



GLADSTONE DOWNTOWN DEVELOPMENT AUTHORITY REGULAR MEETING

City Hall Chambers – 1100 Delta Avenue
December 16, 2025
8:15 AM

AGENDA

CALL TO ORDER

1. Roll Call

BOARD COMMENTS & REPORTS

- [2.](#) 2025-2026 Informational Meeting

PUBLIC COMMENT

APPROVAL OF MINUTES

- [3.](#) DDA Regular Meeting Minutes - November 18, 2025

FINANCIALS

- [4.](#) November Revenue & Expenditure Report

CONFLICTS OF INTEREST

ADDITIONS TO THE AGENDA

UNFINISHED BUSINESS

NEW BUSINESS

- [5.](#) Amendment to Facade Grant at 20 S 10th St
- [6.](#) Use of DDA-Owned Equipment & Supplies Policy

CITY COMMENTS & REPORTS

7. City Hall Holiday Closures
- [8.](#) Completion of Tree Planting on Delta Ave
9. Facade Grant | 426 N 9th St
10. Gladstone Ski Hill Updates
11. Holiday Home Decorating Contest
- [12.](#) Old-Fashioned Christmas Data
13. Progress of "The Depot"
14. Recognition of City Manager, Eric Buckman
15. Sleigh the Deals Promotion
16. Social District Annual Meeting
17. Winter Tax Bill Error

ADJOURNMENT

The City of Gladstone will provide all necessary, reasonable aids and services, such as signers for the hearing impaired and audiotapes of printed materials being considered at the meeting to individuals with disabilities at the meeting/hearing upon five days notice to the City of Gladstone. Individuals with disabilities requiring auxiliary aids or services should contact the City of Gladstone by writing or calling City Hall at (906) 428-2311.

Posted: 12-12-2025 | Patricia West, Community Development & DDA Director |
pwest@gladstonemi.gov

RULES FOR PUBLIC COMMENT/ PUBLIC HEARINGS

(Excerpt from DDA By-Laws & Rules of Procedure)

G. Public Comment

1. During this portion of the agenda, a member of the audience may address the DDA, including items that were not scheduled on that agenda.
2. A member of the audience speaking during this portion of the agenda shall limit his/her remarks to three minutes unless such time limit is extended by the Chairperson.

Gladstone

DOWNTOWN DEVELOPMENT AUTHORITY

Informational Meeting



1

DDA Mission Statement



“To enhance the quality of life and develop a positive image of Downtown Gladstone for businesses, residents and visitors.”



2

What is a Downtown Development Authority??

DDAs comprehensively *manage downtowns* to **maximize the local economy.**

DDA's are downtown *management organizations* that **rely on TIF dollars** for their operations.

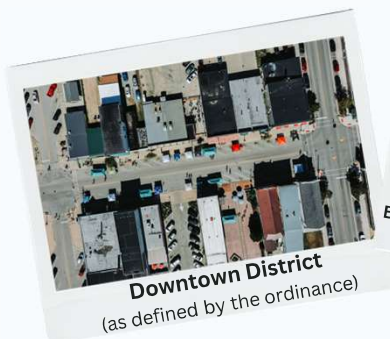
Quasi-government arm of the City of Gladstone.

Goal is to **halt property value deterioration** and **increase property tax valuation** to eliminate the causes of that deterioration and promote economic growth.



3

What is a DDA Responsible For?



Downtown District
(as defined by the ordinance)



Businesses, Property Owners & Residents
within the district.



4

Who does a DDA benefit?

The Community!

What happens in a downtown affect everyone!

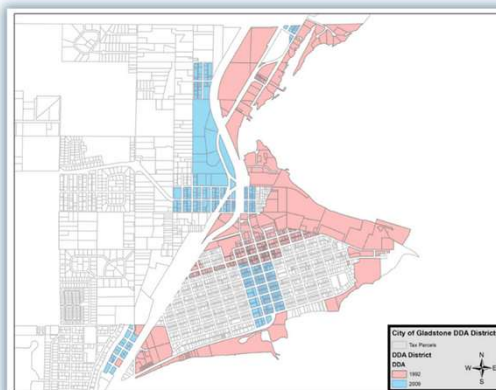
The City!

DDA provides focused resources and insight to the City.



5

Where are the DDA District Boundaries?



6

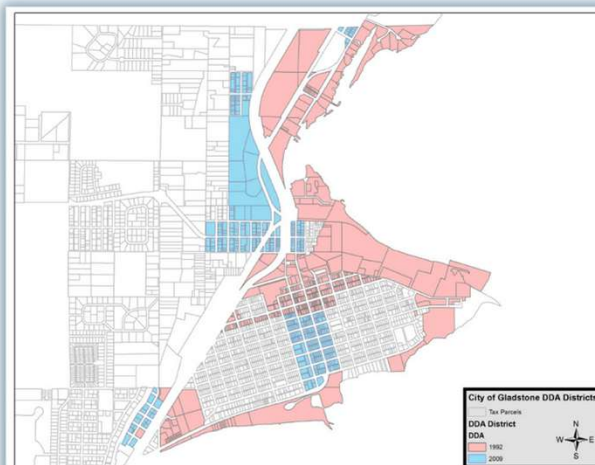
What is Tax Increment Financing (TIF)?

TIF is the *annual capture* of the *year-to-year growth* in *property values* within a defined district.

