



Northville DDA Economic Development Committee Meeting

Thursday, January 29, 2026 – 3:00PM

Location: Northville DDA Meeting Room A

Meeting Agenda

- 1) Michigan Main Street Benchmarking and Priorities from DDA Board Retreat
 - Real Estate
 - Preservation
 - Business
 - Place
- 2) Other Business



Results & Developments 2026 DDA Board Retreat

DOWNTOWN
Northville
Downtown Development Authority

Overall Ranking (between all categories)

Average Score: 3.6

1. Marketing **3.8**
2. Events **3.7**
3. People **3.7**
4. Place **4.1**
5. Capacity **3.3**
6. Real Estate **3.3**
7. Business **3.7**
8. Preservation **2.6**



Investment in property development and building rehabilitation is the key to growing

REAL ESTATE KEY FOCUS AREAS

Building Inventory | AvailablePropertyListings | Property Owner Brainstorms | VacancyTreatments

DDA
RESULTS

real estate solution scorecard

PERFORMANCE MEASURE	STARTING		EVOLVING		EXCELLING		TOTALS
	0	1	2	3	4	5	
1. A building inventory identifying occupancy status and uses located in each building's ground and upper levels is complete and kept up to date	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	1.9
2. Organization leaders are familiar with existing plans, market studies, zoning ordinances, and other district planning and development-related documents	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	3.7
3. Real estate-related projects and programming are aligned with, support and/or leverage existing plans, market studies, land use strategies, etc.	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	3.7
4. The organization actively assists and provides resources to promote and support real estate development activity in the district	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	3.5
5. The organization has programming and resources in place to actively assist property owners and to encourage development, building rehabilitation and/or facade improvements	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	2.8
6. The organization is well-versed in local development processes and has a strong rapport with development partners and officials	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	4.3
REAL ESTATE TOTAL SCORE							30

Top Performers

- DDA leaders are familiar with existing district planning and development-related documents
- Real estate-related projects and programming are aligned with existing plans, market studies, land use strategies, etc.
- DDA has strong rapport with development partners and officials

Potential for Improvement

- A building inventory for ground and upper levels is complete and kept up to date
- Programming is in place to actively assist property owners and to encourage development, building rehabilitation and/or facade improvements



Our buildings are our character. They make us who we are. We must restore and protect our authenticity and uniqueness.

DDA
RESULTS

PRESERVATION FOCUS AREAS

Façade and Building Improvement Grants | Community Master Plans and Ordinances
Component Grants | Roof and Building Stabilization |
Historic Preservation Standards Property Owner
Education | Historic Designation

preservation solution scorecard

PERFORMANCE MEASURE

1. The organization has programming and resources in place to actively encourage appropriate building rehabilitation and façade improvements

2. The organization has strong relationships with local and/or state historic preservation partners and works actively to promote the benefits of preservation

STARTING

0

1

EVOLVING

2

3

EXCELLING

4

5

TOTALS

2

3.2

PRESERVATION TOTAL SCORE 10



PRESERVATION



Built for Success

- The organization has strong relationships with local and/or state historic preservation partners and works actively to promote the benefits of preservation

Room to Raise the Bar

- The organization has programming and resources in place to actively encourage appropriate building rehabilitation and façade improvements



Successful businesses are vital to a thriving district.

BUSINESS

BUSINESS KEY FOCUS AREAS

Business Recruitment & Retention Strategies, Incentive Strategies | Expansion Exploration | Retail Market Data

business solution scorecard

DDA
RESULTS

PERFORMANCE MEASURE	STARTING		EVOLVING		EXCELLING		TOTALS
	0	1	2	3	4	5	
1. Business development efforts and the broader scope of district revitalization initiatives are focused on a targeted geographic area that is clearly defined and mapped	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	4.1
2. A building and business inventory of the district has been completed for all properties and businesses within the district	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	2.7
3. A map identifying and analyzing the district's business and activity mix on first and upper floors is in place and updated regularly or as changes warrant	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	2.1
4. The organization has programming and resources in place to actively assist small businesses and entrepreneurs in the district	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	3.3
5. The organization maintains current market information and a list of targeted business expansion and recruitment opportunities	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	2.8
6. Business development and recruitment collateral materials are in place and updated regularly or as needed	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	2.9
7. The organization hosts regular business owner meetings and/or communicates regularly with business owners to determine needs or challenges, and share successes	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	3.4

BUSINESS TOTAL SCORE 20

Best in Show

- Development & revitalization focus on well defined, mapped area
- DDA communicates regularly with business owners to determine needs and share successes
- Programming and resources are in place to actively assist small businesses and entrepreneurs in the district

Opportunity for Development

- A building and business mix inventory of the district has been completed for all properties and businesses within the district
- DDA maintains list of targeted business expansion and recruitment opportunities



Placemaking binds people to place. That connection drives investment.

PLACE KEY FOCUS AREAS

Parklets | Banners | Wayfinding Systems | Streetscapes |
Parking Systems & Awareness | Public Art

place solution scorecard

DDA
RESULTS



PERFORMANCE MEASURE	STARTING		EVOLVING		EXCELLING		TOTALS
	0	1	2	3	4	5	
1. The organization provides support and assistance for ongoing district cleanliness, maintenance and beautification efforts and projects	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	4.2
2. The organization provides support and assistance for public spaces, public art, or other district placemaking efforts, enhancements and projects	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	4.2
3. Placemaking projects and activities are coordinated with local government, property and business owners, and other partners to maximize resources and results	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	3.9
PLACE TOTAL SCORE 15							



PLACE

Places Others Want to Be

- DDA provides support and assistance for ongoing district cleanliness, maintenance and beautification efforts and projects
- DDA provides support and assistance for public spaces, public art, and district placemaking efforts and projects

Opportunity to Grow

- Placemaking projects and activities are coordinated with local government, property and business owners, and other partners to maximize resources and results



STRATEGIC PRIORITIES

I. BUSINESS MIX

A. INVENTORY TOOL (RITTER)

B. COMMUNICATION WITH STAKEHOLDERS

II. PLACE

A. MAIN ST 2026

B. CADY ST 2027-28

C. STREET ACTIVATION

III. PRESERVATION (FACADE GRANTS)