

**REGULAR MEETING OF THE CITY COUNCIL
OF THE CITY OF LANSING, MICHIGAN**

**TONY BENAVIDES LANSING CITY COUNCIL CHAMBERS
LANSING CITY HALL, 10th FLOOR
124 W. MICHIGAN AVENUE**



AGENDA FOR OCTOBER 10, 2022 AT 7:00 PM

TO THE HON. MAYOR AND MEMBERS OF THE CITY COUNCIL:

The following items were listed on the agenda in the City Clerk's Office in accordance with Section 3-103(2) of the City Charter and will be ready for your consideration at the regular meeting of the City Council at the Tony Benavides Lansing City Council Chambers, 10th Floor, City Hall.

Roll Call

Meditation And Pledge Of Allegiance

Approval Of Printed Council Proceedings

1. September 26, 2022

Consideration Of Late Items (Suspension of Council Rule #9 is needed to allow consideration of late items. Late items will be considered as part of the regular portion of the meeting to which they relate.)

Tabled Items

Special Ceremonies And Presentations

Comments By Council Members And City Clerk

Community Event Announcements (Time, place, purpose, or definition of event – 1 minute limit)

Speaker Registration For Public Comment On Legislative Matters

Mayor's Comments

Show Cause Hearings

Public Comment On Legislative Matters (Legislative matters consist of the following items on the agenda: public hearings, resolutions, ordinances for introduction, and ordinances for passage. The public may comment for up to three minutes. Speakers must sign up on BLUE form.)

Scheduled Public Hearings

Council Consideration Of Legislative Matters

Referral Of Public Hearings

Consent Agenda

2. Tribute; in recognition of the Lansing Branch of the National Association for the Advancement of Colored People (NAACP) Freedom Fund Celebration (PEND-3074)
3. Grant Acceptance; Automobile Theft Prevention Authority Grant for the Lansing Police Department (PEND-3049)
4. Grant Acceptance; Justice Assistance Grant (JAG) to create the Lansing Crisis Assessment Team for the Lansing Police Department (PEND-3050)
5. Setting a Public Hearing in consideration of Substantial Amendment, FY 2020-2021 Annual Action Plan to include HOME-ARP Allocation Plan (PEND-3035)
6. Council Rules; Addition of Rule 47, verification of qualifications for elective office (PEND-3034)
(per Council Rule #41, motion may be considered for adoption at this meeting)

Resolutions For Action

7. Appointment; Jennifer Hinze as a Business Owner member of the Downtown Lansing Inc. Board for a term to expire June 30, 2025 (PEND-2988)
8. Appointment; Randy Watkins as the 4th Ward member of the Diversity, Equity, & Inclusion Board for a term to expire June 30, 2024 (PEND-3040)
9. Appointment; Kendall O'Connor as the 1st Ward member of the Diversity, Equity, & Inclusion Advisory Board for a term to expire June 30, 2025 (PEND-3041)
10. Setting a Show Cause Hearing in consideration of Orders to Make Safe or Demolish to the owners of property located at 2026 West Jolly Road (PEND-3030)
11. Orders to Make Safe or Demolish to the owners of property located at 3422 Lowcroft Ave. (PEND-3016)
12. Traffic Control Order Nos. 21-07, 21-08, 21-09, 21-10, 21-11, 21-12, 21-13, 21-14 and 22-03 to regulate parking in Old Town (PEND-3017)

Reports From Council Committees

Ordinances For Introduction And Setting Of Public Hearings

13. Setting a Public Hearing in consideration of an Ordinance amending Chapter 1300, Marihuana Operations (PEND-3021)
14. Setting a Public Hearing in consideration of an Ordinance to repeal the permitting requirements for solicitors of charitable and religious donations (PEND-3044)
15. Setting a Public Hearing in consideration of an Ordinance to repeal licensing requirements for massage therapists (PEND-3042)

16. Setting a Public Hearing in consideration of an Ordinance to repeal licensing requirements for wreckers (PEND-3043)

Ordinances For Passage

17. Payment in Lieu of Taxes (PILOT); Stadium North Multi-Family Lofts, 500 N. Cedar St. (PEND-2991)
18. Payment in Lieu of Taxes (PILOT); Stadium North Senior Lofts, 500 N. Cedar St. (PEND-2992)
19. Payment in Lieu of Taxes (PILOT); Hillsdale Place, 1020 West Hillsdale St. (PEND-3010)

Speaker Registration For Public Comment On City Government Related Matters

Reports Of City Officers, Boards, And Commissions; Communications And Petitions; And Other City Related Matters (Motion that all items be considered as being read in full and that the proper referrals be made by the President)

Item(s) from the City Clerk re:

20. Minutes of Boards and Commissions placed on file in the Clerk's Office
21. Board of Water and Light Financial Report and additional Information for Fiscal Year 2021 and 2022

Item(s) from the Mayor re:

22. South Martin Luther King Jr. Boulevard Corridor Improvement Authority Development and Finance Plan (PEND-3038)
23. Setting a Public Hearing in consideration of South Martin Luther King Jr. Boulevard Corridor Improvement Authority Development and Finance Plan (PEND-3039)
24. Brownfield Plan #83; Moneyball Brownfield Redevelopment Project, 923 and 927 West Saginaw Street (PEND-3070)
25. Setting a Public Hearing in consideration of Brownfield Plan #83; Moneyball Brownfield Redevelopment Project, 923 and 927 West Saginaw Street (PEND-3069)
26. Obsolete Property Rehabilitation Act (OPRA) District filed by the Michigan Certified Development Corporation for property located at 1703, 1717, and 1723 E. Michigan Avenue (PEND-3064)
27. Setting a Public Hearing in consideration of Obsolete Property Rehabilitation Act (OPRA) District filed by the Michigan Certified Development Corporation for property located at 1703, 1717, and 1723 E. Michigan Avenue (PEND-3068)
28. Orders to Make Safe or Demolish to the owners of property located at 304 Regent Street (PEND-3065)
29. Setting a Show Cause in consideration of Orders to Make Safe or Demolish to the owners of property located at 304 Regent Street (PEND-3066)

30. Grant Acceptance; Domestic Violence Services, Capital Area Response Effort (DVS-CARE) FY 2022-2023 Grant (PEND-3052)
31. Grant Acceptance; Justice Assistance Grant (JAG) for Capital Area Response Effort (CARE) Unit (PEND-3063)
32. Grant Acceptance; Byrne Memorial Justice Assistance Grant (JAG) 2022 (PEND-3056)
33. Donation Acceptance; Lansing Police Department's Special Tactics and Rescue Team (START) Unit (PEND-3058)
34. Grant Acceptance; STOP Violence Against Women FY 2022-2023 Grant (PEND-3053)
35. Grant Acceptance; League of American Bicyclists' Community Spark Grant (PEND-3048)
36. Grant Acceptance; Michigan Enhancement Grant for Ovation Performing Arts Center (PEND-3071)
37. Issuance and Sale of Limited Tax General Obligation Bonds for Capital Improvements for Ovation Performing Arts Center (PEND-3072)
38. Act 31; Incorporation of the Lansing Public Media Authority (PEND-3075)

Communications and Petitions

39. Communication from Robert Engel about Civil Rights Claim
40. Notice from the Michigan Liquor Control Commission; RYKY, LLC request for Transfer Ownership 2022 Class C & SDM License With Sunday Sales Permit (PM) And Outdoor Service (1 Area), New Entertainment Permit; at 2525 E Jolly Rd (RID # RQ-2209-10378)
41. Notice from the Michigan Liquor Control Commission; Padsinab LLC request for Conditional License; Transfer Ownership Escrowed 2022 Class C & SDM License With Dance-Entertainment Permit And Extended Hours Permit (Dance-Entertainment) to 221 S. Washington Square (RID # RQ-2208-08666)
42. Claim Appeal; Claim #1907, Eduardo Mora-Zavala for \$1413 in trash fees at 301 South Foster Ave. (PEND-3059)
43. Claim Appeal; Claim #1909, Abdoulaye Noiaye for \$150 in trash fees at 4630 Christiansen Road. (PEND-3060)
44. Claim Appeal; Claim #1875, Sharon and Surin Bonnysaith for \$150 in red tag fees at 218 S Hayford Ave. (PEND-3061)
45. Claim Appeal; Claim #1911, Kings Property LLC for \$1057 in trash fees at 2306 E Michigan Ave. (PEND-3062)
46. Claim Appeal; Claim #1913, Luisa Franjul for \$455 in grass violation fees at 1802 Stirling Ave (PEND-3703)

Motion Of Excused Absence

Remarks By Council Members

Remarks By The Mayor Or Executive Assistant

Public Comment On City Government Related Matters (City government related matters are issues or topics relevant to the operation or governance of the city. The public may comment for up to three minutes. Speakers must sign up on YELLOW form.)

Adjournment

A handwritten signature in black ink that reads "Chris Swope". The signature is written in a cursive, flowing style.

CHRIS SWOPE, CITY CLERK

Persons with disabilities who need an accommodation to fully participate in this meeting should contact the City Clerk's Office at (517) 483-4131 (TTY 711). 24 hour notice may be needed for certain accommodations. An attempt will be made to grant all reasonable accommodation request.

LANSING CITY COUNCIL MEETING

DATE & TIME: 10/10/2022-7:00 PM

Starting Time 7:00

REGULAR MEETING: X

SPECIAL MEETING:

ATTENDANCE

COUNCIL MEMBER	PRESENT	ABSENT	ARRIVED
BROWN	☒	☐	_____
DANIELS	☒	☐	_____
GARZA	☒	☐	_____
HUSSAIN	☒	☐	_____
JACKSON	☒	☐	_____
SPADAFORE	☒	☐	_____
SPITZLEY	☒	☐	_____
WOOD	☒	☐	_____

MEDITATION IN MEMORY OF: _____

PLEDGE LED BY: _____

Adjournment Time 829

CHRIS SWOPE

\\lansing.local\Group_Storage\Dept\Clerk_Staff\City Council\Administrative\Council Attendance Sheet.doc

You will not be called to speak unless all required blanks on this form are completed.



Public Comment on Legislative Matters Registration

*The City of Lansing welcomes and encourages public comment relating to City Legislative Matters. In order to facilitate public input, you **MUST** complete this card and submit it to the City Clerk or City Clerk Staff prior the close of registration as announced by the City Clerk.*

*Legislative matters consist of the following items on the agenda: **public hearings, resolutions, ordinances for introduction, and ordinances for passage.** The public may comment for up to three minutes*.*

No correspondence or e-mail
Agenda Item Number(s) or Description(s) ARP fund application the police
transparency Report, Outside Council

Name (print) NORMAN BAUER E-Mail (optional) activedvoice@gmail.com

Address (street, city, zip) 205 E. Jolly Rd. 48910-6687

Company or organization represented, etc. (if applicable) Metro Lansing Poor People's Campaign

Signature Norman D. Bauer

- Public speakers will be called by the City Clerk. When the City Clerk recognizes you, please proceed to the speaker's podium and speak directly and clearly into the microphone. Do not touch the microphone.
- Direct your comments to the Council President.
- No speaker called upon to speak shall by speech or conduct disturb, disrupt, delay, interfere with, or otherwise impede the orderly conduct of the Council meeting.
- No personal attacks or defamatory remarks towards any person will be permitted.
- Questions raised during public comment may or may not be answered by the President, another Council Member, the Mayor, or member of the City Staff during the meeting.
- Time limit to address the council on legislative matters is **3 Minutes***.
- Spokespersons for a group or shared viewpoint are encouraged; however, a speaker's time limit may not be increased through assignment of someone else's time or opportunity to speak.
- No registrations will be accepted after the deadline as announced by the City Clerk.
- If you wish to submit written materials, please provide them to the City Clerk or City Clerk staff along with this form.
- The City Council conducts its open meetings in an orderly manner in accordance with the Open Meetings Act. Council meetings will not be conducted as interactive forums or "town meetings."

Thank you for your involvement and interest in our City,
Chris Swope, Lansing City Clerk, MiPMC / MMC

* *The Presiding Officer may reduce the amount of time for each speaker if he or she determines that the number of registered speakers is so numerous that the meeting cannot be timely concluded without a reduction in the time allocated for each speaker.*

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Agenda Item Number(s) or Description(s)

17, 18, 19 / PILOTS

Name (print)

Kyle Richard

E-Mail (optional)

517kyle@gmail.com

Address (street, city, zip)

916 West St

Company or organization represented, etc. (if applicable)

Signature

A handwritten signature in black ink, appearing to read "Kyle Richard", is written over a horizontal line.

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Agenda Item Number(s) or Description(s) Council Rules Item # 6

Name (print) Don Down E-Mail (optional) ~~cdonndn@~~

Address (street, city, zip) 1321 E North

Company or organization represented, etc. (if applicable) _____

Signature *De My*

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Agenda Item Number(s) or Description(s) Misc

Name (print) Loretta Stancuway E-Mail (optional) soswop@aol.com

Address (street, city, zip) 546 Armstrong

Company or organization represented, etc. (if applicable) _____

Signature L Stancuway

- Public speakers will be called by the City Clerk. When the City Clerk recognizes you, please proceed to the speaker's podium and speak directly and clearly into the microphone. Do not touch the microphone.
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Resolution #2022-247

By Council Members Brown, Daniels, Garza, Hussain, Jackson, Spadafore, Spitzley,
Wood

Resolved by the City Council of the City of Lansing

WHEREAS, the Lansing Branch of the National Association for the Advancement of Colored People (NAACP) is celebrating its 56th Annual Freedom Fund Celebration; Venture Out To Equity: When we vote we win!" ; and

WHEREAS, in 1919, the Lansing branch of the NAACP was chartered under the leadership of Mr. C. A. Campbell who fought diligently to enforce civil rights laws for the community, and for over 100 years, the NAACP has led the movement on social rights and equality; and

WHEREAS, The *National Association for the Advancement of Colored People* (NAACP) works at the local, state, and national levels to ensure political, educational, social, and economic equality of all citizens and to eliminate and remove all barriers of racial discrimination; and

WHEREAS, the 2022 Keynote speaker is Hill Harper, an American Actor and Author, Special Guest speaker Tybre Faw, a 14 year old passionate civil rights activist, and remarks by National NAACP President Derrick Johnson, an American Lawyer and Humanitarian; and

WHEREAS, the NAACP 56th Annual Freedom Fund Celebration and Virtual Event offers an opportunity for the community to come together in support of the NAACP Lansing Branch and share in the celebration! The effort put forth through the Lansing Branch has made vast strides in integrating the Lansing community.

BE IT RESOLVED, the Lansing City Council, hereby, acknowledges the Lansing Branch of the National Association for the Advancement of Colored People on its 56th Annual Freedom Fund Celebration on October 22, 2022 and expresses our admiration and gratitude to its members for their achievements and commitment to the City of Lansing and its residents. We applaud the NAACP Lansing Branch for many years of success and diligence in the fight for equality and anticipate many more to come.

Resolution #2022-248

By the Committee on Ways and Means
Resolved by the City Council of the City of Lansing

WHEREAS, Lansing Police Department has submitted application for an annual grant to the Michigan State Police, Grants and Community Services Division for an Automobile Theft Prevention Authority (ATPA) grant; and

WHEREAS, the Lansing Police Department was informed on September 9, 2022, that it has been selected to receive grant funding in the amount of \$176,393; and

WHEREAS, the Lansing Police Department has a required local match of \$88,196 (50% of the grant); and

WHEREAS, the Michigan State Police's share is \$88,197 (50%); and

WHEREAS, the grant funds will be utilized solely for the benefit of motor vehicle theft prevention programs and initiatives; and

WHEREAS, the grant period is October 1, 2022 to September 30, 2023.

NOW, THEREFORE, BE IT RESOLVED, the Lansing City Council approves acceptance of the Automobile Theft Prevention Authority grant in the amount of \$176,393 for the program period October 1, 2022 through September 30, 2023; and

BE IT FINALLY RESOLVED, that the Administration is authorized to create appropriate accounts and to make the necessary operating transfers for the expenditure and control of the balance of the grant funds.

Resolution #2022-251

By the Committee on Ways and Means
Resolved by the City Council of the City of Lansing

WHEREAS, on July 26, 2022, the Bureau of Justice Assistance (BJA) informed the Lansing Police Department (LPD) that the LPD had received a Byrne JAG grant in the amount of \$1,342,000; and

WHEREAS, the BJA Byrne JAG award of \$1,342,000 requires no local match; and

WHEREAS, on May 28, 2022, the LPD submitted a 100% Federally funded application to the BJA and Office of Justice Programs (OJP) in order to claim the grant award amount; and

WHEREAS, the grant period is June 1, 2022 through May 31, 2025; and

WHEREAS, the LPD will utilize the JAG grant to create the Lansing Crisis Assessment Team (LCAT)

WHEREAS, the LCAT will incorporate mental health and social welfare response from social workers and police in a rapid deployment model to assess needs and services; and

WHEREAS, the funding will be used to hire one(1) contract social worker to supplement existing staff (\$301,354), three(3) additional police officers (\$821,442), training in de-escalation, trauma and crisis intervention (\$17,340), three (3) passenger vehicles (\$180,024), computers (\$12,240) and a data system software (\$9,600) during the grant period.

NOW, THEREFORE, BE IT RESOLVED, the Lansing City Council approves acceptance of the Discretionary 2022 Justice Assistance Grant (JAG) in the total amount of \$1,342,000 (requiring no local match) for the grant period beginning June 1, 2022 and ending May 31, 2025.

BE IT FINALLY RESOLVED, the administration is authorized to create appropriate accounts and to make the necessary operating transfers for the expenditure and control of the balance of the grant funds.

Resolution #2022-249

By the Committee of the Whole
Resolved by the City Council of the City of Lansing

Resolution To Set Public Hearing To Adopt Substantial Amendment to
FY 2021 Annual Action Plan to include
HOME-ARP Allocation Plan

Resolved by the City Council of the City of Lansing that a public hearing be set for November 14, 2022, at 7 p.m. in City Council Chambers, Tenth Floor, Lansing City Hall, 124 West Michigan Avenue, Lansing, Michigan, for the purpose of receiving comments on the proposed HOME-ARP Allocation Plan submission to HUD for FY 2021.

Resolution #2022-250

By the Committee on City Operations
Resolved by the City Council of the City of Lansing

WHEREAS, pursuant to Rule 41 of the Lansing City Council Rules, a proposed rule revision shall be placed on the Council Agenda for Council receipt and review, but “shall not be considered for adoption sooner than the next council meeting;”

THEREFORE BE IT RESOLVED, that the City Council hereby amends the City Council Rules to add a Rule 47 as fully set forth below

LANSING CITY COUNCIL RULES

Rule 47. Verification of Qualifications for Elective Office. Upon first taking office and annually not later than May 1 each year, each member of City Council must submit an affidavit to the City Clerk that the provisions of Lansing City Charter 2-102 continue to be met. In addition, the affidavit must also include a statement that each member of Council has no circumstance which would render that member ineligible for elective office pursuant to Lansing City Charter 2-103. The City Clerk shall notify Council leadership (Council President and Vice President) if any member of City Council fails to submit the required affidavit by the deadline, or if a member of Council is ineligible for office pursuant to Lansing City Charter provision 2-103.

Resolution #2022-252

By the Committee on Development and Planning
Resolved by the City Council of the City of Lansing

WHEREAS, the Mayor has made the appointment of Jennifer Hinze as a Business Owner member of the Downtown Lansing Inc. Board for a term to expire June 30, 2025; and

WHEREAS, the nominee has been vetted by the Mayor's Office and meets the qualifications as required by the City Charter; and

WHEREAS, the Committee on Development and Planning met on September 28, 2022 and took affirmative action.

NOW, THEREFORE, BE IT RESOLVED that the Lansing City Council, hereby, confirms the appointment of Jennifer Hinze as a Business Owner member of the Downtown Lansing Inc. Board for a term to expire June 30, 2025.

Resolution #2022-253

By the Committee on Diversity Equity and Inclusion
Resolved by the City Council of the City of Lansing

WHEREAS, the Mayor has made the appointment of Randy Watkins as the 4th Ward member of the Diversity, Equity, & Inclusion Advisory Board for a term to expire June 30, 2024; and

WHEREAS, the nominee has been vetted by the Mayor's Office and meets the qualifications as required by the City Charter; and

WHEREAS, the Committee on Equity Diversity and Inclusion met on September 28, 2022 and took affirmative action.

