

DDA INFORMATIONAL MEETING

June 3, 2026



AGENDA

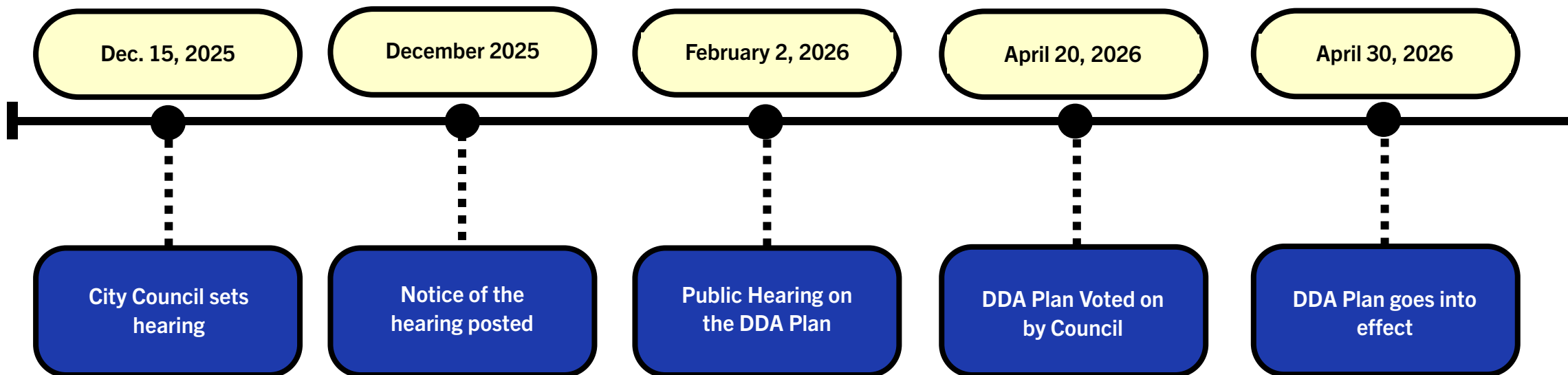
- TIF System
- Parking System
- General DDA Information

A blue-tinted photograph of a city street scene. In the foreground, several pedestrians are walking across a crosswalk. A white SUV is parked on the street. In the background, there is a prominent clock tower with a decorative top and a brick building. The overall scene is a busy urban environment.

TIF SYSTEM

2026 – 2055 Amended Development and TIF Plan Approved!

Timeline



Retractable Bollard Project

- DDA Board approved funding for final engineering & initial bollard purchase
- Team of DDA & City staff toured Northville's retractable bollard installation
- Installation this season will be within active construction footprints on 4th Ave, Ann Street, and North University



North Main Street Transportation Study



Discovery Phase: March 9 – 13



Design Phase: May 19 - 21

Ann Street Improvements Project

Utility upgrades, road resurfacing, streetscape

Timeline: March to November

- Phase 1 First Street to Main Street – nearly complete
- Phase 2 Main Street Intersection – July (post Art Fair) to September
- Phase 3 Main Street to Fifth Avenue – September to November



Fourth Avenue Street and Transit Improvements

Full street reconstruction including utilities, sidewalk widening, streetscape, and safety improvements.

Timeline: May to December

- Phase 1 Fourth between Liberty and William including Liberty intersection: May – July
- Phase 2 Liberty Intersection reopens: July
- Phase 3 Fourth between Liberty and William including Liberty intersection: July - December

