MHBRA & MHDDA Joint Meeting
Madison Heights, Michigan
August 20, 2026

A MHBRA & MHDDA Joint Meeting was held on Thursday, August 20, 2026 at 8:00 AM at Library Flex Space, 240 W. 13 Mile rd.

PRESENT
Mayor Corey Haines
Chair Yousif Jarbo
Member Joseph Keys
Member Joe Marando
Member Melissa Marsh
Member Lourdes Osorio-Lorenzo
Member Lenea Renshaw
Member Michael Sheppard
Member Mitchell Socia
Vice -Chair Michael Van Buren

ABSENT
Member David Eldridge

OTHERS PRESENT
Community and Economic Development Director Giles Tucker
Business Services Coordinator Mary Daley
Communications/media specialist Kindred McEvoy
Cristina Sheppard Decius from POW Strategies
Stephanie Catalfio, owner Zoey's Treasures

DDA-26-15. Excuse Member.

Motion made by Member Marsh, Seconded by Member Keys to excuse Member Eldridge.

Voting Yea: Mayor Haines, Chair Jarbo, Member Keys, Member Marando, Member Marsh, Member Osorio-Lorenzo, Member Renshaw, Member Sheppard, Member Socia, Vice -Chair Van Buren

Absent: Member Eldridge

DDA-26-16. MHDDA Informational Meeting Minutes 6-18-26

Motion made by Vice -Chair Van Buren, Seconded by Member Keys to approve the MHDDA Informational meeting minutes of June 18, 2026 as printed.

Voting Yea: Mayor Haines, Chair Jarbo, Member Keys, Member Marando, Member Marsh, Member Osorio-Lorenzo, Member Renshaw, Member Sheppard, Member Socia, Vice -Chair Van Buren

Absent: Member Eldridge

Motion carried.

DDA 26-17. MHDDA Strategic Planning Meeting Minutes 07-20-26

Motion made by Vice -Chair Van Buren, Seconded by Member Socia to approve the MHDDA Strategic Planning meeting minutes of July 20, 2026 as printed.

Voting Yea: Mayor Haines, Chair Jarbo, Member Keys, Member Marando, Member Marsh, Member Osorio-Lorenzo, Member Renshaw, Member Sheppard, Member Socia, Vice -Chair Van Buren

Absent: Member Eldridge

Motion carried.

MEETING OPEN TO THE PUBLIC:

The DDA Chair opened the meeting to the public at 8:04 am. Seeing there was no one from the public wishing to speak, the meeting to the public was closed at 8:04 am.

UNFINISHED BUSINESS:

MHDDA Board Member Vacancies

The MHDDA Board currently has two open board seats. While board appointments are a power held by the Mayor, the MHDDA has traditionally provided a recommendation to the Mayor for candidates that the board believes would be a good fit. Director Tucker welcomed one of the applicants at today's meeting. Stephanie Catalfio, owner of Zoey's Treasures located at 27822 John R Road introduced herself and shared her excitement about helping the DDA in the future.

Downtown Strategic Plan First Look Presentation

Pow Strategies Owner and consultant Cristina Sheppard Decius presented the completed first draft of the DDA strategic plan which includes the findings of the market analysis, focus group discussions and demographic research conducted. A final document is anticipated to be ready to be adopted by Fall 2026.

REPORTS:

Finance Report

Director Tucker reviewed the DDA Finance Report and summarized the ending fund balance as of 06-30-26 since this was not discussed at July's Strategic Planning session. The most significant expense that has been posted since the last regular meeting was the second and final installment of $19,149.00 for the completion of the 2026 Clocktower Restoration project. All other costs associated with the project were incurred in last Fiscal Year. The FY26-27 budget is intended to expend up to $206,829 and is anticipated to receive $291,531 in revenues. The remaining funds are intended to return to the DDA's fund balance.

Ongoing Projects Report

27025 John R Rd RFQ (11 Mile Rd & John R)

A developers information meeting was held on Tuesday, August 18th. Over 24 developers were contacted and several key developers were in attendance.

Clock Tower Painting and Component Replacement- Project Complete

Director Tucker gave an update on the Clock Tower. It plays music at 9 am, 12 pm, 3 pm, and 6 pm daily. He also explored the possibility of an offsite modem that can allow him to program the clock and music from City Hall rather than a neighboring business.

Downtown Banners

Replacement banners were delivered on 6/19 and installed on 7/16. Director Tucker is working with DPS to complete streetlight testing prior to the Fall.

COMMITTEE REPORTS:

Chair Jarbo asks that all DDA members review the committees and if they have any interest in joining one or more to let him or Giles know.

ADJOURNMENT:

Having no further business, Chair Jarbo adjourned the meeting at 9:31 am.