

MICHIGAN STRATEGIC FUND
APPROVED MEETING MINUTES
December 12, 2023

Member Present

Quentin L. Messer, Jr.

Members Joined Remotely

Britany L. Affolter-Caine

Wesley Eklund

John Groen (on behalf of Director Corbin)

Dimitrius Hutcherson

Michael B. Kapp (on behalf of Director Wieferich)

Andrew Lockwood (on behalf of Treasurer Eubanks)

Dan Meyering

Leon Richardson

Charles P. Rothstein

Susan Tellier

Cindy Warner

I. CALL TO ORDER & ROLL CALL

Mr. Messer called the meeting to order at 10:05 a.m. The meeting was held in person in the Lake Michigan Conference Room at the MEDC headquarters building in Lansing with optional participation remotely.

Mr. Messer introduced Katelyn Wilcox Surmann, MSF Board Liaison, who conducted the attendance roll call.

II. PUBLIC COMMENT

Ms. Wilcox Surmann explained the process for members of the public to participate. Public comment was had.

III. COMMUNICATIONS

There were four communications shared with the MSF Board on Monday, December 11, 2023. Ms. Wilcox Surmann reported no new communications.

MSF Subcommittee Reports

Dimitrius Hutcherson, Chair of the MSF Finance and Investment Subcommittee, and Cindy Warner, Chair of the MSF Policy and Planning Subcommittee, provided updates on subcommittee activity.

Britany L. Affolter-Caine left the meeting at 9:35 a.m.

IV. CONSENT AGENDA

Resolution 2023-193, Approval of Consent Agenda Items

Quentin L. Messer Jr. asked if there were any questions from Board members regarding items under the Consent Agenda. There being none, Dimitrius Hutcherson motioned for the approval of the following:

- a. Proposed Meeting Minutes: October 24, 2023
- b. Transformational Brownfield Plan Program: Guidelines Amendment **2023-194**
- c. GLC Northern Michigan Pine, LLC: MCRP Amendment **2023-195**
- d. Contractual Small Business Solutions/Services: FY24 Funding Allocations **2023-196; 2023-197; 2023-198; 2023-199**
- e. American Rheinmetall Vehicles, LLC: MBDP Amendment **2023-200**
- f. UL, LLC: MBDP Reauthorization and Amendment **2023-201**
- g. Peterson Farms: CDBG Amendment **2023-202**
- h. 311 Grand River, LLC: Act 381 WP Amendment **2023-203**
- i. State Historic Preservation Office (SHPO): USDA PA **2023-204**
- j. 2024 Funding Allocations for the Statewide University Technology Programs **2023-205; 2023-206; 2023-207; 2023-208; 2023-209; 2023-210; 2023-211**
- k. City Modern 440 Alfred Street LLC and Brush Park Development Company Phase I, LLC: MCRP Amendment **2023-212**

Dimitrius Hutcherson motioned for the approval of Resolution 2023-193 to approve the consent agenda; Sue Tellier seconded the motion. **The motion carried: 11 ayes; 0 nays; 1 recused.**

ROLL CALL VOTE: Ayes: Wesley Eklund, John Groen (on behalf of Director Corbin, designation attached), Dimitrius Hutcherson, Michael B. Kapp (on behalf of Director Wieferich, designation attached), Andrew Lockwood (on behalf of Treasurer Eubanks, designation attached), Quentin L. Messer, Jr., Dan Meyering, Leon Richardson, Charles P. Rothstein, Susan Tellier, Cindy Warner; Nays: None; Recused: Britany L. Affolter-Caine

Britany L. Affolter-Caine rejoined the meeting at 9:39 a.m.

V. DEVELOP ATTRACTIVE PLACES

a. **Resolutions 2023-213 and 2023-214, Woodworth Investments, LLC, City of Owosso Brownfield Redevelopment Authority: Michigan Community Revitalization Program performance-based grant and Brownfield Act 381 Work Plan.** Bryan Dryer, Community Development Manager for Region 6, Nathan Henne, City of Owosso City Manager, and James Woodworth of Woodworth Investments, LLC, provided the Board with information regarding this action item. This action involves the approval of a Michigan Community Revitalization Program performance-based grant in the amount of up to \$1,480,000 for Woodworth Investments, LLC. This action also involves a Brownfield Act 381 Work Plan with state tax capture for eligible activities capped in the amount of \$248,139, utilizing the current state-to-local capture ratio, in the City of Owosso. Britany Affolter-Caine moved for the approval of Resolution 2023-213 for the Michigan Community Revitalization Program performance-based grant. Leon Richardson seconded the motion. **The motion carried: 12 ayes, 0 nays, 0 recused.**