RAP 2.0 sub-grant update: \$2.6M

- \$800K original award
- \$1.8M additional distribution



Spring 2026 Amenity Zone Repairs

Repairs to brick, concrete, furniture, tree grates, bike parking, delineators

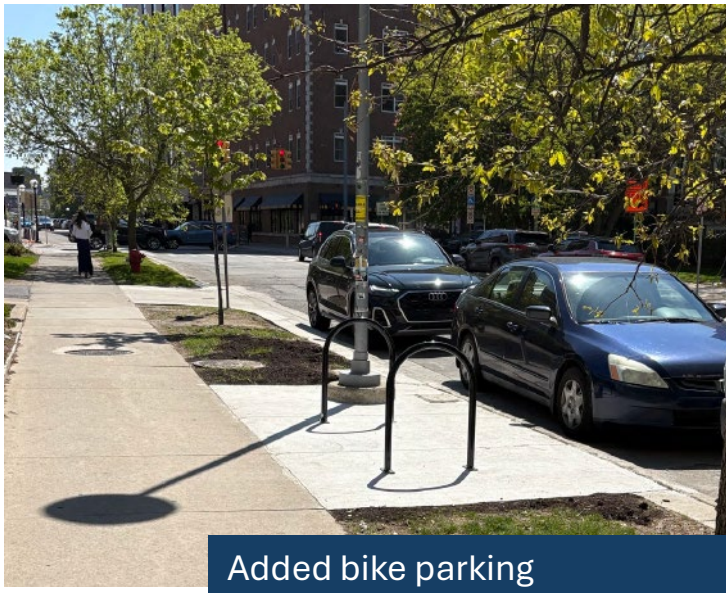
- 41 minor repairs
- Large repairs
 - Liberty Plaza
 - AAATA temporary relocation