NOW, THEREFORE, BE IT RESOLVED that the Lansing City Council, hereby, confirms the appointment of Randy Watkins as a 4th Ward member of the Diversity, Equity, & Inclusion Advisory Board for a term to expire June 30, 2024.

Resolution #2022-254

By the Committee on Diversity Equity and Inclusion
Resolved by the City Council of the City of Lansing

WHEREAS, the Mayor has made the appointment of Kendall O'Connor as the 1st Ward member of the Diversity, Equity, & Inclusion Advisory Board for a term to expire June 30, 2025; and

WHEREAS, the nominee has been vetted by the Mayor's Office and meets the qualifications as required by the City Charter; and

WHEREAS, the Committee on Equity Diversity and Inclusion met on September 28, 2022 and took affirmative action.

NOW, THEREFORE, BE IT RESOLVED that the Lansing City Council, hereby, confirms the appointment of Kendall O'Connor as the 1st Ward member of the Diversity, Equity, & Inclusion Advisory Board for a term to expire June 30, 2025.

Resolution #2022-255

By the Committee on Public Safety
Resolved by the City Council of the City of Lansing

WHEREAS, the Lansing Code Compliance Officer has declared a certain structure at 2026 W. JOLLY RD. Parcel # 33-01-01-32-352-221, legally described as: LOT 132 PLEASANT GROVE SUB, to be an unsafe and dangerous building and requested the property owner be ordered to demolish or otherwise make safe the structure; and

WHEREAS, the Code Compliance Officer red tagged the said structure on September 14, 2021 and requested the property owner be ordered to demolish or otherwise make safe the structure; and

WHEREAS, on June 23, 2022, the Lansing Demolition Board held a meeting to consider and make a recommendation on whether to declare the structure a dangerous building, as defined in the Housing Law of Michigan (MCLA 125.539) and the Lansing Housing and Property Maintenance Code (Ord. 1460.01, et seq.), and ordered the property owner to make safe or demolish the structure by August 23, 2022; and

WHEREAS, the Code Compliance Office has determined that compliance with the order of the Lansing Demolition Hearing Board officer has not occurred; and

WHEREAS, the Housing Law of Michigan and the Lansing Codified Ordinances require that a hearing be conducted to give the property owner an opportunity to show cause why a dangerous structure should not be demolished or otherwise made safe;

NOW, THEREFORE, BE IT RESOLVED that a show cause hearing for Monday, October 24, 2022, at 7:00 p.m. in Tony Benavides Lansing City Council Chambers, Tenth Floor, Lansing City Hall, 124 West Michigan Avenue, Lansing, Michigan in consideration of the finding and order of the Lansing Demolition Hearing Board Officer regarding the structure at 2026 W. Jolly Road., as legally described above, to give the owner, or the owner's agent, the opportunity to appear and show cause why the building should not be demolished or otherwise made safe; and to approve, disapprove, or modify the order of the hearing officer to demolish or make safe the subject structure.

BE IT FINALLY RESOLVED that the Lansing City Council requests that the Code Compliance Officer notify the owner(s) of said property of the opportunity to appear and present testimony at the hearing, as required by law.

Resolution #2022-256

By the Committee on Public Safety
Resolved by the City Council of the City of Lansing

WHEREAS, the Code Compliance Officer has determined that the building located at 3422 LOWCROFT AVE., Parcel # 33-01-01-33-101-323 legally described as LOTS 101, 102 & 103; FOSTER'S HOLMES ROAD SUB., City of Lansing, is an unsafe or dangerous building as defined in Section 108.1 of the International Property Maintenance Code as adopted by Lansing Codified Ordinance 1460.01, and the Housing Law of Michigan, and the building was red tagged on May 23, 2019; and

WHEREAS, a hearing was held by the Lansing Demolition Board on June 23, 2022, at which the Hearing Officer determined that said building was an unsafe and dangerous building and ordered the building demolished or made safe by July 23, 2022; and

WHEREAS, said Hearing Officer filed a report of their findings and order with the City Council and requested the City Council to take appropriate action under the Lansing Codified Ordinances and the Housing Law of Michigan; and

WHEREAS, the Housing Law of Michigan and Lansing Codified Ordinances require a hearing be conducted to give the property owner an opportunity to show cause why a dangerous structure should not be demolished or otherwise made safe; and

WHEREAS, the City Council held a public show cause hearing on September 26, 2022, to review the findings and the order of the Hearing Officers, and the owners were notified in writing of said hearing and had an opportunity to appear and show cause why said building should not be demolished or otherwise made safe; and

WHEREAS, the Code Compliance Office has determined that compliance with the order of the Lansing Demolition Hearing Board Officer has not occurred.

NOW, THEREFORE, BE IT RESOLVED that the owner(s) of 3422 Lowcroft Avenue, as legally described above, are hereby directed to comply with the order of the Hearing Officers to demolish or otherwise make safe the said building within 30 days from the date of this resolution, October 10, 2022.

BE IT FURTHER RESOLVED that the property owner(s) is hereby notified that this order must be appealed within twenty days pursuant to MCL 125.542 and should the owners fail to comply with the Hearing Officers' order for demolition or make safe, the Code Compliance Officer is hereby directed to proceed with demolition of said building.

BE IT FURTHER RESOLVED, whether demolition is accomplished by said property owner or the City, that appropriate seeding and restoration of property take place to avoid run-off to adjacent properties.

BE IT FURTHER RESOLVED that if the demolition is accomplished by the City, the cost

of such demolition shall be a lien against the real property and shall be reported to the City Assessor.

BE IT FINALLY RESOLVED that the owners in whose name the property appears upon the last local tax assessment record shall be notified by the City Assessor of the amount of such cost by first class mail at the address shown on the records. Upon the owner's failure to pay the same within thirty (30) days after mailing by the City Assessor of the notice of the amount thereof, the amount of said costs shall be a lien and shall be filed and recovered as provided by law and the lien shall be collected and treated in the same manner as provided for property tax liens under the general property tax act.

Resolution #2022-257

By the Committee on City Operations
Resolved by the City Council of the City of Lansing

WHEREAS, as part of the deployment of multi-space parking pay stations throughout the City and long standing issues with a lack of parity in parking in Lansing's Old Town, a parking study was performed by the Parking Services Office of the Planning and Neighborhood Development Department in this area of the City; and

WHEREAS, this study and related findings are detailed in Engineering Report #21-09; and

WHEREAS, based on the results of the study, the Parking Services Office recommends parking changes along the following streets: Clinton Street, 1200 block of Turner Street, 100, 200, 300 and 400 blocks of East Cesar E. Chavez Avenue, 1000, 1100 and 1200 blocks of North Washington Avenue, 100 block of West Maple Street and 100 block of East Maple Street; and

WHEREAS, the minutes containing the Public Service Board's recommendation on this matter are on file with the City Clerk's office; and

WHEREAS, the Mayor concurs with the recommendation of the Public Service Board; and

WHEREAS, the Committee on City Operations met on September 20, 2022, and October 4, 2022, and reviewed the report and concurs with the recommendation of the Public Service Board.

NOW, THEREFORE, BE IT RESOLVED, that the Lansing City Council approves Traffic Control Order Nos. 21-07, 21-08, 21-09, 21-10, 21-11, 21-12, 21-13, 21-14, 22-03 and 22-04 thereby authorizing the Transportation Engineer to regulate parking along Clinton Street, 1200 block of Turner Street, 100, 200, 300 and 400 blocks of East Cesar E. Chavez Avenue, 1000, 1100 and 1200 blocks of North Washington Avenue, 100 block of West Maple Street and 100 block of East Maple Street;

BE IT FINALLY RESOLVED that Traffic Control Order Nos. 21-07, 21-08, 21-09, 21-10, 21-11, 21-12, 21-13, 21-14, 22-03 and 22-04 shall become effective when signed by the Transportation Engineer and filed with the City Clerk and the appropriate signs are installed.

INTRODUCTION OF ORDINANCE

Council Member _____ introduced:

An Ordinance to amend Chapter 1300 of the City of Lansing codified ordinances, Sections 1300.02, 1300.04, 1300.09, and 1300.11 to update the Ordinance to reflect changes in laws and rules by the Cannabis Regulatory Agency, formerly known as the Marijuana Regulatory Agency, and adding Section 1300.17 to codify the process for temporary marihuana events.

This Ordinance is read a first time by its title and referred to the Committee on _____.

Resolution #2022-258

By the Committee of the Whole
Resolved by the City Council of the City of Lansing

Resolved by the City Council of the City of Lansing that a public hearing be set for Monday, November 14, 2022, at 7 p.m. in the Tony Benavides Lansing City Council Chambers, Tenth Floor, Lansing City Hall, 124 West Michigan Avenue, Lansing, Michigan, for the purpose of approving or opposing:

An Ordinance to amend Chapter 1300 of the City of Lansing codified ordinances, Sections 1300.02, 1300.04, 1300.09, and 1300.11 to update the Ordinance to reflect changes in laws and rules by the Cannabis Regulatory Agency, formerly known as the Marijuana Regulatory Agency, and adding Section 1300.17 to codify the process for temporary marihuana events.

ORDINANCE NO. _____

AN ORDINANCE OF THE CITY OF LANSING, MICHIGAN, TO AMEND THE LANSING CODIFIED ORDINANCES BY AMENDING CHAPTER 1300, SECTIONS 1300.02, 1300.04, 1300.09, AND 1300.11 TO UPDATE THE ORDINANCE TO REFLECT CHANGES IN LAWS AND RULES BY THE CANNABIS REGULATORY AGENCY, FORMERLY KNOWN AS THE MARIJUANA REGULATORY AGENCY, AND ADDING SECTION 1300.17 TO CODIFY THE PROCESS FOR TEMPORARY MARIHUANA EVENTS.

THE CITY OF LANSING ORDAINS:

Section 1. That Chapter 1300, Sections 1300.02, 1300.04, 1300.09, and 1300.11 of the Code of Ordinances of the City of Lansing, Michigan be and is hereby amended and Section 1300.17 is added to read as follows:

1300.02. Definitions, interpretation and conflicts.

For the purposes of this chapter:

(a) Any term defined by the Michigan Medical Marihuana Act, MCL 333.26421 et seq., as amended ("MMMA"), the Medical Marihuana Facilities Licensing Act, MCL 333.2701 et seq. (MMFLA), as amended, the Marihuana Tracking Act ("MTA"), MCL 333.27901 et seq., the Michigan Regulation and Taxation of Marihuana Act (MRTMA"), MCL 333.27951 et seq., shall have the definition given in those acts; if the definition of a word or phrase set forth in this chapter conflicts with the definition in the MMMA, MMFLA or MTA, or if a term is not defined but is defined in the MMMA, MMFLA MTA, or MRTMA then the definition in the MMMA, MMFLA, MTA, or MRTMA shall apply.

(b) Any term defined by 21 USC 860(e) referenced in this chapter shall have the definition given by 21 USC 860(e).

(c) This chapter shall not limit an individual or entity's rights under the MMMA, MMFLA, MTA, or MRTMA and these acts supersede this chapter where there is a conflict between them and the immunities and protections established in the MMMA and MRTMA unless superseded or preempted by the MMFLA and/or MRTMA.

(d) All activities related to medical marihuana, including those related to a Medical Marihuana Provisioning Center, a Medical Marihuana Grower Facility, a Medical Marihuana Secure Transporter, a Medical Marihuana Processor or a Medical Marihuana Safety Compliance Facility shall be in compliance with the rules of the Marihuana Regulatory Agency, the rules of the Michigan Department of Licensing and Regulatory Affairs, or any successor agency, the rules and regulations of the City, the MMMA, MMFLA and the MTA.

(e) All activities related to non-medical marihuana shall be in compliance with the rules of the Michigan Department of Licensing and Regulatory Affairs, or any successor agency, the rules and regulations of the City and MRTMA.

(f) Any use which purports to have engaged in the cultivation or processing of marihuana into a usable form, or the distribution of marihuana, or the testing of marihuana either prior to or after enactment of this chapter without obtaining the required licensing set forth in this chapter shall be deemed to be an illegally established use and therefore not entitled to legal nonconforming status under the provisions of this chapter, and/or State law. Any license granted pursuant to this chapter shall be exclusive to the licensee, and is a revocable privilege. Granting a license does not create or vest any right, title, franchise, or other property right.

(g) The following terms shall have the definitions given:

Application/License Application means an application for a license pursuant to the terms and conditions set forth in Sections 1300.04 and 1300.05.

Application for a License Renewal means an application for a license renewal pursuant to the terms and conditions of Section 1300.07.

Buffered Use means a use subject to the buffering and dispersion requirements of Sections 1300.10 and 1300.11.

Building means an independent, enclosed structure having a roof supported by columns or walls, intended and/or used for shelter or enclosure of persons or chattels. When any portion of a structure is completely separated from every other part by dividing walls from the ground up, and without openings, each portion of such structure shall be deemed a separate structure, regardless of whether the portions of such structure share common pipes, ducts, boilers, tanks, furnaces, or other such systems. This definition refers only to permanent structures, and does not include tents, sheds, greenhouses and private garages on residential property, stables, or other accessory structures not in compliance with MMMA or MRTMA. A building does not include such structures with interior areas not normally accessible for human use, such as gas holders, tanks, smoke stacks, grain elevators, coal bunkers, oil cracking towers or similar structures.

Chapter means this Chapter 1300.

Church means an entire space set apart primarily for purposes of public worship, and which is tax exempt under the laws of this state, and in which religious services are held, and the entire building structure of which is kept for that use and not put to any other use inconsistent with that use.

City means the City of Lansing, Michigan.

Clerk shall mean the City Clerk of Lansing, Michigan.

65 *Council or City Council* means the City Council of Lansing, Michigan.

66 *Employee* means any individual who is employed by an employer in return for the payment of
67 direct or indirect monetary wages or profit, under contract, and any individual who volunteers his or her
68 services to an employer for no monetary compensation, or any individual who performs work or renders
69 services, for any period of time, at the direction of an owner, lessee, of other person in charge of a
70 place.

71 *License* means a license issued for the operation of a medical marihuana facility or marihuana
72 establishment pursuant to the terms and conditions of this chapter and includes a license which has
73 been renewed pursuant to Section 1300.07.

74 *Licensee* means a person issued a license for a medical marihuana facility or marihuana
75 establishment pursuant to this chapter.

76 *Limit* means a competitive application process by which the municipality selects applicants who
77 are best suited to operate in compliance with the Michigan Regulation and Taxation of Marihuana Act
78 and this chapter and prevents the Department of Licensing and Regulatory Affairs from issuing a State
79 license within the municipality's jurisdiction if the applicant is not selected, in compliance with MCL §
80 333.27956(1) and MCL § 333.27959(4).

81 ***Marihuana Educational Research License*** means any person or entity licensed by the United
82 States Drug Enforcement Administration (DEA) and in affiliation with a degree or certificate program
83 offered by an institution of higher learning accredited by the Higher Learning Commission and subject
84 to the requirements outlined under State of Michigan Rule 420.27a, as may be updated or amended
85 from time to time.

Marihuana Establishment means any marihuana operation that is required to be licensed under this chapter and possesses a license or approval to operate under the MRTMA, including a Marihuana Microbusiness, a Marihuana Retailer, a Marihuana Grower, a Marihuana Processor, a Marihuana Secure Transporter, a Marihuana Safety Compliance Facility, and a Designated Consumption Establishment.

Marihuana Grower means a licensee that is a commercial or business entity located in the City that is licensed or approved to operate by the State pursuant to the MMFLA or MRTMA and is licensed by the City pursuant to terms and conditions of this chapter that cultivates, dries, trims or cures and packages marihuana in accordance with State law.

Marihuana Microbusiness means a person or entity licensed as a **marihuana microbusiness or class A microbusiness, as defined by State of Michigan Rules 420.105 and 420.105a which may be updated or amended from time to time, to cultivate not more than 150 marihuana plants; process and package marihuana; and sell or otherwise transfer marihuana to individuals who are 21 years of age or older or to a Marihuana Safety Compliance Facility, but not to other marihuana establishments,** located in the City that is licensed or approved to operate by the State pursuant to the MRTMA and is licensed by the City pursuant to the terms and conditions of this chapter.

Marihuana Operation/Operator means all types of medical and non-medical marihuana establishments and facilities operating in the City of Lansing that are required to be licensed under this chapter and possess a license or approval to operate under State law.

Marihuana Processor or Medical Marihuana Processor Facility means a commercial entity located in the City that is licensed or approved to operate by the State pursuant to the MMFLA or MRTMA and is licensed by the City pursuant to the terms and conditions of this chapter, that extracts resin from the marihuana or creates a marihuana-infused product, processes and packages marihuana,

108 and sells or otherwise transfers marihuana to marihuana operations, to the extent permitted by State
109 law and rules.

110 *Marijuana Regulatory Agency or MRA* means the agency within the State of Michigan
111 Department of Licensing and Regulatory Affairs created pursuant to Executive Order 2019-07 to regulate
112 medical and recreational marihuana.

113 *Marihuana Retailer* means a licensee located in the City that is licensed or approved to operate
114 by the State pursuant to the MRTMA and is licensed by the City pursuant to the terms and conditions of
115 this chapter to obtain marihuana from marihuana establishments and to sell or otherwise transfer
116 marihuana to a marihuana establishment and to individuals who are 21 years of age or older.

117 *Marihuana Safety Compliance Facility or Medical Marihuana Safety Compliance Facility* means a
118 commercial or business entity located in the City that is licensed or approved to operate by the State
119 pursuant to the MMFLA or MRTMA and is licensed by the City pursuant to the terms and conditions of
120 this chapter, that tests marihuana, including certification for potency, the presence of contaminants,
121 and tetrahydrocannabinol and other cannabinoids.

122 *Medical Marihuana Facility* means any facility or center that is required to be licensed under this
123 chapter and possesses a license or approval to operate from the State under the MMFLA, including: A
124 Medical Marihuana Provisioning Center, a Medical Marihuana Processor, a Medical Marihuana Grower
125 Facility, a Marihuana Secure Transporter, and a Medical Marihuana Safety Compliance Facility.

126 *Medical Marihuana Provisioning Center* means a commercial or business entity located in the
127 City that is licensed or approved to operate by the State pursuant to the MMFLA and is licensed by the
128 City pursuant to the terms and conditions of this chapter, that sells, supplies, or provides marihuana to
129 registered qualifying patients only as permitted by State law. Medical Marihuana Provisioning Center, as

defined in the MMMA, MMFLA and MTA, includes any commercial property or business where marihuana is sold in conformance with State law and regulation. A noncommercial or nonbusiness location used by a primary caregiver to assist a qualifying patient, as defined in the MMMA, MMFLA or MTA connected to the caregiver through the State's marihuana registration process in accordance with the MMMA, MMFLA or MTA is not a Medical Marihuana Provisioning Center for purposes of this chapter.

MMFLA means the Medical Marihuana Facilities Licensing Act, MCL 333.2701 et seq. as amended from time to time.

MMMA means the Michigan Medical Marihuana Act, MCL 333.26421 et seq. as amended from time to time.

MRTMA means the Michigan Regulation and Taxation of Marihuana Act, MCL 333.27951 et seq., as amended from time to time.

MTA means the Marihuana Tracking Act, MCL 333.27901 et seq., as amended from time to time.

Ordinance means the ordinance adopting this Chapter 1300.

Park means an area of land designated by the City as a park on its master plan or on a Council-approved list of City parks.

Person means an individual, partnership, firm, company, corporation, association, sole proprietorship, limited liability company, joint venture, estate, trust, or other legal entity.

School means and includes buildings used for school purposes to provide instruction to children and youth in grades pre-kindergarten through 12, and headstart when that instruction is provided by a public, private, denominational, or parochial school.

151 *Secure Transporter or Medical Marihuana Secure Transporter* means a commercial or business
152 entity that is licensed or approved to operate by the State pursuant to the MMFLA and is licensed to
153 operate by the City pursuant to the terms and conditions of this chapter, that stores marihuana and
154 transports marihuana between medical marihuana facilities or marihuana establishments for a fee and
155 in accordance with State law.

156 *Stakeholder* means, with respect to a trust, the trustee and beneficiaries; with respect to a
157 limited liability company, the managers and members; with respect to a corporation, whether profit or
158 non-profit, the officers, directors, or shareholders; and with respect to a partnership or limited liability
159 partnership, the partners, both general and limited.

160 *State* means the State of Michigan.

