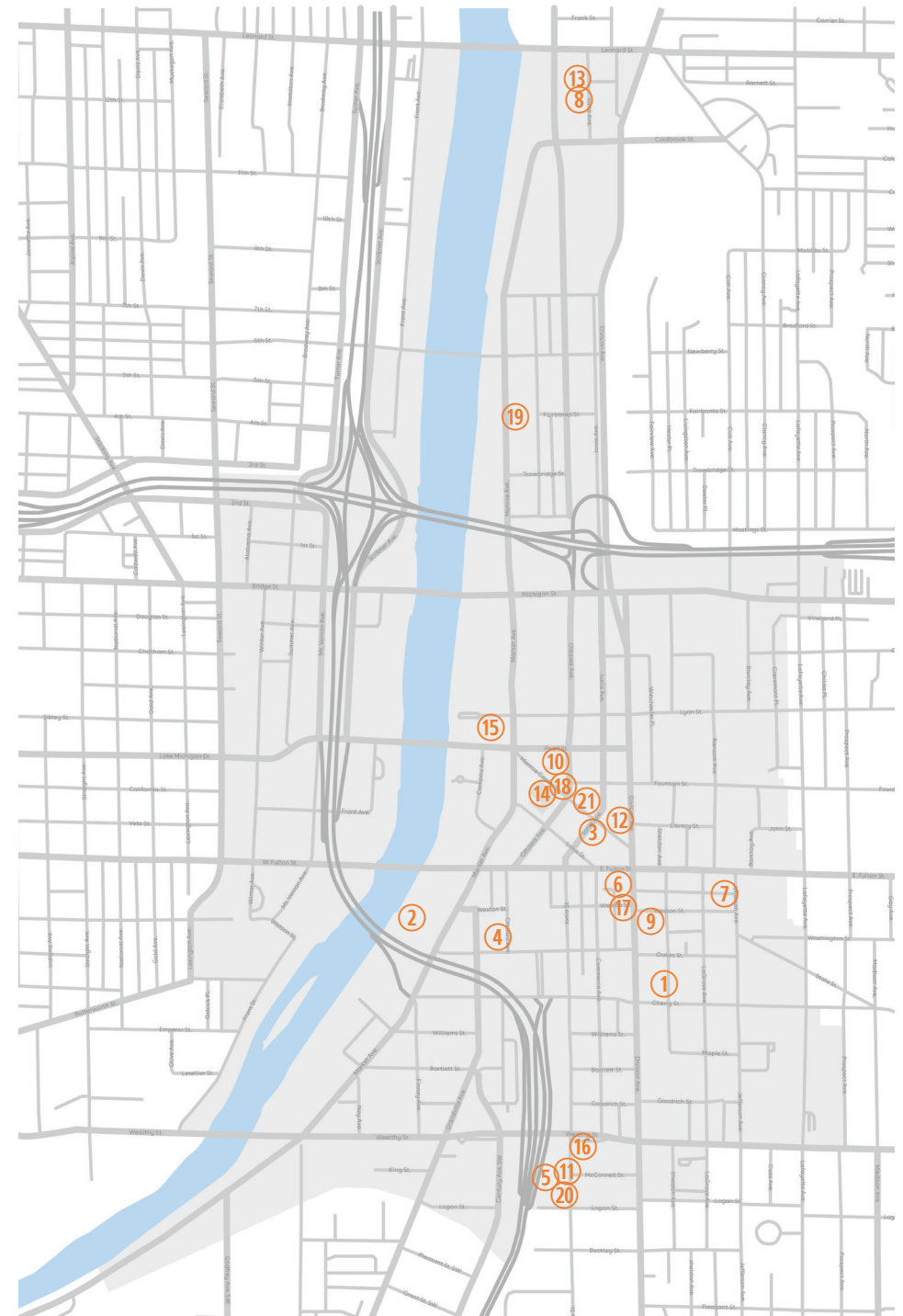
- ① Zoey Ashwood Fine Art (May)
- ② Charley's Crab (May 15)
- ③ Grand Central Market (June 1)
- ④ The Wheelhouse (June 4)\*
- ⑤ Madcap Downtown Market (June 8)
- ⑥ UICA (June 17)\*
- ⑦ Dog Story Theatre (June 27)\*
- ⑧ Sloppy Joe's Snack Shack (July)
- ⑨ Bend Gallery (July)
- ⑩ Perrigo Printing (July 1)\*
- ⑪ Social Kitchen (July 7)
- ⑫ Gina's Boutique (August 8)
- ⑬ Sin Republic Salon (August 28)
- ⑭ GRAM Store (August 30)
- ⑮ GP Sports (Summer)
- ⑯ Craft Beer Cellar (September 26)\*
- ⑰ Bultema Group (December 14)\*
- ⑱ The Dog Pit (December 19)\*

### 2021

- ⑲ Big E's Sports Grill (February 18)
- ⑳ Sweetie-Licious Downtown Market (February 25)
- ㉑ Apothecary Off Main (February 28)

**15**  
businesses closed  
in the same time  
frame pre-COVID

businesses are opening  
**1.14x**  
faster than they are closing



\*business transitioned or moved

Source: Downtown Grand Rapids Inc.



## Downtown Ground-Floor Storefront Vacancies

**339**  
ground-floor  
businesses in DT

**22%**  
current  
vacancy rate

**2.3 yr**  
average vacancy  
duration

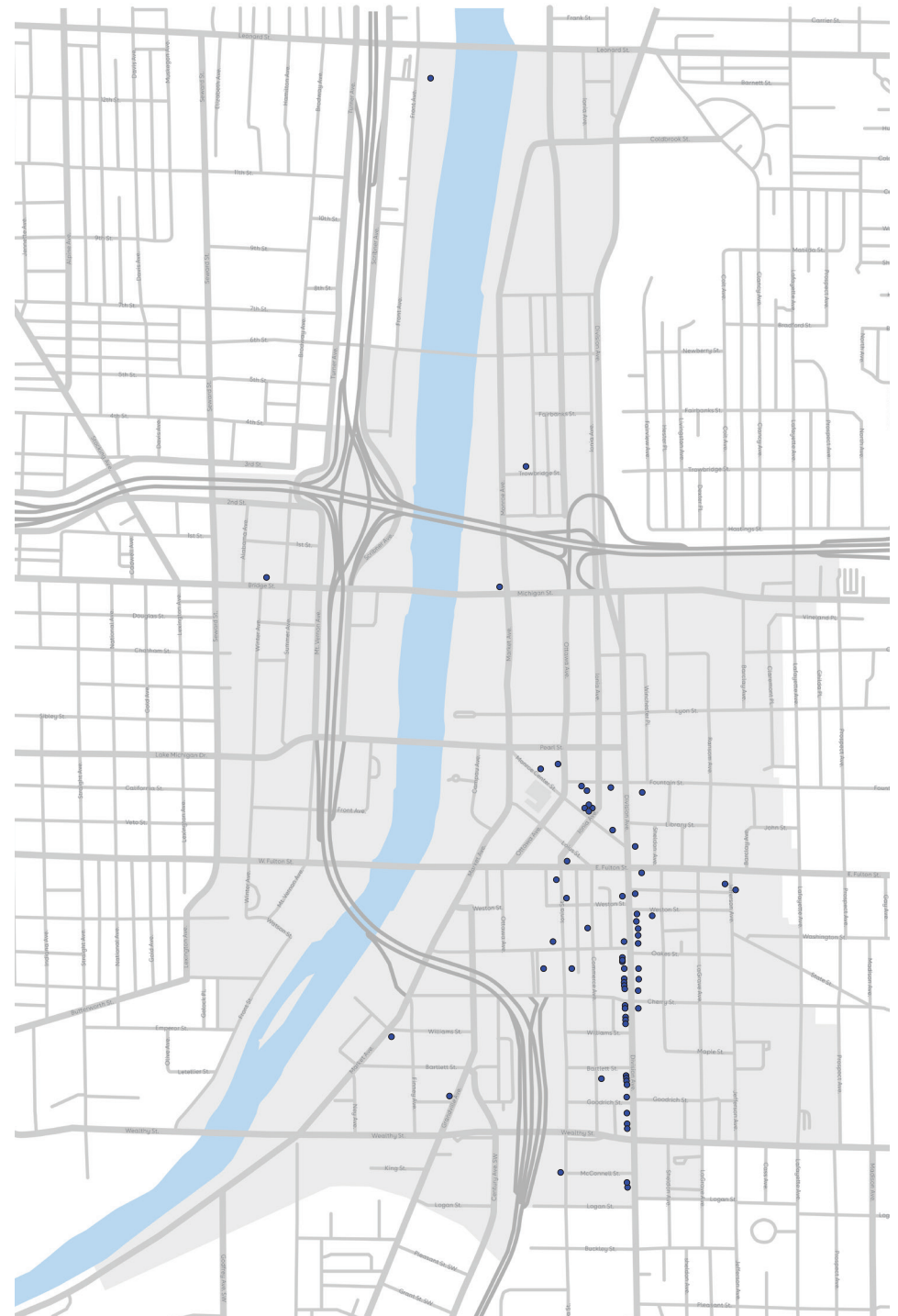
This equates to  
**404k**  
square feet of  
available space

4 new storefronts have been added in the last 12 months:

- 449 Bridge St NW #1 (Condado Tacos @ Bridge St Lofts)
- 449 Bridge St NW #2 (Vacant @ Bridge St Lofts)
- 10 Ionia Ave NW #1 (Wahlburgers @ Residence Inn)
- 10 Ionia Ave NW #2 (TBA @ Residence Inn)

Anticipated new storefronts:

- 111 Lyon St NW development - May 2021
- 430 Monroe Ave NW development - 2022
- 446 Grandville Redevelopment - 2022
- 760 Ottawa development - 2023





