

**SELF-SUPPORTING MUNICIPAL IMPROVEMENT DISTRICT
MINUTES**

Thursday, March 6, 2025

4:00 PM – 5:00 PM

Present: Dr. Greg Mosier, Jason Glasrud, Robert Hughes, Jr., Clayton Hunter, Bill Hutton, Jerrell Royal, Tim Ryan, Jeff Conway

Absent: Frank Aguilar, TJ Roberts

Guests: Dawn Rattan, Interim Executive Director, Downtown Shareholders (DTS); Angela Turner, Simmons Security

I. Call to Order

SSMID Advisory Board Chair Dr. Greg Mosier called the meeting to order at 4:04 PM.

II. Roll Call

Roll call was conducted with those present and absent recorded.

III. Review and Approval of Last Meeting's Minutes

A motion to approve the February 6 minutes was made by Bill Hutton and seconded by Jason Glasrud.

The Motion Carried.

IV. Follow-Up Items from Previous Meetings

Dr. Mosier announced that he trimmed the trees across the street by the Subway and Nick's Pizza.

V. Informational Items

A. DTS Update/DTS-SSMID Monthly Budget Report (5 minutes)

Dr. Mosier and Dawn Rattan, DTS Interim Executive Director, had a good meeting with Security Bank representatives (Jim Lewis/Scott Coup). Dawn stated they were happy that she and Dr. Mosier met with them and Dawn asked bank representatives how DTS/SSMID could better serve them. This is a relationship that will continue to grow. Dawn added that DTS is trying to restore relationships with Security Bank, Wyandotte Economic Development Council (WYEDC), and other organizations on collaborative efforts. She will also set up a meeting with Board of Public Utilities (BPU) representatives. She added that many businesses used to have a great relationship with DTS, so restoration needs to happen and she is working on that.

Dawn reviewed DTS handouts and flyers, one specifically dealing with "downtown evolution" and how downtown can become a destination. The flyer depicts a triangle with the two bottom foundation pieces being clean and safe and retaining and supporting current businesses with steps to evolve into a destination. The other DTS flyers provided by Dawn pertained to a downtown networking event on March 26, a business crawl the week of April 21, and a downtown clean-up day on April 27 from 1:00 PM to 3:00 PM. Dawn said DTS would also like to set up some listening sessions in the future. She encouraged SSMID board members to share the flyers and the links to the Google sign-up sheets for the events with the public. Dawn asked for help in selecting 2-3 blocks where the first clean up event should take place. Bill Hutton felt the 2-3 blocks should be within the SSMID boundaries. SSMID board members suggested that the first clean-up event should be west of the transit center starting with Security Bank (7th Street and Minnesota) and go west by the vacant Brotherhood Bank. Bob Hughes suggested starting at 6th Street and going west. Once the clean-up events begin, DTS hopes it will encourage others to begin cleaning up their downtown

properties. The clean-up events will move to different blocks every two months. Dawn added that the events will be ideal for various groups to help and/or get volunteer hours if needed.

There will be a candidate forum at Memorial Hall on July 23 for mayoral candidates and at-large commissioners in Wyandotte County. Dawn said the event will take place in late July right before the August primary. Dawn is still searching for a moderator for that forum and will make sure some downtown questions get asked. The forum is sponsored by DTS, KCK Chamber, and The Shop Cigar Lounge. She said DTS is also recruiting new board members as some terms will be ending.

Dawn announced that DTS received a letter stating its funding has been cut because the Local Initiatives Support Corporation (LISC) is losing its federal funding as of February 25. She added that LISC falls under a diversity, equity, and inclusion (DEI) category. She said MBR also informed DTS it is giving half the money to the organization than it gave last year. Not sure how the funding cut will affect DTS.

VI. Action Items

A. Vice Chair Funding and Outreach Report (5 minutes)

Not present.

B. Vice Chair Community and Business Relations Report (5 minutes)

Not present.

C. 2025 Workplan

i. Marketing Plan – Continued

Dr. Mosier and Dawn are working on marketing for the second half of the year. They continue to discuss creating the next 10-year plan. Frank Aguilar had shared information from 2015 plan after discussing with previous DTS directors. Dr. Mosier stated that the SSMID board chair and DTS chair collaborated on this plan in the past. Dr. Mosier spoke with Jeff Conway, Unified Government (UG) Legal Counsel, about a request for proposal (RFP) for a person to help with collaboration of the 10-year plan. Dr. Mosier said some of the new concepts will be added to that plan. More emphasis has been on the 10-year plan right now instead of marketing.

ii. Street Banners

Dr. Mosier talked with KCKCC Vice President of Marketing and Institutional Image about the college designing the new banners pro bono and setting up the installation of them when complete. Banner ideas include the following: 1) *Welcome to KCK* with bright image; and 2) *KCK and Host of the World Cup 2026*. The two different banners would be alternately placed down the street. Dr. Mosier said the current banner holders on the light poles look to be in good shape and should be able to be used for the new banners, eliminating the cost for new ones.

TO DO: Have prototypes and pricing available for street banners at next meeting.

VII. Other Business

A. TBD and any Board Member Items

Simmons Security contract: There was a 3-month extension for safe and clean through end of March 2025; new extension through end of June 2025. Just finalizing the paperwork.

Dawn announced that Leon Brady passed away and he was well known in the area for music/band and had a store on Minnesota. She suggested honoring his legacy on the block near his former store on 11th Street and Minnesota. Bill asked about having a street or avenue named

after him. Dawn said she is open to ideas such as renaming street, monument, or mural. She wanted to see something that would draw people to that area. She has seen QR codes used on monuments that play a piece of music or share a brief history of a person.. She wasn't sure where the funds would come from, but will discuss with the UG and mayor about it.

VIII. Adjournment

A motion was made by Bill Hutton to adjourn and seconded by Clayton Hunter. **The Motion Carried**. The meeting adjourned at 4:28 pm.

a. Held for Reference

- i. SSMID Permanent Improvement Plan (Brookings Web Meeting - 1/13/25)
 - 1. Brookings Institute: [How To Break The Doom Loop](#)
 - 2. Brookings Institute: [Transformative Placemaking: Think Regionally, Act Locally](#)
 - a. [Urban Doom Loop: The Future of Downtowns is Shared Prosperity](#)
 - b. [Community-Centered Economic Inclusion: A Strategic Action Playbook](#)
 - 3. Kansas City Investment Playbook

Next Meeting: Thursday, April 3, 2025 | 4:00 PM - 5:00 PM – Hybrid

Breidenthal Family Boardroom at the KCK Chamber Office, 727 Minnesota Ave and via Zoom