161 *Ward* means the four wards of the City of Lansing as outlined in 2-203 of the Lansing City
162 Charter.

163 (h) Any term defined by the MMMA, the MMFLA, MTA, or MRTMA and not defined in this
164 chapter shall have the definition given in the MMMA, MMFLA, MTA, or MRTMA as applicable.

165 1300.04. License application submission.

166 (a) Each marihuana operation must be licensed by the City. Applications for a license shall be made
167 in writing to the City Clerk.

168 All applications submitted to the City Clerk in accordance with the provisions of this chapter shall be
169 considered for the issuance of a license. An applicant may apply for multiple licenses under this chapter
170 of the same or different natures simultaneously, as permitted by law.

(b) A complete application for a license or licenses required by this chapter shall be made under oath on forms provided by the City Clerk, and shall contain all of the following:

(1) If the applicant is an individual, the applicant's name, date of birth, physical address, email address, one or more phone numbers, including emergency contact information, and a copy of a government-issued photo identification card of the applicant.

(2) If the applicant is not an individual, the names, dates of birth, physical addresses, email addresses, and one or more phone numbers of each stakeholder of the applicant including designation of a stakeholder as an emergency contact person and contact information for the emergency contact person, articles of incorporation or organization, internal revenue service SS-4 EIN confirmation letter, and the operating agreement or bylaws of the applicant, if a limited liability company.

(3) Any applicant who meets any of the follow criteria must provide the necessary disclosure information outlined in 1300.04(b)(1) and (2):

(A) For an individual or sole proprietorship: the proprietor and spouse.

(B) For a partnership and limited liability partnership: all partners and their spouses.

(C) For a limited partnership and limited liability limited partnership: all general and limited partners, not including a limited partner holding a direct or indirect ownership interest of 10% or less who does not exercise control over or participate in the management of the partnership, and their spouses.

(D) For a limited liability company: all members and managers, not including a member holding a direct or indirect ownership interest of 10% or less who does not exercise control over or participate in the management of the company, and their spouses.

(E) For a privately held corporation: all corporate officers or persons with equivalent titles and their spouses, all directors and their spouses, all stockholders, not including those holding a direct or indirect ownership interest of 10% or less, and their spouses.

(F) For a publicly held corporation: all corporate officers or persons with equivalent titles and their spouses, all directors and their spouses, all stockholders, not including those holding a direct or indirect ownership interest of 10% or less, and their spouses.

(G) For a multilevel ownership enterprise: any entity or person that receives or has the right to receive more than 10% of the gross or net profit from the enterprise during any full or partial calendar or fiscal year.

(H) For a nonprofit corporation: all individuals and entities with membership or shareholder rights in accordance with the articles of incorporation or the bylaws and their spouses.

(I) For a trust: trustees, any individual or body able to control and direct the affairs of the trust, and any beneficiary who receives or has the right to receive more than 10% of the gross or net profit of the trust during any full or partial calendar or fiscal year and their spouses.

~~(3)~~(4) The name, date of birth, physical address, copy of photo identification, and email address for any operator or employee if other than the applicant.

~~(4)~~(5) The name and address of the proposed marihuana operation and any additional contact information deemed necessary by the City Clerk.

~~(5)~~(6) Applicant or licensee shall keep records of the results of the criminal history background checks performed pursuant to MMFLA and/or MRTMA requirements and shall provide copies for every applicant, licensee, stakeholder, and employee to the City Clerk within five business days of receipt.

213 ~~(6)~~(7) An affirmation under oath as to whether the applicant or operator has had a business license
214 revoked or suspended, and if revoked or suspended, then the reason for such revocation or
215 suspension.

216 ~~(7)~~(8) A copy of the proposed business plan for the marihuana operation, including, but not limited to,
217 the following:

218 i. The proposed ownership structure of the marihuana operation, including percentage
219 ownership of each person; and

220 ii. A current organization chart that includes position descriptions and the names of each
221 person holding each position.

222 ~~(8)~~(9) One of the following: (a) proof of ownership of the entire premises wherein the marihuana
223 operation is to be operated; or (b) written consent from the property owner for use of the
224 premises in a manner requiring licensure under this chapter along with a copy of any lease for the
225 premises.

226 ~~(9)~~(10) Verify compliance with State-mandated security measures as outlined in Emergency Rule 35 of
227 the Department of Licensing and Regulatory Affairs: Adult-Use Marihuana Establishments
228 Emergency Rules of July 3, 2019, as may be updated or amended from time to time.

229 ~~(10)~~ (11) A floor plan of the marihuana operation, as well as a scale diagram illustrating the
230 property including all available parking spaces, all available handicapped accessible parking, and
231 noting storage spaces for any flammable or combustible substances.

232 ~~(11)~~ (12) Verify compliance with State-mandated marketing and advertising restrictions as
233 outlined in Emergency Rule 52 of the Department of Licensing and Regulatory Affairs: Adult-Use

Marihuana Establishments Emergency Rules of July 3, 2019, as may be updated or amended from time to time.

~~(12)~~**(13)**A location area map, as measured pursuant to Section 1300.10, of the marihuana operation and surrounding area that identifies the relative locations and the distances, as measured pursuant to Section 1300.10(d), to the buffered uses set forth in Section 1300.10(a), and noting any residentially-zoned property within one-quarter mile of the marihuana operation.

~~(13)~~**(14)**An affidavit that neither the applicant nor any stakeholder of the applicant is in default to the City. Specifically, that the applicant or stakeholder of the applicant has not failed to pay any property taxes, special assessments, fines, fee or other financial obligation to the City.

~~(14)~~**(15)**A signed acknowledgment that the applicant is aware and understands that all matters related to marihuana, growing, cultivation, possession, dispensing, testing, safety compliance, transporting, distribution, and use are currently subject to State and Federal laws, rules, and regulations, and that the approval or granting of a license hereunder does not exonerate or exculpate the applicant from abiding by the provisions and requirements and penalties associated with those laws, rules and regulations or exposure to any penalties associated therewith; and further the applicant waives and forever releases any claim, demand, action, legal redress, or recourse against the City, its elected and appointed officials and its employees and agents for any claims, damages, liabilities, causes of action, damages, and attorney fees the applicant may occur as a result of the violation by applicant, its officials, members, partners, shareholders, employees and agent of those laws, rules, and regulations and hereby waives, and assumes the risk of, any such claims and damages, and lack of recourse against the City, its elected and appointed officials, employees, attorneys, and agents.

(15)(16) Proof of an insurance policy covering each license and naming the City, its elected and appointed officials, employees, and agents, as additional insured parties, available for the payment of any damages arising out of an act or omission of the applicant or its stakeholders, agents, employees, or subcontractors, in the amount of (a) at least \$1,000,000.00 for property damage; (b) at least \$1,000,000.00 for injury to one person; and (c) at least \$2,000,000.00 for injury to two or more persons resulting from the same occurrence. The insurance policy underwriter must have a minimum A.M. Best Company insurance ranking of B+, ~~DemoTech~~ consistent with State law, or **similar rating from another credit rating agency for the insurance industry**. The policy shall provide that the City shall be notified by the insurance carrier 30 days in advance of any cancellation. The insurer must be licensed in the State of Michigan.

(16)(17) i. Proof of a surety bond in the amount of \$50,000.00 with the City listed as the obligee to guarantee performance by applicant of the terms, conditions and obligations of this chapter in a manner and surety approved by the City Attorney; or, in the alternative,

ii. Creation of an escrow account as follows:

a. The account must be provided by a State or federally regulated financial institution or other financial institution; and

b. The account must be for the benefit of the City to guarantee performance by licensee in compliance with this chapter and applicable law; and

c. The account must be in the amount of \$20,000.00 and in a form prescribed by the City Attorney.

- 276 ~~(17)~~**(18)** Projected or actual annual budget and revenue based upon generally accepted accounting
277 principles (GAAP standards) demonstrating sufficient financial resources to fund and execute the
278 submitted business plans and building plans.
- 279 ~~(18)~~**(19)** An estimate of the number and type of full-time equivalent jobs that the marihuana operation
280 expects to create and the amount and type of compensation for each position, including but not
281 limited to healthcare, retirement, and paid time off.
- 282 ~~(19)~~**(20)** Submission of an odor plan to address any potential odors stemming from the use, storage,
283 growing, or processing of marihuana.
- 284 ~~(20)~~**(21)** Execution of the Financial Resources Litigation History form made available by the City Clerk.
- 285 ~~(21)~~**(22)** Execution of the Morals, Good Order and General Welfare Litigation History form made
286 available by the City Clerk.
- 287 ~~(22)~~**(23)** Any other information requested by the City Clerk to assist in the review of the application.
288 Failure to provide required or requested information may result in an incomplete application
289 determination and may result in denial or revocation of licensure.
- 290 ~~(23)~~**(24)** There is an ongoing obligation to provide updated information to the City Clerk. Should there be
291 a change to any portion of an application, the applicant must advise the City Clerk within seven
292 days from date of change and provide any documentation to support the change in application.
293 Failure to provide documentation shall result in an incomplete application determination and is
294 subject to denial of licensure.
- 295 (c) Each application shall be accompanied by a license application fee in an amount of \$5,000.00.

(d) Upon receipt of a completed application meeting the requirements of this section and the appropriate license application fee, the City Clerk shall refer a copy of the application to each of the following for their approval: the City Attorney, the Building Safety Office, the Police Department, the Zoning Administrator, and the City Treasurer.

(e) No application shall be approved unless:

(1) The Building Safety Office has inspected the proposed location or approved proposed site plans for compliance with all laws for which they are charged with enforcement and for compliance with the requirements of this chapter.

(2) The Zoning Administrator has confirmed that the proposed location complies with the Zoning Code and this chapter.

(3) The City Treasurer has confirmed that the applicant and each stakeholder of the applicant are not in default to the City, including but not limited to, non-payment of property taxes.

(4) The Police Department has reviewed the criminal history background checks for each applicant, stakeholder, and employees provided by the applicant.

(5) The City Attorney's office has reviewed and approved as to form the insurance and either the surety bond or escrow account documentation for compliance with State and local laws.

1300.07. License renewal application.

(a) Application for a license renewal required by this chapter shall be made in writing to the City Clerk at least 28 days prior to the expiration of an existing license.

(b) An application for a license renewal required by this chapter shall be made under oath on forms provided by the City, and shall contain all of the information required by Section 1300.04(b).

(c) An application for a license renewal shall be accompanied by a renewal fee in an amount of \$5,000.00. The renewal fee is established to defray the costs of the administration and enforcement of this chapter expended by the City Clerk's Office, Police Department, City Attorney's Office, Treasury, Building Safety office, Zoning Administrator, and other relevant City departments.

(d) Upon receipt of a completed application for a license renewal meeting the requirements of this chapter and the license renewal fee, the City Clerk shall refer a copy of the renewal application to each of the following for their approval: The City Attorney's Office, the Building Safety Office, the Police Department, the Zoning Administrator, and the City Treasurer.

(e) No application for a license renewal shall be approved unless:

(1) The Building Safety Office has inspected the proposed location and/or approved proposed site plans for compliance with all laws for which they are charged with enforcement within the past calendar year.

(2) The Zoning Administrator has confirmed that the location complies with the Zoning Code and this chapter.

(3) The City Treasurer has confirmed that the applicant and each stakeholder of the applicant and the location of the marihuana operation are not currently in default to the City, including but not limited to property taxes.

(4) The Police Department has reviewed the criminal history background checks for each applicant, stakeholder, and employee, as provided by the applicant.

(5) The City Attorney's Office has reviewed and approved as to form the insurance and either the surety bond or escrow account documentation for compliance with State and local laws.

(6) The applicant possesses the necessary State licenses or approvals.

(7) The applicant has operated the marihuana operation in accordance with the conditions and requirements of this chapter as well as Federal and State laws and regulations.

(8) The marihuana operation has not been declared a public nuisance.

(f) If written approval is given by each individual, department, or entity identified in subsection (e), the City Clerk confirms compliance with subsection (b) and receipt of the renewal fee, the City Clerk shall issue a license renewal to the applicant. The renewal shall be deemed approved if the City has not issued formal notice of denial within 60 days of the filing date of the application, unless the applicant is advised of non-compliance under Section 1300.07(e) during such period.

(g) If an applicant receives conditional approval to receive a license but fails to obtain that license within 24 months from the date of conditional approval, the City Clerk may revoke the conditional approval and deny licensure. conditional approval is not a license and in no way permits growing, processing, testing, transport, or sale of marihuana or marihuana product.

1300.09. Minimum operational standards of a marihuana operation.

Except as may be preempted by State law or regulation:

(a) Every Medical Marihuana Provisioning Center, Marihuana Retailer, and Designated Consumption Establishment must be located in a building, as defined under Section 1300.02.

(b) No Medical Marihuana Provisioning Center, Marihuana Retailer, Marihuana Microbusiness, or Designated Consumption Establishment shall be open between the hours of 10:00 p.m. and 9:00 a.m.

- 358 (c) Consumption of marihuana shall be prohibited on the premises of a marihuana operation except as
359 permitted by City Charter Section 8-501, State law, and a designated consumption establishment
360 license has been obtained.
- 361 (d) No marihuana operation shall be operated in a manner creating noise, dust, vibration, glare,
362 fumes, or odors detectable to normal senses beyond the boundaries of the property on which the
363 marihuana operation is operated; or any other nuisance that hinders the public health, safety and
364 welfare of the residents of the City.
- 365 (e) The license required by this chapter shall be prominently displayed on the premises of a marihuana
366 operation.
- 367 (f) The premises shall be open for inspection during the stated hours of operation and as such other
368 times as anyone is present on the premises. Refusal to permit inspection may result in revocation
369 or suspension of licensure.
- 370 (g) It shall be prohibited to display any signs that are inconsistent with local laws or regulations or
371 State law.
- 372 (h) No other accessory uses are permitted within the same establishment or facility unless expressly
373 permitted by State or local law.
- 374 (i) All processing activity shall be performed indoors in a building.
- 375 (j) All persons working in direct contact with marihuana shall conform to hygienic practices while on
376 duty, including but not limited to:
- 377 (1) Maintaining adequate personal cleanliness;
- 378 (2) Washing hands thoroughly in adequate hand-washing areas before starting work and at
379 any other time when the hands may have become soiled or contaminated;

(3) Refraining from having direct contact with medical marihuana if the person has or may have an illness, open lesion, including boils, sores or infected wounds, or any other abnormal source of microbial contamination, until the condition is corrected.

(k) Marihuana operations must be kept clean and in good repair, including proper disposal of all waste and litter.

(l) No Medical Marihuana Provisioning Center, Marihuana Retailer, Marihuana Microbusiness, or Designated Consumption Establishment shall permit the sale, consumption, or serving of alcohol.

(m) Any marihuana licensee engaged in the sale of marijuana must apply for and receive approval from the Zoning Administrator prior to operating a drive-through (drive-thru).

1300.11. Location of Marihuana Growers, Marihuana Safety Compliance Facilities, Marihuana Processors, Marihuana Secure Transporters, Marihuana Microbusinesses, and Designated Consumption Establishment.

(a) All Marihuana Growers and Marihuana Microbusinesses shall be limited to Ind-1 (suburban industrial), Ind-2 (general industrial) and Ind-3 (urban industrial) zoning districts as identified in this Code.

(b) All Marihuana Safety Compliance Facilities, Marihuana Processors, **Educational Research Facilities**, and Marihuana Secure Transporters shall be limited to Ind-1 (suburban industrial), Ind-2 (general industrial), Ind-3 (urban industrial), and DT-2 (urban flex) zoning districts as identified in this Code.

(c) All Designated Consumption Establishments shall be limited to S-C (suburban corridor), MX-C (mixed use urban corridor), MX-2 (mixed use community center), MX-3 (mixed use district center), Ind-1 (suburban industrial), Ind-2 (general industrial), Ind-3 (urban industrial), and DT-2 (urban flex) zoning districts as identified in this Code.

(d) No marihuana operation shall be located in an unzoned area or in an area subject to an agreement entered into pursuant to Public Act 425 of 1984.

404 1300.17. Temporary Marihuana Events

405 **(a) Any temporary marihuana event occurring in the City of Lansing shall submit the following to the**

406 **Office of the Mayor for municipal approval or denial:**

407 **(1) A full and complete copy of the application submitted to the State of Michigan;**

408 **(2) Proof of Marihuana Event Organizer License from the State of Michigan;**

409 **(3) A complete Special Event Permit Application if the event is to occur on City-owned**
410 **property;**

411 **(4) Submission of a \$5,000 license application fee;**

412 **(b) Upon receipt of a completed application meeting the requirements of this section and payment**
413 **of the appropriate license application fee, the application shall be referred to the following**
414 **departments for their approval: the City Attorney, the Police Department, the Fire Department,**
415 **and the Department of Parks & Recreation if hosted on City-owned property.**

416 **(c) The Mayor is the final authority in the decision whether to approve, deny, or modify the**
417 **application.**

418 Section 2. All ordinances, resolutions or rules, parts of ordinances inconsistent with these
419 provisions are repealed.

420 Section 3. Should any section, clause or phrase of this ordinance be declared to be invalid, the
421 same shall not affect the validity of the ordinance as a whole, or any part thereof other than the part so
422 declared to be invalid.

423 Section 4. This ordinance shall take effect on the 30th day after enactment by City Council and
424 pursuant to Section 3-307 of the City Charter, this Chapter shall expire December 31, 2031.

425

INTRODUCTION OF ORDINANCE

Council Member Spadafore introduced:

An Ordinance of the City of Lansing, Michigan, to amend the Lansing Codified Ordinances by repealing Chapter 844, Sections 844.27 through 844.99, to eliminate City permitting requirements for solicitors of charitable and religious donations

This Ordinance is read a first time by its title and referred to the Committee on Ways and Means.

Resolution #2022-278

By the Committee on Ways and Means
Resolved by the City Council of the City of Lansing

Resolved by the City Council of the City of Lansing that a public hearing be set for Monday, November 14, 2022, at 7 p.m. in the Tony Benavides Lansing City Council Chambers, Tenth Floor, Lansing City Hall, 124 West Michigan Avenue, Lansing, Michigan, for the purpose of:

An Ordinance of the City of Lansing, Michigan, to amend the Lansing Codified Ordinances by repealing Chapter 844, Sections 844.27 through 844.99, to eliminate City permitting requirements for solicitors of charitable and religious donations

ORDINANCE NO. _____

An Ordinance of the City of Lansing, Michigan, to amend the Lansing Codified Ordinances by repealing Chapter 844, Sections 844.27 through 844.99, to eliminate City permitting requirements for solicitors of charitable and religious donations.

The City of Lansing Ordains:

Section 1. That Chapter 844, Sections 844.27 through 844.99, of the Code of Ordinances of the City of Lansing, Michigan be and is hereby repealed in their entirety and shall be null and void and of no effect.

Section 2. All ordinances, resolutions or rules, parts of ordinances, resolutions or rules inconsistent with the provisions are repealed.

Section 3. Should any section, clause or phrase of this ordinance be declared to be invalid, the same shall not affect the validity of the ordinance as a whole, or any part thereof other than the part so declared to be invalid.

Section 4. This ordinance shall take effect on the 30th day after enactment, unless given immediate effect by City Council.

INTRODUCTION OF ORDINANCE

The Committee on City Operations introduced:

An Ordinance of the City of Lansing, Michigan, to amend the Lansing Codified Ordinances by amending Chapter 822, Sections 822.01 through 822.05, 822.11, 822.18, and 822.19, and repealing Chapter 822, Sections 822.16, 822.17, and 822.20, to eliminate City licensing requirements for massage therapists.

This Ordinance is read a first time by its title and referred to the Committee on City Operations.

Resolution #2022-259

By the Committee on City Operations
Resolved by the City Council of the City of Lansing

Resolved by the City Council of the City of Lansing that a public hearing be set for Monday, October 24, 2022, at 7 p.m. in the Tony Benavides Lansing City Council Chambers, Tenth Floor, Lansing City Hall, 124 West Michigan Avenue, Lansing, Michigan, for the purpose of:

An Ordinance of the City of Lansing, Michigan, to amend the Lansing Codified Ordinances by amending Chapter 822, Sections 822.01 through 822.05, 822.11, 822.18, and 822.19, and repealing Chapter 822, Sections 822.16, 822.17, and 822.20, to eliminate City licensing requirements for massage therapists.