## Downtown Office Space Vacancy

**3.4%**

overall **increase** in  
vacancy rates in 2020

This equates to

**6,405**

square feet of  
office space

Colliers estimates

**5.7M**

square feet of occupied  
space in Q3 2020, a

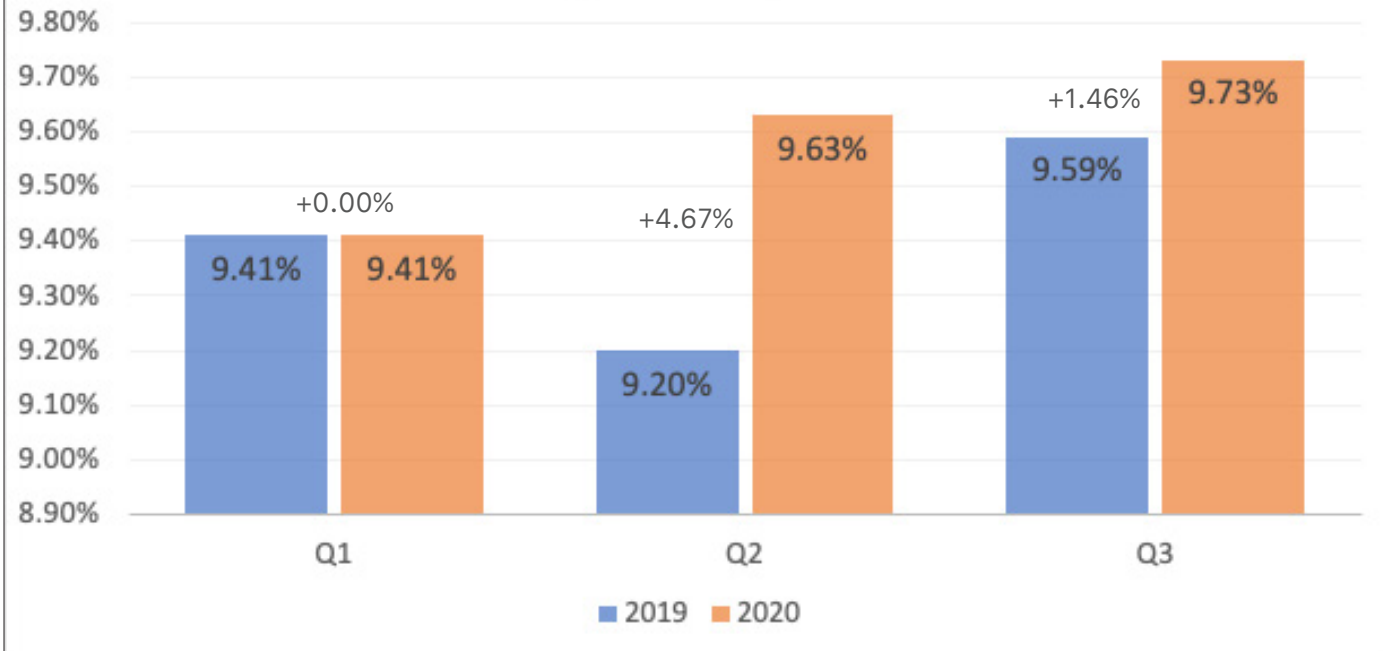
**2.6%**

**decrease** since  
Q1 2020

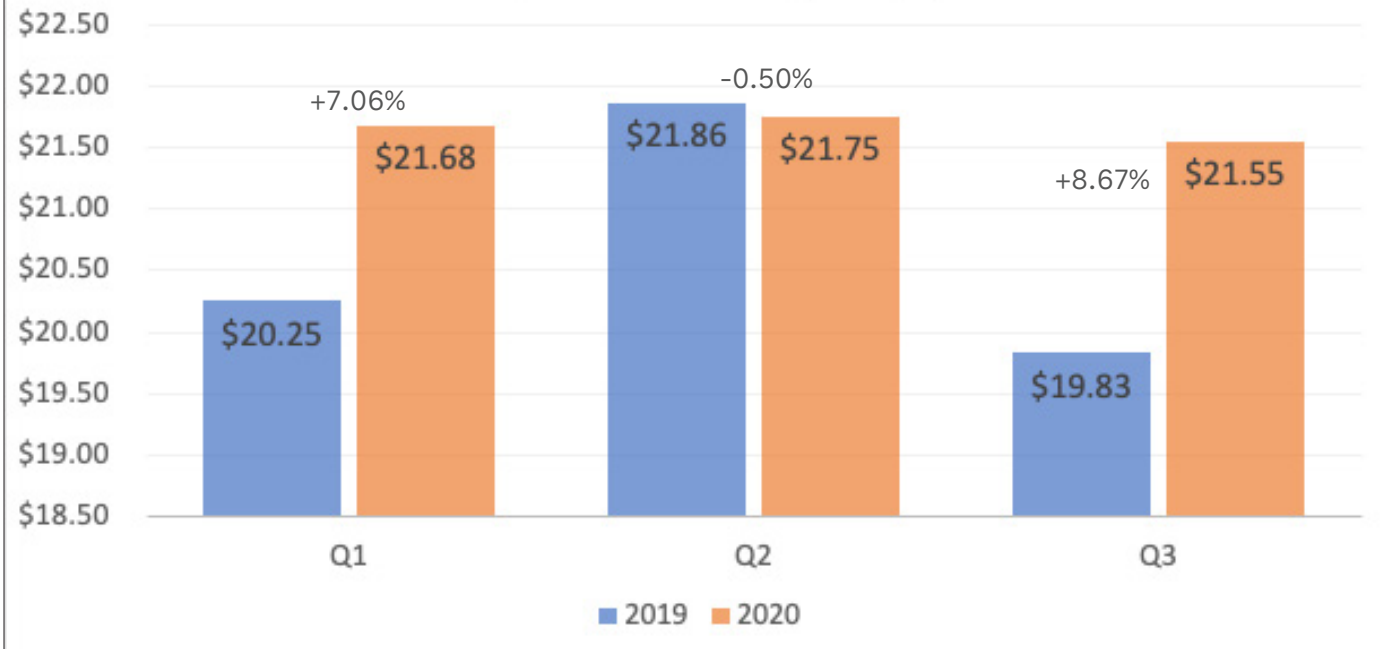
**0.6%**

overall **decrease** in  
rental rates (\$0.13)

Downtown Office Space Vacancy Rates 2019 vs. 2020



Downtown Office Space Rental Rates (per sq ft) 2019 vs. 2020



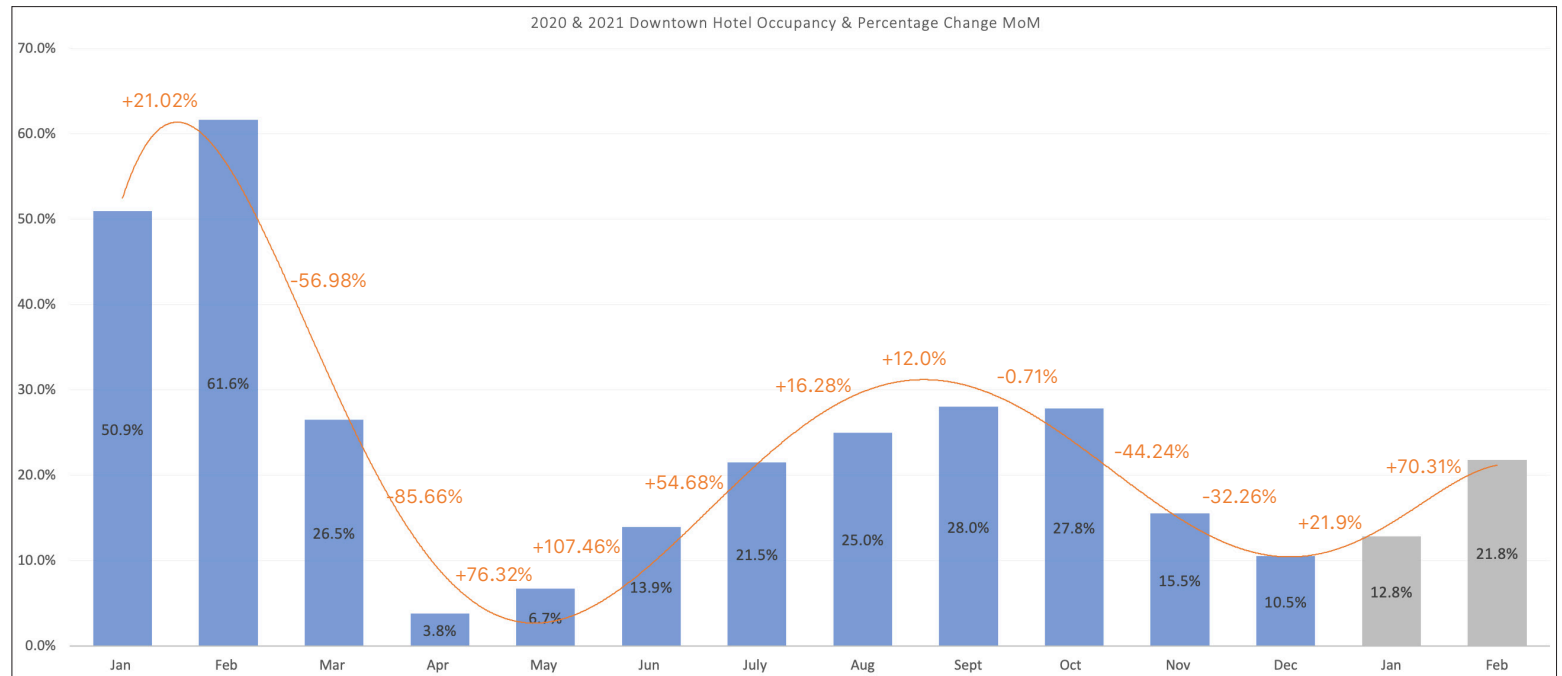
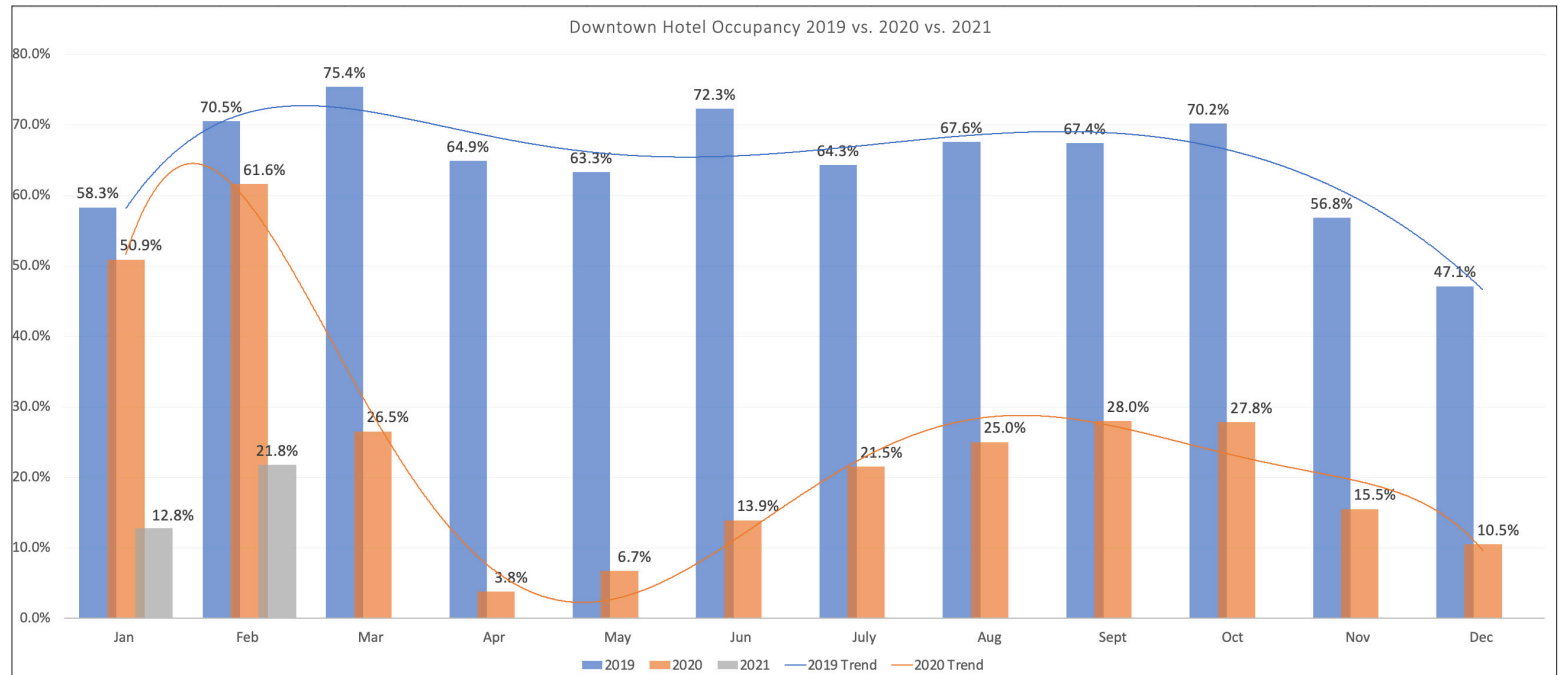
## Downtown Hotel Occupancy

**73%**  
average **decrease**  
in hotel occupancy  
during COVID

The point change between October and November in 2019 and 2020 is comparable (12.3% and 13.4% respectively), indicating that although occupancy did decrease it decreased at the same rate in 2020 as it does in non-COVID years.

Similarly, the point change between December through February 2019/2020 and 2020/2021 is comparable (3.8% and 2.3%; 10.7% and 9%)

**4.47%**  
average **increment**  
of recovery between  
May and Sept 2020



## City Employment Rates

# 5%

decrease in employment  
during COVID year over year

### Key Dates

March 15, 2020

MI closes bars/restaurants for dine-in,  
gyms, theaters and other public places.

June 8, 2020

MI restaurants and bars can reopen at  
limited capacity.

September 9, 2020

MI gyms, pools and organized sports are  
allowed to reopen/resume.

July 1, 2020

MI recloses indoor service at bars.

November 18, 2020

MI closes indoor dining, theaters, bowling  
alleys, casinos, group fitness classes,  
organized sports (other than professional  
sports).

December 18, 2020

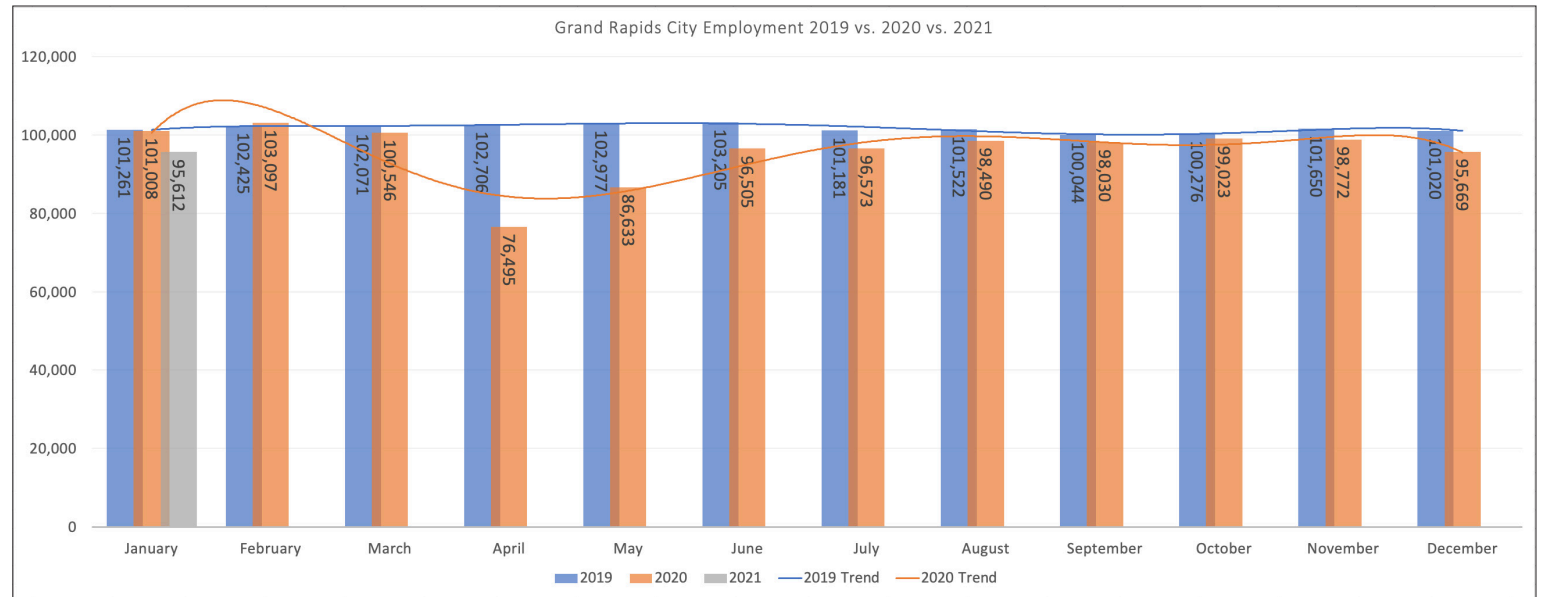
MI reopens some businesses such as  
casinos, cinemas, bowling alleys. Indoor  
dining remains closed.