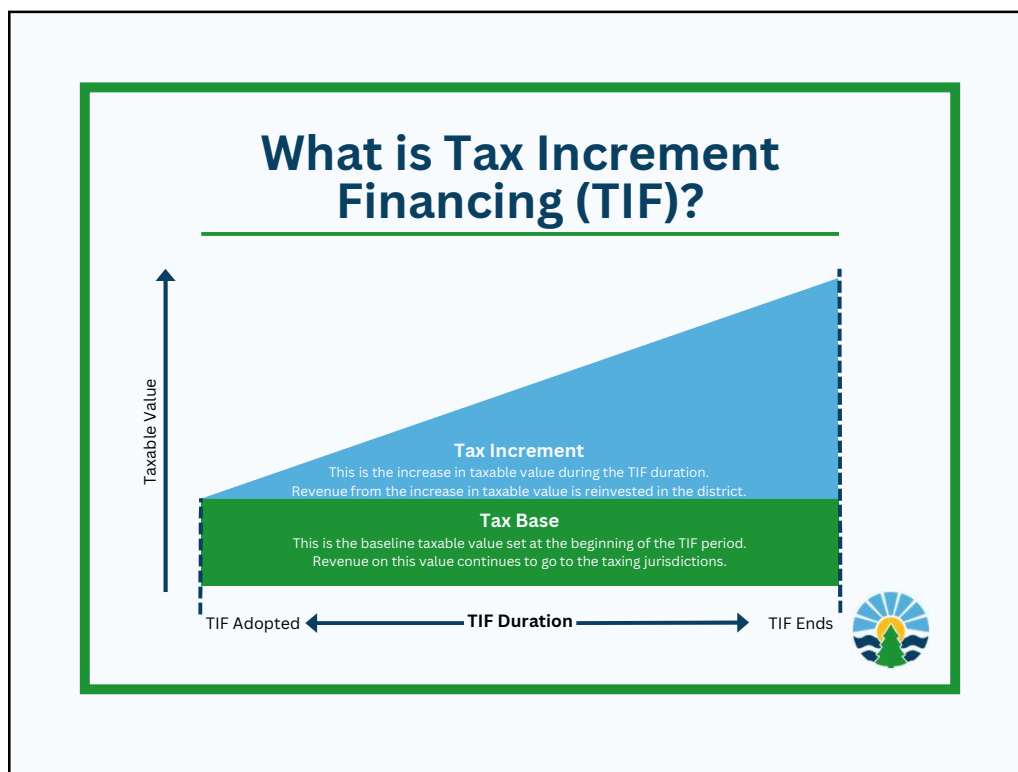
Upon the adoption of a TIF plan, the “**Taxable Value Base Year**” is set which *all growth is calculated from*.



7



8



9

Benefits of TIF

Allows the community to **direct funds** to engage in specific, critical *economic development activities* **without raising local property taxes.**

Stimulates economic growth and is self-sustaining:
As property values increase, the DDA captures more funding through TIF and is able to do more projects.

10

Activities of the Authority



Gladstone
Farmers Market



Downtown Day



Old-Fashioned
Christmas



11

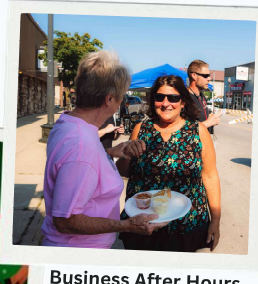
Sponsored Activities



Hot Rods & Harleys



Sleigh the Deals



Business After Hours



12

Facade Grant Program

Gladstone Eye Care

Awning Replacements

Alger Delta Cooperative

Roof Extension and Window Replacements



2025 FAÇADE GRANT PROGRAM

Applications Open September 1, 2025




13

Infrastructure & Street Improvements

The DDA often **partners with the City of Gladstone** to **offset the cost** of infrastructure and street improvements within the district.

The DDA has an annual bond payment of \$227,000 for the 9th Street project which took place in 2020.

This bond commitment is scheduled to end in the 2033-2034 fiscal year.

This year's bond payment made up **45.67%** of our expected 2025-2026 TIF capture.

The DDA covered **59.9%** of the total \$5,683,402 in project costs. **(\$3.4 million)**



14

North Shore Development

The DDA has assisted the City of Gladstone in acquiring undeveloped waterfront within the city limits for future development.

This financial commitment is scheduled to end in the 2031-2033 fiscal year.

This year's principal payment plus interest made up 12.32% of our expected 2025-2026 TIF capture.



15



16

Beautification & Placemaking

Placemaking is a collaborative process of creating quality public spaces that are vital to a community's health, happiness, and well-being.



Permanent Christmas Tree



Additional Downtown Benches



Tree Planting



17

Beautification & Placemaking

The DDA is looking to invest in our existing **downtown public parking spaces** by purchasing **improved signage** and create a **devoted webpage** for information on downtown parking.



18

Beautification & Placemaking



In 2025, the DDA purchase new **holiday garland** to wrap the light poles of Delta Ave.

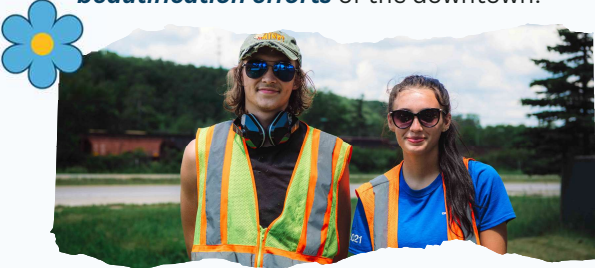
HAPPY HOLIDAYS



19

Beautification & Placemaking

Each year the DDA **contracts services** with the City of Gladstone's **Parks & Recreation Department** to oversee *beautification efforts* of the downtown.