Before concrete repair



After concrete repair



Added bike parking



Tree blocking Stop sign removed



Pavers filled in & repaired

Elevate: Ann Ashley Wayfinding



Installation: Summer
2026

Artist Team: Brandon
Gaia Marshall and Jesse
Kassel



Elevate: Ann Street Mural Project

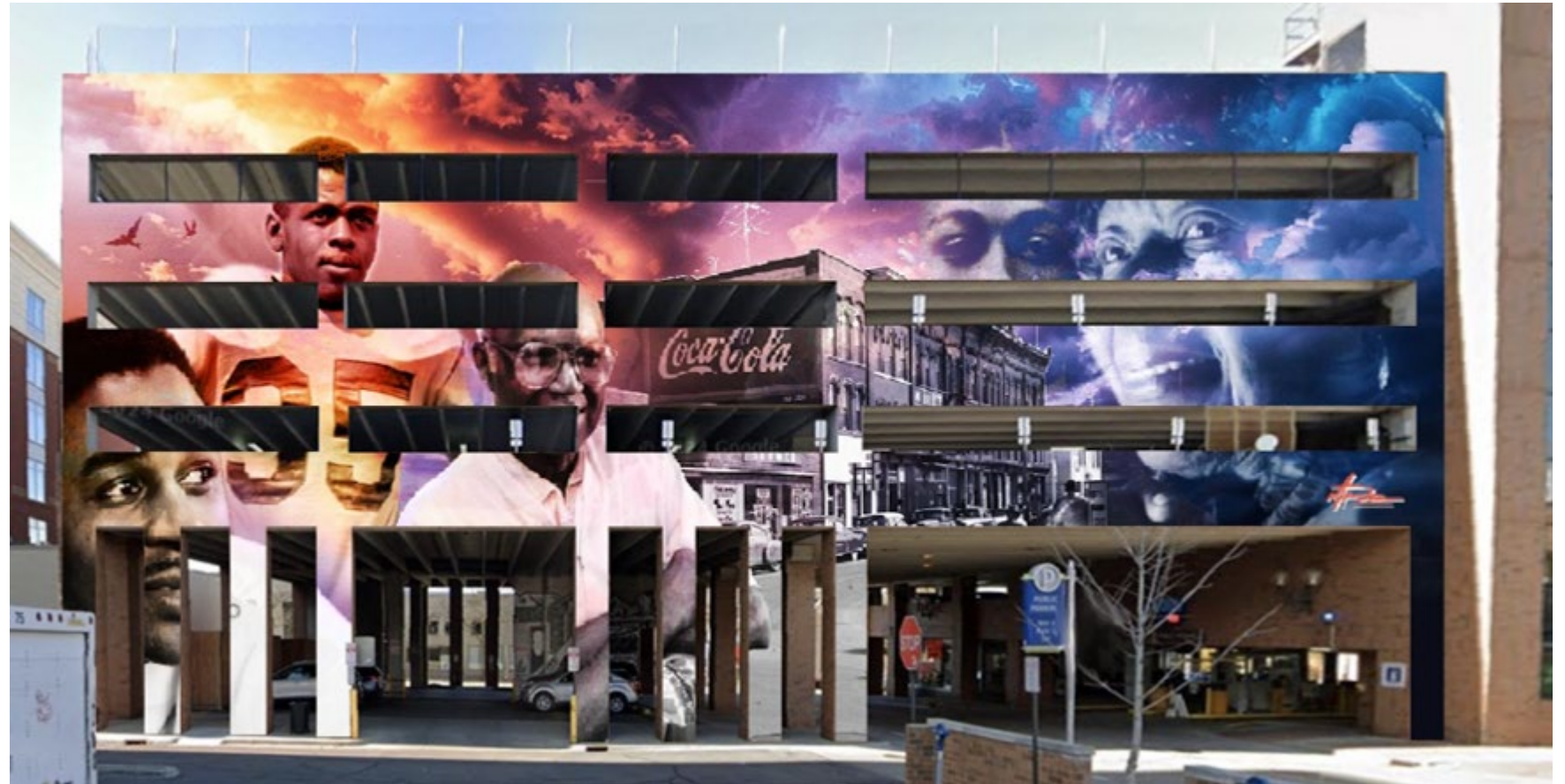
Location: Ann Ashley
Parking Structure

Focus: Business
district and street
scenes

Installation: Fall 2026

Artist: Michael Rice
Hartford, CT

*Sample of the artist's work – mural has not been finalized.



Elevate: Ann Street Mural Project

Location: Fire Station

Focus: Residential and community life

Installation: Spring 2027

Artist: Nicole Macdonald
Detroit, MI

*Sample of the artist's work – mural has not been finalized.



PARKING SYSTEM



Restoration & Maintenance

Completed Projects

4th & Washington and Forest \$1.3M

- Replacement of 900 light fixtures
- Addition of light control systems
- Upgrades to power distribution systems
- Emergency generator installed at 4th & Washington

4th & Washington and Maynard \$700,000

- Elevator modernizations – 2 cars

4th & William \$200,000

- Below grade column repairs

Forest \$425,000

- Removal and replacement of 3.5 miles of sealants
- Removal and replacement of 2.5 acres of deck coating



Parking Rates

	2024	2025	2026
Parking Structure Hourly Rate	\$1.50	\$1.65	\$1.80
Parking Structure Monthly Permit Rate	\$225	\$245	\$265
On-Street Meter Hourly Rate	\$2.40	\$2.50	\$2.60

Three-year rate schedule approved in 2024.

Rate increases are effective July 1 of each year.

DDA will evaluate rates in 2026.

An aerial, high-angle view of a city street intersection, overlaid with a semi-transparent blue filter. The street is marked with white crosswalks and a 'N. University' street sign. Several cars and a white delivery truck are visible on the road. Pedestrians are walking on the sidewalks. On the right side, there are storefronts for 'BIVOLAC' and 'THE ANN ARBOR COFFEE ROASTING CO.'. A traffic light pole is visible in the foreground on the left.

DDA GENERAL INFORMATION

Other Activities

- 18 site plan reviews
- 42 ROW permit reviews
- Annual Bike Summit – Development Plan
- Transportation Commission – North Main Transportation Study
- Old Fourth Ward Neighborhood Association – Development Plan
- City Council Work Session – Downtown Service Team
- Urbanism Happy Hour – Development Plan
- City Council updates in January, March, May
- Co-hosted a Bike to Wherever Day station



THANK YOU.

Sign up for the DDA
Newsletter
www.a2dda.org