February 1, 2021

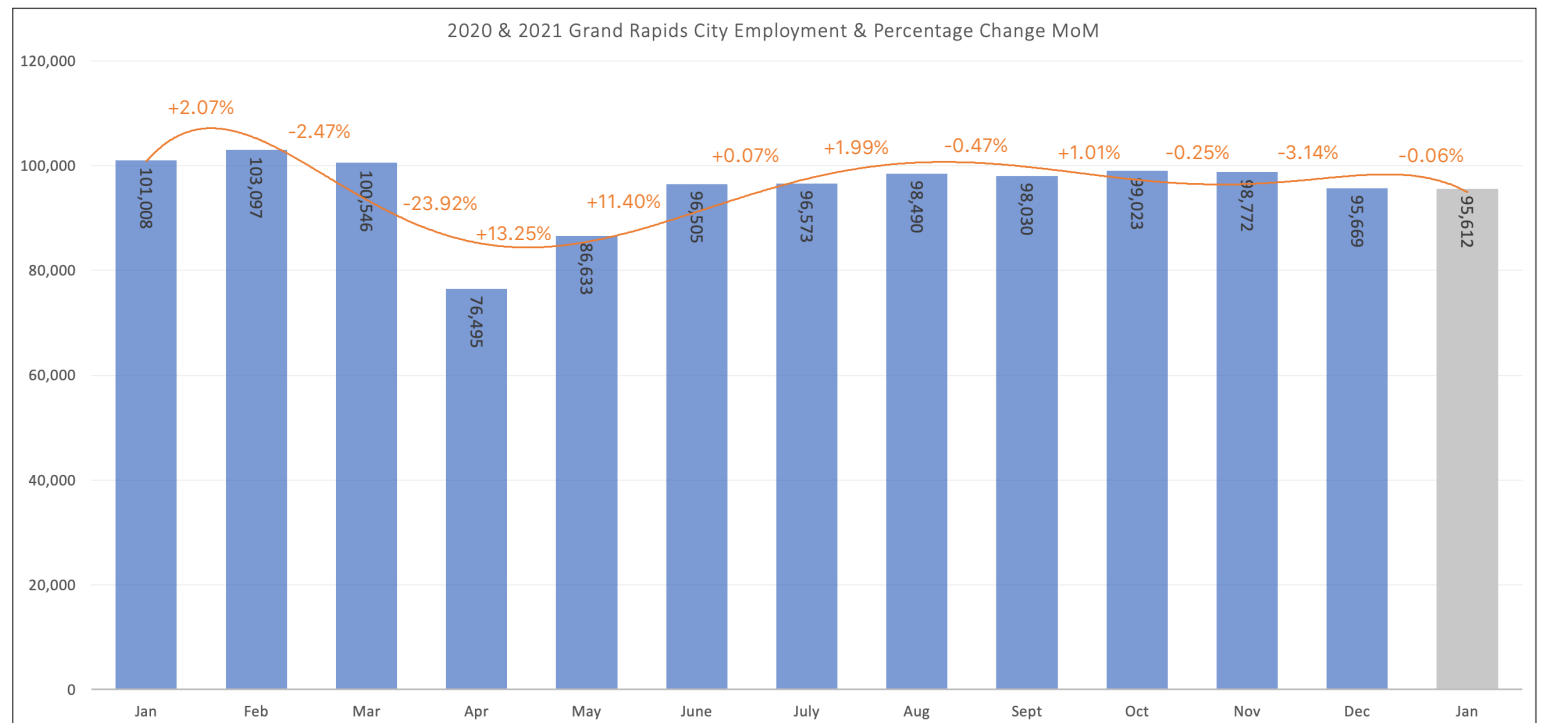
MI indoor dining reopens with capacity  
restrictions, 10 p.m. curfew, previously  
established restrictions.

March 5, 2021

restaurants reopen to 50%, other  
business capacity augmentations



	Jan Δ	Feb Δ	March Δ	April Δ	May Δ	June Δ	July Δ	Aug Δ	Sept Δ	Oct Δ	Nov Δ	Dec Δ
2019 vs. 2020	-0.25%	0.66%	-1.49%	-25.52%	-15.87%	-6.49%	-4.55%	-2.99%	-2.01%	-1.25%	-2.83%	-5.30%
2020 vs. 2021	-5.34%	-	-	-	-	-	-	-	-	-	-	-



## Downtown Pedestrian Activity

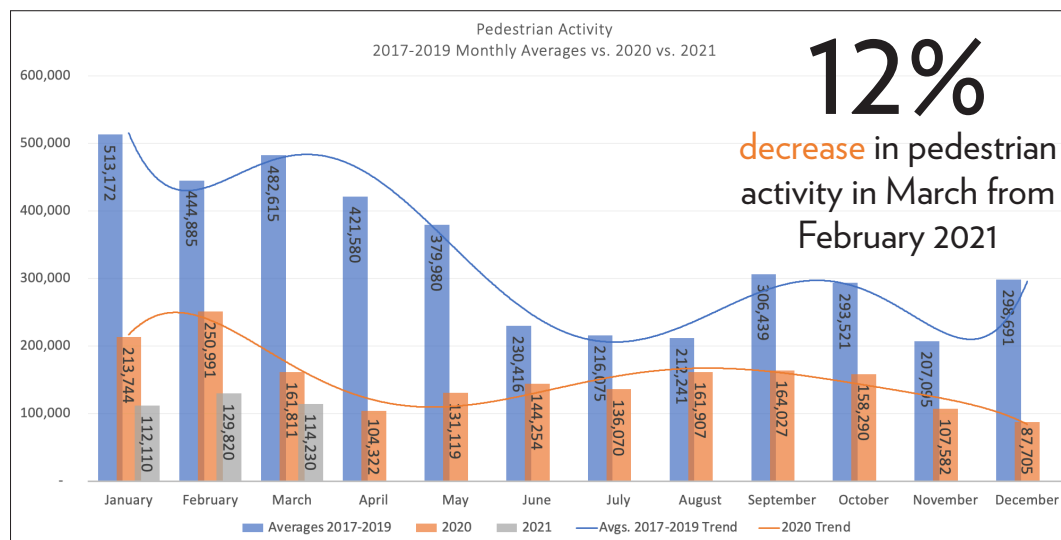
# 62%

overall **decrease** in pedestrian activity, ranging from **-70%** in April 2020 to **-28%** in August 2020

- ① **Bridge St & Summer Ave** has one of the historically largest volume of pedestrian activity in the district. It experienced a **79% decrease** in activity in March-May 2020 when compared to previous years. Social Zone deployment in June assisted activity with an **84% average increase** in the months the zones were active.

Pedestrian traffic **more than doubled** in February 2021 when compared to the two preceding winter months, due in part to World of Winter activity.

- ③ **Ah-Nab-Awen Park** had an overall **36% decrease** in pedestrian activity during the pandemic, though it did not see the same dramatic decrease in March and April as most street locations did, and maintained steady traffic throughout May to October.



- ② **Monroe Ave & Trowbridge St** experienced one of the smallest impacts during the pandemic, with only a **20% decrease** in pedestrian activity, even when considering the high numbers produced during World of Winter 2020 (pre-pandemic). It saw its highest traffic in October and November 2020 - **more than double** the traffic in April and May 2020.

- ④ **Rosa Parks Circle** saw the largest decrease in total pedestrian activity during the pandemic. Specifically, this location saw a **90% decrease** in activity in March when compared to previous years. Social Zone deployment in June 2020 **tripled** that activity and has remained steady ever since.

RPC was **twice** as busy as it has been on average since January 2020 during February 2021, in large part due to World of Winter traffic.

WOW 2021 weekends have been on average

# 84%

**busier** than the winter weekends preceding it

## Current Downtown Construction and Development

- ① GVSU - anticipated May 2021  
+160,000 square feet of office space  
+66 parking spaces
- ② GVSU/Spectrum Parking - anticipated May 2021  
+1,220 parking spaces
- ③ The Finnley Hotel - anticipated June 2021  
+5 hotel units
- ④ Amway Grand Plaza Renovation - anticipated June 2021
- ⑤ Acrisure Headquarters- anticipated Spring 2021  
+105,000 square feet of office space  
+150 market condos  
+400 jobs
- ⑥ RDV Corp. Headquarters - anticipated Spring 2021  
+100,000 square feet of office space  
+9,700 square feet of commercial retail space
- ⑦ Fifth Third Redevelopment - anticipated Summer 2021  
+100,000 square feet of office space  
+44,000 square feet of commercial space
- ⑧ MSU Innovation Park - anticipated late 2021  
+200,000 square feet of office space  
+600 parking spaces  
+250 jobs
- ⑨ Perrigo Headquarters - anticipated 2022  
+63,550 square feet of office space  
+170 jobs

**729k**  
square feet of  
office space

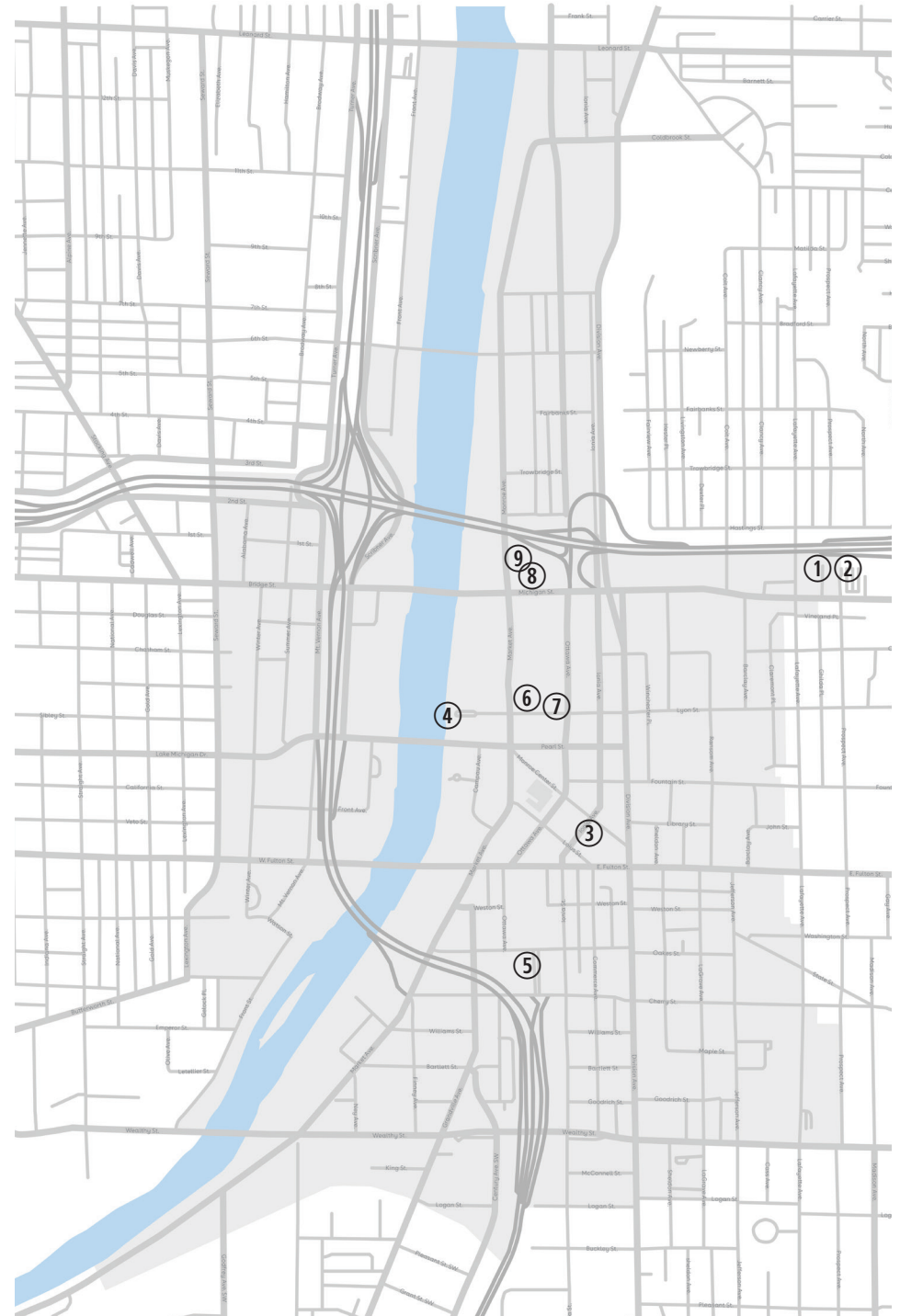
**54k**  
square feet of  
commercial space