ORDINANCE NO. _____

An Ordinance of the City of Lansing, Michigan, to amend the Lansing Codified Ordinances by amending Chapter 822, Sections 822.01 through 822.05, 822.11, 822.18, and 822.19, and repealing Chapter 822, Sections 822.16, 822.17, and 822.20, to eliminate City licensing requirements for massage therapists.

The City of Lansing Ordains:

Section 1. That Chapter 822, Sections 822.01 through 822.05, 822.11, 822.18, and 822.19, of the Code of Ordinances of the City of Lansing, Michigan be and is hereby amended to read as follows:

822.01. - Purposes.

In their interpretation and application, the provisions of this chapter shall be held to be the minimum requirements adopted for the promotion of the public health, safety and general welfare of the people of the City receiving services from health, ~~massage~~, bath or similar establishments.

822.02. - Definitions.

As used in this chapter:

Health club means any establishment which offers services in the form of ~~massages~~, baths, exercises or similar services, singly or in combination, to club members or to the public for a charge. "Health club" does not include:

(1) Hospitals, nursing homes or medical clinics, or the office or quarters of a physician, surgeon, chiropractor or osteopath;

(2) Exercise clubs exclusively for members or clientele where the services, without
message in any form, are performed by persons of the same sex as the members or clientele, and
where the facilities are not utilized by members of both sexes at the same time; **or**

(3) Barber shops and beauty parlors; ~~or~~

~~(4) The office or quarters of a qualified and certified massage therapist, or the home,
office or workplace of a client of a qualified and certified massage therapist, provided the
massage therapy is provided only by the qualified and certified massage therapist and not by any
other person.~~

Qualified and certified massage therapist means a person who has successfully
completed, as evidenced by a certificate of completion, diploma, certified transcript, degree or
other confirming documentation satisfactory to the City Clerk, a comprehensive course of study
in massage therapy at a school either established by legislative enactments of the State or
approved by the State Board of Education or by the American Massage Therapy Association, or
a comprehensive course of study in massage therapy specifically licensed by the State Board of
Education. Such a comprehensive course of study, in order to be deemed adequate, must include
classes in anatomy, physiology, massage practice and theory, and related course work, and must
consist of a minimum of 260 hours of instruction and practical training. Effective July 1, 1990,
such a course of study must consist of a minimum of 300 hours of instruction and practical
training, provided that this provision shall not apply to individuals first approved by Council
prior to July 1, 1990. Alternatively, "qualified and certified massage therapist" means a person
who has successfully completed the examination offered by the American Massage Therapy

1 ~~Association for membership therein, or who has been admitted to membership therein by virtue~~
2 ~~of holding a State license, and who is currently a member in good standing therein.~~

3 822.03. - License required; exemption.

4 (a) No person shall establish, maintain, operate or conduct a health club without first
5 obtaining a license therefor from the City Clerk.

6 ~~(b) No person who has failed to obtain a license to establish, maintain, operate or conduct~~
7 ~~a health club shall be deemed a qualified and certified massage therapist unless he or she has first~~
8 ~~obtained an exemption approved by the City Clerk.~~

9 ~~(c) No person who has failed to obtain a health club license shall provide massage~~
10 ~~services, without first obtaining the City Clerk approval of an exemption as a qualified and~~
11 ~~certified massage therapist, unless otherwise excluded from this chapter by the provisions hereof.~~

12 822.04. - License expiration and renewal; ~~expiration of exemptions.~~

13 ~~(a) Licenses issued under this chapter shall be renewed annually and shall, in each case,~~
14 ~~expire on April 30 of each year. Licenses issued during the year and later than May 1 in any~~
15 ~~given year shall likewise expire on April 30 in any succeeding year.~~

16 ~~(b) Exemptions for qualified and certified massage therapists shall, in each case, expire~~
17 ~~on April 30 of each year. Exemptions approved during the year and later than May 1 in any~~
18 ~~given year shall likewise expire on April 30 in any succeeding year.~~

19 822.05. - License applications; ~~exemptions.~~

20 (a) An application for a license required by this chapter shall be filed with the City Clerk.
21 Such application shall be accompanied by plans and specifications of the quarters showing such

1 details as entrances, partitions, windows, openings, ventilation, plumbing fixtures and water
2 supply.

3 (b) Application blanks shall be furnished by the City Clerk. An application for renewal of
4 a license must be made at least 60 days before the current license held by the applicant expires.

5 ~~(c) An application for an exemption as a qualified and certified massage therapist shall be~~
6 ~~filed with the City Clerk. Such application shall be on a form supplied by the City Clerk. An~~
7 ~~application for a renewal of an exemption must be made at least 60 days before the current~~
8 ~~exemption held by the applicant expires.~~

9 (d) ~~The initial application for an exemption as a qualified and certified massage therapist~~
10 ~~shall be accompanied by the documentary evidence described in [Section 822.02\(b\)](#). The~~
11 ~~application for exemption as a qualified and certified massage therapist shall contain the~~
12 ~~following:~~

13 ~~(1) The name, address and date of birth of the applicant;~~

14 ~~(2) The location of the office or quarters where massages will be regularly performed;~~

15 ~~(3) Whether the applicant has ever been convicted of a felony or misdemeanor and, if so,~~
16 ~~the nature of the offense and where the conviction occurred;~~

17 ~~(4) Whether the applicant, any business owned by the applicant or any business in which~~
18 ~~the applicant has been employed or otherwise affiliated with, has ever been sued for operating or~~
19 ~~maintaining a nuisance and, if so, when or where this lawsuit occurred and its outcome;~~

20 ~~(5) Any course of study in massage therapy completed by the applicant, including the~~
21 ~~dates, the number of credit hours and the names of institutions attended;~~

1 ~~(6) Any equipment to be installed at the office or quarters where massages are to be~~
2 ~~regularly performed;~~

3 ~~(7) An acknowledgment that the applicant understands that providing knowingly false~~
4 ~~information shall be justification for denial of an exemption or revocation of an exemption that~~
5 ~~has already been issued; and~~

6 ~~(8) An authorization for release to the City of personal, confidential or privileged~~
7 ~~information, including educational records, bearing on the applicant's qualifications or fitness for~~
8 ~~an exemption.~~

9 822.11. - Personnel requirements.

10 ~~(a) No person shall operate an establishment licensed under this chapter without having~~
11 ~~on the premises at least one person who is a qualified and certified massage therapist as defined~~
12 ~~in [Section 822.02\(b\)](#).~~

13 ~~(b) No person shall practice any of the services of a health club without first obtaining a~~
14 ~~certificate of good health issued by a duly licensed physician. Such certificate shall be renewed~~
15 ~~every six months on May 1 and November 1 of each year. The licensee shall deposit with the~~
16 ~~City Clerk such certificate on or before the date any person provides such service in his or her~~
17 ~~licensed establishment and again on the semi-annual certificate renewal dates.~~

18 ~~(c) No licensee shall allow any person within his or her licensed establishment to provide~~
19 ~~any services to a member of the opposite sex where physical contact is required.~~

20 ~~822.18. 822.16. - Notice of denial of license or exemption as a qualified and certified massage~~
21 ~~therapist.~~

1 If the City Clerk denies an application for a health club license ~~or an application for an~~
2 ~~exemption as a qualified and certified massage therapist~~, the City Clerk shall notify the applicant
3 of such denial by registered or certified mail, return receipt requested, sent to the address on the
4 application. The notice of denial shall include a statement of the reasons therefor.

5 ~~822.19.~~ **822.17** - Appeals.

6 Any applicant aggrieved by the action of the City Clerk in the denial of a license as a
7 health club, ~~or in the denial of an exemption as a qualified and certified massage therapist~~, may
8 appeal to Council by filing, within 14 days after notice of the denial has been mailed to the
9 applicant's address contained on the application, a written statement setting forth fully the
10 grounds for the appeal. Upon appeal to Council, the matter shall be referred to the General
11 Services Committee or consideration. The Committee shall set a time and place for a hearing on
12 such appeal and notice of such hearing shall be given by registered or certified mail. After
13 reviewing the appeal, the General Services Committee shall make a recommendation to the
14 Council for final decision. The decision of Council on such appeal shall be final and conclusive.

15 Section 2. That Chapter 822, Sections 822.16, 822.17, and 822.20, of the Code of
16 Ordinances of the City of Lansing, Michigan be and is hereby repealed in their entirety and shall
17 be null and void and of no effect.

18 Section 3. All ordinances, resolutions or rules, parts of ordinances, resolutions or rules
19 inconsistent with the provisions are repealed.

20 Section 4. Should any section, clause or phrase of this ordinance be declared to be
21 invalid, the same shall not affect the validity of the ordinance as a whole, or any part thereof
22 other than the part so declared to be invalid.

1 Section 5. This ordinance shall take effect on the 30th day after enactment, unless given
2 immediate effect by City Council, and shall expire December 31, 2031.

3

4

INTRODUCTION OF ORDINANCE

The Committee on City Operations introduced:

An Ordinance of the City of Lansing, Michigan, to amend the Lansing Codified Ordinances by amending Chapter 872, Section 872.01, and repealing Chapter 872, Sections 872.10 through 872.23, to eliminate City licensing, regulating, and operating requirements for wreckers.

This Ordinance is read a first time by its title and referred to the Committee on City Operations.

Resolution #2022-260

By the Committee on City Operations
Resolved by the City Council of the City of Lansing

Resolved by the City Council of the City of Lansing that a public hearing be set for Monday, October 24, 2022, at 7 p.m. in the Tony Benavides Lansing City Council Chambers, Tenth Floor, Lansing City Hall, 124 West Michigan Avenue, Lansing, Michigan, for the purpose of:

An Ordinance of the City of Lansing, Michigan, to amend the Lansing Codified Ordinances by amending Chapter 872, Section 872.01, and repealing Chapter 872, Sections 872.10 through 872.23, to eliminate City licensing, regulating, and operating requirements for wreckers.

ORDINANCE NO. _____

An Ordinance of the City of Lansing, Michigan, to amend the Lansing Codified Ordinances by amending Chapter 872, Section 872.01, and repealing Chapter 872, Sections 872.10 through 872.23, to eliminate City licensing, regulating, and operating requirements for wreckers.

The City of Lansing Ordains:

Section 1. That Chapter 872, Section 872.01, of the Code of Ordinances of the City of Lansing, Michigan be and is hereby amended to read as follows:

872.01. - Definitions.

As used in this chapter:

Dockless electric scooter company means a person, as defined in Section 202.03(18) of this Code, that owns, operates, provides, or otherwise makes electric scooters available to the public to use on a temporary basis for payment, where such electric scooters are not required to be parked or docked in physically fixed locations or docks.

Electric scooter means a two-wheeled transportation device, with the wheels in tandem, that has a stem, handlebars and a floorboard that is designed to be stood upon while riding, and is powered by an electric motor of less than 750 watts; and any device that otherwise fits the definition provided for electric skateboards in Section 13F of the Michigan Motor Vehicle Code, MCL 257.13F.

Horse-drawn carriage means a horse-drawn vehicle operating for hire.

Limousine means a chauffeured motor vehicle not equipped with a taximeter, which transports individuals for hire at an hourly and/or daily rate.

~~*Noneconsent tow* means a tow of a motor vehicle without the knowledge or consent of the owner or person in possession of such motor vehicle, including the following:~~

~~(a) A tow from public property without consent of the owner thereof;~~

~~(b) A tow from private property at the request of the property owner or a person lawfully in possession or control of such property; or~~

~~(c) A tow at the request of the Manager of the Code Compliance Division of the Department of Planning and Neighborhood Development, or his or her designee, when the owner of the vehicle has no knowledge of or has not consented to the tow.~~

~~*Nonpreference police calls* means requests by the Police Department to tow vehicles immobilized or incapacitated on public streets and vehicles illegally parked, whether on public or private property.~~

~~*Owner's agent* means a natural person who possesses a signed and notarized statement, or some other reliable written evidence or documentation, from a vehicle owner that authorizes said person to take possession of the owner's vehicle.~~

~~*Shuttle bus* means any motor vehicle which transports individuals between pre-established fixed points for established fixed fees, not including taxicabs, limousines, publicly owned or church or school buses, buses utilized for living or camping purposes or motor vehicles utilized exclusively for funeral purposes.~~

~~*Wrecker* means a motor vehicle designed for or engaged in the business of towing, transporting, conveying and/or removing all kinds of vehicles.~~

1 Section 2. That Chapter 872, Sections 872.10 through 872.23, of the Code of Ordinances
2 of the City of Lansing, Michigan be and are hereby repealed in their entirety and shall be null
3 and void and of no effect.

4 Section 3. All ordinances, resolutions or rules, parts of ordinances, resolutions or rules
5 inconsistent with the provisions are repealed.

6 Section 4. Should any section, clause or phrase of this ordinance be declared to be
7 invalid, the same shall not affect the validity of the ordinance as a whole, or any part thereof
8 other than the part so declared to be invalid.

9 Section 5. This ordinance shall take effect on the 30th day after enactment, unless given
10 immediate effect by City Council, and shall expire December 31, 2031.

PASSAGE OF ORDINANCE

An ordinance of the City of Lansing, Michigan, to amend the Code of Ordinances of the City of Lansing by adding a new section 888.32 for the purposes of providing for a service charge in lieu of taxes for sixty-six (66) low-income multi-family dwelling units in a project known as Stadium North Lofts, pursuant to the provisions of the State Housing Development Authority Act of 1966, (being Public Act 346 of 1966 as amended [MCL 125.1401, et seq.]) (The "Act").

Is read a second time by its title. The Ordinance was reported from the Committee on Development and Planning and is on the order of immediate passage.

COUNCIL MEMBER	YEAS	NAYS
BROWN	☐	☐
DANIELS	☐	☐
GARZA	☐	☐
HUSSAIN	☐	☐
JACKSON	☐	☐
SPADAFORE	☐	☐
SPITZLEY	☐	☐
WOOD	☐	☐
	_____	_____
☐ ADOPTED	☐ FAILED	

Ordinance #1305

An ordinance of the City of Lansing, Michigan, to amend the Code of Ordinances of the City of Lansing by adding a new section 888. _____ for the purposes of providing for a service charge in lieu of taxes for sixty-six (66) low-income multi-family dwelling units in a project known as Stadium North Lofts, pursuant to the provisions of the State Housing Development Authority Act of 1966, (being Public Act 346 of 1966 as amended [MCL 125.1401, et seq.]) (The "Act").

The City of Lansing ordains:

Section 1. That Chapter 888 of the Code of Ordinances of the City of Lansing, Michigan be amended to add a new Section _____ to read as follows:

Stadium North Lofts

(a) **Purpose.** It is acknowledged that it is a proper public purpose of the state and its political subdivisions to provide housing for its residents of low and moderate income and to encourage the development of such housing by providing for a service charge in lieu of property taxes in accordance with the State Housing Development Authority Act of 1966, being Public Act 346 of 1966, as amended [MCL 125.1401, et seq.]. The City is authorized by such Act to establish or change the service charge to be paid in lieu of taxes by any or all classes of housing exempt from taxation under such Act at any amount it chooses, not to exceed the taxes that would be paid but for this Act. It is further acknowledged that such housing for persons of low and moderate income is a public necessity, and as the City will be benefited and improved by such housing, the encouragement of the same by providing certain real estate tax exemption for such housing is a valid public purpose.

(b) **Definitions.**

- (1) **"Act"** means the State Housing Development Authority Act, being Public Act 346 of 1966, as amended.
- (2) **"Annual shelter rents"** means the total collections during an agreed annual period from all persons of low or moderate income, occupying the housing development representing rents for occupancy, which rental amounts shall be exclusive of charges for gas, electricity, heat or other utilities furnished to the occupants.
- (3) **"Authority"** means the Michigan State Housing Development Authority.
- (4) **"Housing development" or "Development"** means a development which contains a significant element of housing for persons of low and moderate income and such elements of other housing, commercial, recreational, industrial, communal and educational facilities as the authority may determine will improve the quality of the development as it relates to housing for persons of low and moderate income. For the purpose of this section, the name of this development is Stadium North Lofts, and consist of sixty-six (66) units of rental housing located within the City of Lansing at:

Parcel 1

Land in the City of Lansing, Ingham County, Michigan, described as follows:

Lot 34 of Assessor's Plat No. 33 of the East $\frac{1}{2}$ of Lot 3 and Lots 4 through 8 inclusive of Block 247, City of Lansing; also Lots 14, 15, 16 and 17 of Scofield's Subdivision; thence South 4.5 feet along extension of East line of Lot 17 to North line of Lot 34 of Assessor's Plat No. 33; thence West along North line of said Lot 34 a distance of 214.5 feet to the point of beginning.

ALSO: Commencing at Southwest corner of Lot 11; thence East 132 feet; thence North 100 feet; thence West 14.5 feet; thence South 30.5 feet; thence West 22.5 feet; thence South 19.5 feet; thence East 4 feet; thence South 27 feet; thence West 21 feet; thence South 13 feet; thence West 78 feet; thence South 10 feet to beginning, being part of Lots 10 and 11 of Scofield's subdivision of Lot 2 and part of Lot 3, Block 247, City of Lansing;

ALSO: Lots 1, 2, 4, 5, 6, 33 and Lot 3 except the North 33 feet of the east 40 feet thereof Assessors Plat No. 33 of East $\frac{1}{2}$ of Lot 3 and Lots 4 through 8 inclusive of Block 247, City of Lansing; also Lots 12 and South 57 feet of Lot 13 and commencing at the Northwest corner of Lot 11; thence East 99 feet; thence South 27 feet; thence West 21 feet; thence South 13 feet; thence West 78 feet; thence North 40 feet to beginning of Scofield's Subdivision of Lot 2 and part of Lot 3, Block 247, City of Lansing; Together with and in addition of those lands as described above, all lands lying between the South line of Lot 12 and the South line of Lot 13 of Scofield's Subdivision (a subdivision of Lot 2 and part of Lot 3, Block 247, Original Plat, City of Lansing) and the North line of Lot 1, Assessor's Plat No. 33 (on the East $\frac{1}{2}$ of Lot 3 and all of Lots 4 through 8 inclusive of Block 247, Original Plat, City of Lansing).

Parcel 2

Land in the City of Lansing, Ingham County, MI, described as follows:

The North 93 feet of Lot 13, Scofield's Subdivision of Lot 2 and part of Lot 3 of Block 247, City of Lansing, Ingham County, Michigan, according to the recorded plat thereof, as recorded in Liber 1 of Plats, Page 34, Ingham County Records.

- (5) "**HUD**" means The Department of Housing and Urban Development of the United States government.

