

**MICHIGAN STRATEGIC FUND
APPROVED MEETING MINUTES
September 22, 2020**

Members joined remotely

Britany L. Affolter-Caine
Ronald W. Beebe
Mark Burton
Jeff Donofrio
Paul Gentilozzi
September Hargrove
Michael B. Kapp (on behalf of Director Ajegba)
Andrew Lockwood (on behalf of Treasurer Eubanks)
Charles P. Rothstein
Susan Tellier
Cindy Warner

I. CALL TO ORDER

Mr. Burton called the meeting to order at 9:02 a.m. The meeting was held virtually via Microsoft Teams due to the COVID-19 pandemic. He noted the meeting was moved to an earlier time due to a lengthy agenda.

II. PUBLIC COMMENTS

Mr. Burton introduced Katelyn Wilcox, MSF Board Liaison, who explained the process for members of the public to participate; there were no public comments.

Paul Ajegba acknowledged his presence and indicated he would not participate as a voting member because he was in route to another commitment. Michael B. Kapp participated on his behalf.

III. COMMUNICATIONS

Katelyn Wilcox advised Board members that a letter was received from Representative Sarah Lightner in support of the Island City Parks Improvement project in Eaton Rapids; the letter was shared electronically with Board members and is attached to the minutes.

Britany L. Affolter-Caine and Jeff Donofrio joined the meeting at 9:05 a.m.

IV. CONSENT AGENDA

Resolution 2020-110 Approval of Consent Agenda Items

Mr. Burton asked if there were any questions from the Board regarding items under the Consent Agenda. There being none, Susan Tellier motioned for the approval of the following:

- a. Proposed Meeting Minutes: August 25, 2020
- b. MSF-MEDC Administrative Services: Memorandum of Understanding – **2020-111**
- c. Designation of MSF Fund Manager: Valerie Hoag – **2020-112**

Charles P. Rothstein seconded the motion. **The motion carried: 9 ayes; 0 nays; 0 recused.**

ROLL CALL VOTE: Ayes: Britany L. Affolter-Caine, Ronald W. Beebe, Mark Burton, Jeff Donofrio, Michael B. Kapp (on behalf of Director Ajegba, designation attached), Andrew Lockwood (on behalf of Treasurer Eubanks, designation attached), Charles P. Rothstein, Susan Tellier, Cindy Warner; Nays: None; Recused: None

Paul Gentilozzi joined the meeting at 9:14 a.m.

V. CAPITAL ACCESS

a. Resolution 2020-113 DTE Electric Company: Bond Inducement

Chris Cook, Director of Capital Access, provided the Board with information regarding this action item. The action involves adoption of a resolution to authorize the inducement of solid waste bonds not to exceed \$500,000,000 for solid waste facilities in the cities of Monroe, Trenton, and River Rouge and East China Township. Following discussion, Ronald W. Beebe motioned for the approval of Resolution 2020-113. Cindy Warner seconded the motion. **The motion carried: 10 ayes; 0 nays; 0 recused.**

ROLL CALL VOTE: Ayes: Britany L. Affolter-Caine, Ronald W. Beebe, Mark Burton, Jeff Donofrio, Paul Gentilozzi, Michael B. Kapp (on behalf of Director Ajegba, designation attached), Andrew Lockwood (on behalf of Treasurer Eubanks, designation attached), Charles P. Rothstein, Susan Tellier, Cindy Warner; Nays: None; Recused: None

b. Resolution 2020-114 Gerdau Macsteel, Inc.: Bond Inducement Amendment

Chris Cook, Director of Capital Access, provided the Board with information regarding this action item. The action involves adoption of a resolution to authorize amending the expiration date of a prior inducement to September 22, 2022. Following discussion, Ronald W. Beebe motioned for the approval of Resolution 2020-114. Susan Tellier seconded the motion. **The motion carried: 10 ayes; 0 nays; 0 recused.**

ROLL CALL VOTE: Ayes: Britany L. Affolter-Caine, Ronald W. Beebe, Mark Burton, Jeff Donofrio, Paul Gentilozzi, Michael B. Kapp (on behalf of Director Ajegba, designation attached), Andrew Lockwood (on behalf of Treasurer Eubanks, designation attached), Charles P. Rothstein, Susan Tellier, Cindy Warner; Nays: None; Recused: None

September Hargrove joined the meeting at 9:27 a.m.