ROLL CALL VOTE: Ayes: Britany L. Affolter-Caine, Wesley Eklund, John Groen (on behalf of Director Corbin, designation attached), Dimitrius Hutcherson, Michael B. Kapp (on behalf of Director Wieferich, designation attached), Andrew Lockwood (on behalf of Treasurer Eubanks, designation attached), Quentin L. Messer, Jr., Dan Meyering, Leon Richardson, Charles P. Rothstein, Susan Tellier, Cindy Warner; Nays: None; Recused: None

Cindy Warner then moved for the approval of Resolution 2023-214 for the Brownfield Act 381 Work Plan. Britany L. Affolter-Caine seconded the item. **The motion carried: 12 ayes, 0 nays, 0 recused.**

ROLL CALL VOTE: Ayes: Britany L. Affolter-Caine, Wesley Eklund, John Groen (on behalf of Director Corbin, designation attached), Dimitrius Hutcherson, Michael B. Kapp (on behalf of Director Wieferich, designation attached), Andrew Lockwood (on behalf of Treasurer Eubanks, designation attached), Quentin L. Messer, Jr., Dan Meyering, Leon Richardson, Charles P. Rothstein, Susan Tellier, Cindy Warner; Nays: None; Recused: None

b. **Resolutions 2023-215 and 2023-216, Oxford Perennial Corktown: Michigan Community Revitalization Program Other Economic Assistance Loan and a Brownfield Act 381 Work Plan.** Dominic Romano, Senior Community Development Manager for Region 10, Seth Berkowitz, Oxford Perennial/Hunter Pasteur Homes, and Cora Capler, Detroit Economic Growth Corporation, provided the Board with information regarding these action items. These actions involve approval of a Michigan Community Revitalization Program Other Economic Assistance Loan Participation in the amount of up to \$2,222,585 and a Brownfield Act 381 Work Plan with state tax capture for eligible activities capped in the amount of up to \$464,643. Dimitrius Hutcherson moved for the approval of Resolution 2023-215 for the Michigan Community Revitalization Program Other Economic Assistance Loan Participation. Quentin L. Messer, Jr. seconded the motion. **The motion carried: 12 ayes, 0 nays, 0 recused.**

ROLL CALL VOTE: Ayes: Britany L. Affolter-Caine, Wesley Eklund, John Groen (on behalf of Director Corbin, designation attached), Dimitrius Hutcherson, Michael B. Kapp ((on behalf of Director Wieferich, designation attached), Andrew Lockwood (on behalf of Treasurer Eubanks, designation attached), Quentin L. Messer, Jr., Dan Meyering, Leon Richardson, Charles P. Rothstein, Susan Tellier, Cindy Warner; Nays: None; Recused: None

Charles P. Rothstein moved for the approval of Resolution 2023-216 for the Brownfield Act 381 Work Plan. Quentin L. Messer, Jr. seconded the motion. **The motion carried: 12 ayes, 0 nays, 0 recused.**

ROLL CALL VOTE: Ayes: Britany L. Affolter-Caine, Wesley Eklund, John Groen (on behalf of Director Corbin, designation attached), Dimitrius Hutcherson, Michael B. Kapp (on behalf of Director Wieferich, designation attached), Andrew Lockwood (on behalf of Treasurer Eubanks, designation attached), Quentin L. Messer, Jr., Dan Meyering, Leon Richardson, Charles P. Rothstein, Susan Tellier, Cindy Warner; Nays: None; Recused: None

Quentin L. Messer, Jr. announced that agenda items V.c. “Left Field II, LLC” and V.d. “The

Community Builders, Preserve on Ash I” will be reordered.

c. **Resolution 2023-217, The Community Builders, Inc. and Preserve on Ash I LHDA LLC: A resolution to approve a Michigan Community Revitalization Program Performance-Based Direct Loan.** Dominic Romano, Senior Community Development Manager for Region 10, Meghan Kaple of The Community Builders, Inc., and Ayasha Boston with the City of Detroit, provided the Board with information regarding this action item. This action involves the approval of a Michigan Community Revitalization Performance-Based Direct Loan in the amount of up to \$2,393,771 for The Community Builders, Inc. and Preserve on Ash I LHDA LLC. Quentin L. Messer, Jr. moved for the approval of Resolution 2023-217. Britany L. Affolter-Caine seconded the motion. **The motion carried: 12 ayes, 0 nays, 0 recused.**