20

Beautification & Placemaking

During the 2024-2025 fiscal year, the DDA invested in **pergola structures** at the Farmers Market Square.



The Authority seeks to install permanent structures on the other side of the market square in the next fiscal year.



21

Beautification & Placemaking



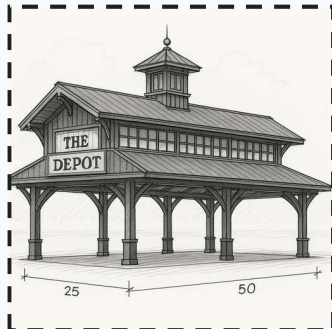
Gladstone's Social District, established by the DDA and adopted by the City Commission in 2025, builds on ongoing placemaking efforts. Continued enhancements, including **expanded trash collection solutions**, will help ensure the district meets community expectations.



22

Beautification & Placemaking

But we are most excited to share with you...



Located at 701 Delta Avenue is a city owned park, which we plan to build into "The Depot".

The DDA seeks to build a pavilion, locomotive playground, partition fence, and signage linking back to an online archive of digital storytelling sharing how the railroad has shaped the history of this community.





GLADSTONE DOWNTOWN DEVELOPMENT AUTHORITY REGULAR MEETING

City Hall Chambers – 1100 Delta Avenue
November 18, 2025
8:15 AM

MINUTES

CALL TO ORDER

DDA Chairperson, Bostwick, called the meeting to order at 8:16 AM ET.

1. Roll Call

PRESENT	ABSENT
Daniel Becker	Kyle Closs (Excused)
Jacob Taylor	Nathan Neumeier (Excused)
Jay Bostwick (Departed at 9:21 AM)	
Jason Lippens	
Joe Thompson	
Robert LeDuc	
Parker Grzybowski (Arrived at 8:25 AM)	

Staff Attendance: Rob Spreitzer, Patricia West, Samantha Gaudino

PUBLIC COMMENT

None.

APPROVAL OF MINUTES

2. DDA Regular Meeting Minutes - October 21, 2025

Motion made by Becker, seconded by Thompson to approve the DDA Regular Meeting Minutes of October 21, 2025.

Voting Yea: Becker, Taylor, Bostwick, Lippens, Thompson, LeDuc, Grzybowski

MOTION CARRIED.

FINANCIALS

3. October Revenue & Expenditure Report

West provided an overview of notable budget items as follows:

Revenue Accounts:

- The board can expect grant funding from the DTE Energy Tree Planting Grant once the final report is submitted.
- Facade owners' match revenue is not expected, as 709 Delta Avenue forfeited the funding.

Expenditure Accounts:

- West clarified which line items reflect compensation for Public Works, herself, and Samantha Gaudino.
- The Materials & Supplies budget is over due to a tree project expense that was incorrectly charged to that account instead of Beautification Purchases.

- The DDA can expect the invoice for the new holiday garland purchase to be paid from Beautification Purchases in November 2025.
- Equipment Rentals were not budgeted; these expenses originated from DPW's work on the tree planting project. The Dr. Mary Cretens Fund will reimburse the DDA for a portion of this project.

Item 3.

CONFLICTS OF INTEREST

None.

ADDITIONS TO THE AGENDA

None.

NEW BUSINESS

4. 2025 Facade Grant Application Review

The DDA reviewed the three submitted applications in detail. Becker led the discussion as a representative of the subcommittee, which had conducted a thorough review and completed a scoring rubric for each application.

The scoring results, with higher scores indicating a more favorable evaluation, were as follows:

- **426 N 9th St (Alger Delta Cooperative):** 32.5
- **1920 Lake Shore Dr (United Methodist Church):** 27.5
- **813 Delta Ave (Tamarack's Whatnot Shop):** 17

Discussion during the review included consideration of:

- Demonstrated financial need
- Potential impact on the downtown area
- Definition of a "facade" for purposes of the grant
- Confidence in project completion
- Value of an active business occupying the space or plans for future use
- Taxes and special assessment contributions made to the City and DDA

Regarding the United Methodist Church application, the DDA inquired about the potential for the applicant to receive WPPI funds, as they are an electric customer of the City. It was suggested that this alternative be explored following amendments to the City of Gladstone's sign ordinance, which are currently under review by the Planning Commission.

Motion made by Becker, seconded by Bostwick to recommend City Commission approval of 50% of the project cost, not to exceed \$7461.42, to the facade project at 426 N 9th St.

Voting Yea: Becker, Taylor, Bostwick, Lippens, Thompson, LeDuc, Grzybowski

MOTION CARRIED.

5. Downtown Action Plan

Motion made by Grzybowski, seconded by LeDuc to recommend the adoption of the Downtown Action Plan to the Gladstone City Commission.

Voting Yea: Becker, Taylor, Bostwick, Lippens, Thompson, LeDuc, Grzybowski

MOTION CARRIED.

6. Grant Application Request | America250MI History Program Grants

Motion made by Lippens, seconded by Becker to approve the DDA's grant application for the America250MI History Program for placemaking efforts at 701 Delta Ave for up to the maximum capacity of the grant.

Voting Yea: Becker, Taylor, Bostwick, Lippens, Thompson, LeDuc, Grzybowski

MOTION CARRIED.

Item 3.

7. DDA Inventory Rentals

Motion made by LeDuc, seconded by Grzybowski to draft and implement a policy on DDA Inventory Rentals.

Voting Yea: Becker, Taylor, Bostwick, Lippens, Thompson, LeDuc, Grzybowski

MOTION CARRIED.