VI. BUSINESS INVESTMENT

a. Resolution 2020-115 Newaygo County/Gerber Products Company: MSF Designated Renaissance Zone

Julia Veale, Business Development Project Manager, provided the Board with information regarding this action item. The action involves approval of MSF Designated Renaissance Zone for up to 10 years. The project is expected to result in the creation of 50 new jobs and a capital investment of up to \$36,000,000 in the City of Fremont, Newaygo County. Following discussion, Paul Gentilozzi motioned for the approval of Resolution 2020-115. Andrew Lockwood seconded the motion. **The motion carried: 11 ayes; 0 nays; 0 recused.**

ROLL CALL VOTE: Ayes: Britany L. Affolter-Caine, Ronald W. Beebe, Mark Burton, Jeff Donofrio, Paul Gentilozzi, September Hargrove, Michael B. Kapp (on behalf of Director Ajegba, designation attached), Andrew Lockwood (on behalf of Treasurer Eubanks, designation attached), Charles P. Rothstein, Susan Tellier, Cindy Warner; Nays: None; Recused: None

b. Resolution 2020-116 City of Parchment Brownfield Redevelopment Authority: Brownfield Act 381 Work Plan (Project Wolverine Champions Project)

Erik Wilford, Senior Business Development Project Manager, provided the Board with information regarding this action item. The action involves approval of state tax capture for Act 381 eligible activities capped at \$1,050,133 to support a redevelopment project in the City of Parchment. The project is expected to result in total capital investment of \$12,000,000. Following discussion, Britany L. Affolter-Caine motioned for the approval of Resolution 2020-116. Cindy Warner seconded the motion. **The motion carried: 11 ayes; 0 nays; 0 recused.**

ROLL CALL VOTE: Ayes: Britany L. Affolter-Caine, Ronald W. Beebe, Mark Burton, Jeff Donofrio, Paul Gentilozzi, September Hargrove, Michael B. Kapp (on behalf of Director Ajegba, designation attached), Andrew Lockwood (on behalf of Treasurer Eubanks, designation attached), Charles P. Rothstein, Susan Tellier, Cindy Warner; Nays: None; Recused: None

c. Resolution 2020-117 International Trade Program: State Trade Expansion Program SBA Award Acceptance, Match Funds Authorization and MI-STEP Updated Guidelines and Reimbursement Ceiling Approval

*Alyssa Tracey, Director of International Trade, provided the Board with information regarding this action item. The action involves authorizing the MSF Fund Manager to accept a \$1,350,000 award from the U.S. Small Business Administration to support the State Trade Expansion Program (STEP) and approve the \$450,000 required match funds; and Board approval of the MI State Trade Expansion Program (MI-STEP) updated program guidelines and reimbursement percentage increase from 50% to 75%. Following discussion, Ronald W. Beebe motioned for the approval of Resolution 2020-117. Cindy Warner seconded the motion. **The motion carried: 11 ayes; 0 nays; 0 recused***

ROLL CALL VOTE: Ayes: Britany L. Affolter-Caine, Ronald W. Beebe, Mark Burton, Jeff Donofrio, Paul Gentilozzi, September Hargrove, Michael B. Kapp (on behalf of Director Ajegba, designation attached), Andrew Lockwood (on behalf of Treasurer Eubanks, designation attached), Charles P. Rothstein, Susan Tellier, Cindy Warner; Nays: None; Recused: None

d. Resolution 2020-118 International Trade Program: MI-PEP Updated Guidelines and Reimbursement Ceiling Approval

*Alyssa Tracey, Director of International Trade, provided the Board with information regarding this action item. The action involves approval of MI Project Exception Program (MI-PEP) updated eligibility guidelines and reimbursement percentage increase from 50% to 75%. Following discussion, Michael B. Kapp motioned for the approval of Resolution 2020-118. Paul Gentilozzi seconded the motion. **The motion carried: 11 ayes; 0 nays; 0 recused***

ROLL CALL VOTE: Ayes: Britany L. Affolter-Caine, Ronald W. Beebe, Mark Burton, Jeff Donofrio, Paul Gentilozzi, September Hargrove, Michael B. Kapp (on behalf of Director Ajegba, designation attached), Andrew Lockwood (on behalf of Treasurer Eubanks, designation attached), Charles P. Rothstein, Susan Tellier, Cindy Warner; Nays: None; Recused: None

Katelyn Wilcox advised Board members that a letter of support was received after communications were announced from Representative Tyrone Carter in support of the Exchange Development project in Detroit; the letter is attached to the minutes and was later shared electronically with Board members.

