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To: DDA Board of Directors  
From: Austin Colson, Director – Community & Economic Development/DDA Director  
Date: February 17, 2026  
RE: Capital Improvement Plan 2026 - 2031

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## **Background**

The Capital Improvement Plan is a six-year planning document required under the Michigan Planning Enabling Act that identifies major public capital projects and assists the City in coordinating long-range planning goals with future budgeting. The CIP serves as an implementation tool of the Master Plan.

The Planning Commission's role is to review the document to ensure consistency with the Master Plan and to make a recommendation to City Council regarding adoption. Approval of the CIP does not authorize expenditures but establishes a framework for future capital planning.

## **Summary**

The draft CIP includes capital projects across multiple departments, including infrastructure improvements, public facilities, parks, public safety equipment, and downtown improvements. Projects identified in the first year of the CIP may form the basis for the upcoming capital projects budget, while later-year projects provide guidance for long-term planning and grant opportunities.

## **Next Steps**

The Planning Commission will review and discuss the draft CIP at the upcoming meeting, after which a recommendation of approval to City Council will be considered at the following meeting.