ROLL CALL VOTE: Ayes: Britany L. Affolter-Caine, Wesley Eklund, John Groen (on behalf of Director Corbin, designation attached), Dimitrius Hutcherson, Michael B. Kapp (on behalf of Director Wieferich, designation attached), Andrew Lockwood (on behalf of Treasurer Eubanks, designation attached), Quentin L. Messer, Jr., Dan Meyering, Leon Richardson, Charles P. Rothstein, Susan Tellier, Cindy Warner; Nays: None; Recused: None

d. **Resolution 2023-218: Left Field II 2022, LLC: Michigan Community Revitalization Program Performance-Based Direct Loan.** Joe Frost, Community Development Manager for Region 5, Aysha Boston, Choice Neighborhood Housing Specialist at the City of Detroit, and Mike Essian, Vice President of American Community Developers, provided the Board with information regarding this action item. This action involves the approval of a Michigan Community Revitalization Program Performance-Based Direct Loan Award in the amount of up to \$2,717,248 for Left Field II 2022, LLC. Dimitrius Hutcherson moved for the approval of Resolution 2023-218. Quentin L. Messer, Jr. seconded the motion. **The motion carried: 12 ayes, 0 nays, 0 recused.**

ROLL CALL VOTE: Ayes: Britany L. Affolter-Caine, Wesley Eklund, John Groen (on behalf of Director Corbin, designation attached), Dimitrius Hutcherson, Michael B. Kapp (on behalf of Director Wieferich, designation attached), Andrew Lockwood (on behalf of Treasurer Eubanks, designation attached), Quentin L. Messer, Jr., Dan Meyering, Leon Richardson, Charles P. Rothstein, Susan Tellier, Cindy Warner; Nays: None; Recused: None

VI. ATTRACT, RETAIN, AND GROW BUSINESS.

a. **Resolutions 2023-219 and 2023-220, Norm Fasteners Company: Strategic Site Readiness Program Grant and Michigan Business Development Program Grant.** Sara Bishop, Senior Business Development Project Manager, Koray Gurbuz of Norm Fasteners Company, Karen Hildebrant of Bath Charter Township Superintendent, and Bob Trezie of the Lansing Economic Area Partnership provided the Board with information regarding these action items. These actions involve the approval of a Strategic Site Readiness Program grant in the amount of \$3,860,000 and a Michigan Business Development Program grant in the amount of up to \$1,600,000. Leon Richardson moved for the approval of Resolution 2023-219 for the Strategic Site Readiness Program award. Quentin L. Messer, Jr., seconded the motion. **The motion carried: 12 ayes, 0 nays, 0 recused.**

ROLL CALL VOTE: Ayes: Britany L. Affolter-Caine, Wesley Eklund, John Groen (on behalf

of Director Corbin, designation attached), Dimitrius Hutcherson, Michael B. Kapp (on behalf of Director Wieferich, designation attached), Andrew Lockwood (on behalf of Treasurer Eubanks, designation attached), Quentin L. Messer, Jr., Dan Meyering, Leon Richardson, Charles P. Rothstein, Susan Tellier, Cindy Warner; Nays: None; Recused: None

Quentin L. Messer, Jr., moved for the approval of Resolution 2023-220 for the Michigan Business Development Program Grant award. Britany L. Affolter-Caine seconded the motion. **The motion carried: 12 ayes, 0 nays, 0 recused.**

ROLL CALL VOTE: Ayes: Britany L. Affolter-Caine, Wesley Eklund, John Groen (on behalf of Director Corbin, designation attached), Dimitrius Hutcherson, Michael B. Kapp (on behalf of Director Wieferich, designation attached), Andrew Lockwood (on behalf of Treasurer Eubanks, designation attached), Quentin L. Messer, Jr., Dan Meyering, Leon Richardson, Charles P. Rothstein, Susan Tellier, Cindy Warner; Nays: None; Recused: None