VII. COMMUNITY VITALITY

a. Resolution 2020-119 City of Detroit Brownfield Redevelopment Authority: Brownfield Act 381 Work Plan (Exchange Development Project)

*Dominic Romano, Community Assistance Team Specialist, provided the Board with information regarding this action item. The action involves approval of state tax capture for Act 381 eligible activities capped at \$2,553,172 to support a development project in the City of Detroit. The project is expected to result in total capital investment of \$64,623,450. Following discussion, Jeff Donofrio motioned for the approval of Resolution 2020-119. Andrew Lockwood seconded the motion. **The motion carried: 11 ayes; 0 nays; 0 recused.***

ROLL CALL VOTE: Ayes: Britany L. Affolter-Caine, Ronald W. Beebe, Mark Burton, Jeff Donofrio, Paul Gentilozzi, September Hargrove, Michael B. Kapp (on behalf of Director Ajegba, designation attached), Andrew Lockwood (on behalf of Treasurer Eubanks, designation attached), Charles P. Rothstein, Susan Tellier, Cindy Warner; Nays: None; Recused: None

Paul Gentilozzi disconnected from the meeting.

b. Resolution 2020-120 City of Eaton Rapids: Community Development Block Grant Award (Island City Parks Improvement Project)

*Sarah Rainero, Managing Director of Community Assistance Programs, provided the Board with information regarding this action item. The action involves approval of a \$2,905,898 Community Development Block Grant award to support a project in the City of Eaton Rapids. The estimated project cost is \$4,124,203. Following discussion, Susan Tellier motioned for the approval of Resolution 2020-120. Cindy Warner seconded the motion. **The motion carried: 10 ayes; 0 nays; 0 recused.***

ROLL CALL VOTE: Ayes: Britany L. Affolter-Caine, Ronald W. Beebe, Mark Burton, Jeff Donofrio, September Hargrove, Michael B. Kapp (on behalf of Director Ajegba, designation attached), Andrew Lockwood (on behalf of Treasurer Eubanks, designation attached), Charles P. Rothstein, Susan Tellier, Cindy Warner; Nays: None; Recused: None

c. Resolution 2020-121 Village of Paw Paw: Community Development Block Grant Award (Michigan Avenue Placemaking and Streetscape Project)

*Sarah Rainero, Managing Director of Community Assistance Programs, provided the Board with information regarding this action item. The action involves approval of a \$1,968,130 Community Development Block Grant award to support a project in the Village of Paw Paw. The estimated project cost is \$3,598,034. Following discussion, Andrew Lockwood motioned for the approval of Resolution 2020-121. Michael B. Kapp seconded the motion. **The motion carried: 10 ayes; 0 nays; 0 recused.***

ROLL CALL VOTE: Ayes: Britany L. Affolter-Caine, Ronald W. Beebe, Mark Burton, Jeff Donofrio, September Hargrove, Michael B. Kapp (on behalf of Director Ajegba, designation attached), Andrew Lockwood (on behalf of Treasurer Eubanks, designation attached), Charles P. Rothstein, Susan Tellier, Cindy Warner; Nays: None; Recused: None

d. Resolution 2020-122 City of Ludington: Community Development Block Grant Award (James Street Plaza and Legacy Park Project)

*Sarah Rainero, Managing Director of Community Assistance Programs, provided the Board with information regarding this action item. The action involves approval of a \$2,123,190 Community Development Block Grant award to support a project in the City of Ludington. The estimated project cost is \$2,512,900. Following discussion, Jeff Donofrio motioned for the approval of Resolution 2020-122. Britany L. Affolter-Caine seconded the motion. **The motion carried: 10 ayes; 0 nays; 0 recused.***

