



MICHIGAN STRATEGIC FUND

MEMORANDUM

DATE: November 15, 2018

TO: Senator Ken Horn, Chair
Senate Economic Development &
International Investment Committee

Senator Jack Brandenburg, Chair
Senate Finance Committee

Senator Wayne Schmidt, Chair
Senate Commerce Committee

Representative Eric Leutheuser, Chair
House Commerce & Trade Committee

Representative Jim Tedder, Chair
House Tax Policy Committee

FROM: Jeff Mason
President, Michigan Strategic Fund

SUBJECT: Brownfield Redevelopment Credits – 2017 Annual Report

As required under Section 437 of Public Act 36 of 2007, the Michigan Business Tax Act, the Michigan Economic Growth Authority “shall prepare and submit to the House of Representatives and Senate committees responsible for tax policy and economic development issues a report on the credits under subsections (2), (3), and (4).”

The Brownfield Redevelopment Tax Credit program sunset on December 31, 2011, and there were no new projects approved in calendar year 2017. The only activity in 2017 included one transfer and amendments to existing projects that were approved before January 1, 2012. Attached is the 2017 report.

If you have any questions regarding this report, please contact our Office of Government Relations at 517.335.1847.

cc: Members, Senate Economic Development & International Investment Committee
Members, Senate Finance Committee
Members, Senate Commerce Committee
Members, House Commerce & Trade Committee
Members, House Tax Policy Committee

**Brownfield Redevelopment Credits Annual Report
Calendar Year 2017 Amendments**

Qualified Taxpayer	Project Name	City, Township or Village	County	Change in Eligible Investment*	Original Estimated Credit Amount	New Estimated Credit Amount	Date Amended	Notes
Sub Area 3, LLC	Village of Grand Traverse Commons - (Gray Drive) Project	Traverse City	Grand Traverse	-	-	-	2/13/2017	Administrative Amendment
Paradise Valley Investment Group, LLC	Midtown Apartment Building Project	Detroit	Wayne	\$3,147,175.00	-	-	2/17/2017	Credit amount remained the same
The Landing Development Group (II), LLC	Founders Landing Project Area A	Marquette	Marquette	\$9,484,294.00	-	-	2/28/2017	Credit amount remained the same
Integrity Land Company, LLC	1 Water Street Project	Boyer City	Charlevoix	-\$1,652,457.00	\$1,152,142	\$945,585	3/15/2017	Scope Change
Ashley Grand Rapids, LLC	Former Steelcase Campus Project	Grand Rapids	Kent	-\$28,109,820.00	\$5,027,965	\$2,216,983	4/25/2017	Scope Change
AK Steel Corporation	Hot Dip Galvanizing Line Prj A	Dearborn	Wayne	-	-	-	4/25/2017	AK Steel was awarded a transfer of an MBT Jumbo Credit from the company which it purchased, Severstal North America, Inc. The project was completed and only a portion of the MBT Jumbo Credit remains to be paid to AK Steel.
Hotel Holdings Monroe, LLC	Hotel Holdings Monroe, LLC Project	Grand Rapids	Kent	\$26,710,000.00	-	-	6/27/2018	Scope Change.
Parkland Muskegon, LLC	Highpoint Flats Muskegon Project	Muskegon	Muskegon	-	-	-	6/27/2018	Scope Change.
601 Bond Nassau Dutch John Equities, LLC	601 Bond Project	Grand Rapids	Kent	-	-	-	8/22/2017	Scope Change.
Heritage Square Development, LLC	Heritage Square Town Homes Project	Muskegon	Muskegon	-	-	-	11/1/2017	Scope Change.
Harbor Shores HV Construction, LLC	Harbor Shores Hotel/Water Park/Town Homes Project	Benton Harbor	Berrien	-\$5,896,067.00	\$1,580,000	\$990,393	12/4/2017	Scope Change. Administrative Amendment

* Positive numbers indicate an increase in eligible investment from the originally approved project, while negative numbers indicate that the eligible investment has decreased from the original project.