b. Resolutions 2023-221 and 2023-222, HG Medical USA, LLC: Michigan Business Development Program Grant and State Essential Services Assessment Exemption. Sara Bishop, Senior Business Development Project Manager, Amanda Murray of Lakeshore Advantage, and Craig Bluett of HG Medical USA LLC provided the Board with information regarding these action items. These actions involve approval of a Michigan Business Development Program Performance-Based Grant in the amount of up to \$1,800,000. The other action item involves the approval of a 5-year 100% State Essential Services Assessment Exemption with an estimated value of up to \$237,840 for its \$30,000,000 eligible investment in Eligible Personal Property, including a waiver of the SESA and Alternative SESA Program Guidelines, to allow investments made within five years of the commencement of the project. Dimitrius Hutcherson moved for the approval of Resolution 2023-221 for the Michigan Business Development Program grant award. Quentin L. Messer, Jr., seconded the motion. **The motion carried: 12 ayes, 0 nays, 0 recused.**

ROLL CALL VOTE: Ayes: Britany L. Affolter-Caine, Wesley Eklund, John Groen (on behalf of Director Corbin, designation attached), Dimitrius Hutcherson, Michael B. Kapp (on behalf of Director Wieferich, designation attached), Andrew Lockwood (on behalf of Treasurer Eubanks, designation attached), Quentin L. Messer, Jr., Dan Meyering, Leon Richardson, Charles P. Rothstein, Susan Tellier, Cindy Warner; Nays: None; Recused: None

Quentin L. Messer, Jr., moved for the approval of Resolution 2023-222 for the State Essential Services Assessment Exemption. Britany L. Affolter-Caine seconded the motion. **The motion carried: 12 ayes, 0 nays, 0 recused.**

ROLL CALL VOTE: Ayes: Britany L. Affolter-Caine, Wesley Eklund, John Groen (on behalf of Director Corbin, designation attached), Dimitrius Hutcherson, Michael B. Kapp (on behalf of Director Wieferich, designation attached), Andrew Lockwood (on behalf of Treasurer Eubanks, designation attached), Quentin L. Messer, Jr., Dan Meyering, Leon Richardson, Charles P. Rothstein, Susan Tellier, Cindy Warner; Nays: None; Recused: None

c. Resolutions 2023-223 and 2023-224, WK Kellogg Company: Michigan Business Development Program Grant and a Michigan Strategic Fund Designated Renaissance Zone.

Erik Wilford, Strategic Project Advisor, Stacy Flathau of WK Kellogg, and Joe Sobieralski of Battle Creek Unlimited provided the Board with information regarding these action items. These actions involve the approval of a Michigan Business Development Program Grant in the amount of up to \$5,000,000 and a Michigan Strategic Fund designated Renaissance Zone for a period of 15 years. Following discussion, Wesley Eklund moved to approve Resolution 2023-223 for the Michigan Business Development Program Grant award. Quentin L. Messer, Jr., seconded the motion. **The motion carried: 12 ayes, 0 nays, 0 recused.**

ROLL CALL VOTE: Ayes: Britany L. Affolter-Caine, Wesley Eklund, John Groen (on behalf of Director Corbin, designation attached), Dimitrius Hutcherson, Michael B. Kapp (on behalf of Director Wieferich, designation attached), Andrew Lockwood (on behalf of Treasurer Eubanks, designation attached), Quentin L. Messer, Jr., Dan Meyering, Leon Richardson, Charles P. Rothstein, Susan Tellier, Cindy Warner; Nays: None; Recused: None

Quentin L. Messer, Jr., moved for the approval of Resolution 2023-224 for the Michigan Strategic Fund Designated Renaissance Zone request. Britany L. Affolter-Caine seconded the motion. **The motion carried: 12 ayes, 0 nays, 0 recused.**

ROLL CALL VOTE: Ayes: Britany L. Affolter-Caine, Wesley Eklund, John Groen (on behalf of Director Corbin, designation attached), Dimitrius Hutcherson, Michael B. Kapp (on behalf of Director Wieferich, designation attached), Andrew Lockwood (on behalf of Treasurer Eubanks, designation attached), Quentin L. Messer, Jr., Dan Meyering, Leon Richardson, Charles P. Rothstein, Susan Tellier, Cindy Warner; Nays: None; Recused: None

d. **Resolution 2023-225, ATC Drivetrain: Michigan Business Development Program Grant.** Sean Kammer, Business Development Project Manager, George Kostopoulos, ATC Drivetrain Inc., Jane Orlin, Cushman Wakefield on behalf of ATC Drivetrain Inc., and Amanda Murray, Lakeshore Advantage, provided the Board with information regarding this action item, which involves the approval of a Michigan Business Development Program Grant in the amount of up to \$2,000,000 for ATC Drivetrain, Inc. Quentin L. Messer moved to approve Resolution 2023-225. Dimitrius Hutcherson seconded the motion. **The motion carried: 12 ayes, 0 nays, 0 recused.**