Jay Bostwick departed the meeting at 9:21 AM, and Joe Thompson took over the role of running the meeting.

8. DDA Judge for Holiday Home Decorating Contest

Following Jay Bostwick's departure of the meeting, the remaining board nominated him to serve as a DDA Judge for the Holiday Home Decorating Contest.

UNFINISHED BUSINESS

9. Facade Grant Update | 709 Delta Ave

The DDA discussed postponing this discussion until planning efforts for the 701 Delta Avenue park project were underway, to better define the project's scope before making a funding decision.

Motion made by Becker, seconded by Taylor to postpone this discussion until the January meeting.

Voting Yea: Becker, Taylor, Lippens, Thompson, LeDuc, Grzybowski

MOTION CARRIED.

CITY COMMENTS & REPORTS

West provided an update on the following items:

10. 2025 Holiday Home Decorating Contest

West reiterated the details of the contest and shared that more information can be found on the website.

11. Feedback on the LARA Portal Workshop

Although the turnout was small, valuable connections were made. West had the opportunity to meet Ben Ives of Ives Trucking, located within the DDA District, marking a new connection for the board. It was insightful to observe businesses attending that were interested in supporting and connecting with one another.

12. Informational Meeting in December

West will be preparing the annual Informational Meeting for the December agenda. This presentation will also be given at the City Commission level.

13. Interim City Manager Announcement

West took a moment to introduce Rob Spreitzer, the recently announced City Manager, to the Authority.

14. November 4th Election Outcomes

The outcome of the November 4th election was shared with the Authority.

15. Old-Fashioned Christmas Updates

Samantha Gaudino, Downtown Ambassador, shared current updates on the planning efforts of the Old-Fashioned Christmas.

16. Trash Cans on Delta Updates

West shared that she has been working with Parks and Recreation on a downtown solution to eliminate the liability of having a person manually empty the garbage containers, allowing the garbage truck to handle this task instead. As a result, the City is shifting focus to finding enclosures for the Public Works receptacles to minimize their visual impact on the downtown.

Item 3.

BOARD COMMENTS & REPORTS

None.

PUBLIC COMMENT

None.

ADJOURNMENT

The meeting adjourned at 9:36 AM ET.

REVENUE AND EXPENDITURE REPORT FOR CITY OF GLADSTONE

Balance As of 11/30/2025
 % Fiscal Year Completed: 66.85

Item 4.

GL Number	Description	25-26 Original Budget	25-26 Amended Budget	YTD Balance 11/30/2025 (Abnormal)	Available Balance 11/30/2025 (Abnormal)	% Bdg Used
Fund: 248 DOWNTOWN DEVELOPMENT AUTHORITY						
Account Category: Revenues						
Department: 000 REVENUE						
248-000-437.001	CITY CAPTURE	259,718.00	259,718.00	263,445.55	(3,727.55)	101.44
248-000-437.005	BAY COLLEGE CAPTURE	55,470.00	55,470.00	28,463.98	27,006.02	51.31
248-000-437.009	DELTA COUNTY CAPTURE	84,288.00	84,288.00	86,498.42	(2,210.42)	102.62
248-000-437.013	DC ROAD PATROL CAPTURE	21,775.00	21,775.00	0.00	21,775.00	0.00
248-000-437.015	COMM ACTION CAPTURE	13,399.00	13,399.00	0.00	13,399.00	0.00
248-000-437.019	911 DISPATCH CAPTURE	12,561.00	12,561.00	0.00	12,561.00	0.00
248-000-437.021	DATA CAPTURE	10,093.00	10,093.00	0.00	10,093.00	0.00
248-000-437.023	DC RECYCLING CAPTURE	5,023.00	5,023.00	0.00	5,023.00	0.00
248-000-437.025	DELTA COUNTY JAIL BOND CAPTURE	11,943.00	11,943.00	0.00	11,943.00	0.00
248-000-540.000	GRANT REVENUE	6,000.00	6,000.00	2,000.00	4,000.00	33.33
248-000-573.000	LOCAL COMM STABILIZATION SHARE APPRO	6,363.00	6,363.00	0.00	6,363.00	0.00
248-000-642.000	DDA FACADE OWNER'S MATCH	25,000.00	25,000.00	0.00	25,000.00	0.00
248-000-665.000	INTEREST REVENUE	5,000.00	5,000.00	10,224.34	(5,224.34)	204.49
248-000-666.001	LIABILITY & PROP INS REIMBURSEMENT	60.00	60.00	39.75	20.25	66.25
248-000-674.000	DONATIONS	0.00	0.00	500.00	(500.00)	100.00
248-000-675.006	FARMERS MARKET	1,500.00	1,500.00	2,975.00	(1,475.00)	198.33
248-000-675.007	FARMERS MARKET--FOOD ASSISTANCE PROG	1,800.00	1,800.00	2,260.00	(460.00)	125.56
248-000-675.008	FARMERS MARKET--SQUARE RENTAL FEES	200.00	200.00	0.00	200.00	0.00
248-000-675.009	SOCIAL DISTRICT SPONSORSHIPS	6,000.00	6,000.00	0.00	6,000.00	0.00
248-000-675.010	SOCIAL DISTRICT STICKER REVENUE	1,200.00	1,200.00	0.00	1,200.00	0.00
Total Dept 000 - REVENUE		527,393.00	527,393.00	396,407.04	130,985.96	75.16
Revenues		527,393.00	527,393.00	396,407.04	130,985.96	75.16
Account Category: Expenditures						
Department: 537 ADMINISTRATIVE						
248-537-702.000	WAGES-FULLTIME EMPLOYEES	7,500.00	7,500.00	7,811.36	(311.36)	104.15
248-537-702.101	DPW BENEFITS	0.00	0.00	2,257.15	(2,257.15)	100.00
248-537-703.000	SALARIES	0.00	0.00	5,661.88	(5,661.88)	100.00
248-537-704.000	WAGES-PART TIME EMPLOYEES	31,498.00	31,498.00	18,208.47	13,289.53	57.81
248-537-708.000	UNEMPLOYMENT	125.00	125.00	5.51	119.49	4.41
248-537-709.000	FICA 6.2%	1,953.00	1,953.00	2,910.35	(957.35)	149.02
248-537-711.000	MEDICARE 1.45%	457.00	457.00	680.61	(223.61)	148.93
248-537-716.000	DEFINED CONTRIBUTION PENSION PLAN EX	433.00	433.00	3,254.72	(2,821.72)	751.67
248-537-728.000	MSA EMPLOYER EXPENSE	176.00	176.00	1,287.02	(1,111.02)	731.26
248-537-734.000	MEMBERSHIP & DUES	250.00	250.00	350.00	(100.00)	140.00
248-537-735.000	EDUCATION & TRAINING	700.00	700.00	150.00	550.00	21.43
248-537-736.000	TRANSPORTATION & LODGING	500.00	500.00	918.46	(418.46)	183.69
248-537-751.000	MATERIALS & SUPPLIES	750.00	750.00	8,941.98	(8,191.98)	1,192.26
248-537-751.011	BEAUTIFICATION PURCHASES	14,521.00	14,521.00	14,592.81	(71.81)	100.49
248-537-751.012	SOCIAL DISTRICT PURCHASES	8,100.00	8,100.00	1,700.68	6,399.32	21.00
248-537-754.000	POSTAGE	50.00	50.00	6.50	43.50	13.00
248-537-756.000	COMPUTER	4,270.00	4,270.00	470.61	3,799.39	11.02
248-537-757.000	COPIES	700.00	700.00	707.28	(7.28)	101.04
248-537-760.000	EQUIPMENT RENTALS	0.00	0.00	4,578.69	(4,578.69)	100.00
248-537-761.000	GENERAL FUND ADMINISTRATIVE FEES	20,000.00	20,000.00	20,000.00	0.00	100.00
248-537-761.003	GENERAL FUND CONCIERGE FEES	10,000.00	10,000.00	10,000.00	0.00	100.00
248-537-762.000	INTEREST EXPENSE	16,500.00	16,500.00	0.00	16,500.00	0.00
248-537-802.000	LEGAL FEES	500.00	500.00	750.00	(250.00)	150.00