ROLL CALL VOTE: Ayes: Britany L. Affolter-Caine, Ronald W. Beebe, Mark Burton, Jeff Donofrio, September Hargrove, Michael B. Kapp (on behalf of Director Ajegba, designation attached), Andrew Lockwood (on behalf of Treasurer Eubanks, designation attached), Charles P. Rothstein, Susan Tellier, Cindy Warner; Nays: None; Recused: None

e. Resolution 2020-123 Community Development Block Grant Program: 2020 Infrastructure Grant Awards

*Greg West, CDBG Program Manager, provided the Board with information regarding this action item. The action involves approval of a resolution to award Community Development Block Grant Program funding totaling \$10,613,314 to eight Michigan communities, including the following: Village of Baraga, City of Bronson, City of Fennville, Village of Mackinaw City, City of Manistique, Village of Mayville, Village of Nashville, and City of Stanton. Following discussion, Britany L. Affolter-Caine motioned for the approval of Resolution 2020-123. September Hargrove seconded the motion. **The motion carried: 10 ayes; 0 nays; 0 recused.***

ROLL CALL VOTE: Ayes: Britany L. Affolter-Caine, Ronald W. Beebe, Mark Burton, Jeff Donofrio, September Hargrove, Michael B. Kapp (on behalf of Director Ajegba, designation attached), Andrew Lockwood (on behalf of Treasurer Eubanks, designation attached), Charles P. Rothstein, Susan Tellier, Cindy Warner; Nays: None; Recused: None

f. Resolution 2020-124 Community Development Block Grant Program: CDBG COVID-19 (CARES Act) County Allocations

Christine Whitz, CDBG Director, provided the Board with information regarding this action item. The action involves approval of a resolution to authorize a formula allocation totaling \$19,885,924 of Community Development Block Grant (CDBG) Coronavirus Aid, Relief and Economic Security (CARES) Act funding to 77 Michigan non-entitlement counties. Following discussion, Charles P. Rothstein motioned for the approval of Resolution 2020-124. Susan Tellier seconded the motion. **The motion carried: 10 ayes; 0 nays; 0 recused.**

ROLL CALL VOTE: Ayes: Britany L. Affolter-Caine, Ronald W. Beebe, Mark Burton, Jeff Donofrio, September Hargrove, Michael B. Kapp (on behalf of Director Ajegba, designation attached), Andrew Lockwood (on behalf of Treasurer Eubanks, designation attached), Charles P. Rothstein, Susan Tellier, Cindy Warner; Nays: None; Recused: None

Mr. Burton adjourned the meeting at 10:39 a.m.



65TH DISTRICT
STATE CAPITOL
P.O. BOX 30014
LANSING, MI 48909-7514

MICHIGAN HOUSE OF REPRESENTATIVES
SARAH L. LIGHTNER
STATE REPRESENTATIVE

PHONE: (517) 373-1775
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SarahLightner@house.mi.gov
www.RepLightner.com

Mr. Mark Burton
Chairperson
Michigan Strategic Fund Board

September 21, 2020

Mr. Burton,

Thank you for taking the time to consider the City of Eaton Rapids' application for a Community Development Block Grant. It is my pleasure to recommend that the Michigan Strategic Fund approve the application.

As you know, the City of Eaton Rapids is applying for a Community Development Block Grant (CDBG) for the improvement of several public amenities within the downtown. The project would reconstruct the pedestrian bridge on the east side of the GAR Island Park which serves as the primary pedestrian connector for pedestrian traffic across the Grand River.

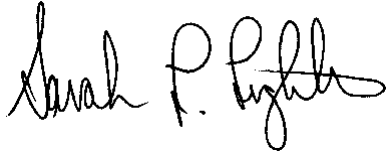
The bridge will feature enhanced seating and fishing areas not currently available and will eliminate stairs to create a barrier-free environment for everyone to enjoy. The upgrades also include enhancements to the GAR Island Park sea walls to mitigate seasonal flooding of the downtown island. Upgrades to the existing playground on the island include barrier-free equipment, pathways, and ground surfacing for universal access. The park connects to Hamlin Square which currently serves as the primary outdoor event space in the City.

From there, the grant funded enhancements include a new Riverwalk designed to allow pedestrian traffic to move from Hamlin Square north along the Grand River to Mill Pointe Park. Along the way, park users will be treated to beautiful sites of the river and adequate space dedicated to fishing off the of the Riverwalk.