ROLL CALL VOTE: Ayes: Britany L. Affolter-Caine, Wesley Eklund, John Groen (on behalf of Director Corbin, designation attached), Dimitrius Hutcherson, Michael B. Kapp (on behalf of Director Wieferich, designation attached), Andrew Lockwood (on behalf of Treasurer Eubanks, designation attached), Quentin L. Messer, Jr., Dan Meyering, Leon Richardson, Charles P. Rothstein, Susan Tellier, Cindy Warner; Nays: None; Recused: None

e. **Resolution 2023-226, Scout Motors, Inc.: Michigan Business Development Program Grant.** Vlatko Tomic-Bobas, Investment Promotion Director, Jeremy Webb, Managing Director of Business Development Projects, and Chris Cordon, Scout Motors, Inc., provided the Board with information regarding this action item, which involves the approval of a Michigan Business Development Program Grant in the amount of up to \$10,000,000. Britany L. Affolter-Caine moved to approve Resolution 2023-226. Dimitrius Hutcherson seconded the motion. **The motion carried: 12 ayes, 0 nays, 0 recused.**

ROLL CALL VOTE: Ayes: Britany L. Affolter-Caine, Wesley Eklund, John Groen (on behalf of Director Corbin, designation attached), Dimitrius Hutcherson, Michael B. Kapp (on behalf of Director Wieferich, designation attached), Andrew Lockwood (on behalf of Treasurer Eubanks, designation attached), Quentin L. Messer, Jr., Dan Meyering, Leon Richardson, Charles P. Rothstein, Susan Tellier, Cindy Warner; Nays: None; Recused: None

VII. SUPPORT AND GROW OUR TALENT

Britany L. Affolter-Caine dropped the call at 11:12 a.m.

a. Resolutions 2023-227, 2023-228, and 2023-229, Michigander Scholars Program: A resolution to approve amendments to the EV Scholars Pilot Program. Kerry Ebersole Singh, Chief Talent Solutions and Engagement Officer, provided the Board with an overview of these action items. These actions include amending the EV Scholars Pilot Program to the Michigander Scholars Program, amending the existing grants with the University of Michigan, Michigan State University, and Michigan Technological University by extending the term for one year and incorporating the revised Michigander Scholars Program Guidelines, and awarding new grants in the amount of \$400,000 each to Wayne State University and Kettering University. Michael B. Kapp moved to approve Resolution 2023-227 to rename the program from the ‘EV Scholars Pilot Program’ to the ‘Michigander Scholars Program’ and amend the existing guidelines. Cindy Warner seconded the motion. **The motion carried: 11 ayes, 0 nays, 1 recused.**

ROLL CALL VOTE: Ayes: Wesley Eklund, John Groen (on behalf of Director Corbin, designation attached), Dimitrius Hutcherson, Michael B. Kapp (on behalf of Director Wieferich, designation attached), Andrew Lockwood (on behalf of Treasurer Eubanks, designation attached), Quentin L. Messer, Jr., Dan Meyering, Leon Richardson, Charles P. Rothstein, Susan Tellier, Cindy Warner; Nays: None; Recused: Britany L. Affolter-Caine

Dimitrius Hutcherson was dropped from the call due to technical difficulties and was marked as abstaining from the remaining votes pursuant to the bylaws.

Quentin L. Messer, Jr., moved to approve Resolution 2023-228 to award the Michigander Scholars Program grants to Wayne State University and Kettering University. Cindy Warner seconded the motion. **The motion carried: 10 ayes, 0 nays, 1 recused, 1 abstained.**

ROLL CALL VOTE: Ayes: Wesley Eklund, John Groen (on behalf of Director Corbin, designation attached), Michael B. Kapp (on behalf of Director Wieferich, designation attached), Andrew Lockwood (on behalf of Treasurer Eubanks, designation attached), Quentin L. Messer, Jr., Dan Meyering, Leon Richardson, Charles P. Rothstein, Susan Tellier, Cindy Warner; Nays: None; Recused: Britany L. Affolter-Caine; Abstained: Dimitrius Hutcherson

Cindy Warner moved to approve Resolution 2023-229 to amend the existing grants with the University of Michigan, Michigan State University, and Michigan Technological University by extending the term for one year and incorporating the revised Michigander Scholars Program Guidelines. Quentin L. Messer, Jr. seconded the motion. **The motion carried: 10 ayes, 0 nays, 1**

recused, 1 abstained.