REVENUE AND EXPENDITURE REPORT FOR CITY OF GLADSTONE

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Item 4.

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Fund: 248 DOWNTOWN DEVELOPMENT AUTHORITY						
Account Category: Expenditures						
Department: 537 ADMINISTRATIVE						
248-537-803.000	AUDIT FEES	1,000.00	1,000.00	0.00	1,000.00	0.00
248-537-808.000	TELEPHONE	540.00	540.00	533.66	6.34	98.83
248-537-819.000	FACADE GRANT PROGRAM	62,500.00	62,500.00	0.00	62,500.00	0.00
248-537-880.000	SPONSORSHIPS	2,000.00	2,000.00	2,059.00	(59.00)	102.95
248-537-880.001	CHRISTMAS CELEBRATION	3,000.00	3,000.00	1,589.24	1,410.76	52.97
248-537-880.003	FARMERS MARKET	4,500.00	4,500.00	13,468.63	(8,968.63)	299.30
248-537-880.004	FARMERS MARKET--FOOD ASSISTANCE PROG	1,800.00	1,800.00	2,780.00	(980.00)	154.44
248-537-880.005	FARMERS MARKET--SQUARE	0.00	0.00	50.00	(50.00)	100.00
248-537-880.009	DOWNTOWN DAY	1,000.00	1,000.00	1,111.00	(111.00)	111.10
248-537-900.000	PRINTING & PUBLISHING	5,000.00	5,000.00	490.00	4,510.00	9.80
248-537-910.000	INSURANCE LIABILITY	150.00	150.00	100.00	50.00	66.67
248-537-970.000	CAPITAL OUTLAY	22,500.00	22,500.00	26,732.58	(4,232.58)	118.81
248-537-991.010	9TH STREET BOND PAYMENT	227,000.00	227,000.00	227,000.00	0.00	100.00
248-537-991.011	NORTHSHORE LOAN PAYMENT	44,748.00	44,748.00	0.00	44,748.00	0.00
248-537-995.390	TRANSFER TO FUND BALANCE	32,672.00	32,672.00	0.00	32,672.00	0.00
Total Dept 537 - ADMINISTRATIVE		527,393.00	527,393.00	381,158.19	146,234.81	72.27
Expenditures		527,393.00	527,393.00	381,158.19	146,234.81	72.27
Fund 248 - DOWNTOWN DEVELOPMENT AUTHORITY:						
TOTAL REVENUES		527,393.00	527,393.00	396,407.04	130,985.96	75.16
TOTAL EXPENDITURES		527,393.00	527,393.00	381,158.19	146,234.81	72.27
NET OF REVENUES & EXPENDITURES:		0.00	0.00	15,248.85	(15,248.85)	



Board:	Downtown Development Authority
Agenda	December 16, 2025
Date:	
Presenter:	Patricia West

Staff Report

Agenda Item Title:

Amendment to Façade Grant | 20 S 10th St

Background:

Gladstone Eye Care has updated Patricia West that their contractor has informed them that they will not be able to complete the previously approved façade work prior to their grant deadline of January 27, 2026. They still intend to complete the project.