- (6) **"Low Income Housing Tax Credit Program"** means the program established by section 42 of the United States internal revenue code.
 - (7) **"Low or moderate income"** means low- or moderate-income eligibility under the authority act or rules.
 - (8) **"Mortgage loan"** means a loan that is federally aided (as defined in section 11 of the Act) or a loan or grant made or to be made by the authority to the Sponsor for the construction, rehabilitation, acquisition and/or permanent financing of a housing project and secured by a mortgage on the housing project.
 - (9) **"Sponsor"** means a person or other entity with a housing development which is financed or assisted pursuant to the act. For purposes of this section, the Sponsor of Stadium North Lofts is MVAH Development LLC, or its successors or assigns.
 - (10) **"Utilities"** means fuel, water, sanitary sewer and/or electrical service, which is paid for by the housing development.
- (c) **Establishment of annual service charge.**
- (1) The City acknowledges that the Sponsor and the authority have established the economic feasibility of Stadium North Lofts in reliance upon the enactment and continuing effect of this section and upon the qualification of the sixty-six (66) units of housing in the housing development for exemption from all property taxes as established in this section,
 - (2) Subject to the conditions and requirements of this section and the act, the sixty-six (66) units in the housing development for persons of low and moderate income identified as Stadium North Lofts and the property on which they are constructed shall be exempt from all property taxes for not more than thirty-five (35) years, commencing with and including tax year 2024.
 - (3) In lieu of all said property taxes on the sixty-six (66) units in the housing development, the Sponsor shall pay, and the City will accept, an annual service charge for public services in the sum equal to seven percent (7%) of the annual shelter rents.
 - (4) The exemption provided under this section shall commence when the Sponsor complies with Section 15a(1) of 1966 PA 346, as amended, codified as MCL 125.1415a(1), which provides: the owner of a housing project eligible for the exemption shall file with the local assessing officer (the City Assessor) a notification of the exemption, which shall be in an affidavit form as provided by the authority. The completed affidavit form first shall be submitted to the authority for certification by the authority that the project is eligible for the exemption. The owner then shall file or cause to be filed the certified notification of the exemption with the local Assessing Officer before November 1 of the year preceding the tax year in which the exemption is to begin.
 - (5) In addition to the certification required pursuant to Subsection (c)(4), the Sponsor shall provide for the housing development annually in writing to the City assessor for the preceding year in which the property tax exemption was in effect:
 - A. The annual audited accounting report for the payment in lieu of taxes; and

- B. A certified statement identifying all the units rented to persons of low or moderate income; and
 - C. If requested by the City, proof that the housing development units have not increased, decreased, or been altered in any form, unless the City has otherwise amended the provisions of this section.
- (d) ***Limitation on the payment of the annual service charge.*** Notwithstanding subsection (c), the service charge to be paid each year in lieu of taxes for the part of the housing development project that is tax exempt and occupied by other than low- or moderate-income persons shall be equal to the full amount of the taxes that would otherwise be due and payable on that portion of the housing development project if the project were not tax exempt.
 - (e) ***Payment of annual service charge.*** The service charge in lieu of taxes, as established under this section, shall be payable in the same manner as general property taxes are payable to the City, except that the annual payment shall be made on or before July 1 of the year following the year upon which such charge is calculated. Collection procedures shall be in accordance with the provisions of the General Property Tax Act (1893 pa 206 as amended; MCL 211.1 et.seq.)
 - (f) ***Contractual effect.*** Notwithstanding the provisions of section 15(a)(5) of the Act to the contrary, a contract between the City and the Sponsor with the authority as third-party beneficiary under the contract, to provide tax exemption and accept payment in lieu of taxes as previously described, is effectuated by the enactment of this section.
 - (g) ***Duration.*** This section shall remain in effect and shall not terminate for thirty five (35) years, commencing with and including tax year 2024, provided that the Sponsor complies with the requirements of the act and this section, and further provided that the housing development continues to be rented to low or moderate income persons at rents determined under the low income housing tax credit program, as the same maybe further amended or superseded, or there is an authority-aided or federally-aided mortgage on the housing development as provided in the act, or the authority or HUD has an interest in the property; but in no event beyond December 31, 2058. If (a) the construction of the housing development project does not commence or the Sponsors fail to obtain a mortgage loan within two (2) years from the effective date of this ordinance, or (b) if transfer of title is not effectuated to Stadium North Lofts Limited Dividend Housing Association LLC within two (2) years from the effective date of this ordinance or (c) if the Sponsors change the scope or purpose of the sixty-six (66) units of housing within the housing development project without the consent of the City, by and through its representatives, and in accordance with the requirements of the Lansing City Charter, and the Sponsor or other responsible party does not cure the violation within ninety (90) days after written notice is given to the Sponsor, then this ordinance shall automatically expire, terminate and be of no further effect.

Section 2. All ordinances, resolutions or rules, ordinances, parts of ordinances, resolutions or rules inconsistent with the provisions hereof including the Payment In Lieu of Taxes Agreement dated January 29, 2021, are hereby repealed as they pertain to Stadium North Lofts at the time this exemption commences.

Section 3. Should any section, clause or phrase of this ordinance be declared to be invalid, the same shall not affect the validity of the ordinance as a whole, or any part thereof other than the part so declared to be valid.

Section 4. This Ordinance shall take effect on the 30th day after enactment unless given immediate effect by the City Council.

PASSAGE OF ORDINANCE

An ordinance of the City of Lansing, Michigan, to amend the Code of Ordinances of the City of Lansing by adding a new section 888.32 for the purposes of providing for a service charge in lieu of taxes for sixty-six (66) low-income elderly dwelling units in a project known as Stadium North Senior Lofts, pursuant to the provisions of the State Housing Development Authority Act of 1966, (being Public Act 346 of 1966, as amended [MCL 125.1401, et seq.]) (The "Act").

Is read a second time by its title. The Ordinance was reported from the Committee on Development and Planning and is on the order of immediate passage.

COUNCIL MEMBER	YEAS	NAYS
BROWN	☐	☐
DANIELS	☐	☐
GARZA	☐	☐
HUSSAIN	☐	☐
JACKSON	☐	☐
SPADAFORE	☐	☐
SPITZLEY	☐	☐
WOOD	☐	☐
	_____	_____
☐ ADOPTED	☐ FAILED	

Ordinance #1306

An ordinance of the City of Lansing, Michigan, to amend the Code of Ordinances of the City of Lansing by adding a new section 884.____ for the purposes of providing for a service charge in lieu of taxes for sixty-six (66) low-income elderly dwelling units in a project known as Stadium North Senior Lofts, pursuant to the provisions of the State Housing Development Authority Act of 1966, (being Public Act 346 of 1966, as amended [MCL 125.1401, et seq.]) (The "Act").

The City of Lansing ordains:

Section 1. That chapter 884 of the Code of Ordinances of the City of Lansing, Michigan be amended to add a new section _____ to read as follows:

Stadium North Senior Lofts

(a) **Purpose.** It is acknowledged that it is a proper public purpose of the state and its political subdivisions to provide housing for its elderly residents of low and moderate income and to encourage the development of such housing by providing for a service charge in lieu of property taxes in accordance with the State Housing Development Authority Act of 1966, being Public Act 346 of 1966, as amended [mcl 125.1401, et seq.]. The City is authorized by such Act to establish or change the service charge to be paid in lieu of taxes by any or all classes of housing exempt from taxation under such Act at any amount it chooses, not to exceed the taxes that would be paid but for this Act. It is further acknowledged that such housing for elderly persons of low and moderate income is a public necessity, and as the City will be benefited and improved by such housing, the encouragement of the same by providing certain real estate tax exemption for such housing is a valid public purpose.

(b) **Definitions.**

- (1) **"Act"** means the State Housing Development Authority Act, being Public Act 346 of 1966, as amended.
- (2) **"Annual shelter rents"** means the total collections during an agreed annual period from all persons of low or moderate income, occupying the housing development representing rents for occupancy, which rental amounts shall be exclusive of charges for gas, electricity, heat or other utilities furnished to the occupants.
- (3) **"Authority"** means the Michigan State Housing Development Authority.
- (4) **"Housing development" or "Development"** means a development which contains a significant element of housing for persons of low and moderate income and such elements of other housing, commercial, recreational, industrial, communal and educational facilities as the authority may determine will improve the quality of the development as it relates to housing for persons of low and moderate income. For the purpose of this section, the name of this development is Stadium North Senior Lofts, and consist of sixty-six (66) units of rental housing located within Lansing at:

Parcel 1

Land in the City of Lansing, Ingham County, Michigan, described as follows:

Lot 34 of Assessor's Plat No. 33 of the East $\frac{1}{2}$ of Lot 3 and Lots 4 through 8 inclusive of Block 247, City of Lansing; also Lots 14, 15, 16 and 17 of Scofield's Subdivision; thence South 4.5 feet along extension of Est line of Lot 17 to North line of Lot 34 of Assessor's Plat No. 33; thence West along North line of said Lot 34 a distance of 214.5 feet to the point of beginning.

ALSO: Commencing at Southwest corner of Lot 11; thence East 132 feet; thence North 100 feet; thence West 14.5 feet; thence South 30.5 feet; thence West 22.5 feet; thence South 19.5 feet; thence East 4 feet; thence South 27 feet; thence West 21 feet; thence South 13 feet; thence West 78 feet; thence South 10 feet to beginning, being part of Lots 10 and 11 of Scofield's subdivision of Lot 2 and part of Lot 3, Block 247, City of Lansing;

ALSO: Lots 1, 2, 4, 5, 6, 33 and Lot 3 except the North 33 feet of the east 40 feet thereof Assessors Plat No. 33 of East $\frac{1}{2}$ of Lot 3 and Lots 4 through 8 inclusive of Block 247, City of Lansing; also Lots 12 and South 57 feet of Lot 13 and commencing at the Northwest corner of Lot 11; thence East 99 feet; thence South 27 feet; thence West 21 feet; thence South 13 feet; thence West 78 feet; thence North 40 feet to beginning of Scofield's Subdivision of Lot 2 and part of Lot 3, Block 247, City of Lansing; Together with and in addition of those lands as described above, all lands lying between the South line of Lot 12 and the South line of Lot 13 of Scofield's Subdivision (a subdivision of Lot 2 and part of Lot 3, Block 247, Original Plat, City of Lansing) and the North line of Lot 1, Assessor's Plat No. 33 (on the East $\frac{1}{2}$ of Lot 3 and all of Lots 4 through 8 inclusive of Block 247, Original Plat, City of Lansing).

Parcel 2

Land in the City of Lansing, Ingham County, MI, described as follows:

The North 93 feet of Lot 13, Scofield's Subdivision of Lot 2 and part of Lot 3 of Block 247, City of Lansing, Ingham County, Michigan, according to the recorded plat thereof, as recorded in Liber 1 of Plats, Page 34, Ingham County Records.

- (5) "**HUD**" means The Department of Housing and Urban Development of the United States government.

- (6) **"Low-income housing tax credit program"** means the program established by Section 42 of the United States internal revenue code.
 - (7) **"Low or moderate income"** means low- or moderate-income eligibility under the authority act or rules.
 - (8) **"Mortgage loan"** means a loan that is federally aided (as defined in Section 11 of the act) or a loan or grant made or to be made by the authority to the Sponsor for the construction, rehabilitation, acquisition and/or permanent financing of a housing project and secured by a mortgage on the housing project.
 - (9) **"Sponsor"** means a person or other entity with a housing development which is financed or assisted pursuant to the act. For purposes of this section, the Sponsor of Stadium North Senior Lofts is MVAH Development LLC, or its successors or assigns.
 - (10) **"Utilities"** means fuel, water, sanitary sewer and/or electrical service, which is paid for by the housing development.
- (c) **Establishment of annual service charge.**
- (1) The City acknowledges that the Sponsor and the authority have established the economic feasibility of Stadium North Senior Lofts in reliance upon the enactment and continuing effect of this section and upon the qualification of the sixty-six (66) units of housing in the housing development for exemption from all property taxes as established in this section,
 - (2) Subject to the conditions and requirements of this section and the act, the sixty-six (66) units in the housing development for elderly persons of low and moderate income identified as Stadium North Lofts and the property on which they are constructed shall be exempt from all property taxes for not more than twenty (35) years, commencing with and including tax year 2024.
 - (3) In lieu of all said property taxes on the sixty-six (66) units in the housing development, the Sponsor shall pay, and the City will accept, an annual service charge for public services in the sum equal to seven percent (7%) of the annual shelter rents.
 - (4) The exemption provided under this section shall commence when the Sponsor complies with section 15a(1) of 1966 PA 346, as amended, codified as MCL 125.1415a(1), which provides: the owner of a housing project eligible for the exemption shall file with the local assessing officer (the City Assessor) a notification of the exemption, which shall be in an affidavit form as provided by the authority. The completed affidavit form first shall be submitted to the authority for certification by the authority that the project is eligible for the exemption. The owner then shall file or cause to be filed the certified notification of the exemption with the local Assessing Officer before November 1 of the year preceding the tax year in which the exemption is to begin.
 - (5) In addition to the certification required pursuant to subsection (c)(4), the Sponsor shall provide for the housing development annually in writing to the City Assessor for the preceding year in which the property tax exemption was in effect:
 - A. The annual audited accounting report for the Payment In Lieu Of Taxes; and

- B. A certified statement identifying all the units rented to persons of low or moderate income; and
 - C. If requested by the City, proof that the housing development units have not increased, decreased, or been altered in any form, unless the City has otherwise amended the provisions of this section.
- (d) ***Limitation on the payment of the annual service charge.*** Notwithstanding Subsection (c), the service charge to be paid each year in lieu of taxes for the part of the housing development project that is tax exempt and occupied by other than low- or moderate-income elderly persons shall be equal to the full amount of the taxes that would otherwise be due and payable on that portion of the housing development project if the project were not tax exempt.
 - (e) ***Payment of annual service charge.*** The service charge in lieu of taxes, as established under this section, shall be payable in the same manner as general property taxes are payable to the City, except that the annual payment shall be made on or before July 1 of the year following the year upon which such charge is calculated. Collection procedures shall be in accordance with the provisions of the General Property Tax Act (1893 PA 206 as amended; mcl 211.1 et.seq.)
 - (f) ***Contractual effect.*** Notwithstanding the provisions of Section 15(a)(5) of the act to the contrary, a contract between the City and the Sponsor with the authority as third-party beneficiary under the contract, to provide tax exemption and accept payment in lieu of taxes as previously described, is effectuated by the enactment of this section.
 - (g) ***Duration.*** This section shall remain in effect and shall not terminate for thirty five (35) years, commencing with and including tax year 2024, provided that the Sponsor complies with the requirements of the act and this section, and further provided that the housing development continues to be rented to low or moderate income elderly persons at rents determined under the low income housing tax credit program, as the same maybe further amended or superseded, or there is an authority-aided or federally-aided mortgage on the housing development as provided in the act, or the authority or HUD has an interest in the property; but in no event beyond December 31, 2058. If (a) the construction of the housing development project does not commence or the Sponsors fail to obtain a mortgage loan within two (2) years from the effective date of this ordinance, or (b) if transfer of title is not effectuated to Stadium North Senior Lofts Limited Dividend Housing Association LLC within two (2) years from the effective date of this ordinance or (c) if the Sponsors change the scope or purpose of the sixty-six (66) units of housing within the housing development project without the consent of the City, by and through its representatives, and in accordance with the requirements of the Lansing City charter, and the Sponsor or other responsible party does not cure the violation within ninety (90) days after written notice is given to the Sponsor, then this ordinance shall automatically expire, terminate and be of no further effect.

Section 2. All ordinances, resolutions or rules, ordinances, parts of ordinances, resolutions or rules inconsistent with the provisions hereof including the payment in lieu of taxes agreement dated January 29, 2021, are hereby repealed as they pertain to Stadium North Senior Lofts at the time this exemption commences.

Section 3. Should any section, clause or phrase of this ordinance be declared to be invalid, the same shall not affect the validity of the ordinance as a whole, or any part thereof other than the part so declared to be valid.

Section 4. This ordinance shall take effect on the 30th day after enactment unless given immediate effect by the City Council.

PASSAGE OF ORDINANCE

An Ordinance of the City of Lansing, Michigan, to amend the Code of Ordinances of the City of Lansing by adding a new Section 888.____ for the purposes of providing for a service charge in lieu of taxes for forty (40) low-income multi-family dwelling units in a project known as Hillsdale Place, pursuant to the provisions of the State Housing Development Authority Act of 1966, (being Public Act 346 of 1966 as amended [MCL 125.1401, et seq.]) (The “Act”).

Is read a second time by its title. The Ordinance was reported from the Committee on Development and Planning and is on the order of immediate passage.

COUNCIL MEMBER	YEAS	NAYS
BROWN	☐	☐
DANIELS	☐	☐
GARZA	☐	☐
HUSSAIN	☐	☐
JACKSON	☐	☐
SPADAFORE	☐	☐
SPITZLEY	☐	☐
WOOD	☐	☐
	_____	_____
☐ ADOPTED	☐ FAILED	

Ordinance no. _____

An ordinance of the City of Lansing, Michigan, to amend the Code of Ordinances of the City of Lansing by adding a new Section 888.____ for the purposes of providing for a service charge in lieu of taxes for forty (40) low-income multi-family dwelling units in a project known as Hillsdale Place, pursuant to the provisions of the State Housing Development Authority Act of 1966, (being Public Act 346 of 1966 as amended [MCL 125.1401, et seq.]) (The “Act”).

The City of Lansing ordains:

Section 1. That Chapter 888 of the Code of Ordinances of the City of Lansing, Michigan be amended to add a new Section _____ to read as follows:

_____ **Hillsdale Place**

- (a) ***Purpose.*** It is acknowledged that it is a proper public purpose of the state and its political subdivisions to provide housing for its residents of low and moderate income and to encourage the development of such housing by providing for a service charge in lieu of property taxes in accordance with the State Housing Development Authority Act of 1966, being Public Act 346 of 1966, as amended [MCL 125.1401, et seq.]. The City is authorized by such act to establish or change the service charge to be paid in lieu of taxes by any or all classes of housing exempt from taxation under such act at any amount it chooses, not to exceed the taxes that would be paid but for this act. It is further acknowledged that such housing for persons of low and moderate income is a public necessity, and as the City will be benefited and improved by such housing, the encouragement of the same by providing certain real estate tax exemption for such housing is a valid public purpose. It is further acknowledged that the continuance of the provisions of this Ordinance for tax exemption and the service charge in lieu of all ad valorem taxes during the period contemplated in this Ordinance are essential to the

determination of economic feasibility of the housing projects that is constructed or rehabilitated with financing extended in reliance on such tax exemption.

The City acknowledges that the Sponsor (as defined below) has offered, subject to receipt of a Mortgage Loan from the Michigan State Housing Development Authority, to construct/acquire , own and operate a housing project identified as Hillsdale Place on certain property located at 1020 W. Hillsdale Street in the City to serve low income persons and families, and that the Sponsor has offered to pay the City on account of this housing project an annual service charge for public services in lieu of all ad valorem property taxes.

(b) *Definitions.*

- (1) "*Act*" means the State Housing Development Authority Act, being Public Act 346 of 1966, as amended.**
- (2) "*Annual shelter rents*" means the total collections during an agreed annual period from all persons of low or moderate income, occupying the housing development representing rents for occupancy, which rental amounts shall be exclusive of charges for gas, electricity, heat or other utilities furnished to the occupants.**
- (3) "*Authority*" means the Michigan State Housing Development Authority.**
- (4) "*Housing development*" or "*Development*" means a development which contains a significant element of housing for persons of low and moderate income and such elements of other housing, commercial, recreational, industrial, communal and educational facilities as the Authority may determine will improve the quality of the development as it relates to housing for persons of low and moderate income. For**

the purpose of this section, the name of this development is Hillsdale Place, and consists of forty (40) units of rental housing located within Lansing at:

West 20 FT Lot 7, All of Lots 8, 9, 10, 13, 14 and 15, Also Lots 11 and 12 excluding used as Street ROW; Block 8 Bush, Butler and Sparrow Add.