**150**  
residential units

**5**  
hotel rooms

**1,886**  
parking spaces

**820**  
new jobs





## Downtown On- and Off-Street Parking

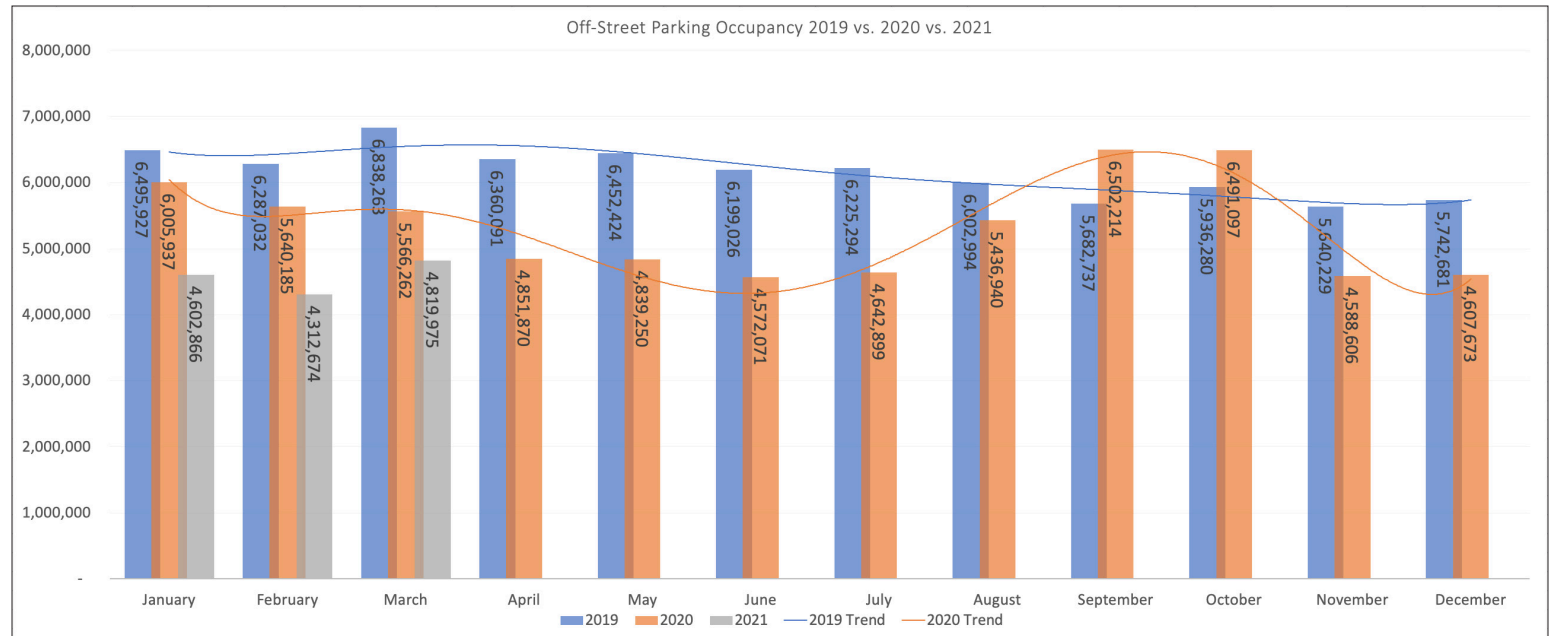
**18%**  
average **decrease** in  
off-street occupancy  
during COVID

**12%**  
average **decrease** in  
on-street occupancy  
during COVID

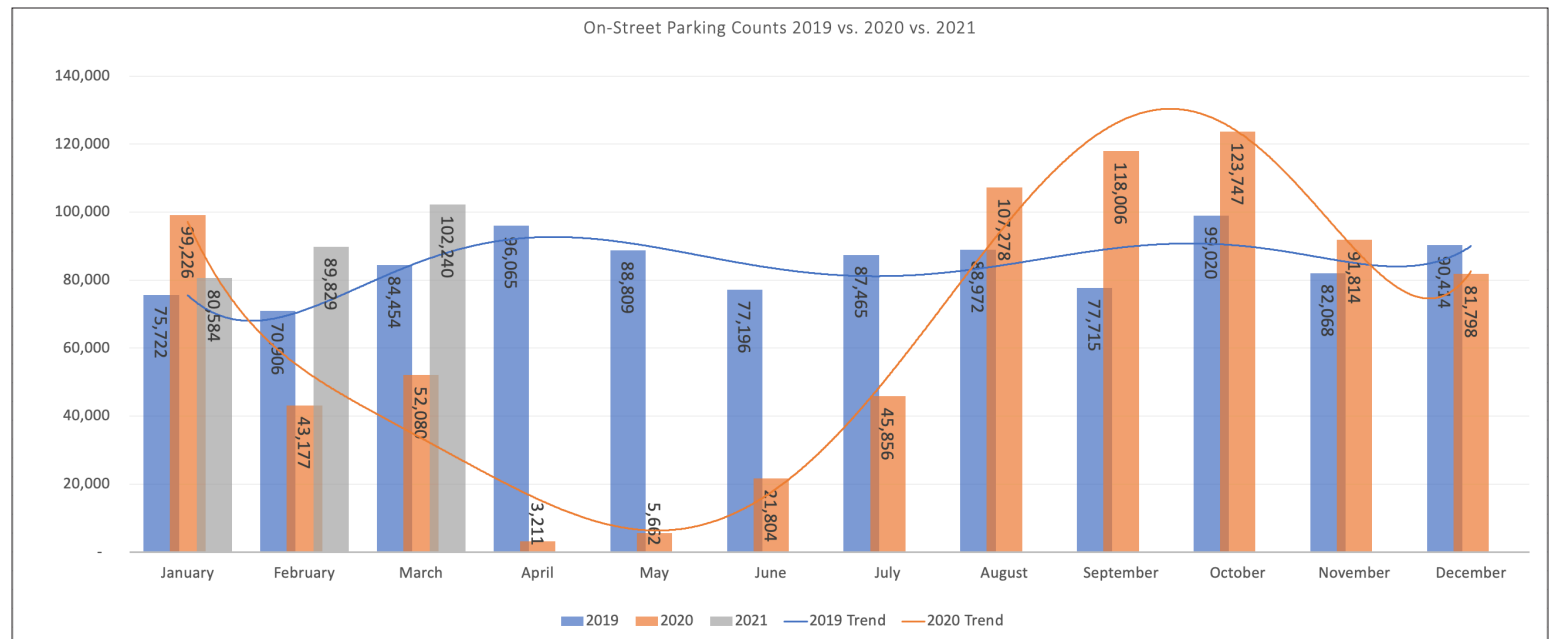
There have been  
**42k**  
**more** on-street  
parking instances  
in Jan-March  
2021 than in  
Jan-March 2019

March 24th, 2020 - July 6th 2020:  
meter enforcement was suspended.

Source: MobileGR



	Jan Δ	Feb Δ	March Δ	April Δ	May Δ	June Δ	July Δ	Aug Δ	Sept Δ	Oct Δ	Nov Δ	Dec Δ
2019 vs. 2020	-7.54%	-10.29%	-18.60%	-23.71%	-25.00%	-26.25%	-25.42%	-9.43%	14.42%	9.35%	-18.65%	-19.76%
2020 vs. 2021	-23.36%	-23.54%	-13.41%	-	-	-	-	-	-	-	-	-



	Jan Δ	Feb Δ	March Δ	April Δ	May Δ	June Δ	July Δ	Aug Δ	Sept Δ	Oct Δ	Nov Δ	Dec Δ
2019 vs. 2020	31.04%	-39.11%	-38.33%	-96.66%	-93.62%	-71.76%	-47.57%	20.58%	51.84%	24.97%	11.88%	-9.53%
2020 vs. 2021	-18.79%	108.05%	96.31%	-	-	-	-	-	-	-	-	-

## DASH Ridership

**68%**  
average **decrease**  
in ridership  
during COVID

### Timeline of Interrupted Schedule:

On **March 26th**, DASH services changed to:

DASH West 15-minute frequency

DASH North 20-minute frequency

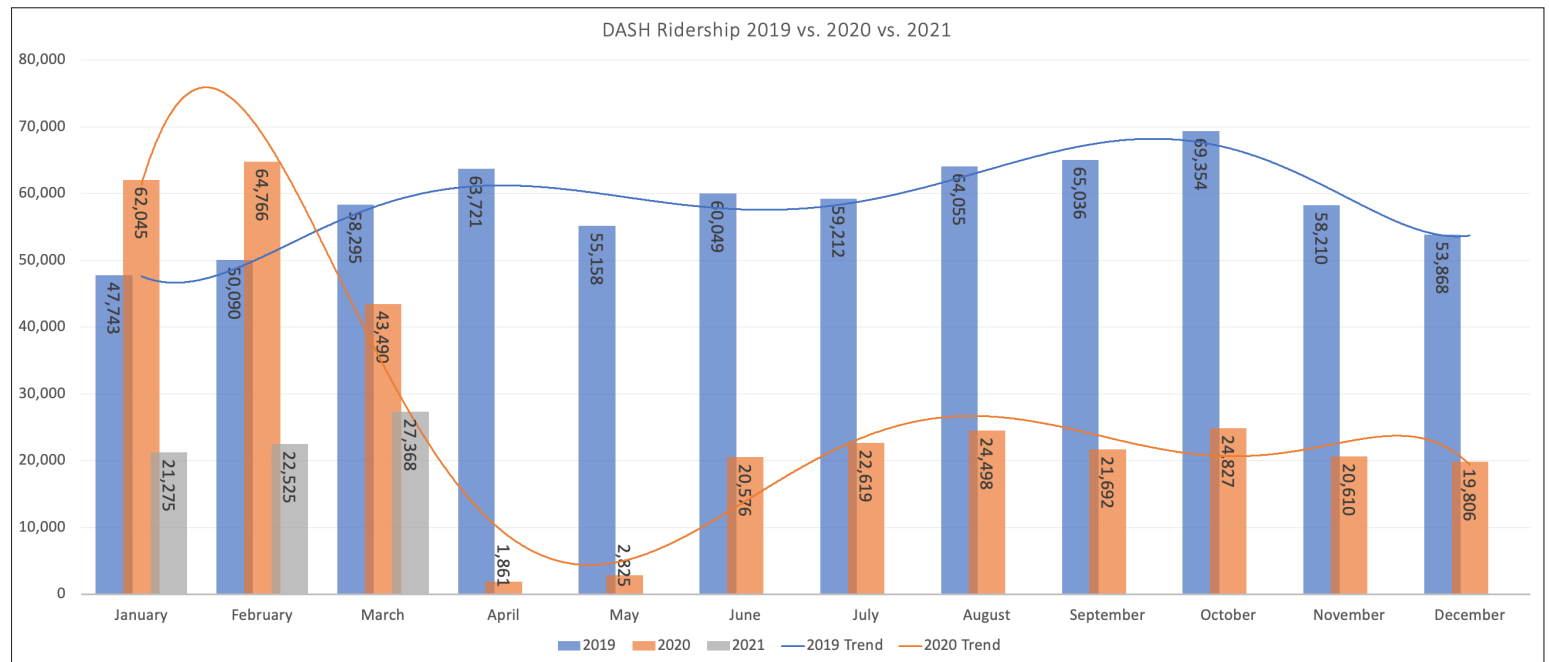
Operating 7am - 7pm, Mon - Fri

On **April 10th**, DASH services were temporarily suspended

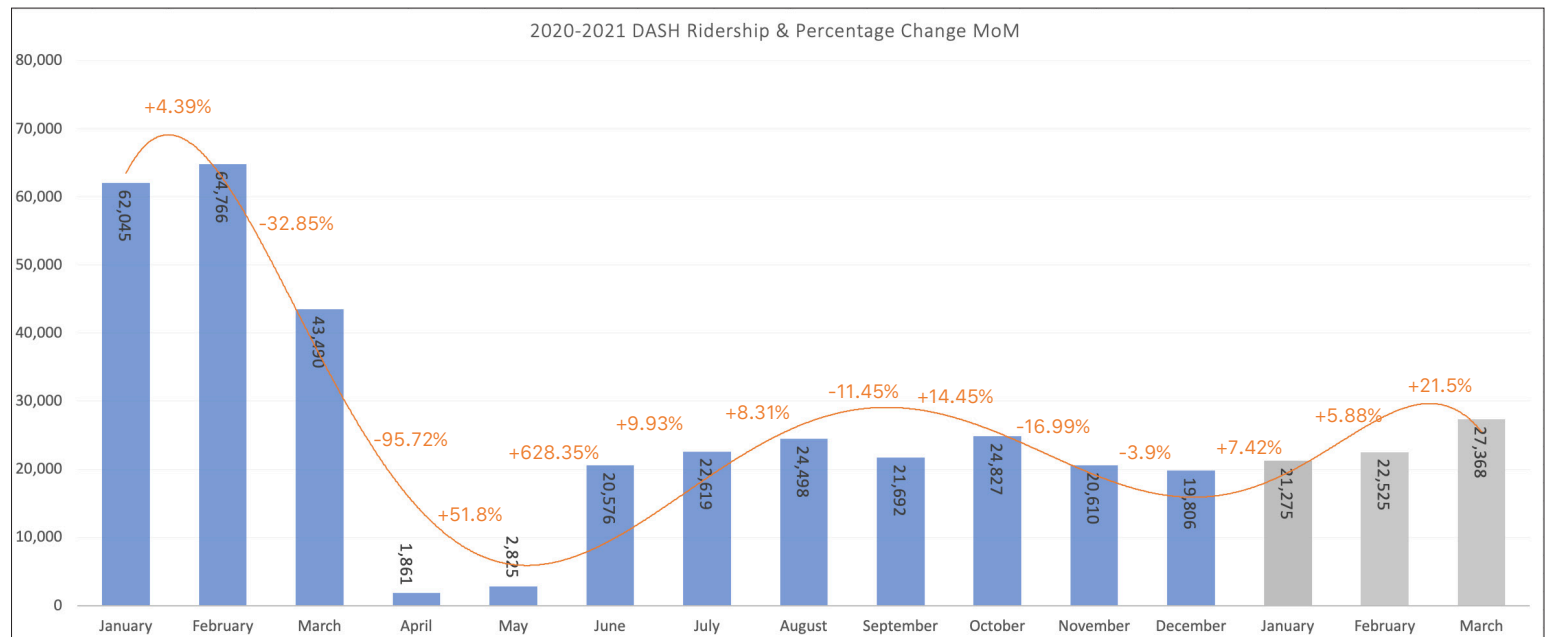
On **May 26th**, DASH services changed to:

Reduced number of vehicles

Operating 6am - 10 pm, Mon - Sat



	Jan Δ	Feb Δ	March Δ	April Δ	May Δ	June Δ	July Δ	Aug Δ	Sept Δ	Oct Δ	Nov Δ	Dec Δ
2019 vs. 2020	29.96%	29.30%	-25.40%	-97.08%	-94.88%	-65.73%	-61.80%	-61.75%	-66.65%	-64.20%	-64.59%	-63.23%
2020 vs. 2021	-65.71%	-65.22%	-37.07%	-	-	-	-	-	-	-	-	-





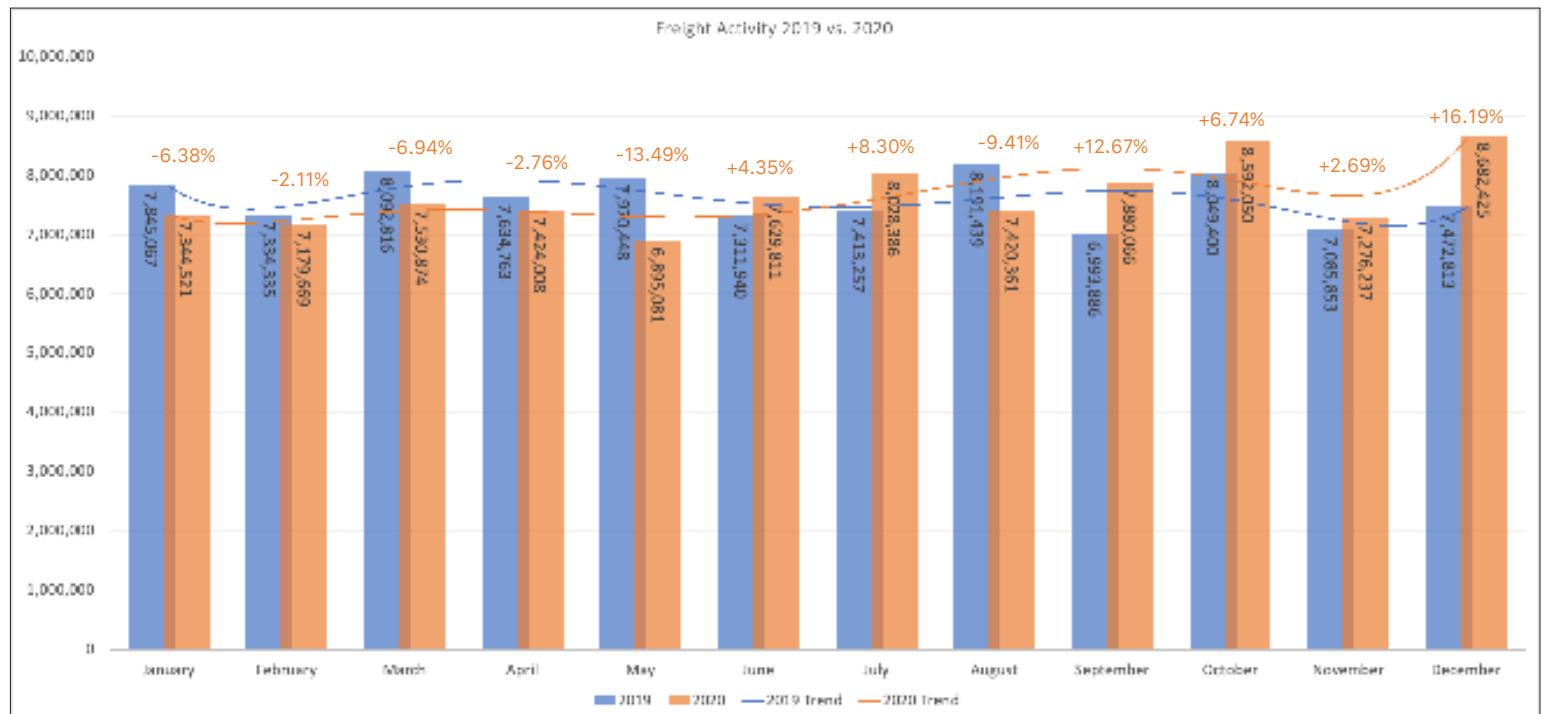
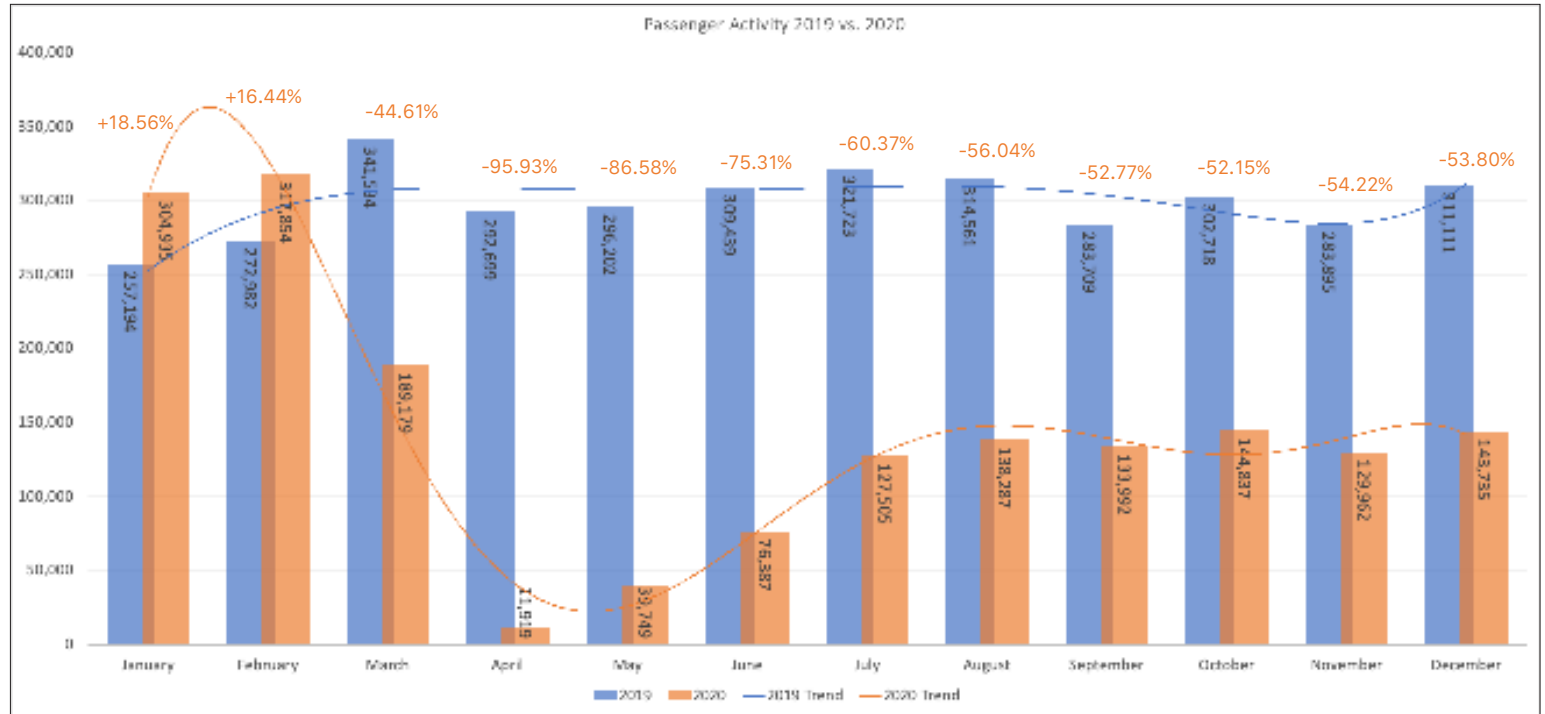
## Gerald R. Ford International Airport Activity

**65%**  
overall **decrease** in  
passenger activity

**2.5%**  
overall **increase** in  
freight activity

**41%**  
**decrease** in  
passenger activity in  
February-March 2020

**94%**  
**decrease** in  
passenger activity in  
March-April 2020.

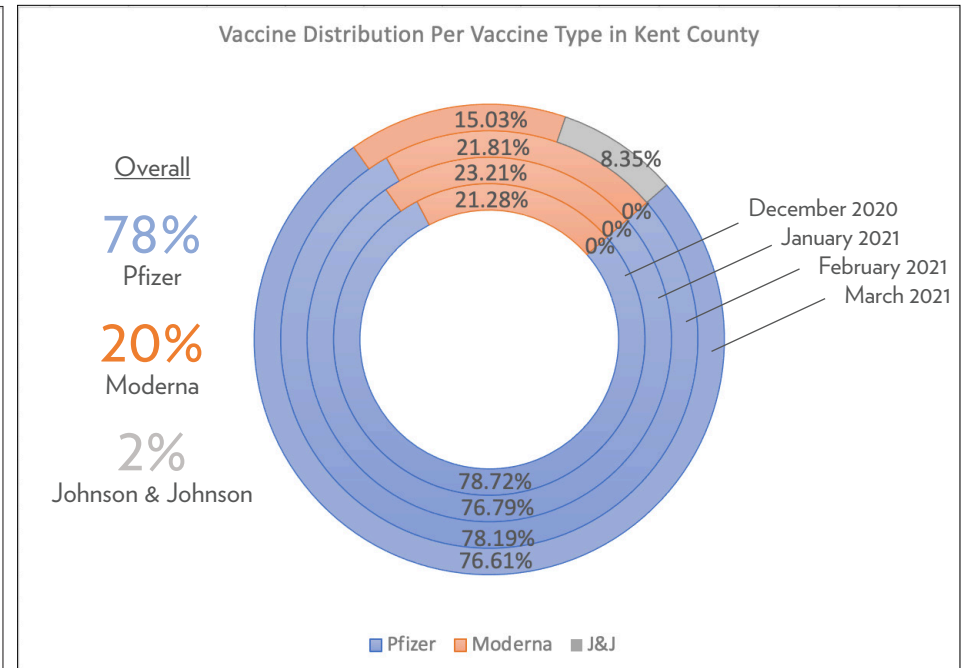
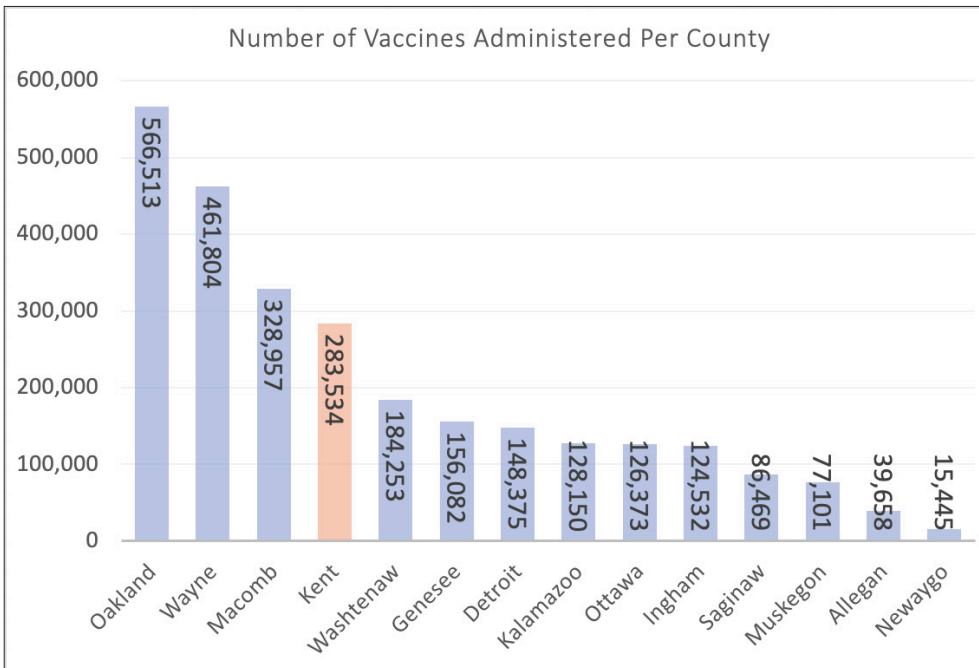
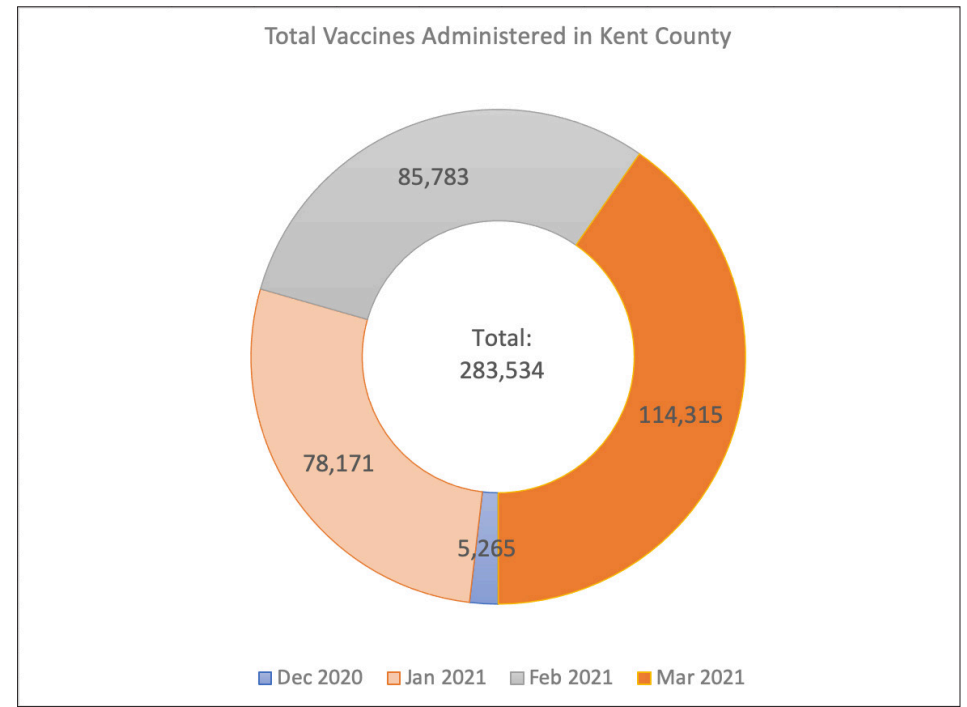
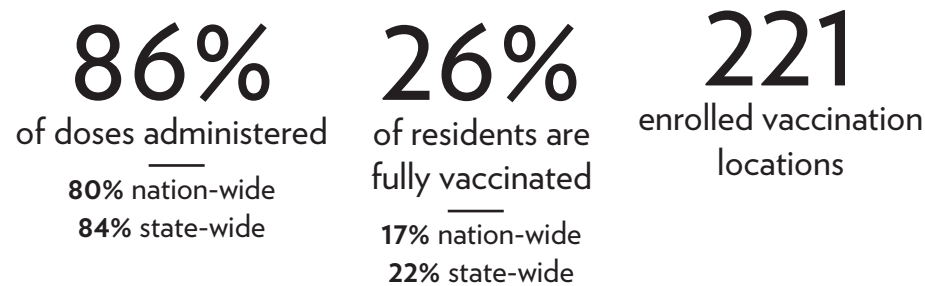