The City of Eaton Rapids has planned for this enhancement for over 20 years, dating back to plans established in 2000. From there, plans have been updated but the desire to connect the entire downtown with a public Riverwalk system has remained the same. I know that the City is very excited to be offered the opportunity to apply for a CDBG for the completion of this long-awaited project.

In closing, I wanted to add my voice to the discussion to encourage you to approve this grant request to the City of Eaton Rapids. I know that this will go a long way in making Eaton Rapids an even better place to live, and it will provide exciting additions to the 65th District.

Sincerely,

A handwritten signature in black ink, appearing to read "Sarah L. Lightner". The signature is written in a cursive, flowing style.

Sarah L. Lightner
State Representative
65th House District

Cc: Gloria Carnicom, MEDC



6TH DISTRICT
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MICHIGAN HOUSE OF REPRESENTATIVES

TYRONE A. CARTER

STATE REPRESENTATIVE

COMMITTEES:
EDUCATION
ENERGY
MILITARY, VETERANS
AND HOMELAND SECURITY

September 22, 2020

Mark Burton
President & CEO
Michigan Economic Development Corporation
300 N. Washington Square
Lansing, MI 48913

Mr. Burton,

I am pleased to offer my support for the Exchange Detroit LLC, developmental project.

The Exchange Developmental project will be a welcomed addition to the City of Detroit's Greektown neighborhood. The project consists of the construction of a new 16-story building which will house retail and office space along with 165 residential units equipped with residential amenities such as a fitness room, club room, and decks. To better serve mixed-income residents of the area, 20% of the housing units will be leased at manageable rates based on 80% of the Area Median Income. Located in downtown Detroit, this developmental project will also come with many public improvements such as enhancements to curbs, gutters, sidewalks, landscaping, lighting, along with improvements to the roads and connections to storm and water mains.

As a member of the State House of Representatives, I strongly recommend the Michigan Strategic Fund Board grant Exchange Detroit LLC, the request to transform this 0.5-acre piece of property. The transformation of this property will provide low-income residents affordable housing options while stimulating local economic activity through its retail space and employment opportunities. The additional public improvements will also continue the rejuvenation of the Greektown area and encourage further developmental projects in the area. If you have further questions, feel free to contact my office at 517-373-0823.

Sincerely,

Tyrone Carter
State Representative, 6th District



STATE OF MICHIGAN
DEPARTMENT OF TRANSPORTATION
LANSING

GRETCHEN WHITMER
GOVERNOR

PAUL AJEGBA
DIRECTOR

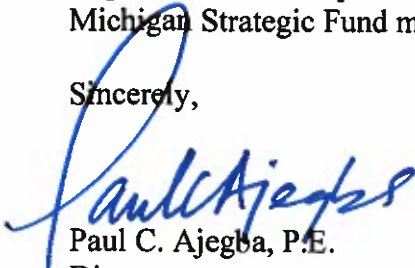
February 3, 2020

Ms. Rhonda Bishop
Board Relations Liaison
Michigan Strategic Fund Office
300 N. Washington Square
Lansing, Michigan 48913

Dear Ms. Bishop:

I hereby confirm and ratify my designation of Michael B. Kapp, Administrator, Michigan Department of Transportation, as the person authorized and empowered to act in my stead for Michigan Strategic Fund meetings that I am unable to attend.

Sincerely,



Paul C. Ajegba, P.E.
Director

cc: M. Kapp
Executive File



STATE OF MICHIGAN
DEPARTMENT OF TREASURY
LANSING

GRETCHEN WHITMER
GOVERNOR

RACHAEL EUBANKS
STATE TREASURER

January 16, 2020

Ms. Rhonda Bishop
Board Relations Liaison
Michigan Strategic Fund Office
300 N. Washington Square
Lansing, MI 48913

Re: Michigan Strategic Fund Board Meeting Designee for Treasurer Eubanks

Dear Ms. Bishop:

I hereby designate Andrew Lockwood to attend all Michigan Strategic Fund meetings that I am unable to attend in 2020.

If you need anything additional, please contact Kara Kabia at (517) 241-2624.

Sincerely,

A handwritten signature in blue ink that reads "Rachael Eubanks".

Rachael Eubanks
State Treasurer

Cc: Eric Bussis
Andrew Lockwood