Fiscal Effect:

None.

Supporting Documentation:

None.

Recommendation:

Motion to recommend to the City Commission amend the façade grant contract to accommodate a new project completion deadline March 31, 2026.



Board:	<u>Downtown Development Authority</u>
Agenda	<u>December 16, 2025</u>
Date:	
Presenter:	<u>Patricia West</u>

Staff Report

Agenda Item Title:

Use of DDA-Owned Equipment & Supplies Policy

Background:

With the growth of special events in Downtown Gladstone over the past year, staff has observed a corresponding increase in requests to use DDA-owned supplies (such as canopies, tables, and chairs). This inventory was originally funded for and intended to support Farmers Market operations.

Administration is seeking the DDA's input on how to address this rising demand. At present, there is no established policy or fee schedule governing the use of these materials for non-Farmers Market purposes. Staff have noted that the volume of requests may exceed the capacity of available staff time and inventory management resources.

Fiscal Effect:

None.

Supporting Documentation:

[Draft] Use of DDA-Owned Equipment & Supplies Policy

Recommendation:

Motion to recommend the adoption of the Use of DDA-Owned Equipment & Supplies Policy to the Gladstone City Commission Policy.



USE OF DDA-OWNED EQUIPMENT & SUPPLIES POLICY

Purpose:

The DDA maintains an inventory of equipment and supplies (including canopies, tables, and chairs) to support the operations of the Gladstone Farmers Market. This policy establishes guidelines for the use of these materials for purposes beyond Farmers Market activities.

Policy:

1. **Primary Use:** DDA-owned inventory is intended primarily for the Farmers Market. Use of these materials for other purposes is not guaranteed.
2. **DDA Use:** The DDA reserves the right to use its equipment and supplies for any activities or events sponsored or organized by the DDA, regardless of the inventory's primary use for the Farmers Market.
3. **Lending of Supplies:** The DDA may lend its equipment and supplies for non-Farmers Market events or purposes, subject to DDA Board approval.
4. **Exceptions:** Any exception to the primary use of DDA inventory must be reviewed and approved by the DDA Board. Staff does not have the authority to grant exceptions, except in the case of City of Gladstone sponsored events.
5. **In-Kind Sponsorships:** The DDA may choose to lend equipment as part of an in-kind sponsorship for a community event. These decisions are made on a case-by-case basis at the discretion of the DDA Board.
6. **Responsibility:** Organizations borrowing DDA-owned supplies must comply with all conditions established by the DDA, including care, setup, return requirements, and timelines. Any items damaged during use must be repaired or replaced at the expense of the borrowing organization.
7. **Limitations:** The DDA reserves the right to deny requests if fulfilling them would compromise Farmers Market operations, exceed staff capacity, or deplete inventory.

DDA Chairperson

Date of Adoption





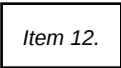
Item 8.





Item 8.





[Learn More](#)

Metrics ?

Downtown Gladstone
Delta Ave, Gladstone, MI

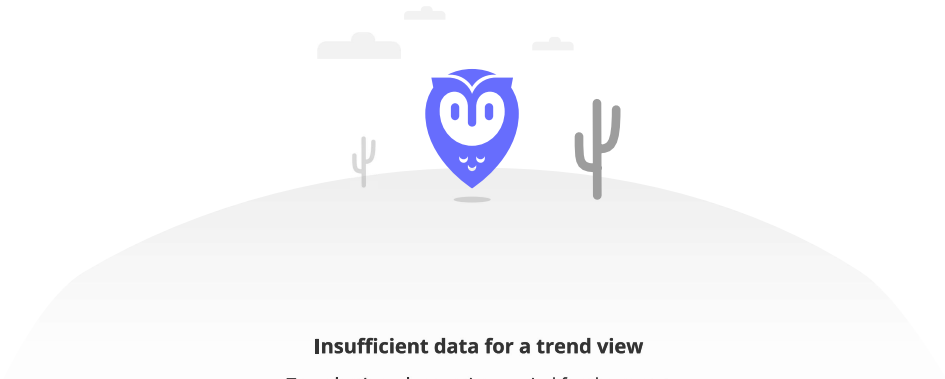


Visits	2.7K	Avg. Dwell Time	65 Min
Visits / sq ft	0.01	Panel Visits	278
Size - sq ft	292.6K	Visits YoY	+1,157.6%
Visitors	2.7K	Visits Yo2Y	+215.5%
Visit Frequency	–	Visits Yo3Y	+243.1%