- (5) **"HUD"** means The Department of Housing and Urban Development of the United States government.
 - (6) **"Low Income Housing Tax Credit Program"** means the program established by section 42 of the United States Internal Revenue Code.
 - (7) **"Low or moderate income"** means low- or moderate-income eligibility under the Authority Act or Rules.
 - (8) **"Mortgage loan"** means a loan that is federally aided (as defined in Section 11 of the Act) or a loan or grant made or to be made by the Authority to the Sponsor for the construction, rehabilitation, acquisition and/or permanent financing of a housing project and secured by a mortgage on the housing project.
 - (9) **"Sponsor"** means a person or other entity with a housing development which is financed or assisted pursuant to the act. For purposes of this section, the Sponsor of Hillsdale Place is Gryphon Group, LLC, or its successors or assigns.
 - (10) **"Utilities"** means fuel, water, sanitary sewer and/or electrical service, which is paid for by the housing development.
- (c) ***Establishment of annual service charge.***
- (1) The City acknowledges that the Sponsor and the Authority have established the economic feasibility of Hillsdale Place in reliance upon the enactment and continuing effect of this section and upon the qualification of the forty (40) units of

housing in the housing development for exemption from all property taxes as established in this section,

- (2) Subject to the conditions and requirements of this section and the Act, the forty (40) units in the housing development for persons of low and moderate income identified as Hillsdale Place and the property on which they are constructed shall be exempt from all property taxes for not more than forty-five (45) years, commencing with and including tax year 2024.
- (3) In lieu of all said property taxes on the forty (40) units in the housing development, the Sponsor shall pay, and the City will accept, an annual service charge for public services in the sum equal to four percent (4%) of the annual shelter rents.
- (4) The exemption provided under this section shall commence when the Sponsor complies with section 15a(1) of 1966 PA 346, as amended, codified as MCL 125.1415a(1), which provides: the owner of a housing project eligible for the exemption shall file with the local Assessing Officer (the City Assessor) a notification of the exemption, which shall be in an affidavit form as provided by the Authority. The completed affidavit form first shall be submitted to the Authority for certification by the Authority that the project is eligible for the exemption. The owner then shall file or cause to be filed the certified notification of the exemption with the local Assessing Officer before November 1 of the year preceding the tax year in which the exemption is to begin.
- (5) In addition to the certification required pursuant to Subsection (c)(4), the Sponsor shall provide for the housing development annually in writing to the City Assessor for the preceding year in which the property tax exemption was in effect:

- A. The annual audited accounting report for the Payment In Lieu Of Taxes; and**
 - B. A certified statement identifying all the units rented to persons of low or moderate income; and**
 - C. If requested by the City, proof that the housing development units have not increased, decreased, or been altered in any form, unless the City has otherwise amended the provisions of this section.**
- (d) *Limitation on the payment of the annual service charge.* Notwithstanding Subsection (c), the service charge to be paid each year in lieu of taxes for the part of the housing development project that is tax exempt and occupied by other than low- or moderate-income persons shall be equal to the full amount of the taxes that would otherwise be due and payable on that portion of the housing development project if the project were not tax exempt.**
- (e) *Payment of annual service charge.* The service charge in lieu of taxes, as established under this section, shall be payable in the same manner as general property taxes are payable to the City, except that the annual payment shall be made on or before July 1 of the year following the year upon which such charge is calculated. Collection procedures shall be in accordance with the provisions of the General Property Tax Act (1893 PA 206 as Amended; MCL 211.1 et.seq.)**
- (f) *Contractual effect.* Notwithstanding the provisions of Section 15(a)(5) of the Act to the contrary, a contract between the City and the Sponsor with the Authority as third-party beneficiary under the contract, to provide tax exemption and accept payment in lieu of taxes as previously described, is effectuated by the enactment of this section.**

(g) *Duration.* This section shall remain in effect and shall not terminate for forty-five (45) years, commencing with and including tax year 2024, provided that the Sponsor complies with the requirements of the act and this section, and further provided that the housing development continues to be rented to low or moderate income persons at rents determined under the Low Income Housing Tax Credit Program, as the same maybe further amended or superseded, or there is an Authority-aided or Federally-aided mortgage on the housing development as provided in the act, or the Authority or HUD has an interest in the property; but in no event beyond December 31, 2070. If (a) the construction of the housing development project does not commence or the Sponsors fail to obtain a mortgage loan within two (2) years from the effective date of this ordinance, or (b) if transfer of title is not effectuated to Hillsdale Place Limited Dividend Housing Association Limited Liability Company within two (2) years from the effective date of this ordinance or (c) if the Sponsors change the scope or purpose of the forty (40) units of housing within the housing development project without the consent of the City, by and through its representatives, and in accordance with the requirements of the Lansing City charter, and the Sponsor or other responsible party does not cure the violation within ninety (90) days after written notice is given to the Sponsor, then this ordinance shall automatically expire, terminate and be of no further effect.

Section 2. All ordinances, resolutions or rules, ordinances, parts of ordinances, resolutions or rules, including the 10% Payment In Lieu of Taxes Agreement dated March 30, 2022, inconsistent with the provisions hereof are hereby repealed as they pertain to Hillsdale Place at the time this exemption commences.

Section 3. Should any section, clause or phrase of this ordinance be declared to be invalid, the same shall not affect the validity of the ordinance as a whole, or any part thereof other than the part so declared to be valid.

Section 4. This Ordinance shall take effect on the 30th day after enactment unless given immediate effect by the City Council.



Chris Swope

Lansing City Clerk

October 7, 2022

Members of the Lansing City Council
10th Floor City Hall
Lansing, MI 48933

Dear Councilmembers:

The Minutes from the Meetings of the following Boards, Commissions, and Authorities of the City of Lansing were placed on file in the City Clerk's Office and are available for review in the City Clerk's Office and at the following website: [Agendas & Minutes | Lansing, MI - Official Website \(lansingmi.gov\)](https://www.lansingmi.gov/agendas-minutes)

BOARD NAME

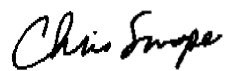
DATE OF MEETING

LEPFA Board of Commissioners	August 23, 2022
Board of Water and Light	July 26, 2022
HRCS Advisory Board	August 23, 2022
Planning Board	September 6, 2022
Election Commission	July 26, 2022
Tax Increment Finance Authority	September 9, 2022
Lansing Brownfield Redevelopment Authority	September 9, 2022
Lansing Economic Development Corp	September 9, 2022

If my staff or I can provide further assistance or information relative to the filing of these minutes, please contact us at 483-4131.

Sincerely,

Lansing City Clerk's Office
Ninth Floor, City Hall, 124 W. Michigan Ave., Lansing, MI 48933-1695
517-483-4131 □ 517-377-0068 FAX
www.lansingmi.gov/clerk □ city.clerk@lansingmi.gov



Chris Swope, MMC/MiPMC
Lansing City Clerk



Chris Swope

Lansing City Clerk

October 7, 2022

President and Council Members
10th Floor City Hall
Lansing, MI 48933

Dear President and Council Members:

Pursuant to Article 5, Chapter 2, Section 5-203.5 and Section 5-203.6 of the Lansing City Charter, on July 5 2022 my office received and placed on file:

[Board of Water and Light Annual Report, Budget for Fiscal Year 2023, and Capital Forecast for Fiscal Years 2023-2028](#)

Sincerely,

Chris Swope, MMC/MiPMC
Lansing City Clerk

Resolution #2022-###

By the Committee on Development and Planning
Resolved by the City Council of the City of Lansing

**A RESOLUTION TO APPROVE THE DEVELOPMENT AND TAX INCREMENT
FINANCE PLAN OF THE SOUTH MARTIN LUTHER KING JR. BOULEVARD
CORRIDOR IMPROVEMENT AUTHORITY OF THE CITY OF LANSING**

WHEREAS, the City Council of the City of Lansing, MI, by Resolution 2019-334, passed on December 16, 2019, authorized the creation of the South Martin Luther King Jr. Boulevard Corridor Improvement Authority (the "Authority") by the provisions of the State of Michigan's Corridor Improvement Authority Act, previously Act 280 of 2005 (MCL 125.2871, et seq.), recently reorganized as Part 6 of Act 57 of 2018 (125.4602, et seq.), as amended (the "Act"); and

WHEREAS, the Board of Directors of the Authority met and approved a joint Development and Tax Increment Finance Plan (together, the "Plan") on September 22nd, 2022 at a duly noticed public hearing of the Authority; and

WHEREAS, the Board of Directors for the Authority have transmitted the Plan to the City Council of the City of Lansing for review and approval after public hearing; and

WHEREAS, the City Council of the City of Lansing held a public hearing and received comments from members of the public, and each taxing jurisdiction levying taxes that would be subject to capture if the tax increment financing plan is approved, on all aspects of the Plan, on November 14th, 2022, and in compliance with Sections 622 & 618 of the Act; and

WHEREAS, after public comment the Plan was reviewed by the Committee on Development and Planning, and further by City Council as a whole, with particular attention to the following considerations:

- a) whether the plan meets the requirements under section 620(2) of the Act;
- b) whether the proposed method of financing the development is feasible and the authority has the ability to arrange the financing;
- c) whether the development is reasonable and necessary to carry out the purposes of the Act;
- d) whether the land included within the development area to be acquired is reasonably necessary to carry out the purposes of the plan and of this part in an efficient and economically satisfactory manner;
- e) whether the development plan is in reasonable accord with the land use plan of the municipality;
- f) whether public services, such as fire and police protection and utilities, are or will be adequate to service the project area;
- g) whether changes in zoning, streets, street levels, intersections, and utilities are reasonably necessary for the project and for the municipality; and

- h) whether the Plan is consistent with and supports the Qualified Development Area containing Transit-Oriented Development.

NOW, THEREFORE, BE IT RESOLVED that the City Council of the City of Lansing determines that the Plan, containing both a Development Plan and Tax Increment Finance Plan, constitutes a public purpose.

BE IT FURTHER RESOLVED that the City Council of the City of Lansing finds that:

- a) the plan meets the requirements under Section 620(2) of the Act;
- b) the proposed method of financing the development is feasible and the authority has the ability to arrange the financing;
- c) the development is reasonable and necessary to carry out the purposes of the Act;
- d) no land included within the development area is required to be acquired to fulfill the Plan, but any ancillary acquisition that may become necessary is reasonably necessary to carry out the purposes of the Plan and of the Act in an efficient and economically satisfactory manner;
- e) the Plan is in reasonable accord with the land use plan of the City of Lansing;
- f) public services, such as fire and police protection and utilities, are or will be adequate to service the project area;
- g) any changes in zoning, streets, street levels, intersections, and utilities are reasonably necessary for the project and for the City of Lansing; and
- h) the Plan is consistent with and supports the Qualified Development Area containing Transit-Oriented Development.

BE IT FINALLY RESOLVED that the City Council of the City of Lansing approves the Plan without modification.

Resolution #2022-###

By the Committee on Development and Planning
Resolved by the City Council of the City of Lansing

**A RESOLUTION TO SET A PUBLIC HEARING ON THE DEVELOPMENT AND TAX
INCREMENT FINANCE PLAN OF THE SOUTH MARTIN LUTHER KING JR.
BOULEVARD CORRIDOR IMPROVEMENT AUTHORITY OF THE CITY OF LANSING**

WHEREAS, the City Council of the City of Lansing, MI, by Resolution 2019-334, passed on December 16, 2019, authorized the creation of the South Martin Luther King Jr. Boulevard Corridor Improvement Authority (the "Authority") by the provisions of the State of Michigan's Corridor Improvement Authority Act, previously Act 280 of 2005 (MCL 125.2871, et seq.), recently reorganized as Part 6 of Act 57 of 2018 (125.4602, et seq.), as amended (the "Act"); and

WHEREAS, the Board of Directors of the Authority met and approved a joint Development and Tax Increment Finance Plan (together, the "Plan") on September 22nd, 2022 at a duly noticed public hearing of the Authority; and

WHEREAS, the Board of Directors for the Authority have transmitted the Plan to the City Council of the City of Lansing for review and approval after public hearing; and

WHEREAS, prior to the adoption of a resolution approving the Plan, the City Council of the City of Lansing must hold a public hearing and receive written and spoken comments from members of the public on all aspects of the Plan, in compliance with Section 622 of the Act; and

WHEREAS, prior to the adoption of a resolution approving the Plan, the City Council of the City of Lansing must also provide reasonable opportunity to the taxing jurisdictions levying taxes subject to capture to meet with the governing body, and allow those taxing jurisdictions to present their recommendations at the public hearing on the Plan, in compliance with Section 618 of the Act.

NOW, THEREFORE, BE IT RESOLVED that a public hearing be set for November 14th, 2022, at 7:00 P.M. in the City Council Chambers, 10th Floor, Lansing City Hall, 124 West Michigan Avenue, Lansing, Michigan, for the purpose of receiving comment from all members of the public and taxing jurisdictions specified herein, on all aspects of the Plan.

BE IT FURTHER RESOLVED that the Lansing City Clerk shall ensure that:

- notice of the time and place of the hearing to be given by publication twice in a newspaper of general circulation, the first of which shall be not less than 20 days before the date set for the hearing; and
- notice of the hearing to be posted in at least 20 conspicuous and public places in the development area not less than 20 days before the hearing; and
- notice to also be mailed to all property taxpayers of record in the development area not less than 20 days before the hearing; and

- notice to also be mailed by certified mail to the governing body of each taxing jurisdiction levying taxes that would be subject to capture if the tax increment financing plan is approved.

BE IT FURTHER RESOLVED that the notice of hearing shall contain all the following:

- a description of the proposed development area in relation to highways, streets, streams, or otherwise; and
- a statement that maps, plats, and a description of the development plan, including the method of relocating families and individuals who may be displaced from the area, are available for public inspection at the Lansing City Clerk's Office, and online at the City of Lansing's website; and
- a statement that all aspects of the development plan will be open for discussion at the public hearing.

BE IT FINALLY RESOLVED that the City Council of the City of Lansing will make and preserve a record of the public hearing, including all data presented at the hearing.

CITY OF LANSING NOTICE OF PUBLIC HEARING

Notice is hereby given that a Public Hearing will be held on Monday, November 14 at 7:00 p.m. in the City Council Chambers, 10th Floor Lansing City Hall, 124 W. Michigan Ave., Lansing, MI, on the proposed **South Martin Luther King Jr. Boulevard** Corridor Improvement Authority Development and Finance Plan in accordance with the provisions of Part 6, Corridor Improvement Authorities, of the Recodified Tax Increment Financing Act, Public Act 57 of 2018, as amended (the Act) and as defined by Public Act 57 of 2018 as:

In 2019 the City of Lansing used the adopted State Law (Act 280 of 2005) to create what is known as the **South Martin Luther King Jr. Boulevard** Corridor Improvement Authority (CIA) and established a District with eligible property within an area encompassing 500 feet of the centerline of South Martin Luther King Jr. Boulevard, from the railroad tracks south of Victor Avenue to I-96.

The purpose of the Corridor Improvement Authority Act is to help communities plan for and fund improvements along a corridor. The overall goal is to help support economic development and redevelopment of this area. The types of improvements could include sidewalks/pathways, streetlights, streetscape enhancements, façade improvements, and other public investments which could support and enhance economic development and the quality of life for business owners and residents within this district. The CIA's first task to be able to fund these improvements is to create a Development and Tax Increment Financing Plan. This plan describes the types of activities that the CIA can participate in as well as how those activities are financed. The plan covers a 15-year period and explains how Tax Increment Financing (TIF) will work, which is the primary means in which new projects would be funded. **It is important to note that TIF is not a new tax nor does it raise property owner's taxes.**

City Council will hear comments from citizens, taxpayers and property owners, officials from any affected taxing jurisdiction and any other interested persons. All aspects of the Plan will be open for discussion at the public hearing. Maps, plats, and a description of the development plan, including the method of relocating families and individuals who may be displaced from the area, are available for public inspection at the Lansing City Clerk's Office, 124 W Michigan Avenue, 9th Floor of City Hall, Lansing, MI 48933. The Development and Finance Plan can be found on the S. Martin Luther King Jr. Boulevard CIA website: <https://mi-lansing3.civicplus.pro/627/South-MLK-Jr-Blvd-Corridor-Improvement-A>

If you are interested in this matter, please attend the public hearing or send a representative. Written comments will be accepted between 8 a.m. and 5 p.m. on City business days if received before 5 p.m., on the day of the Public Hearing at the City Clerk's Office, Ninth Floor, City Hall, 124 West Michigan Ave., Lansing, MI 48933 or email city.clerk@lansingmi.gov.

Chris Swope, Lansing City Clerk, MMC/CMMC
www.lansingmi.gov/Clerk
www.facebook.com/LansingClerkSwope

**CITY OF LANSING
SOUTH MARTIN LUTHER KING JR. BOULEVARD
CORRIDOR IMPROVEMENT AUTHORITY**

Resolution Approval for Adoption of South Martin Luther
King Jr. Boulevard Corridor Improvement Authority
Development and Finance Plan

September 22, 2022

At a meeting of the Board of Directors of the South Martin Luther King Jr. Boulevard Corridor Improvement Authority of the City of Lansing, Michigan, held on the 22nd day of September 2022, at 10:00 a.m., pursuant to notice duly given:

PRESENT: Members: Price Dobernack, Amanda Defrees , Nikki Soldan, Teresa Stokes

ABSENT: Members: Don Sober

The following preamble and resolution were offered by;

Member: Defrees , and supported by;

Member: Soldan

WHEREAS, the South Martin Luther King Jr. Boulevard Corridor Improvement Authority of the City of Lansing, to "exercise, through the actions of its Board, all powers specifically granted by the provisions of the City of Lansing, and such incidental powers as shall be necessary"; hereby, adopts the Development and Finance Plan of the South Martin Luther King Jr. Boulevard Corridor Improvement Authority of the City of Lansing.

NOW THEREFORE BE IT RESOLVED that the Board of Directors hereby adopts the Development and Finance Plan of the South Martin Luther King Jr. Boulevard Corridor Improvement Authority of the City of Lansing, a copy of which is attached hereto as Exhibit A.

YEAS: FOUR (4)

NAYS: ZERO (0)

ABSTENTIONS: ZERO (0)

ABSENT: ONE (1)

RESOLUTION DECLARED ADOPTED.

STATE OF MICHIGAN)
)SS.
COUNTY OF INGHAM)

I hereby certify that the foregoing is a true and complete copy of a resolution adopted at a meeting of the South Martin Luther King Jr. Boulevard Corridor Improvement Authority held on the 22nd day of September 2022, and said resolution is on file in the office of the City Clerk (City of Lansing) and is available to the public. Public notice of the said meeting was given pursuant to and in compliance with State of Michigan's Corridor Improvement Authority Act, Public Act 57 of 2018, including in the case of an informational meeting, notice by publication or posting of at least fourteen (14) days prior to the date of the meeting. In addition, said meeting was held in full compliance with the Board's By-Laws.

IN WITNESS WHEREOF, I have hereunto affixed my official signature.

_____ 
Price Dobernack, Board Chair



Andy Schor, Mayor

**S. Martin Luther King Jr. Boulevard
Corridor Improvement Authority (S.MLK CIA)**
Development and Tax Increment Financing Plan

Approved and Recommended by the South Martin Luther King Jr.
Boulevard Corridor Improvement Authority September 22, 2022

**S. MARTIN LUTHER KING JR. BOULEVARD
LANSING, MICHIGAN**

**CORRIDOR IMPROVEMENT AUTHORITY DEVELOPMENT AND TAX
INCREMENT FINANCING PLAN**

S. Martin Luther King Jr. Corridor Improvement Authority Board Members

Price Dobernack, Chair

Amanda Defrees, Vice Chair

Nikki Soldan, Recording Secretary

Teresa Stokes, Treasurer

Don “Moose” Sober, Board Member

Board Facilitators – Lansing Economic Development Corporation

Aurelius Christian, Corridor and Commercial Development Specialist

Plan prepared with assistance from



Executive Summary

The South Martin Luther King Jr. Boulevard corridor, a major north-south thoroughfare and once home to a bustling retail scene has seen steady deterioration due to increased retail competition, loss of high wage paying employment opportunities and the decrease in population of South Lansing residents. While there has been investment made, much more investment is needed for this crucial City of Lansing corridor, which needs attention and investment from all parties.

In 2019, Mayor Schor proposed, and the Lansing City Council approved the establishment of the South Martin Luther King Jr. Boulevard Corridor Improvement Authority (S.MLK CIA) with the goals to correct and prevent deterioration in the business districts, redevelop the city's commercial corridors and promote economic growth. For these goals to be realized, there must be a creation and implementation of a strategically crafted action plan in partnership with various stakeholders.

In the effort of revitalizing the South Martin Luther King Jr. corridor, there have been surveys, stakeholder interviews, and previous planning efforts completed soliciting input from residents, property owners, stakeholders, municipal staff, and public officials. Through these community engagement efforts, the Authority identified key challenges and areas of need including concerns with safety due to high traffic speeds, deterioration of the corridor due to neglected and vacant properties, absence of vibrancy due to lack of green spaces, and a lack of diversity in the businesses along the corridor including dining options.

With this input in mind, the Authority created a plan of action to improve the built and social environment of the corridor for all current and future residents and businesses. This plan addresses the identified needs through projects such as traffic calming measures to promote safety and transit-oriented design, addition of greenspace in heavily paved sections of the corridor, elimination of blight through redevelopment of vacant and dilapidated properties, attracting a diverse business mix to the corridor, hosting community events, and promotion of a positive narrative of the corridor through the development of a marketing and branding strategy.

The key areas of need the Authority identified through the community engagement process is in alignment with several key principles that are supported by the City's Master Plan to transform the visually unappealing character of the corridor, to encourage pedestrians and market the quality of the adjacent neighborhoods as attractive, livable, and sustainable community gateways.

These principles are:

- Traditional Neighborhood Design – Encouraging active lifestyles (walking or biking)
- Transit-Oriented Design – Compact, walkable, pedestrian-oriented, mixed-use corridor.
- Complete Streets – Safe transit for all users of streets (pedestrians, bicyclists, public transit users, and automobile drivers)

This Development and Tax Increment Financing Plan arranges projects in the four categories used by the National Main Street Model: Design, Economic Restructuring, Organization, and Promotions/Marketing.