## Kent County Vaccination Distribution & Administration

Kent County has a population of 656,955 (2019).

DeVos Place has administered +120,000 vaccines since January 25th, 2021.

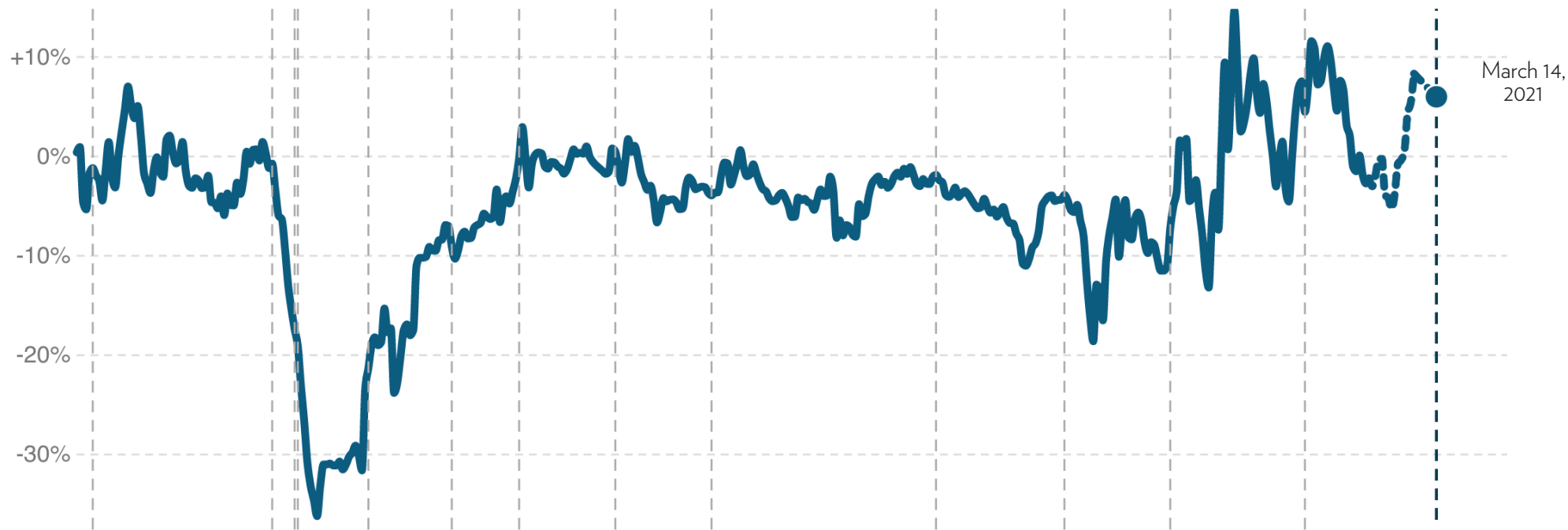
Mercy Health + St. Joe's have administered 124,751 1st doses and 86,239 2nd doses as of April 5th, 2021.



## Michigan Consumer Spending

# Percent Change in All Consumer Spending\*

In **Michigan**, as of **March 14 2021**, total spending by all consumers **increased** by **5.9%** compared to January 2020.



### Key Dates

March 10, 2020 - Michigan confirms its first two COVID cases; State of Emergency declared

March 13, 2020 - Gov. Whitmer closes all K-12 schools; bans gatherings of 250 or more

March 15, 2020 - Gov. Whitmer orders the closure of bars/restaurants for dine-in, gyms, theaters, and other public places

March 24, 2020 - statewide stay-at-home order begins (subsequently extended 4 times)

April 13, 2020 - first round of stimulus payments begins

June 19, 2020 - stay-at-home order expires

September 9, 2020 - gyms, pools, and organized sports are allowed to reopen/resume

October 9, 2020 - movie theaters, performance venues, arcades, and other businesses can reopen at limited capacity

November 15, 2020 - Gov. Whitmer orders the closure of high schools and universities, as well as other businesses

(extended on December 7, 2020)

December 18, 2020 - partial shutdown extended but allows for some businesses like theaters, casinos, and bowling

alleys to reopen at limited capacity

December 18, 2020 - first COVID vaccine administered in Kent County

December 29, 2020 - second round of stimulus payments begins

February 1, 2021 - Indoor dining reopens with limited capacity, curfew, and other requirements

March 5, 2021 - restaurants reopen to 50%, other business capacity augmentations

March 31, 2021 - all population groups eligible for the COVID vaccine in MI

# MEMORANDUM

CITY OF GRAND RAPIDS

DATE: April 7, 2021

TO: Monroe North Tax Increment Financing Authority

FROM: Tricia Chapman  
Administrative Services Officer II

**SUBJECT: FY2021 Interim Financial Statements Through March 31, 2021**

Attached are the Monroe North Tax Increment Financing Authority interim financial statements for the first nine months of the Authority's fiscal year ending June 30, 2021.

Statement A: Balance Sheet  
Statement B: Statement of Revenues and Expenses  
Statement C: Schedule of Expenditures

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 FY2021 and beyond.

Statement B shows a new budget line for COVID Economic Recovery – Winter Ready Grants, which was approved by the Authority's Board on February 10, 2021. The Authority has spent nearly \$305,000 approximately 28% of its budget this fiscal year.

Please contact me at 456-3848 or at [tchapman@grcity.us](mailto:tchapman@grcity.us) if you have any questions.

Attachments

**STATEMENT A**

**MONROE NORTH  
TAX INCREMENT FINANCING AUTHORITY  
Balance Sheet  
March 31, 2021**

**ASSETS**

Pooled Cash and Investments	\$	2,342,696
General Fixed Assets		1,486,800
Less: Accumulated Depreciation		<u>(1,464,643)</u>
<b>TOTAL ASSETS</b>	<b>\$</b>	<b><u>2,364,853</u></b>

**LIABILITIES AND FUND EQUITY**

**Liabilities**

Accounts Payable	\$	-
<b>TOTAL LIABILITIES</b>	<b>\$</b>	<b>-</b>

**Fund Balance / Equity:**

Investments in General Fixed Assets	\$	22,157
Reserve for Compensated Absences		702
Reserve for Encumbrances		117
Reserve for Authorized Projects		<u>2,341,877</u>
<b>TOTAL FUND EQUITY</b>	<b>\$</b>	<b><u>2,364,853</u></b>

<b>TOTAL LIABILITIES &amp; FUND EQUITY</b>	<b>\$</b>	<b><u>2,364,853</u></b>
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**STATEMENT B**  
**MONROE NORTH**  
**TAX INCREMENT FINANCING AUTHORITY**  
**FY2021 Statement of Revenues and Expenses**  
**July 1, 2020 - March 31, 2021**

REVENUES	FY2021	
	Budget	Actual
Property Tax Increment	\$ 393,900	\$ 414,573
Property Tax Increment - Prior Year Appeals	(5,000)	(37)
State of Michigan - Personal Property Losses	127,411	134,479 <sup>1</sup>
Investments Earnings	26,921	(45,380)
From / (To) Fund Balance	547,245	-
<b>TOTAL REVENUES</b>	<b>\$ 1,090,477</b>	<b>\$ 503,635</b>
<b>EXPENSES</b>		
<b>Committed and Ongoing</b>		
Contractual Services - Annual Audit	\$ 5,235	\$ -
Contractual Services - Legal	5,000	88
Floodwalls Debt Service - Interest	834	744
Floodwalls Debt Service - Principal	37,200	37,200
General Fund Departments Services	27,192	20,394
Insurance - General Liability	1,021	765
Share of DGRI Administration	6,695	1,485
Staff Support / Personnel	72,100	5,242
Supplies	200	8
<b>Sub-Total Committed and Ongoing</b>	<b>\$ 155,477</b>	<b>65,926</b>
<b>GR Forward Projects:</b>		
<b>Goal #1: Restore the River as the Draw and Create a Connected and Equitable River Corridor</b>		
Downtown Planning - GR Forward/River Governance	\$ 50,000	\$ 31,169
<b>Sub-Total GR Forward - Goal #1</b>	<b>\$ 50,000</b>	<b>\$ 31,169</b>
<b>Goal #2: Create a True Downtown Neighborhood Which is Home to a Diverse Population</b>		
District Enhancement Grants	\$ 50,000	\$ -
Infrastructure Improvements - Miscellaneous	10,000	-
<b>Sub-Total GR Forward - Goal #2</b>	<b>\$ 60,000</b>	<b>\$ -</b>
<b>Goal #3: Implement a 21st Century Mobility Strategy</b>		
Accessibility and Streetscape Improvement	\$ 30,938	\$ -
Bicycle Infrastructure Improvements	50,000	21,815
Mason Street / Ottawa Avenue Reconstruction	250,000	45,975
Women's Way Alley Improvements & Activation	25,000	-
Transit Improvements in Monroe North District	150,000	60,003
<b>Sub-Total GR Forward - Goal #3</b>	<b>\$ 505,938</b>	<b>\$ 127,793</b>
<b>Goal #4: Expand Job Opportunities and Ensure Continued Vitality of the Local Economy</b>		
COVID Economic Relief Program - Winter Ready Grants <sup>2</sup>	\$ 106,062	\$ 80,062
<b>Sub-Total GR Forward - Goal #4</b>	<b>\$ 106,062</b>	<b>\$ 80,062</b>
<b>Goal #5: Reinvest in Public Space, Culture, and Inclusive Programming</b>		
Canal Street Park Improvements	\$ 163,000	\$ 42
Urban Recreation Plan	50,000	-
<b>Sub-Total GR Forward - Goal #5</b>	<b>\$ 213,000</b>	<b>\$ 42</b>
<b>TOTAL EXPENSES</b>	<b>\$ 1,090,477</b>	<b>\$ 304,992</b>
<b>EXCESS / (DEFICIT)</b>	<b>\$ -</b>	<b>\$ 198,643</b>

Note 1: State of Michigan reimbursement for the tax increment revenue losses related to State-mandated industrial and commercial personal property exemptions. For FY2017, \$108,171 was reimbursed. For FY2018, \$122,248, for FY2019, \$129,325, and for FY2020 \$131,532.

Note 2: Reduced Canal Street Improvement budget by \$87,000 and Accessibility and Streetscape by \$19,062 and increased Winter Ready Grants by \$106,062 as approved by the Board on February 10, 2021.