ROLL CALL VOTE: Ayes: Wesley Eklund, John Groen (on behalf of Director Corbin, designation attached), Michael B. Kapp (on behalf of Director Wieferich, designation attached), Andrew Lockwood (on behalf of Treasurer Eubanks, designation attached), Quentin L. Messer, Jr., Dan Meyering, Leon Richardson, Charles P. Rothstein, Susan Tellier, Cindy Warner; Nays: None; Recused: Britany L. Affolter-Caine; Abstained: Dimitrius Hutcherson

VIII. INFORMATIONAL

a. Quentin L. Messer, Jr., noted the Michigan Strategic Fund Delegation of Authority Report for the period October 1, 2023, to November 30, 2023, was included in the meeting packet. He asked if there were any questions from Board members regarding the information. There were no questions regarding the Delegation of Authority Report.

Quentin L. Messer, Jr. adjourned the meeting at 11:20 a.m.



STATE OF MICHIGAN
DEPARTMENT OF TRANSPORTATION
LANSING

GRETCHEN WHITMER
GOVERNOR

BRADLEY C. WIEFERICH, P.E.
ACTING DIRECTOR

January 3, 2023

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,

A handwritten signature in blue ink, appearing to read "Bradley C. Wieferich".

Bradley C. Wieferich, P.E.
Acting Director

cc: M. Kapp
Executive File



GRETCHEN WHITMER
GOVERNOR

STATE OF MICHIGAN
DEPARTMENT OF LABOR AND ECONOMIC OPPORTUNITY
LANSING

SUSAN CORBIN
DIRECTOR

January 21, 2022

Ms. Katelyn Wilcox
Board Relations Liaison
Michigan Strategic Fund
300 N. Washington Square
Lansing, MI 48913

Re: Michigan Strategic Fund Board Meeting Designees

Dear Ms. Wilcox:

Pursuant to MCLA 16.51, I hereby confirm my designation of John Groen and Jonathan Smith as the persons authorized and empowered to act in my stead as a member of the Michigan Strategic Fund Board for scheduled meetings or portions thereof that I am unable to attend.

If you need anything additional, please contact Diane Burton at (517) 230-5454.
Thank you.

Sincerely,

A handwritten signature in blue ink that reads "Susan R. Corbin".

Susan R. Corbin
Director



STATE OF MICHIGAN
DEPARTMENT OF TREASURY
LANSING

GRETCHEN WHITMER
GOVERNOR

RACHAEL EUBANKS
STATE TREASURER

January 6, 2023

Valerie Hoag
MSF Fund Manager
Michigan Economic Development Corporation
300 N. Washington Square
Lansing, MI 48913

Re: Michigan Strategic Fund Board Meeting and Michigan Strategic Fund Finance
and Investment Subcommittee Designee for Treasurer Eubanks

Dear Ms. Hoag:

I hereby designate Andrew Lockwood to attend all Michigan Strategic Fund Board Meetings and Michigan Strategic Fund Finance and Investment Subcommittee meetings that I am unable to attend in 2023.

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

Sincerely,

A handwritten signature in cursive script that reads "Rachael Eubanks".

Rachael Eubanks
State Treasurer

Cc: Eric Bussis
Andrew Lockwood



December 1, 2023

MSF Fund Manager
MEDC
300 N. Washington Square
Lansing, Michigan

Dear Fund Manager,

This is to advise that I am recusing myself from voting and excuse myself during the discussion of the following item on the Michigan Strategic Fund Board Meeting Agenda on Tuesday, December 12, 2023.

- 2024 Funding Allocations for the Statewide University Technology Programs
- The EV Scholars Pilot Program

The reason for my recusal is that I have a potential conflict of interest with respect to the proposed funding projects for MSU.

Sincerely,

A handwritten signature in cursive script that reads 'Britany Affolter-Caine'.

