

NORTHSIDE CULTURAL BUSINESS DISTRICT AUTHORITY BOARD MEETING

Thursday, March 19, 2026

Northside Association for Community Development

612 N Park St., Kalamazoo, MI 49007

A meeting of the Northside Cultural Business District Authority (NCBDA) Board of Directors was held on Thursday, March 19, 2026, 6pm at 612 N Park St., Kalamazoo, MI.

DIRECTORS PRESENT: Chad Dodd, Damian Henderson, Mayor Anderson, Kiar Gamsho, Marilyn Pulley, Mattie Jordan-Woods, Ricky Thrash

DIRECTORS ABSENT: Tami Rey

ALSO PRESENT FROM THE CITY:

- Maria Smith, Community Investment Admin
- Kevin Ford, Shared Prosperity Coordinator
- Antonio Mitchell, Director of Community Planning & Economic Development

A. CALL TO ORDER/ROLL CALL

Director Jordan-Woods called the meeting to order at 6:00 P.M. Roll call was taken and a quorum was established. Members of the Board entered after roll call: Damian Henderson (6:02PM) and Chad Dodd (6:04PM).

B. ADOPTION OF AGENDA

MAYOR ANDERSON MOTIONED TO ADOPT THE MARCH 19, 2026, AGENDA AS PRESENTED. DIRECTOR GAMSHO SECONDED. NO OBJECTIONS. MOTION CARRIED.

C. APPROVAL OF MINUTES

MAYOR ANDERSON MOTIONED TO APPROVE THE FEBRUARY 19, 2026, MINUTES OF THE NORTHSIDE CULTURAL BUSINESS DISTRICT AUTHORITY. DIRECTOR GAMSHO SECONDED. NO OBJECTIONS. MOTION CARRIED.

D. PUBLIC COMMENTS

None.

E. DIRECTOR COMMENTS

None.

F. NEW BUSINESS

None.

G. UNFINISHED BUSINESS

Director Jordan-Woods suggested adding service contract to the agenda to discuss the maintenance of the social district.

MAYOR ANDERSON MADE A MOTION TO APPROVE AMENDING THE AGENDA TO ADD SERVICE CONTRACT DISCUSSION. SECONDED BY DIRECTOR GAMSHO.

1. Working Session for investment allocation for the receipt of \$700,000 from Transformational Brownfield Project

The Board reviewed prior development plans and funding priorities. They agreed to continue using the existing plan rather than revising. They also discussed structuring funds as a mix of grants and loans.

The Board identified the top three priority areas:

1. Financial incentives for resident-owned businesses
2. Development of a revolving business microloan fund
3. Housing initiatives (owner-occupied + affordable housing)

The Board discussed the potential for matching fund requirements, a need to establish loan program structure, and exploring external funding opportunities.

The Board established 2 groups:

1. Funding & Finance Subcommittee
 - focused on grant opportunities, microloan program framework, and funding calendar
 - Members: Mayor Anderson, Director Jordan-Woods, and Director Gamsho
2. Monuments & Storytelling Subcommittee
 - focused on developing alternative monument concepts and gathering community stories and historical content
 - Members: Director Dodd, Director Thrash, Director Pulley and Director Henderson

The Board discussed meeting schedule adjustments including cancelling April meeting, meeting next in May, and potentially skipping summer meetings (June/July) to be discussed later.

MAYOR ANDERSON MADE A MOTION TO HAVE NO NCBDA MEETING IN APRIL. DIRECTOR DODD SECONDED. NO OBJECTIONS. MOTION APPROVED.

2. Service maintenance contract discussion

The Board assigned the service maintenance contract discussion to the subcommittee for development and to be presented at the May meeting.

H. COMMUNICATIONS AND ANNOUNCEMENTS

Director Jordan-Woods announced an opportunity for Board members to attend MSHDA conference in Lansing May 12-13. The Board was encouraged to attend because there is a budget allocated for training opportunities.

I. STAFF REPORTS AND UPDATES

1. Social District Update and Next Steps

Kevin provided an update on the progress towards establishing a social district and outlined next steps.

The resolution was approved by the Board. Next steps include:

1. Obtain Chair signatures on the resolution
2. Finalize district map
3. Develop maintenance/management plan
4. Determine costs and business contributions

The Board concluded that the social district needed further discussion by the Executive Committee to advance the work and expedite the item going to the City Commission agenda.

DIRECTOR DODD MADE A MOTION TO HAVE THE SOCIAL DISTRICT GO TO THE NCBDA EXECUTIVE COMMITTEE FOR DISCUSSION. DIRECTOR GAMSHO SECONDED. NO OBJECTIONS. MOTION PASSED.

Director Jordan-Woods clarified that the bylaws state that the President signs official Board documents and the resolution need to change to reflect the President's signature.

J. ADJOURNMENT

DIRECTOR HENDERSON MOTIONED TO ADJOURN. DIRECTOR THRASH SECONDED. NO OBJECTIONS. MOTION CARRIED.

The meeting adjourned at 6:53PM.