**STATEMENT C**  
**MONROE NORTH TAX INCREMENT FINANCING AUTHORITY**  
**Schedule of Expenditures**  
**February 1, 2020 Through March 31, 2021**

Date Posted	Vendor	Purpose / Project	Description	Amount
3/31/2021	Downtown Development Authority	COVID Economic Relief	Reimburse for Winter Ready Grants paid by DDA	\$ 40,062.00
2/17/2021	Garage Bar GR LLC	COVID Economic Relief	Winter Ready Grant: Garage Bar	20,000.00
3/8/2021	CSF, Inc.	Bicycle Infrastructure Improvements	Bicycle Infrastructure FY20	18,600.00
2/22/2021	Prestige Products LLC	COVID Economic Relief	Winter Ready Grant: Sandy Point 2/21	10,000.00
3/25/2021	Prestige Products LLC	COVID Economic Relief	Winter Ready Grant: Sandy Point 2/21	10,000.00
2/28/2021	Kamminga & Roodvoets INC	Mason Street / Ottawa Avenue Reconst	18074-Mason, Ottawa, Fairview, Walbridge	7,872.21
3/15/2021	Kathy Blaha Consulting, LLC	GR Forward/River Governance	Grand River Governance consulting 9/20	7,200.00
2/24/2021	City Treasurer - MobileGR/Parking	Transit Improvements	Feb 2021 MNTIFA Share of DASH North Service	6,667.00
3/25/2021	City Treasurer - MobileGR/Parking	Transit Improvements	Mar 2021 MNTIFA Share of DASH North Service	6,667.00
2/18/2021	City Treasurer - Budget Office	General Fund Departments Services	IET - Operating Transfer A-87	2,266.00
3/24/2021	City Treasurer - Budget Office	General Fund Departments Services	IET - Operating Transfer A-87	2,266.00
3/9/2021	Wenk Associates, Inc.	GR Forward/River Governance	17013-Grand River Corridor & River Trail (Wenk-1702311)	1,641.09
2/20/2021	City of Grand Rapids	Staff Support / Personnel	Payroll period ended 02/20/2021	407.06
2/6/2021	City of Grand Rapids	Staff Support / Personnel	Payroll period ended 02/06/2021	314.63
3/6/2021	City of Grand Rapids	Staff Support / Personnel	Payroll period ended 03/06/2021	296.13
3/20/2021	City of Grand Rapids	Staff Support / Personnel	Payroll period ended 03/20/2021	166.60
2/1/2021	Priority Health	Staff Support / Personnel	Health Insurance Feb 2021	117.70
3/7/2021	Priority Health	Staff Support / Personnel	Health Insurance Mar 2021	117.70
3/28/2021	Priority Health	Staff Support / Personnel	Health Insurance April 2021	117.70
2/8/2021	Federal Square Building Co. #1, LLC	Share of DGRI Administration	Office Lease: 29 Pearl Street 02/2021	93.32
3/15/2021	Federal Square Building Co. #1, LLC	Share of DGRI Administration	Office Lease: 29 Pearl Street 02/2021	93.32
2/18/2021	City Treasurer - Risk Mgmt	Insurance - General Liability	Monthly General Insurance Allocation	85.00
3/24/2021	City Treasurer - Risk Mgmt	Insurance - General Liability	Monthly General Insurance Allocation	85.00
2/21/2021	Selective Insurance Co of America	Share of DGRI Administration	Liability Insurance Endorsement for DDA	55.16
2/21/2021	TGG, Inc.	Staff Support / Personnel	Life & S/T & L/T disability insurance - 03/21	16.36
3/15/2021	TGG, Inc.	Staff Support / Personnel	Life & S/T & L/T disability insurance - 04/21	16.36
3/1/2021	The KR Group, Inc.	Share of DGRI Administration	IT Hybrid Agreement 02/21	14.73
2/1/2021	The KR Group, Inc.	Share of DGRI Administration	IT services Agreement Feb 2021	12.86
3/21/2021	Blue Cross Blue Shield of MI	Staff Support / Personnel	Dental Insurance Premium 4/21	8.55
2/8/2021	Federal Square Building Co. #1, LLC	Share of DGRI Administration	Office Lease: 29 Pearl Street Mezzanine Office 02/2021	7.59
3/15/2021	Federal Square Building Co. #1, LLC	Share of DGRI Administration	Office Lease: 29 Pearl Street Mezzanine Office 02/2021	7.59
2/1/2021	Metro FiberNet, LLC	Share of DGRI Administration	Internet/Phone at 29 Pearl St NW 01/21	5.79
3/1/2021	Metro FiberNet, LLC	Share of DGRI Administration	Internet/Phone at 29 Pearl St NW 02/21	5.79
3/28/2021	Metro FiberNet, LLC	Share of DGRI Administration	Internet/Phone at 29 Pearl St NW 03/21	5.79
2/16/2021	HR Collaborative LLC	Share of DGRI Administration	HR Consultant services 01/21	5.42
3/28/2021	GreatAmerica Financial Services Corp	Share of DGRI Administration	Copier Lease 03/21	4.30
2/16/2021	The KR Group, Inc.	Share of DGRI Administration	MS office Agreement 11-17-20 to 12-16-20	4.07
2/21/2021	The KR Group, Inc.	Share of DGRI Administration	MS office Agreement 12-17-20 to 1-16-21	4.07
3/21/2021	The KR Group, Inc.	Share of DGRI Administration	MS office Agreement 1-17-21 to 2/16/21	4.07
2/1/2021	GreatAmerica Financial Services Corp	Share of DGRI Administration	Copier Lease 01/21	3.86
3/10/2021	GreatAmerica Financial Services Corp	Share of DGRI Administration	Copier Lease 02/21	3.86
3/8/2021	HR Collaborative LLC	Share of DGRI Administration	HR Consultant services 02/21	3.26
2/1/2021	Federal Square Building Co. #1, LLC	Share of DGRI Administration	Utility Service: Electric JAN 2021	3.19
3/21/2021	Federal Square Building Co. #1, LLC	Share of DGRI Administration	Utility Service: Electric MAR 2021	3.08
2/21/2021	Federal Square Building Co. #1, LLC	Share of DGRI Administration	Utility Service: Electric FEB 2021	2.57
2/23/2021	Amanda Sloan	Share of DGRI Administration	Admin: Food & Bev	2.23
2/21/2021	The KR Group, Inc.	Share of DGRI Administration	IT Managed Network Agreement 02/21	2.23
3/21/2021	The KR Group, Inc.	Share of DGRI Administration	IT Managed Agreement 03/21	2.23
2/1/2021	Dickinson Wright PLLC	Contractual Services - Legal	Legal Services: Block by Block 01/21	1.36
3/24/2021	Dickinson Wright PLLC	Contractual Services - Legal	Legal Services: Block by Block 01/21	1.36
2/16/2021	Cellco Partnership	Share of DGRI Administration	Cell Phone Service 01/2021	1.35
3/8/2021	Professional Maintenance of Michigan In	Share of DGRI Administration	Janitorial services Feb 2021	1.22
3/8/2021	Staples Contract and Commercial Inc.	Share of DGRI Administration	Office supplies 2/21	1.15
2/23/2021	Amanda Sloan	Share of DGRI Administration	Admin: Postage	0.99
3/11/2021	Fifth Third Bank	Share of DGRI Administration	Admin: Office Supplies	0.53
2/16/2021	The KR Group, Inc.	Share of DGRI Administration	IT services backupify Agreement FEB 2021	0.47
3/15/2021	The KR Group, Inc.	Share of DGRI Administration	IT services backupify Agreement March 2021	0.47
3/8/2021	Staples Contract and Commercial Inc.	Share of DGRI Administration	Office supplies 2/21	0.46
2/16/2021	Fifth Third Bank	Share of DGRI Administration	Admin: Office Supplies	0.14
3/1/2021	The KR Group, Inc.	Share of DGRI Administration	Credit Memo	(1.40)

**TOTAL FEBRUARY - MARCH 2021 EXPENDITURES \$ 135,348.57**



# MEMORANDUM

MONROE  
NORTH  
TIFA



## TIFA

DATE: April 7, 2021  
TO: Monroe North TIFA  
FROM: Andy Guy, COO

Agenda Item #04  
April 14, 2021  
MNTIFA Meeting

**SUBJECT:** Community Engagement – Grand River Governance

This memo requests an investment to continue a working partnership with the Community Catalysts. Funds, if approved, will support continued effort to develop a community engagement program that supports the startup of the nonprofit entity currently organizing to help lead the revitalization of the Grand River Corridor.

The yet-be-named nonprofit aims to, among other things, be an active and responsive civic connector around river corridor revitalization and activation. So the river governance organizing effort has sought to tap local community wisdom to inform the design of a collaborative and effective community engagement practice.

The Community Catalysts, a program led by Public Agency at the West Michigan Center for Arts + Technology, is a diverse network of rising and established local resident leaders who design and facilitate innovative approaches to public engagement.

With DDA support, Downtown Grand Rapids Inc. in 2020 partnered with the Catalysts to, among other important objectives, develop a new, locally-defined community engagement framework and set of principles to inform future river engagement efforts.

The resulting framework emphasizes the importance of such elements as transparency and accountability, learning from a diverse range of different communities/perspectives, multi-sector coalition building and continuous – vs. one off planning sessions – engagement efforts to build trust and mutual understanding.

With a thoughtful framework defined, the work now turns to designing a comprehensive community engagement strategy – based on the framework guidance – that begins to put the ideas into action. More specifically, the next steps include:

- Identifying the wide range of diverse community stakeholders, including but not limited to local residents, neighborhood groups and community-based organizations, with an interest or stake in river corridor revitalization. GR Forward, River for All, Grand Rapids Whitewater and other



community planning efforts initiated and iterated this work. But there's a need to revisit and refresh the data to ensure an inclusive reach.

- Developing a database of key cultural and community service organizations/persons and their program offerings that present potential partnerships around building a safe, welcoming, inclusive and active Grand River corridor.
- Determining specific engagement methods capable of purposely and consistently sharing information with, and eliciting input from, community stakeholders. Multiple methods will inevitably be required to effectively reach and engage the broad spectrum of river stakeholders.
- Establishing ongoing community feedback mechanisms to promote responsiveness to stakeholders needs and ideas and build trust.
- Developing assessment tools, systems and metrics to track the impact of community engagement activities.

Public Agency proposes to assign six Community Catalysts members to help think through and execute this work over the course of the next 12 months. They'll work collaboratively with DGRI staff, and the organizing governance group, to co-create an effective community engagement practice that aims to meet several key objectives, including but not limited to:

- Genuinely connecting the emerging nonprofit and its work to community and stakeholders,
- Establishing open and ongoing communications channels with partners and interested parties,
- Ensuring a diversity of lived experience actively informs corridor revitalization organizing work,
- Positioning to proactively elicit and respond to diverse, actionable community input,
- Collaborating with community to identify common goals and points of collaboration, with special emphasis on community needs/wants related to education, workforce development and other place-based conditions that contribute to healthy, vibrant community, and
- Cultivating an informed and diverse network of partners and partnerships to advance river corridor revitalization, programming and long-term sustainability.

The overarching goal is to ensure the forthcoming nonprofit, its future work and, by extension, the substantial collaborative effort required to revitalize the Grand River corridor from Riverside to Millennium Parks is people-centered, place-based and reflects the commitment to re-animating a "River for All."

**Recommendation:** Approve local consultant services in an amount not to exceed \$20,000 to support community engagement in Grand River corridor revitalization governance organizing.

# MEMORANDUM

MONROE  
NORTH  
TIFA



## TIFA

DATE: April 14<sup>th</sup>, 2021

TO: Monroe North TIFA

FROM: Melvin Eledge Jr.  
Operations Manager

SUBJECT: Social Zone Enhancements

Agenda Item # 06  
April 14<sup>th</sup>, 2021  
MNTIFA Meeting

In the Summer of 2020 social distancing measures were put in place to slow the spread of the COVID-19 pandemic. While ultimately needed these measures significantly reduced restaurant's capacity to safely serve customers. In response DGRI along with several partners worked together to implement the Downtown Social Zone program. This program permitted restaurants to expand outdoor seating opportunities into traditionally right-of-way spaces which afforded many of the restaurants the opportunity to increase their operations to at or near pre-pandemic levels. In addition to increased space for operations DGRI also loaned businesses tables, chairs, and umbrellas to use in these newly created zones.

After the proven success of the program last Summer and through the recent Winter months, we are working to expand our inventory of tables, chairs and umbrellas as well as enhance the vibrancy and visual appeal of the social zones by painting all 147 concrete barricades located throughout Downtown.

**Recommendation: Approve the purchase of additional outdoor patio furniture for social zone expansion will total \$10,300.00. and the hiring of Lions and Rabbits to paint the concrete barriers in the social zones will total \$5,700.00; with the total for both not to exceed \$16,000.**



DOWNTOWN  
GRAND RAPIDS INC.

# MEMORANDUM

MONROE  
NORTH  
TIFA



## TIFA

DATE: April 9, 2021

TO: Monroe North TIFA

FROM: Tim Kelly, AICP  
DGRI President & CEO

SUBJECT: Proposed FY22 Budget and Priority Plan

Agenda Item #06  
April 14, 2021  
MNTIFA Meeting

Each year the Monroe North Tax Increment Finance Authority (MNTIFA) recommends and adopts a one-year budget and five-year priority plan to reflect the priorities for investment in the Monroe North neighborhood. With GR Forward now an approved amendment to the City's Master Plan, DGRI has clearly defined objectives and continues to work diligently to ensure its budgets reflect the plan's recommendations.

The FY2021 budget and priority plan consists primarily of carry forward priorities that span multiple fiscal years. Among them is funding to further recommendations from the River Governance planning initiative, pedestrian and mobility infrastructure improvements, and further improvements to Canal Street Park to implement the River For All Guidelines. When examined by GR Forward goal the breakdown for FY22 is as follows:

- Goal 1 (Restore the River as the Draw): \$165,000
- Goal 2 (Create a True Downtown Neighborhood Home to a Diverse Population): \$60,000
- Goal 3 (21<sup>st</sup> Century Mobility Strategy): \$230,000
- Goal 5 (Reinvest in Public Space, Culture and Inclusive Programming): \$170,000

As in previous years, the Downtown Grand Rapids Inc. Alliances played an important role in developing the budget. Beginning in January 2021, staff began soliciting input from the five goal Alliances charged with advising on projects and priorities. This 3-month, iterative process culminated in all five Alliances tendering recommendations to the three fiduciary Boards of DGRI (DDA, DID, and MNTIFA) regarding their ambitions for the coming fiscal year. The attached budget narrative provides additional detail on the various priorities that emerged during that process.