Britany Affolter-Caine
Executive Director
Michigan's University Research Corridor

From: [Holly Harnden](#)
To: [MEDC MSF Comments](#)
Subject: 65 Million Fiasco
Date: Tuesday, September 26, 2023 11:17:08 AM

TOTALLY AGAINST YOU GIVING ONE MORE CENT TO THIS CORRUPT PROJECT YOU NEED TO LISTEN TO THE PEOPLE NOT MONEY HUNGRY POLITICIANS WHO DESTROY PEOPLES LIVES AND THE ENVIRONMENT

WE WILL NEVER STOP FIGHTING THIS..NEVER
YOU KNOW IN YOUR HEART THIS IS WRONG
DO THE RIGHT THING

Sent from my iPhone

From: [Gretchen Hyman](#)
To: [MEDC MSF Comments](#)
Subject: Board Meeting 9/26/23 NO to the Megasite in Marshall!!!!
Date: Tuesday, September 26, 2023 11:50:37 AM

Good Morning,

I am writing in to let you know that I am, and have been from the day I first found out in January, against the Megasite in Marshall.

Our family moved to this town 5 years ago due to its small town charm and the fact that it is a farming community. I am extremely angry, frustrated, and disappointed that we the people (citizens, taxpayers and voters) have not been allowed a say in this decision via a vote. It has been a back-door, shady business since we first found out about it and continues to be such.

It's sad that this state we love to explore seems to do nothing but exploit-from the land, the people, from anything it can, all in the name of the almighty dollar.

I can assure you of this...we will NOT stop fighting this. This is not YOUR town, it is OURS. If you really care about representing "WE THE PEOPLE", then you'll stop this deceit and let us VOTE!

Sincerely,

Gretchen Esser
219 N. Eagle St.
Marshall, MI 49068



Coleman A. Young Municipal Center
2 Woodward Avenue, Suite 908
Detroit, Michigan 48226

Phone: 313.224.6380
Fax: 313.224.1629
www.detroitmi.gov

November 17, 2023

Michigan Strategic Fund Board
Michigan Economic Development Corporation
300 N. Washington Square Lansing, MI 48913

RE: Left Field 2 MEDC CRP Funding Commitment

Michigan Strategic Fund Board

The City of Detroit has worked closely with American Community Developers, as a Housing Implementation Entity of the Choice Neighborhood's Implementation grant the city received in 2021. Left Field 2 represents the second building of the first phase of CNI housing developments within the Historic Corktown neighborhood, and it is central to the city's commitment to bring high quality, mixed income housing in strategic neighborhoods through transformative developments and preservation of existing affordability.

The City of Detroit recognizes that economically sustainable urban neighborhoods are often built around a commercial main street and that the best main streets are walkable areas that include a mix of building uses and a healthy mix of housing options. The City's Planning and Development Department is actively engaged with the Michigan Department of Transportation on redesigning Michigan Ave to upgrade the streetscape and redevelop underutilized spaces, as an outcome of the Greater Corktown Neighborhood Planning Framework. The goal of this effort will be to support private sector developments and to re-establish it as the connector to Ford's new campus at Michigan Central Station. Guiding principles of the plan include:

- Corktown For Everyone – Create an inclusive neighborhood that is accessible and affordable to residents of all incomes
- History and Heritage – Preserve uphold and respect the neighborhood's rich heritage and historical significance
- Sustainable and Resilient – Build resilience through a mix of sustainable new and existing development
- Safe streets – Build safe communities by integrating pedestrian and bike infrastructure, community amenities, lighting infrastructure and "eyes on the street"

Project's Alignment with City Goals

The neighborhood-level planning study for Greater Corktown provides a framework for sound urban design principles and neighborhood development strategies that align with broader city planning and advance the City's efforts to produce equitable, sustainable, resilient and healthy communities. Left Field 2 is located in the City's Historic Corktown Neighborhood, which secured a FY2020 Choice Neighborhoods Implementation Grant of \$30 million and a supplemental FY2022 Supplemental Choice Neighborhoods grant of \$5 million to contribute toward a Transformation Plan that will ensure Greater



Housing and Revitalization
Department

Coleman A. Young Municipal Center
2 Woodward Avenue, Suite 908
Detroit, Michigan 48226

Phone: 313.224.6380
Fax: 313.224.1629
www.detroitmi.gov

Corktown is a community for residents of all incomes. The project is in line with the City's efforts in providing affordable housing opportunities in areas experiencing rapidly rising rents.