The Authority plans to address the most urgent needs and make strides in each of these categories to:

- Pursue design changes in the corridor through the addition of public art, greenspaces, and improvement of streetscape (wayfinding, receptacles, and benches) to facilitate the use of public transit stations such as bus stops.
- Address the economic restructuring of key commercial properties such as Logan Square Shopping Center, and Metro Bowl and develop plans to attract and retain a variety of businesses.
- Organizationally, pursue grant funding for future development projects and capacity building.
- Promote a positive narrative of the corridor by developing the Authority's marketing and branding strategy.

Through the funding mechanism of Tax Increment Financing, this Authority will allow for the capture and reinvestment of property tax growth back into the corridor, improving public facilities such as streetscape, pedestrian infrastructure, develop plans, invest in capacity to make the Authority self-sustaining, and other activities to accomplish these goals, as enumerated per section 611 of PA 57 2018. The Authority is also able to obtain funding through donations and grants. In 2022, the Mayor proposed, and the Lansing City Council approved \$100,000 in American Rescue Plan dollars for the S.MLK CIA to get these efforts started and to give the S.MLK CIA access to immediate funding until the tax increments are captured.

This plan segments the projects to address the short-term, mid-term and long-term needs of the corridor, with the ultimate vision of the corridor being home to vibrant public infrastructure, multi-model transit-oriented design, revitalized commercial properties, and diverse business mixes to create connectivity amongst neighborhoods and the corridor. The Authority plans to leverage partnerships with neighborhood organizations, Lansing city departments, the Lansing Economic Development Corporation, and other economic development organizations to execute the projects outlined within this plan.

The approval of the S.MLK CIA Development and TIF plan will allow for the Authority to begin its first steps in executing upon the vision set forth by the corridor's residents, businesses, and other stakeholders.

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Section I: INTRODUCTION

GENERAL OVERVIEW

In 2005, the Michigan Legislature enacted Public Act 280 (PA 280), the Corridor Improvement Authority Act, allowing cities, villages, and townships to create an authority to:

“correct and prevent deterioration in business districts; to encourage historic preservation; to authorize the acquisition and disposal of interests in real and personal property; to authorize the creation and implementation of development plans and development areas in the districts; to promote the economic growth of the districts; to create a board; to prescribe the powers and duties of the board; to authorize the levy and collection of taxes; to authorize the issuance of bonds and other evidences of indebtedness; to authorize the use of tax increment financing; to prescribe powers and duties of certain state officials; to provide for rule promulgation; and to provide for enforcement of the act.”

With the adoption of PA 280 in 2005, many local governments have utilized a Corridor Improvement Authority (CIA) to spark economic revitalization of business districts in transition within their community. A CIA is created to establish a development plan for a previously established Corridor Improvement District (CID).

This plan outlines improvements to public or private properties that will prevent further deterioration of the South Martin Luther King Jr. Corridor and encourage new investment. These specific plans may be funded by tax increment financing, private or corporate donations, and / or other grants.

The CIA is able to make strategic investments to the district by using tax increment financing (TIF). Through tax increment financing, a portion of the increase in the tax base resulting from the economic growth and development within the corridor, can be reinvested and used for infrastructure improvements and facilities enhancement, thereby reinvigorating the corridor, and facilitating economic growth and development. The justification for capturing the taxes is that no new investment would have been made within the district without the establishment of the CID; therefore, no taxes are lost by the interested taxing jurisdictions.

POWERS OF THE AUTHORITY

Detailed powers of the Corridor Improvement Authority board are listed in Appendix D per section 611 of Act 57 of 2018.

The Authority will be able to carry out with the execution of the vision created for the South Martin Luther King Jr. Boulevard Corridor as set forth by its residents, businesses, the City’s Master Plan, and other Stakeholders to improve the built and social environment of the corridor, to correct corridor deterioration, encourage transit-oriented development, and conduct analysis and research.

HISTORY OF SOUTH MARTIN LUTHER KING JR. BOULEVARD COMMERCIAL CORRIDOR

Michigan Legislators made the decision to relocate the state capital from Detroit to the City of Lansing in 1847. The city quickly grew as settlers moved to the new capital, with new settlements growing along the banks of the Grand River. Over a century later, the land that now comprises South Lansing became controlled by the city between 1949 - 1958.

Originally named Logan Center, the 40-acre shopping center opened prior to Christmas on November 29, 1962. Containing over 230,000 square feet and costing \$3,000,000 to build, Logan Center was smack dab in the middle of a fast-growing Southwest Lansing and provided 20 stores and services to become the retail hub for the surrounding neighborhoods. This was a time when there were no malls or big box stores, and online purchasing was not even an idea yet. Logan Center truly was the “Center” of retail activities for south Lansing.



Throughout the 1960s and 1970s Logan Center prospered as South Lansing continued to grow in population and General Motors and other manufacturing employers provided close by employment with middle class wages and benefits. New middle schools and high schools were built as the number of students continued to rise. The commercial corridor of Logan Street (now South Martin Luther King Jr. Boulevard.) prospered too as traffic counts and nearby neighborhood incomes rose.

The year following the opening of Logan Center, construction began on Interstate 496, and was completed eight years later. The expressway would ultimately dead-end 35 streets, create multiple one-way streets needed for on and off ramps, and determine future development. In the path of the expressway were more than 800 homes and businesses that were acquired through eminent domain, ceding the property to the state. This created a major problem of relocating residents to other neighborhoods. Most residents were forced into apartments or small homes on the city's Southside. African Americans quickly moving into mostly all-white neighborhoods often resulted in white flight and discriminatory real estate practices.



In April of 1975, the conversion of Logan Street commenced with the addition of a new trunkline beginning at Alsdorf Street and running northwest to the Grand River then north to the intersection of Birch St. & Olds Ave. This became the southbound side of M-99 (South Martin Luther King Jr. Boulevard). This project also included the creation of a new three-lane bridge spanning the Grand River to the west of the existing Logan Street bridge. The project was completed in December of 1977 costing a total of \$5.9 million. In 1989, the Logan Street name was officially changed to Martin Luther King Jr Boulevard.

In the 1980s and 1990s, signs of trouble started to show for Logan Center. Competition from the suburban malls and big-box stores, the migration of people out of the city to the suburbs, steady losses in high pay manufacturing jobs, and a falling population all reduced demand for the retail and services provided at Logan Center and along the South Martin Luther King Jr. corridor. The result was increasing vacancy rates and the moving of many key anchor stores out of the area to the suburbs and outer fringes of the city of Lansing.

By the beginning of the new millennium, Logan Center now 40 years old was showing signs of deterioration and vacancy rates were extremely high. The main anchor stores were gone and what was left generated very little business. The owners in an attempt to increase revenues began to sell and rent outlots that previously were parking spaces fronting both Holmes Road and South Martin Luther King Jr.

Boulevard. This further isolated the main part of Logan Center and exasperated the functionality and appeal of the original central building.

Present Conditions

Today, the South Martin Luther King Jr. corridor is highly automobile-centric, mostly utilized as a thoroughfare that transports traffic from south Lansing and cities to the south into downtown and the northern part of the city and vice versa. The corridor is wide, high-speed, and with buildings that do not address the street. These problematic features create unwatched, uninteresting, even seemingly dangerous areas. These features also impact the businesses along the corridor as most traffickers drive past at high speeds without stopping to patronize. The South Martin Luther King Jr. corridor has high traffic counts with the South Martin Luther King Jr. and Holmes intersection seeing upwards of 20,000 cars daily.

The South Martin Luther King Jr. corridor consists of a multitude of fast-food chain restaurants from the beginning of the corridor district at Victor Avenue to Holmes Road, and an oversaturation of liquor stores throughout the entirety of the corridor. Many stakeholders have identified a need for diversification of the business mix that exists on the corridor.

The ownership of the Logan Square Shopping Center has changed multiple times over the last 20 years, the most recent being in 2018. It is currently home to a grocery store, auto repair shop, Subway, cash advance business and other retailers, but much of the square footage is vacant. Due to the perception of crime and violence at and near the Logan Square Shopping Center, there has been apprehension from business owners to locate there.

Logan Square has been identified in past plans as a key area of focus for redevelopment and revitalization. The site has also been deemed as a priority site by the Lansing Economic Development Corporation. Currently, the Lansing Economic Development Corporation along with state partners, the property owners, the S.MLK CIA, and economic development and planning consultants are seeking to craft a redevelopment strategy for the site to be a catalyst of transformation for the South Martin Luther King Jr. corridor.

BACKGROUND AND PLAN NEED

In his State of the City, Mayor Andy Schor proposed creation of a South Martin Luther King Jr. Boulevard Corridor Improvement Authority (S. MLK CIA). On August 12, 2019, the Lansing City Council adopted Resolution Number 2019-226 declaring its intent to create and provide for the operation of the South Martin Luther King Jr. Boulevard Corridor Improvement Authority (S.MLK CIA). Following a formal public hearing on September 23, 2019, the Lansing City Council adopted Resolution Number 2019-334 to establish the boundaries of the Improvement Authority (the railroad tracks south of Victor Avenue to I-96). In the resolution establishing the Authority, it was determined that a CIA was necessary to:

- a) Correct and prevent deterioration in business districts
- b) Redevelop the City's commercial corridors
- c) Promote economic growth

In 2020, Mayor Schor's administration appointed 3 of the current board members. 1 member was appointed in 2021 and 1 member was appointed in 2022.

PLAN DEVELOPMENT PROCESS

In 2016, The Southwest Lansing Action Plan was developed which was the result of a priority neighborhood planning effort initiated by the State of Michigan, with direct support from Governor Snyder's office and the Michigan Economic Development Corporation (MEDC). The Action Plan documents work completed by a team of dedicated stakeholders, residents, and community leaders to identify and prioritize economic development improvements in the Southwest Lansing community.

As referenced above, in 2019 the Mayor proposed and the Lansing City Council adopted a resolution to establish the South Martin Luther King Jr. Boulevard Corridor Improvement Authority and to designate its development area. In 2020, the City Council appointed members to the S.MLK CIA Board.

In 2021, the City of Lansing was one of ten communities in the state of Michigan selected to host a community development fellow through the Community Economic Development Association of Michigan (CEDAM). The Lansing fellow worked closely with the South Martin Luther King Jr. Boulevard Corridor Improvement Authority, stakeholders, businesses, and residents along the corridor, and the Lansing Economic Development Corporation to assist in the construction of this Development and Tax Increment Financing Plan.

The South Martin Luther King Jr. Boulevard Corridor Improvement Authority administered a community input survey to gather input from the business owners and residents of south Lansing to gain insight into their needs and challenges. The survey garnered over 125 responses from residents, business owners, and community leaders. The insight from the stakeholder interviews, survey responses, findings from the Southwest Lansing Action Plan, and board deliberation aided the construction of this Development and Tax Increment Financing Plan to map out the steps for redevelopment and revitalization of the South Martin Luther King Jr. Corridor.

Section II: DEVELOPMENT PLAN

BENEFITS OF THE AUTHORITY

The South Martin Luther King Jr. Boulevard Corridor Improvement Authority recognizes the benefits to the district and to the City of Lansing. This Development Plan is a formal document to outline the priorities and goals of the Authority. The Corridor Improvement District Proposal and request to create a Corridor Improvement Authority state that a CID:

- (a) Utilizes TIF to complete improvement projects according to the approved TIF plan while leveraging other dollars such as earned income and private, state, federal and philanthropic monies for district improvements
- (b) Generates a clear plan to improve the district, implemented by an empowered neighborhood stakeholder-government partner framework – a proven national method for success

- (c) Creates access to additional programs and incentives to businesses such as special approval of liquor licenses within city development districts
- (d) Establishes a cohesive district which fosters business investment from existing entrepreneurs and attracts complementary new business growth
- (e) Encourages job creation, which produces more jobs for neighborhood residents and generates additional income tax revenue
- (f) Encourages surrounding property improvements, increasing values of neighboring properties thus generating more property tax revenue
- (g) Promotes greater interest in mixed-use development, broadening business location and residential housing options and increasing the tax base
- (h) Brings more people into the district to shop for goods and services, thus generating more repeat customers for neighborhood businesses and increasing sales tax revenue
- (i) Stimulates new commercial development in a neighborhood where additional private sector investment opportunity exists
- (j) Improves the climate of community and economic development for residents and businesses alike
- (k) Contributes to a healthy neighborhood which has the potential to decrease crime or the perception of crime, and increase public safety
- (l) Creates an improved commercial core and public space that is appealing to neighborhood residents encouraging “pride in place” and visitor attraction
- (m) Retains and empowers residents who can access jobs, goods and services in a walkable or transit-oriented neighborhood
- (n) Creates an outreach and coordination mechanism at the neighborhood level for City financed projects
- (o) Creates a public-private partnership with the City that enhances community neighborhood input to improve the district

LEGAL BASIS OF THE PLAN

This Development Plan and Tax Increment Financing Plan is prepared pursuant to requirements of Sections 125.4618 and 125.4621 of the Tax Increment Financing Act, Public Act 57 of 2018, as amended. It addresses the geographic area of the Corridor Improvement District as established by the Lansing City Council. A descriptive map, resolutions establishing the CID and forming the CIA and Ordinance, including the legal description describing the CID are contained in the appendices.

DEVELOPMENT PLAN REQUIREMENTS

This section of the Development Plan provides specific information required in Section 125.4621 of the Tax Increment Financing Act. It consists of information requested in subsections 2(a) through 2(r):

(a) The designation of boundaries of the development area in relation to highways, streets, streams, or otherwise.

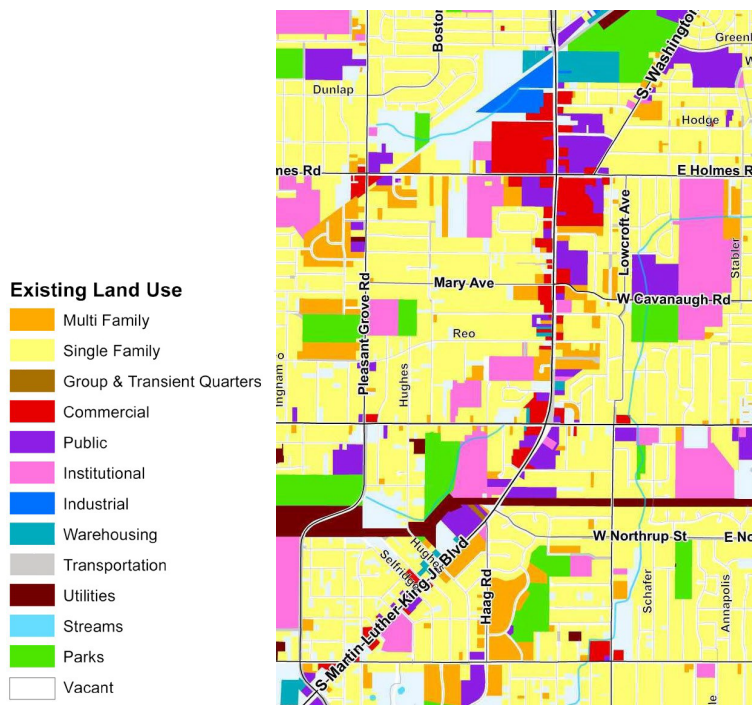


The CIA boundary was established by the Lansing City Council Resolution Number 2019-334 adopted on December 16, 2019, with the proposed area encompassing 500 feet north and 500 feet south of the centerline of South Martin Luther King Jr. Boulevard, from the railroad tracks south of Victor Avenue to I-96. A copy of the boundary map is contained in the Appendix G.

(b) The location and extent of existing streets and other public facilities within the development area, designating the location, character, and extent of the categories of public and private land uses then existing and proposed for the development area, including residential, recreational, commercial, industrial, educational, and other uses, and including a legal description of the development area.

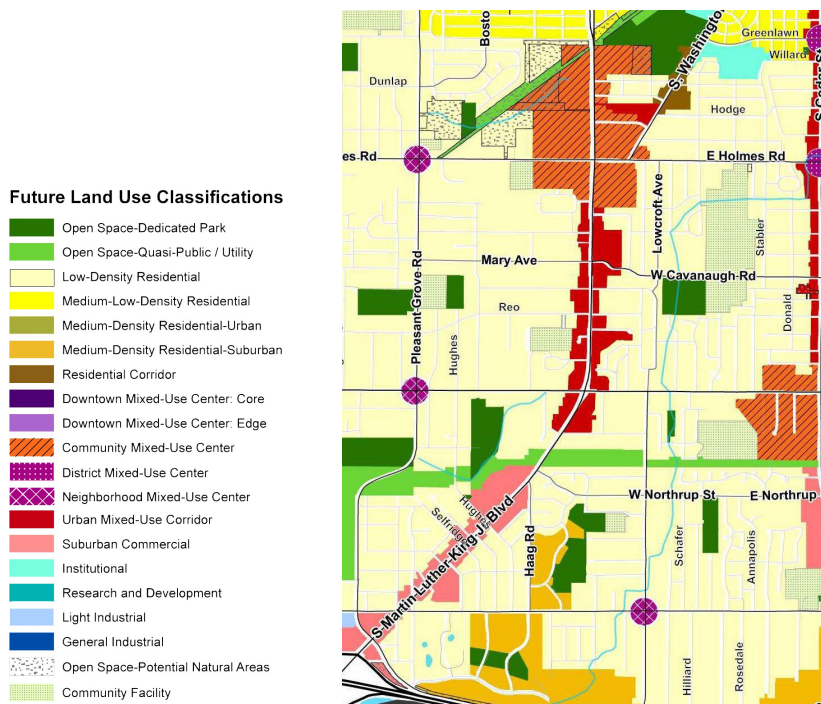
The CIA boundary is the same boundary established by the Lansing City Council Resolution Number 2019-334 adopted on December 16, 2019. Appendix G provides more detailed information about the parcel area, including parcel numbers and classes, property addresses, and legal descriptions.

Existing Land Use of the South Martin Luther King Jr. Boulevard Corridor



Source: Design Lansing 2012 Comprehensive Plan

Future Land Use of the South Martin Luther King Jr. Boulevard Corridor



Source: Design Lansing 2012 Comprehensive Plan, currently implemented under the new Form Based Code

(c) A description of existing improvements in the development area to be demolished, repaired, or altered, a description of any repairs and alterations, and an estimate of the time required for completion.

A description of specific improvement projects that are contemplated within the development area is contained in the project schedule and budget at the end of this section. The cost and time estimates included in the project schedule and budget are estimates only and may be revised by the Authority board without amending this Plan.

(d) The location, extent, character, and estimated cost of the improvements including rehabilitation contemplated for the development area and an estimate of the time required for completion.

A description, including cost estimate and schedule of implementation, for each improvement project that will be completed within the area is contained in the project schedule and budget at the end of this section. The cost and time estimates included in the project schedule and budget are estimates only and may be revised by the Authority board without amending this Plan.

(e) A statement of the construction or stages of construction planned, and the estimated time of completion of each stage.

A description, including cost estimate and implementation schedule for each specific improvement project that will be completed within the area is contained in the project schedule and budget at the end of this section. The time estimates included in the project schedule are estimates only and may be revised by the Authority board without amending this Plan.

(f) A description of any parts of the development area to be left as open space and the use contemplated for the space.

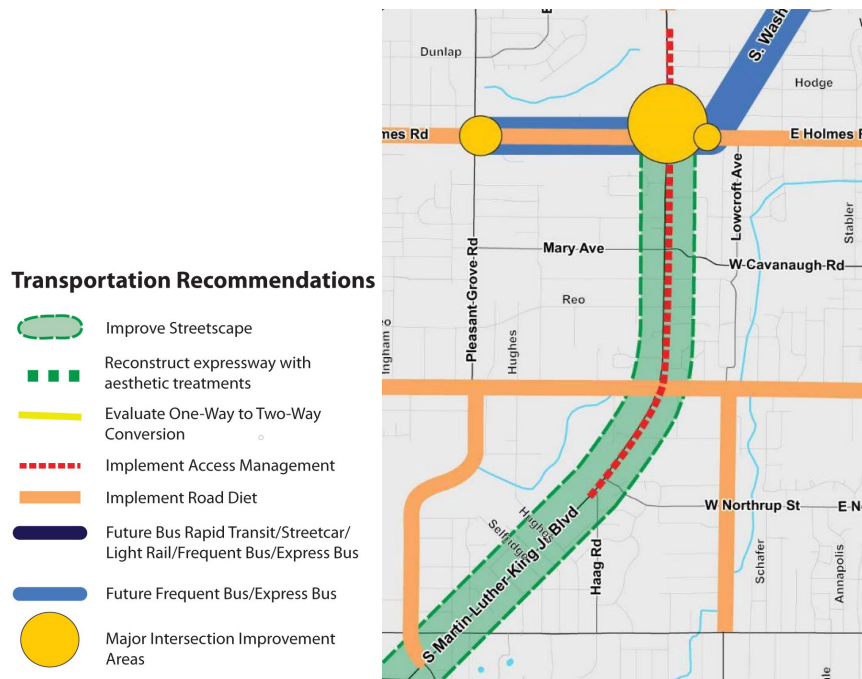
At this time, no specific parts of the development area are planned as open space, though redevelopment projects will be in line with the commercial corridor's overlay district that defines landscaping and open space requirements. The CIA will conduct community engagement and provide input on open space uses on a project-specific and case-by-case basis. However, as of the adoption of this Development Plan, there are no currently open spaces targeted for development of structures or buildings by the Authority; all open space is currently intended to remain open

(g) A description of any portions of the development area that the authority desires to sell, donate, exchange, or lease to or from the municipality and the proposed terms.