Following a recommendation from the TIFA Board, DGRI staff will present the recommended MNTIFA FY22 budgets to the City Commission requesting bottom-line appropriation. After receiving City Commission appropriation, the Board will adopt their final annual budget and priority plans at the next scheduled meeting.



DOWNTOWN  
GRAND RAPIDS INC.

Recommendation: Recommend the FY2022 Budget Summary to the Grand Rapids City Commission and request fund appropriation.

CITY OF GRAND RAPIDS, MICHIGAN  
MONROE NORTH TAX INCREMENT FINANCING AUTHORITY  
Five Year Priority Plan  
Preliminary Plan - Draft 2/22/2021

	FY2020 Final	FY2021			FY2022 Request	FY2023 Forecast	FY2024 Forecast	FY2025 Forecast	FY2026 Forecast	FY2022-26 TOTAL	
		Budget	Actual as of 01/31/2021	Estimated							
<b>TABLE 1 - REVENUES</b>											
Property Tax Increment	\$ 397,389	\$ 393,900	\$ 414,573	\$ 410,427	\$ 414,532	\$ 418,677	\$ 422,864	\$ 427,092	\$ 431,363	2,114,527	FY2021 Estimate plus 1.0% growth annually
Property Tax Increment - Prior Year Appeals	(91)	(5,000)	-	(5,000)	(5,000)	(5,000)	(5,000)	(5,000)	(5,000)	(25,000)	Reserves for prior year appeals
State of Michigan - Personal Property Losses	131,352	127,411	134,479	134,479	130,445	126,531	122,735	119,053	115,482	614,246	Assumes 3% annual decreases for depreciation
Interest on Investments	101,549	26,921	(51,576)	26,921	24,614	13,765	19,189	23,529	25,698	106,795	City Treasurer's estimates - Exhibit L
Miscellaneous Reimbursements	2,431	-	-	-	-	-	-	-	-	-	
<b>TOTAL ANNUAL REVENUES</b>	<b>\$ 632,630</b>	<b>\$ 543,232</b>	<b>\$ 497,476</b>	<b>\$ 566,827</b>	<b>\$ 564,590</b>	<b>\$ 553,973</b>	<b>\$ 559,788</b>	<b>\$ 564,675</b>	<b>\$ 567,543</b>	<b>\$ 2,810,569</b>	
<b>TABLE 2 - ONGOING AND COMMITTED EXPENDITURES</b>											
Contractual Services - Annual Audit	\$ 5,060	\$ 5,235	\$ -	\$ 5,235	\$ 5,392	\$ 5,554	\$ 5,609	\$ 5,665	\$ 5,722	\$ 27,943	Staff estimate
Contractual Services - Legal	2,865	5,000	86	1,000	5,000	5,000	5,000	5,000	5,000	25,000	Staff estimate
General Fund Departments Services	27,567	27,192	15,862	27,192	28,921	29,499	30,089	30,691	31,305	150,505	City FY2022-26 Budget Instructions, Exhibit G
Insurance - General Liability	917	1,021	595	1,021	947	966	985	1,005	1,025	4,928	City FY2022-26 Budget Instructions, Exhibit E
KCDC Floodwall Bonds Debt Service - Interest/Trust Fees	2,330	834	744	744	-	-	-	-	-	-	Series 2008 - final payment made in FY21
KCDC Floodwall Bonds Debt Service - Principal	35,400	37,200	37,200	37,200	-	-	-	-	-	-	Series 2008 - final payment made in FY21
Share of DGRI Administration	2,615	6,695	1,129	6,695	6,896	7,103	7,316	7,535	7,761	36,611	Share of 29 Pearl NW, operations
Staff Support - City (7xxx) and DGRI (7191) Staff	75,338	72,100	3,663	72,100	74,263	76,491	78,786	81,149	83,584	394,272	Work performed by DGRI and City staff
Supplies	-	200	8	50	200	200	200	200	200	1,000	Supplies purchased solely for Authority work
<b>TABLE 2 EXPENDITURES</b>	<b>152,092</b>	<b>155,477</b>	<b>59,287</b>	<b>151,237</b>	<b>121,619</b>	<b>124,812</b>	<b>127,985</b>	<b>131,246</b>	<b>134,597</b>	<b>640,259</b>	
<b>TABLE 3 - DEVELOPMENT AND INFRASTRUCTURE PROJECT EXPENDITURES</b>											
<b>Goal #1: Restore the River as the Draw and Create a Connected and Equitable River Corridor</b>											
Asset and Riverwalk Maintenance	-	-	-	-	-	-	-	-	-	-	General maintenance / repair of assets
Downtown Planning - GR Forward/River Governance	-	50,000	22,328	50,000	165,000	100,000	50,000	50,000	50,000	415,000	River governance support
Grand River Restoration	-	-	-	-	-	200,000	200,000	-	-	400,000	Partial support for river restoration
Riverwalk Retrofits	40,872	-	-	-	-	-	-	-	-	-	"River for All" implementation
<b>Sub-Total Goal #1</b>	<b>40,872</b>	<b>50,000</b>	<b>22,328</b>	<b>50,000</b>	<b>165,000</b>	<b>300,000</b>	<b>250,000</b>	<b>50,000</b>	<b>50,000</b>	<b>815,000</b>	
<b>Goal #2: Create a True Downtown Neighborhood Which is Home to a Diverse Population</b>											
District Enhancement Grants	-	50,000	-	-	50,000	50,000	50,000	50,000	50,000	250,000	Streetscape Guideline implementation
Infrastructure Improvements - Miscellaneous	9,697	10,000	-	-	10,000	10,000	10,000	10,000	10,000	50,000	Tree plantings
<b>Sub-Total Goal #2</b>	<b>9,697</b>	<b>60,000</b>	<b>-</b>	<b>-</b>	<b>60,000</b>	<b>60,000</b>	<b>60,000</b>	<b>60,000</b>	<b>60,000</b>	<b>300,000</b>	
<b>Goal #3: Implement a 21st Century Mobility Strategy</b>											
Accessibility and Streetscape Improvement	-	50,000	-	-	75,000	50,000	50,000	50,000	50,000	275,000	Pedestrian priority street design & construction
Bicycle Infrastructure Improvements	38,181	50,000	3,215	25,000	30,000	30,000	30,000	30,000	30,000	150,000	Mobility infrastructure improvements
Mason Street / Ottawa Ave Reconstruction	-	250,000	38,103	250,000	-	-	-	-	-	-	Share of street reconstruction projects
Women's Way Alley Improvements & Activation	-	25,000	-	25,000	-	-	-	-	-	-	Approved on March 11, 2020
Transit Improvements in Monroe North District	91,396	150,000	46,669	150,000	150,000	150,000	150,000	150,000	150,000	750,000	Share of DASH infrastructure
<b>Sub-Total Goal #3</b>	<b>129,577</b>	<b>525,000</b>	<b>87,987</b>	<b>450,000</b>	<b>255,000</b>	<b>230,000</b>	<b>230,000</b>	<b>230,000</b>	<b>230,000</b>	<b>1,175,000</b>	
<b>Goal #5: Reinvest in Public Space, Culture, and Inclusive Programming</b>											
Canal Street Park Improvements	-	250,000	42	42	120,000	250,000	-	-	-	370,000	Approved on March 11, 2020
Urban Recreation Plan	20,719	50,000	-	-	50,000	-	-	-	-	50,000	Park improvements
<b>Sub-Total Goal #5</b>	<b>20,719</b>	<b>300,000</b>	<b>42</b>	<b>42</b>	<b>170,000</b>	<b>250,000</b>	<b>-</b>	<b>-</b>	<b>-</b>	<b>420,000</b>	
<b>TOTAL GR FORWARD PROJECT EXPENDITURES</b>	<b>\$ 200,865</b>	<b>\$ 935,000</b>	<b>\$ 110,357</b>	<b>\$ 500,042</b>	<b>\$ 650,000</b>	<b>\$ 840,000</b>	<b>\$ 540,000</b>	<b>\$ 340,000</b>	<b>\$ 340,000</b>	<b>\$ 2,710,000</b>	
<b>TOTAL ANNUAL EXPENDITURES</b>	<b>\$ 352,957</b>	<b>\$ 1,090,477</b>	<b>\$ 169,644</b>	<b>\$ 651,279</b>	<b>\$ 771,619</b>	<b>\$ 964,812</b>	<b>\$ 667,985</b>	<b>\$ 471,246</b>	<b>\$ 474,597</b>	<b>\$ 3,350,259</b>	
<b>ANNUAL FUND BALANCE SUMMARY</b>											
Beginning Fund Balance	\$ 1,863,678	\$ 2,143,351	\$ 2,143,351	\$ 2,143,351	\$ 2,058,899	\$ 1,851,871	\$ 1,441,031	\$ 1,332,834	\$ 1,426,263	\$ 2,058,899	
Plus: Annual Revenues	632,630	543,232	497,476	566,827	564,590	553,973	559,788	564,675	567,543	2,810,569	
Less: Annual Expenditures	(352,957)	(1,090,477)	(169,644)	(651,279)	(771,619)	(964,812)	(667,985)	(471,246)	(474,597)	(3,350,259)	
<b>Ending Fund Balance</b>	<b>\$ 2,143,351</b>	<b>\$ 1,596,106</b>	<b>\$ 2,471,183</b>	<b>\$ 2,058,899</b>	<b>\$ 1,851,871</b>	<b>\$ 1,441,031</b>	<b>\$ 1,332,834</b>	<b>\$ 1,426,263</b>	<b>\$ 1,519,209</b>	<b>\$ 1,519,209</b>	



## FY 2022 Recommended Budget

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### Narrative

The following narrative document outlines priority project areas developed with the five GR Forward Goal Alliances over the past few months. Projects and funding represent commitments to on-going obligations, as well as existing, on-going, and new projects in the next fiscal year.

#### Goal #1 – Creating a Connected and Equitable River Corridor

- Downtown Planning – GR Forward/River Governance

Support to advance on recommendations flowing from the work begun in FY20 to define a long-term organizational and funding strategy for Grand River corridor revitalization. In addition to continued project management support, this includes proposed investment to develop or support the following:

- A business plan, board development and other startup organizing efforts to establish the new river-focused entity.
- A community engagement program to support continued governance incubation. This investment proposes to build on the FY20-21 DDA-funded (FY20-21) community engagement work with the Community Catalysts/WMCAT.
- An equity framework plan that presents a shared definition around “equity” grounded in common goals, measurable outcomes and tactics.
- An impact analysis of the potential increased visitation/tourism benefits associated with a revitalized river corridor. This work builds on the initial benefits analysis conducted in FY21. Project partners will include Experience GR, Grand Rapids Public Museum and other corridor stakeholders.
- Research and fundraising services to help identify and strategize around capital and infrastructure funding opportunities.
- A Corridor Connections Plan that maps the strategic assets, identifies opportunities for broader collaboration and defines key projects to support river corridor revitalization from Riverside Park to Millennium Park.
- River-specific engagement and activation that help reconnect Grand Rapidsians to the Grand River socially, psychologically and recreationally. These efforts, organized in close collaboration with community partners, will support more informed and robust community participation in ongoing river planning and activation conversations. More specifically, efforts could include Kayak Crawls, River Walks and other activities that intentionally strive to invite people outdoors and around the river.



## **Goal #2: Create a True Downtown Neighborhood Which is Home to a Diverse Population**

- **Downtown Enhancement Grant**

Funding for the Downtown Enhancement Grant Program. Funds will be used cover existing obligations, and to continue to assist property and business owners in the rehabilitation of the Downtown public realm. Funds are utilized to reimburse eligible activities, including installation of street furniture, snowmelt, and other public realm improvements.

- **Infrastructure Improvements - Miscellaneous**

Funding improved public infrastructure in Monroe North, including new tree plantings.

## **Goal #3: Implement a 21st Century Mobility Strategy**

- **Accessibility and Streetscape Improvements**

Includes funding for pedestrian and human-scaled enhancements within Monroe North streetspaces, including seating, banners, lighting, trees, and planters. Also includes a share (DDA is also investing in this) of the Placer.ai data gathering to more accurately understand how people are using Monroe North streetspaces. This data is finer-grained and more accurate than the physical pedestrian counters and will work in tandem with them. This may also help local businesses to better understand their patrons.

- **Bicycle Infrastructure Improvements**

Includes funding for additional repair stands, bicycle parking and concrete installation to support bicycle parking. Also includes the professional services to design a Coldbrook Bicycle Lane from Monroe to Division in collaboration with other Mobile GR initiatives. The City will be funding the portion of the design outside the boundary, from Division to Clancy.

- **Transit Improvements in Monroe North District**

Funding to help support the continued operation of DASH North, including proposed weekend and evening service. Funds are also provided to complete the installation of new transit shelters.

## **Goal #5: Reinvest in Public Space, Culture and Inclusive Programming**

- **Canal Street Park Improvements**

This is a carryover from FY21. This funding was previously approved, but the work was not completed because the pandemic limited the ability to do comprehensive public engagement

around the Canal Street Park Improvements. This funding will support furniture upgrades in the park and supports the implementation of the River for All Design Guidelines.

- Urban Recreation

Funding for continued enhancements to Monroe North Parks, including the implementation of River for All Design Guidelines.