This development will create 53 new mixed income housing units ranging from 80% AMI to market rate, providing quality, safe housing for residents of all incomes, including 12 workforce housing units supported through MSHDA's Missing Middle Housing Program. Left Field 2 represents the second building in the first phase of a multi-year housing strategy that will bring 113 new mixed-income rental housing units just north of Michigan Ave in the heart of Historic Corktown. The project was designed specifically to meet the needs of current and future residents of Clement Kern Gardens and Greater Corktown, bringing a diversity of unit types based on resident preferences and feedback and the Historic Corktown neighborhood context. This project is a critical piece of the vision for a mixed-income, inclusive and interconnected Greater Corktown developed jointly with residents through the Choice Neighborhoods planning process and is directly aligned with the City's goals. The Greater Corktown area within one mile of the Project has accumulated over \$1 billion in leverage commitments for planned investments towards the Choice Neighborhoods Transformation Plan. Additionally, the City has seen completed projects with well over \$900 million in public and private investment within the last five years, and significant planned investment exceeding \$100 million within one mile of Left Field 2. The City's Choice Neighborhoods grant will contribute toward future community and economic development by promoting infrastructure and public space improvements, district planning, mixed-income housing, commercial activity and small business development.

We believe that Left Field 2 will further promote the ongoing redevelopment in the Greater Corktown neighborhood. As a Choice Neighborhoods housing phase, the project is critical to achieving the vision of an inclusive, vibrant Greater Corktown neighborhood with high quality housing options affordable for a range of household incomes. The Housing & Revitalization Department is working closely with American Community Developers to ensure this project supports the City's efforts to develop affordable housing, and to promote a more equitable landscape for new developments in Detroit. Please contact me with any questions.

Sincerely,

DocuSigned by:

Rebecca Labov

927E06ED6B004F9...

Rebecca Labov

Chief Development & Investment Officer,
Housing and Revitalization Department



City of Flint

Office of the Mayor

October 23, 2023

Mr. Quentin L. Messer, Jr.,
Chair
Michigan Strategic Fund
300 N. Washington Sq.
Lansing, MI 48913

Subject: Letter of Support for Michigan Strategic Fund Performance Based-Grant

Dear Mr. Messer, Jr.,

On behalf of the City of Flint, I am writing in support of Uptown Reinvestment Corporation's (URC) request for \$3.4 million in funding through the Michigan Strategic Fund's performance-based grant. I understand the funding will be used to support the construction of a new three-story building that will support the expansion of Michigan State University's Charles Stewart Mott Foundation Department of Public Health in Flint, Michigan. URC has shared with me the project will bring up to 129 additional jobs in Flint and result in total investment of approximately \$24.5 million.

The MSU Department of Public Health has led a collaborative and innovative approach to improve the public health process for Flint residents. The participatory approach has led to greater levels of community engagement and ownership of health outcomes, and improved levels of trust with the medical community. As I understand it, the building is designed to serve the community in an ongoing communication about their public health concerns and solutions. The new building sits adjacent to the Flint Mass Transportation Authority bus station, the Flint Farmers Market, and the Hurley Pediatric Clinic.

Below are examples that demonstrate the value of the MSU Department of Public Health's work to improve the public health of Flint residents:

- **Economic development:** More than \$115 million in external funding has been brought to Flint for community research. Funding success is the result of a strong relationship among community advocates. Partners in the community help fuel the efforts with

resources and a shared commitment to improving lives with more than 30 organizations collaborating on Flint research.

- **Flint Water Crisis:** Dr. Mona Hanna-Attisha's discovery in 2015 of elevated blood lead levels in Flint's children was tied to a switch in the city's water source and improper treatment of the water. The work of Rick Sadler, PhD was instrumental in linking the lead levels in children with the age of water in the system, and his maps were used by the National Guard to distribute water to Flint residents during the crisis. The Flint Registry is a resource to see how residents are doing and provide support for those impacted by the water crisis. After completing a survey, individuals are referred to services that promote health and development such as education, health, and nutrition programs.
- **MSU-Hurley Children's Pediatric Public Health Initiative:** A leading edge model of health equity, with the mission to improve health outcomes for Flint kids and kids everywhere. A multidisciplinary team of experts works in partnership with a parent and youth to increase access to fruits and vegetables, reading materials, and parenting support.

Uptown Reinvestment Corporation has led many successful real estate projects in the City of Flint working with other non-profits and higher education institutions. This project is another example of the type of collaboration that will lead to a healthier and more vibrant community.

For The Love of the Community,



Sheldon A. Neeley
Mayor, City of Flint