



DOWNTOWN DEVELOPMENT COMMISSION
Committee Room - Hartley Dodge Memorial Building
 Date: January 26, 2023 Time: 7:15 pm

REORGANIZATION MEETING AGENDA

- 1) **CALL TO ORDER**
- 2) **PLEDGE OF ALLEGIANCE**
- 3) **ROLL CALL**

R. Conley		M. Tomaszewski		P. Woolley		Senior Citizen Rep. TBD	
J. Hoover		P. Flemming		R. Rocco		Corporate Rep. TBD	
J. Hollenbach		S. Tindall		J. Desmond			
P. Teshima		J. Morris		R. Stern		M. Pellessier	
C. Kosakowski		D. Starker		S. Whitehorn		L. Ellis	

- 4) **OPEN PUBLIC MEETINGS ACT:** In compliance with the open public meetings act, adequate notice of this meeting of the Downtown Development Commission was provided by distributing the Annual Meeting schedule to the Madison Eagle and Morris County Daily Record, posting a copy on the bulletin board at the main entrance to the Hartley Dodge Memorial Building, posting a copy on the Borough website, and filing a copy with the Borough Clerk, all on or about the first week of January 2023. Copies of said notice were made available to members of the general public.
- 5) **OATH OF OFFICE:**
 - a) **John Desmond, At Large Member**
(Three-year term through December 31, 2025)
 - b) **Russell Stern, At Large Member**
(Three-year term through December 31, 2025)
 - c) **Robert Rocco, Merchant/Landlord/Business Owner Representative**
(Three-year term through December 31, 2025)
 - d) **Peter Woolley, Higher Education Representative**
(Three-year term through December 31, 2025)
- 6) **ELECTION OF NEW EXECUTIVE BOARD**
 Note: At the December meeting of each year, the ex-officio member, who will be the election officer, will then accept nominations for the position of Chair, Vice-Chair, Secretary, Treasurer and Member-At-Large.

All nominations, whether oral or written, must be made, seconded and then accepted by the individual nominated. At the beginning of the January meeting, the election officer will accept any nominations from the floor and call the roll to determine those eligible to receive ballots and cast votes. The election officer will prepare the ballots indicating the officers' title and a space in which the eligible voters can write in their choice for each officer's position. The election officer will

distribute the ballots to those eligible to vote. Upon completion of the actual vote, the election officer will collect the ballots and will then tabulate the results. The results will be verified by the Council Liaison and by any member of the Commission who is not running for election and who has been appointed by the election officer. The results for each office will also be posted so all present may view the final count.

- a) There were no nominations submitted at the December meeting:
 - Nomination for Chairperson: _____
 - Nomination for Vice Chairperson: _____
 - Nomination for Treasurer: _____
 - Nomination for Secretary: _____
 - Nominations for Member-at-Large: _____
- b) Additional Nominations:
 - Nominations for Chairperson: _____
 - Nominations for Vice Chairperson: _____
 - Nominations for Treasurer: _____
 - Nominations for Secretary: _____
 - Nominations for Member-at-Large: _____

7) ADJOURNMENT OF REORGANIZATION MEETING

REGULAR MEETING AGENDA

1) CALL TO ORDER

2) APPROVAL OF DECEMBER 15, 2022 MINUTES

3) CHAIRMAN/EXECUTIVE BOARD REPORT

a) **Review and Approve 2023 Meeting Schedule:** [2023 DDC Meeting Calendar.pdf](#)

b) **Election of Madison Main Street Foundation (MMSF) representatives**

Nominations:

Representative 1: _____

Representative 2: _____

Representative 3: _____

c) **Membership Bylaw and Ordinance Change:** Please see documents sent with agenda.

4) TREASURER REPORT: https://1drv.ms/b/s!AnwS_DqnT6nMpSWMFlwLqxFsH63t?e=B2bDDk

5) MAYOR REPORT

6) COUNCIL LIAISON REPORT

7) PLANNING BOARD REPORT

8) FOUNDATION REPORT

9) MADISON AREA CHAMBER OF COMMERCE REPORT

10) DIRECTOR OF BUSINESS DEVELOPMENT REPORT: Here are the websites for two organizations to which the Borough belongs. They offer a lot of different resources that I thought you may find of interest:

a. **Downtown New Jersey:** <https://www.downtownnj.com/>

b. **Main Street America:** <https://www.mainstreet.org/home>

c. **Downtown Redevelopment Pipeline:**

i. **For your information, all meeting information can be found through these links:**

1. Zoning Board of Adjustment: <https://www.rosenet.org/505/Zoning-Board-of-Adjustment>
 2. Planning Board: <https://www.rosenet.org/457/Planning-Board>
- d. New Business Report:
- i. [Commercial Property Worksheet](#)
- e. New! Madison Marketplace Newsletter, Current Edition: <https://conta.cc/3SB0HOx>
- f. Misc.
- i. Cook Avenue Parking Lot Reconstruction
 - ii. Waverly Place Reconstruction (Project Webpage): <https://www.rosenet.org/1410/Waverly-Place-Reconstruction>
- 11) **STANDING COMMITTEES:** All information including meeting dates for 2023 Standing Committees can be accessed via this link: https://docs.google.com/spreadsheets/d/1btkRAnw8Kqmak5kNK_D9Vo8T8-CG20XsrEQ1Wpaw1SM/edit?usp=sharing
Please sign up for committee assignments via the form in the link above or by emailing ddc@rosenet.org
- a. **Sign & Façade:** (2022 Membership: Jim Hollenbach, Barry Kroll, John Morris, Karen Giambra, Suzy Whitehorn)
 - b. **PIC (Public Improvement):** (2022 Membership: Russell Stern, John Morris, John Hoover, Paul Daly Suzy Whitehorn)
 - c. **Marketing and Economic Development:** (2022 Membership: Michael Pellessier, John Morris, Karen Giambra, Russell Stern, Deb Starker, Bob Rocco, Melanie Tomaszewski, Suzy Whitehorn, Christine Kosakowski, Peter Teshima)
 - d. **Arts & Events:** (2022 Membership: Barry Kroll, John Morris, Stephen Tindall, Karen Giambra, Deb Starker, John Hoover, Bob Rocco, Melanie Tomaszewski, Suzy Whitehorn, Peter Teshima)
- 12) **AD HOC COMMITTEE AND PROJECT UPDATES:**
- c) **Taste of Madison (April 24, 2023)**
 - d) **May Day (TBD)**
 - i. Form an ad hoc committee to reevaluate May Day
 - e) **Farmers Market (TBD)**
 - i) Survey in progress
 - f) **Bottle Hill Day (Saturday, October 7, 2023)**
 - g) **Downtown Concert Series w/METC (TBD)**
 - h) **Rose City Summerfest**
 - i) Form an ad hoc committee to discuss feasibility of holding this event this year
- 13) **OLD BUSINESS**
- 14) **IDEA EXCHANGE & NEW BUSINESS**
- 15) **INVITATION FOR DISCUSSION FROM THE PUBLIC**
- 16) **ADJOURNMENT**

NEXT MEETING: Thursday, February 16 at 7:15 pm.