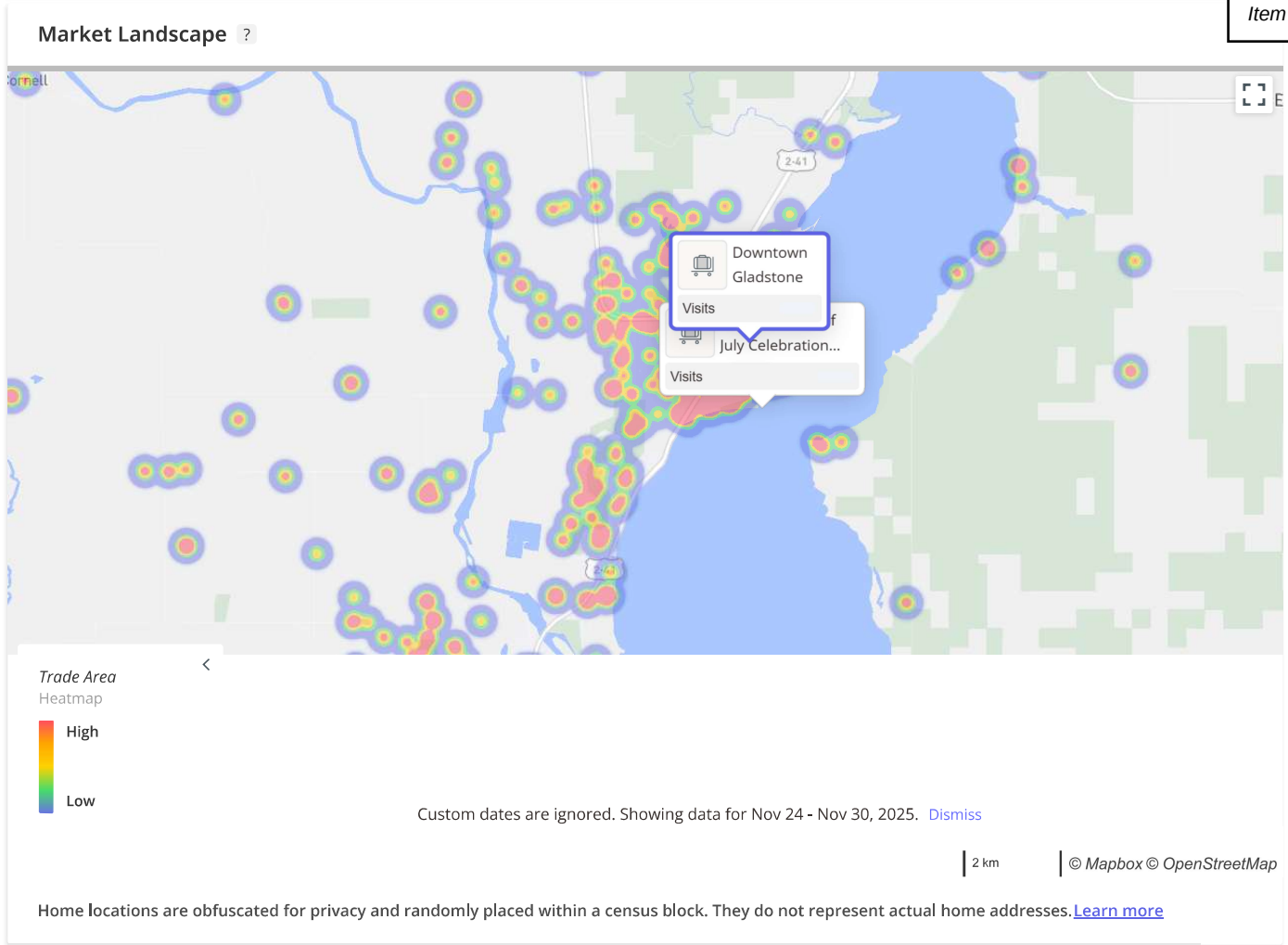
Visits Trend ?

Downtown Gladstone
Delta Ave, Gladstone, MI

Metric: Visits
Aggregation: Weekly
Annual Summary



Insufficient data for a trend view
Try selecting a longer time period for the report

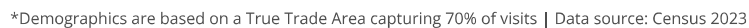


Downtown Gladstone
Delta Ave, Gladstone, MI

View:

Michigan

#	%
---	---



Downtown Gladstone
Delta Ave, Gladstone, MI

Metric:

Visits



Favorite Places ?

Downtown Gladstone

Delta Ave, Gladstone, MI

Category:

Min. Visits

All Categories ▾

1

Rank	Name	Distance
1	 Delta Plaza Mall 301 N Lincoln Rd, Escanaba, MI 49829	7.5 mi
2	 Walmart 601 N Lincoln Rd, Escanaba, MI 49829	7.2 mi
3	 Meijer 505 N. 26th Street, Escanaba, MI 49829	7.3 mi
4	 McCarthy's Laundry 1020 Delta Ave, Gladstone, MI 49837	0.1 mi
5	 L&M Fleet Supply 2530 1st Ave N, Escanaba, MI 49829	7.5 mi
6	 American Legion 802 Delta Ave, Gladstone, MI 49837	0.1 mi
7	 Menards 3300 Ludington St, Escanaba, MI 49829	7.7 mi
8	 Marshall's 301 N Lincoln Rd, Escanaba, MI 49829	7.4 mi
9	 Sand Bar 903 Delta Ave, Gladstone, MI 49837	0 mi
10	 Hobby Lobby 2400 1st Ave N, Escanaba, MI 49829	7.5 mi

1 to 10 of 50

Page 1 of 5

Visitor Journey ?

