

CITY OF COOPERSVILLE  
REGULAR DOWNTOWN DEVELOPMENT AUTHORITY MEETING  
Coopersville City Hall; 289 Danforth Street, Coopersville, Michigan

**March 11, 2025**

Board Chairman Noel called the meeting to order at 5:15 P.M.

**Roll Call**

**Present:**

Board Member Orent  
Board Member Gerard  
Board Member Noel  
Board Member DuPilka  
Board Member VerBerkmoes  
Board Member Merkins  
Director Dennis Luce  
Staff Terpstra

**Absent:** Board Members Slater, Board Member Cooper, Board Member Datema

Motion to excuse Board Member DuPilka with support from Board Member Gerard. Motion carried unanimously.

**Additions/Corrections to Agenda**

**Minutes**

Motion by Board Member VerBerkmoes with support from Board Member Orent to approve the meeting minutes and informational meeting minutes of January 14, 2025. Motion carries unanimously.

**Citizen Input and Suggestions**

**Public Hearings & Special Guests**

David Eberle of Bloom Sluggett, PLC gave a presentation on what a DDA is, the revenue sources, expenditures and compliance laws. Presentation slides are included with the minutes.

**Petitions & Communications**

7. A. Three items were presented to the board for proposed budget items for the 2025-2026 fiscal year. Board member DuPilka stated that he was on board for the proposed items but would like to see the numbers first. Board Member Gerard stated that he was for the Merlin Enclosure and City Hall remodel but not really in favor of the Building Improvement Grant. Staff gave a brief update on the current Building Improvement projects. Coopersville Hardware is almost completed and waiting on updates from Courtade Body Shop and Fatzos. Board Member DuPilka recommended \$20,000 for the Building Improvement plan and the board agreed.

7. B. – A Contract was presented from McKenna totaling \$14,500 for the TIF and Development update. Discussion followed clarifying what the City Council had voted for the Master Plan and City Ordinances and the grant covering the costs of those. The DDA will need to amend the budget to cover the full \$14,500 for the proposed plan. Board Member DuPilka motioned to approve the amendment to the budget to hire McKenna for the

proposed TIF and Development Update. Board Member Gerard supported the motion. Motion carries unanimously.

7. C. Staff recommended approving a one year extension with Bob's Asphalt for the Snowplowing Contract with the boards approval. Board Member VerberkMoes motioned to approve the extension. Board Member Orent supported the motion. Motion Carries unanimously.

#### **DDA Information Packet**

Motion by Board Member Gerard with support by Board Member Merkins to receive and file the DDA Information Packet. Motion carried unanimously.

#### **Citizen's Input and Suggestions**

#### **City Manager/DDA Director's Report**

- No updates

#### **DDA Marketing & Economic Administrator Comments:**

- Celebrate Coopersville was a great success and raised over \$7,000 for the North Bank Trail.
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#### **Board Member DuPilka**

Stated he would like to see the percentages in writing that would affect the taxing jurisdictions if the tax capture was changed.

#### **Board Member VerBerkmoes**

Welcomed Board Member Merkins to the DDA. She also stated that someone reached out to her about Music on Main to complain that she wasn't able to get down the sidewalk on her motorized scooter because there were people in the way.

#### **Board Member Gerard**

Stated he would also like to see percentages in that would affect the taxing jurisdictions if the tax capture was changed. If there is an advantage to the city as well as the DDA he would be for it, if is a disadvantage to the city and the city loses money he wouldn't be for it.

#### **Board Member Merkins**

Thanked everyone for having her on the board and stated that it's been a really good meeting and she learned a lot.

**Adjournment** Motion by Board Member Gerard with support from Board Member Merkins to adjourn the meeting. Motion passed unanimously. Meeting adjourned at 6:43pm.

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Chairman, Jake Noel