Downtown Gladstone

Delta Ave, Gladstone, MI

Show by:

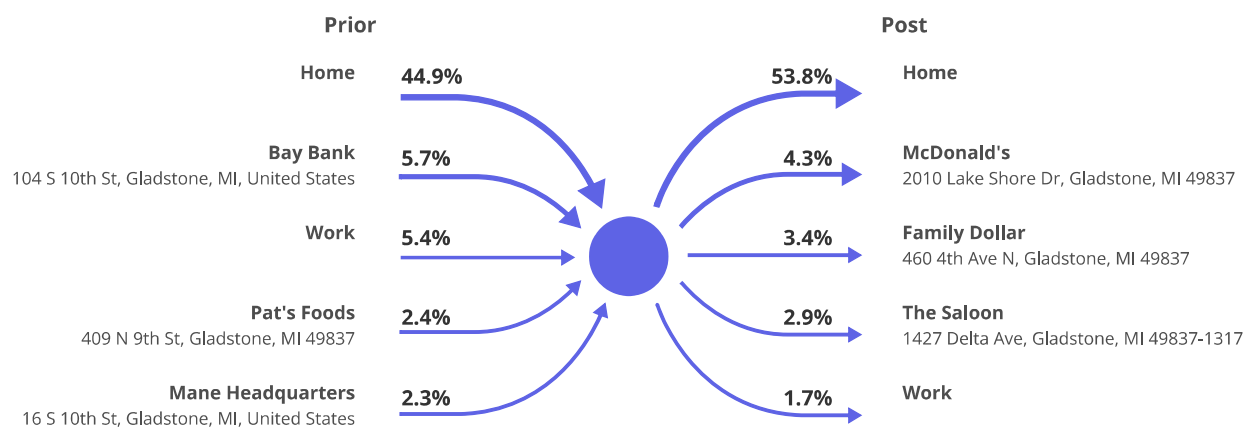
Location

Category

Category Group

Show Home/Work:

 On



Visitor Journey - Routes ?

Downtown Gladstone

Delta Ave, Gladstone, MI

Journey Direction:

To Property

From Property

To protect individual privacy, the beginning points shown for each route are approximations and do not represent actual home locations.

[Learn More](#)

[Dismiss](#)



of Visits



< 56.9



155.2 - 329.9



56.9 - 81.4



329.9 - 671.2



81.4 - 155.2



3,000 ft

© Mapbox © OpenStreetMap

To protect individual privacy, the beginning points shown for each route are approximations and do not represent actual home locations. [Learn more](#)

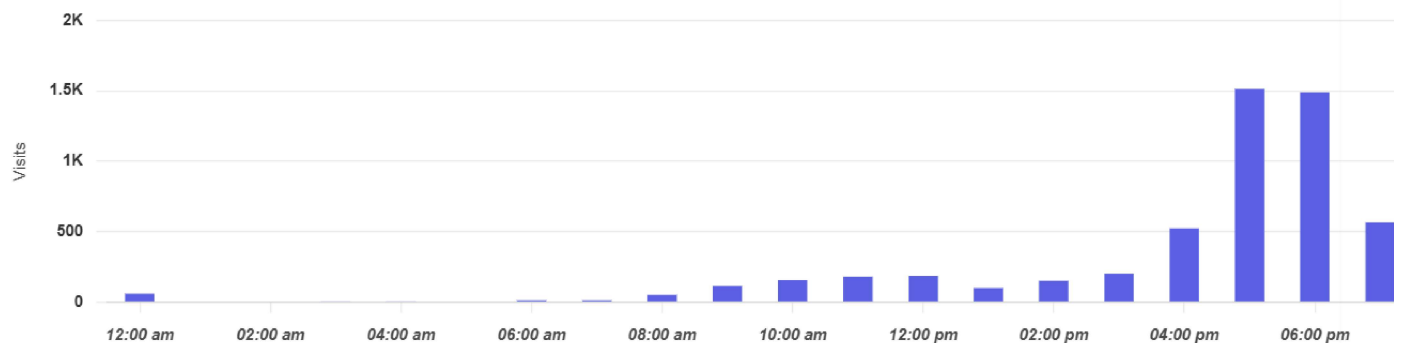
Hourly Visits ?

Downtown Gladstone

Delta Ave, Gladstone, MI

Metric:

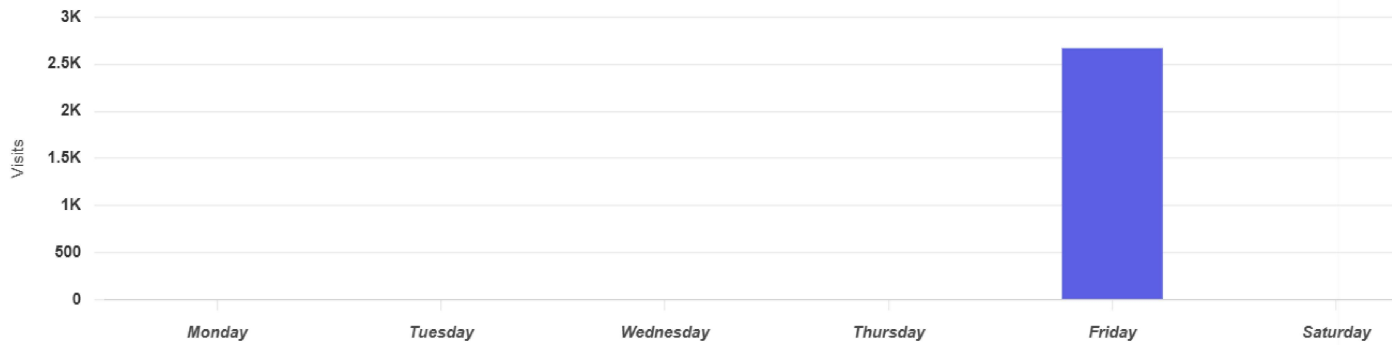
Visits



Daily Visits ?

Downtown Gladstone
Delta Ave, Gladstone, MI

Metric:
Visits ▾



Visit Duration ?

Downtown Gladstone
Delta Ave, Gladstone, MI

Metric:
Visits