There is no known or identified property or real estate as of the adoption of this Plan that is necessary to complete the streetscape improvements set forth in this Plan. However, the CIA may wish to sell, donate, exchange, or lease property in the future. The Authority board reserves the right to sell, donate, exchange or lease property in the future to the extent determined necessary by the Authority board without further amendment to this Plan, but in compliance with the requirements of the Act.

(h) A description of desired zoning changes and changes in streets, street levels, intersections, traffic flow modifications, or utilities.

Transportation Concepts for Change



Source: Design Lansing 2012 Comprehensive Plan

The S.MLK CIA desires to pursue changes to the streets to address the issues outlined in the City's Master Plan. The plan cites the need for improvements to multi-modal transit and implementation of transit-oriented design, and review of the operational efficacy of the intersection at South Martin Luther King Jr. Boulevard and Holmes Road. In addition to changes cited in the plan, the S.MLK desires to pursue changes to implement road diet along the South Martin Luther King Jr. Boulevard to address the speed concerns of many stakeholders.

(i) An estimate of the cost of the development, a statement of the proposed method of financing the development, and the ability of the authority to arrange the financing.

A description, including cost estimate for individual projects and method of financing is contained in the project schedule and budget at the end of this section. The total cost of completing all activities, projects and improvements proposed by the Authority Development Plan and to be undertaken and financed by the Authority is estimated to be \$1,231,500, which includes administrative expenses and contingencies. A breakdown of the estimated cost and estimated schedule for completion for each of those activities and projects is set forth in the project schedule and budget at the end of this section.

The scope of the items and improvements and the projected schedule for completion for those items and improvements described in this Plan are estimates only and may be revised from time to time by the Authority board without amending this Plan; provided, however, that such items and improvements must be completed within the term of this Plan, unless the term is amended in accordance with Act 57. Further, estimated costs for any items or improvements may be increased or decreased by the Authority board without amending this Plan based upon then-current preconstruction or pre-bid estimates of cost, as well as revised estimates of cost resulting from the receipt of bids. All operating and planning expenditures of

the Authority and the City, as well as all advances extended by or indebtedness incurred by the City or other parties for improvements identified above that have been completed, are in progress, or yet to be completed, are expected to be repaid from tax increment revenues. The costs of the Plan are also anticipated to be paid from tax increment revenues as received.

The Authority expects to finance these activities from any one or more of the following sources:

- Future tax increment revenues
- Interest on investments
- Donations received by the Authority
- Proceeds from State and Federal Grants
- Proceeds from any property building or facility that may be owned, leased, licensed, operated or sold by the Authority
- Special assessments as may be approved by the City Council

The proceeds to be received from tax increment revenues in the CIA plus the availability of funds from other authorized sources will be sufficient to finance all activities and improvements to be carried out under this Plan. At this time, there is no intention by the Authority to issue bonds or to request that City Council issue bonds for qualifying activities; should that change, the Authority will comply with all requirements under the Act, including amendment to this Plan if necessary.

(j) Designation of the person or persons, natural or corporate, to whom all or a portion of the development is to be leased, sold, or conveyed in any manner and for whose benefit the project is being undertaken if that information is available to the authority.

The planned developments are designed to benefit all businesses, property owners, and residents of the corridor. Information concerning the names of specific persons for whom benefits may accrue are unknown at this time, as there is no intention to sell or transact any portion of the Development to any person at this time.

(k) The procedures for bidding for the leasing, purchasing, or conveying in any manner of all or a portion of the development upon its completion, if there is no express or implied agreement between the authority and persons, natural or corporate, that all or a portion of the development will be leased, sold, or conveyed in any manner to those persons.

The CIA Board has no publicly announced commitments for the acquisition or sale of property as it has no property under supervisory responsibility of the CIA at this time. The CIA in conjunction with the City may discuss policies to explore acquisition of tax reverted property should properties within the CIA District become available for acquisition by the City through tax reversion procedures.

It is not a priority of the CIA to acquire private property unless it advances a public improvement project or is necessary for economic development purposes. Any property acquired or held by the CIA, to be sold, leased, or otherwise conveyed to private development interests shall be sold, leased, or otherwise conveyed in accordance with local municipal policy, terms, and conditions to be established by the CIA, and state law, if applicable. At the time of the adoption of this plan, no private parties have been identified to whom land for redevelopment will be sold, leased, or otherwise conveyed; however, the CIA may convey such property to presently undetermined private parties for redevelopment for appropriate uses.

(l) Estimates of the number of persons residing in the development area and the number of families and individuals to be displaced. If occupied residences are designated for acquisition and clearance by the authority, a development plan shall include a survey of the families and individuals to be displaced, including their income and racial composition, a statistical description of the housing supply in the community, including the number of private and public units in existence or under construction, the condition of those units in existence, the number of owner-occupied and renter-occupied units, the annual rate of turnover of the various types of housing and the range of rents and sale prices, an estimate of the total demand for housing in the community, and the estimated capacity of private and public housing available to displaced families and individuals.

There are no occupied residences targeted for acquisition or development under the Plan, thus no relocation of families or individuals is anticipated within the scope of the proposed Development Plan or Tax Increment Financing Plan.

(m) A plan for establishing priority for the relocation of persons displaced by the development in any new housing in the development area.

There are no occupied residences targeted for acquisition or development under the Plan, thus no relocation of families or individuals is anticipated within the scope of the proposed Development Plan or Tax Increment Financing Plan.

(n) Provision for the costs of relocating persons displaced by the development and financial assistance and reimbursement of expenses, including litigation expenses and expenses incident to the transfer of title, in accordance with the standards and provisions of the uniform relocation assistance and real property acquisition policies act of 1970, Public Law 91-646, 84 Stat. 1894.

There are no occupied residences targeted for acquisition or development under the Plan, thus no relocation of families or individuals is anticipated within the scope of the proposed Development Plan or Tax Increment Financing Plan.

(o) A plan for compliance with 1972 PA 227, MCL 213.321 to 213.332.

There are no occupied residences targeted for acquisition or development under the Plan, thus no relocation of families or individuals is anticipated within the scope of the proposed Development Plan or Tax Increment Financing Plan.

(p) The requirement that amendments to an approved development plan or tax increment plan must be submitted by the authority to the governing body for approval or rejection.

The Authority reserves the right to amend this Plan to add new improvement projects, extend the duration of the Plan, or for other lawful purposes. Any amendments to the Plan shall be approved by the Authority and the City Council in accordance with the requirements of Act 57.

(q) A schedule to periodically evaluate the effectiveness of the development plan.

An annual report shall be submitted to each entity for which taxes are captured addressing use of CIA funds during the past budget year, status of implementation of the program of work set forth in the Development Plan and proposed CIA activities for the ensuing year. Any changes from this Development

Plan will be addressed and changed by action of the City Council as part of this annual review of CIA activities. Amendments to the Development Plan and Tax Increment Financing Plan would be completed in compliance with notification and public hearing procedures of Section 622 of Act 57 prior to action of the City Council.

TIF PLAN SCHEDULE AND BUDGET

The duration of this plan is a 15-year period. The following pages include tables where specific projects that address CIA goals are described, budgeted, and scheduled. The schedule begins in 2022 and ends in the year 2037 (15 years). Projects have been listed based on estimated time of completion.

INTENT TO UPDATE AND EXTEND DURATION OR TERMINATE PLAN

On or before the year 2037, the authority will consider action to update and extend the duration of the Development Plan and Tax Increment Financing Plan or make recommendations to terminate the plans and rescind City Ordinance #2019-334 creating the authority. Rescission of the resolution would dissolve the authority and eliminate the accompanying tax increment financing district; provided, however, that in accordance with Act 57, the authority shall not be dissolved if there is outstanding indebtedness of the authority.

PROJECT DESCRIPTIONS

This Development and Tax Increment Financing Plan arranges projects in the four categories used by the National Main Street Model: Design, Economic Restructuring, Organization, and Promotions/Marketing.

DESIGN: Design enhances the character of the corridor through physical change. Research has shown the significant daily traffic count along the corridor. Stakeholders have identified exploring how to incorporate new and innovative features to slow traffic, encourage people to stop and visit, and ultimately invest in the district will further drive property along the corridor. Furthermore, the aesthetic quality of the corridor is important to stakeholders. There is a current lack of greenery, trees, and public spaces along the South Martin Luther King Jr. corridor. Stakeholders would like to see an inviting corridor that can support a variety of retail and other businesses.

ECONOMIC RECONSTRUCTION: Economic reconstruction focuses on blight elimination, business retention and expansion, and small business development. Commercial property code enforcement, filling vacant buildings, façade improvement, and infill development on vacant parcels are essential to a healthy district. Strong businesses and a viable business mix are also critical. Stakeholders would like to see business recruitment programs and a revolving micro-loan fund in place to assist with this effort. They believe that offering business incentives and enhancing cooperative marketing and branding are key to attracting new business and development to the district.

ORGANIZATION: Organization ensures that the work of commercial corridor revitalization is accomplished through fundraising and volunteer development. There are many strong and committed neighborhood organizations in south Lansing, making collaboration a key area to capitalize on to make the strongest impact.

PROMOTIONS/MARKETING: Many stakeholders feel there is a negative perception of the south Lansing area. Creating and reinforcing an identity that shines light on the strengths of the south Lansing community is a priority. Building connectivity amongst business owners and neighborhoods has been identified as an area of importance through input from stakeholders. Recurring themes in the feedback from stakeholders were that an increase in community events such as farmers market, festivals, and fairs are desired.

The following tables summarize the various projects and activities proposed, including an estimated cost and completion date for each. As noted previously, the costs and completion dates are estimates only and are subject to change without further amendment to this Plan. These dates and estimates may vary because of private investment decisions, financing opportunities, market shifts or other factors.

TABLE 1: AESTHETIC & DESIGN PROJECTS ANTICIPATED

Project	Estimated Cost	Estimated Completion
Short-Term Projects (2023 – 2027)		
Engage public art/ placemaking initiatives	\$15,000	2-5 years
Purchase and install trash / recycling receptacles and benches to facilitate use of public transit stations such as bus stops	\$2,500	1-2 years
Purchase enclosed bus shelters and design with artwork	\$10,000	2-5 years
Develop and install wayfinding signage, with a focus on guiding residents and visitors to transit stations such as bus stops	\$10,000	2-5 years
Purchase & install flower planters	\$2,500	1-2 years
Explore safety measures for pedestrian crossing	\$10,000	1-2 years
Explore possible traffic calming measures at key intersections / traffic study	\$5,000	1-2 years
Medium-Term Projects (2028 – 2032)		
Create a corridor-specific façade improvement program	\$75,000	5-10 years
Implement streetscape landscaping improvements	\$30,000	5-10 years
Create additional pocket parks/ green spaces	\$25,000	5-10 years
Administer traffic calming measures	\$50,000	5-10 years
Work with local artists to install public art	\$15,000	5-10 years
Plant/replace street trees	\$7,500	5-10 years
Long-Term Projects (2033 – 2037)		
Increase street lighting	\$75,000	8-15 years
Parking lot improvements (increase the number of public facilities, permeable paving, rain garden features)	\$250,000	8-15 years

TABLE 2: ECONOMIC RESTRUCTURING PROJECTS ANTICIPATED

Project	Estimated Cost	Estimated Completion
Short-Term Projects (2023 – 2027)		
Explore redevelopment options for Logan Square Shopping Center	\$10,000	1-2 years
Conduct strategic business attraction and retention activities	\$10,000	2-5 years
Plan and implement business open house program	\$5,000	2-5 years
Market corridor's commercial real estate opportunities	\$5,000	1-2 years
Medium-Term Projects (2028 – 2032)		
Develop revolving business micro-loan fund	\$50,000	5-10 years
Secure and build out business incubator space	\$75,000	5-10 years
Recruit grocery store	\$25,000	5-10 years
Long-Term Projects (2033 – 2037)		
Incentivize developers to redevelop vacant or blighted buildings	\$75,000	8-15 years
Explore strategic property acquisition and renovation	\$5,000	8-15 years
Purchase and demolition of vacant properties beyond reclamation	\$250,000	8-15 years

TABLE 3: MARKETING & PROMOTIONS PROJECTS ANTICIPATED

Project	Estimated Cost	Estimated Completion
Short-Term Projects (2023 – 2027)		
Develop a branding & marketing strategy for the corridor	\$10,000	1-2 years
Develop marketing materials (brochures, flyers, banners etc.)	\$5,000	1-2 years
Update business directory	\$2,500	1-2 years
Create email newsletter	\$1,500	1-2 years
Medium-Term Projects (2028 – 2032)		
Plan community events and festivals	\$30,000	2-5 years
Neighborhood resource fairs (for-profit, non-profit)	\$50,000	ongoing

TABLE 4: ORGANIZATIONAL PROJECTS ANTICIPATED

Project	Estimated Cost	Estimated Completion
Short-Term Projects (2023 – 2027)		
Organize efforts to clean and beautify the corridor	\$20,000	Ongoing
Coordinate business owner networking sessions	\$5,000	Ongoing
Invest in volunteer recruitment and retention /recognition	\$2,500	Ongoing
Coordinate efforts with existing neighborhood associations	\$10,000	Ongoing
Enhance fundraising and grant-writing efforts	\$2,500	Ongoing

OTHER SOURCES OF FINANCING

As noted in Section 621.2 (i), the CIA expects to finance these activities from one or more of the following sources:

1. Future tax increment revenues
2. State or Federal grants
3. Special assessments as may be approved by the City of Lansing
4. Interest on investments
5. Donations received by the CIA
6. Proceeds from any property, building or facility owned, leased or sold by the CIA
7. Moneys obtained through development agreements with property owners benefiting from adjacent open space and other public improvements
8. Moneys obtained from other sources approved by the City of Lansing

The revenue to be received from tax increment financing in this Development Area plus the availability of funds from other authorized sources will be sufficient to finance the activities and improvements to be carried out under this plan. At this time, there is no intention by the Authority to issue bonds or to request that City Council issue bonds for qualifying activities; should that change, the Authority will comply with all requirements under the Act, including amendment to this Plan if necessary.

Section III: TAX INCREMENT FINANCING PLAN FOR DEVELOPMENT DISTRICT

This tax increment financing plan is established to make possible the financing of all or a portion of the costs associated with the activities and projects contained in the previous Development Plan for the South Martin Luther King Jr. Boulevard Corridor Improvement District.

Tax Increment Financing Plan

Tax increment financing is a funding technique that utilizes increases in taxes on real and personal property within a specific development area to secure and pay the cost of public improvements or bonds

issued by a municipality or Corridor Improvement Authority to finance the costs of an approved development plan, to pay the Authority's costs of operation, and to finance portions of an approved development plan which do not involve the issuance of bonds.

The Corridor Improvement Authority Act requires the CIA to address three legislative requirements in the Tax Increment Financing Plan. These provide information about funds anticipated to be received by the CIA and its impact upon taxing jurisdictions. These requirements are found in Section 618(1) of the Act and states that "if the authority determines that it is necessary for the achievement of the purposes of this act, the authority shall prepare and submit a tax increment financing plan to the governing body of the municipality. The plan shall include a development plan as provided in section 621..."

Specifically, pursuant to Section 618(1) of the Act the Tax Increment Financing Plan must include, in addition to the development Plan set forth above:

1. A detailed explanation of the tax increment procedure,
2. The maximum amount of bonded indebtedness to be incurred,
3. The duration of the program,
4. A statement that all unused funds captured shall revert proportionally to the respective taxing bodies, and
5. A state of the estimated impact of tax increment financing on the assessed values of all taxing jurisdictions in which the development area is located, and
6. A clear statement of the portion of the captured value intended to be used by the Authority for the Plan, and the intended use.

1. Detailed explanation of the Tax Increment Financing Procedure

The Corridor Improvement Authority Act, Act 57 of 2018, as amended, authorizes tax increment financing (TIF). TIF makes it possible for a district to essentially capture tax revenues that are derived from the increase in value of property, which has benefitted from development projects within said district. The revenue is used to finance further development within the district. The S.MLK CIA has determined that, in order to finance the previous Development Plan, a tax increment financing plan must be adopted.

The theory of utilizing TIF is that tax revenue will increase within a district where development is taking place. That increase in development will generate an increase in the tax revenues within that district. Therefore, it is appropriate to use this increase in tax revenue to reinvest into the district to encourage continued development.

The tax increment financing procedure as outlined in Act 57 of 2018 requires the adoption by the City, by resolution, of a Development Plan and a Tax Increment Financing Plan. Following the adoption of that resolution, the city and county treasurers are required by law to transmit to the CIA that portion of the tax levy of all taxing bodies paid each year on the "Captured Assessed Value of all real and personal property located in the Development Area." The tax amounts to be transmitted are hereinafter referred to as "Tax Increment Revenue".

The Authority explicitly subordinates its capture of Tax Increment Revenue to any similar capture by a Brownfield Redevelopment Plan, duly authorized by the Lansing Brownfield Redevelopment Authority and Lansing City Council, for any parcel or property that is currently subject to any such Brownfield Redevelopment Plan or that comes to be during the duration of this Plan. This Plan will still capture any amount of qualifying Tax Increment Revenue that passes through any such Brownfield Redevelopment

Plan's capture.

The "Captured Assessed Value" is defined by the Act as "the amount in any 1 year by which the current assessed value of the project area, including the assessed value of property for which specific local taxes are paid in lieu of property taxes ... exceeds the initial assessed value..." The "initial assessed value" is defined by the Act as the "assessed value, as equalized, of all the taxable property within the boundaries of the Development Area at the time the resolution establishing the tax increment financing plan is approved, as shown by the most recent assessment roll of the municipality for which equalization has been completed at the time the resolution is adopted..."

It is the goal of the CIA to use the captured assessed value in the development district for the number of years necessary to complete the projects outlined in the Development Plan.

The CIA shall submit a report on the tax increment financing account showing the revenue received and the amount and purpose of expenditures from the account. Reports will also be required showing the initial assessed value of the development district and the amount of captured assessed value retained by the CIA. The report shall be submitted to the Lansing City Council and contain such additional information as the City Council deems necessary.

An opportunity will be made available to the County Board of Commissioners and other taxing jurisdictions to meet with the City Council to discuss the fiscal and economic implications of the proposed financing and development plans.

Approval of the tax increment financing plan must be obtained following the notice, hearing and disclosure provisions of Section 622 of the Act. If the development plan is a part of the tax increment financing plan, only one hearing and approval procedure is required for the two plans together. The tax increment financing plan may be modified by the City Council upon notice and after public hearings. The governing body may abolish the tax increment financing plan when it finds that the purpose for which it was established is accomplished.

2. The maximum amount of bonded indebtedness to be incurred

The CIA does not anticipate bonding. Below is the current financial position of the Authority.

Description of Current Financial Position

Current Assets: The South Martin Luther King Jr. Boulevard Corridor Improvement Authority fund balance at the time of preparation of this analysis is \$0.00. The Lansing Economic Development Corporation has contributed to the organizational costs of the CIA, as well as the preparation of this Development and Tax Increment Financing Plan.

Anticipated Revenue: The CIA district contains 174 individual properties. The 2022 taxable value of all properties is \$31,239,107. This is the initial assessed value to which all future assessments will be compared to determine the tax capture for the district. A detailed projection table for the 15-year period is included in Appendix I.

3. Duration of The CIA and Tax Increment Financing District

The initial duration of the CIA's TIF district is 15 years. This Tax Increment Financing Plan establishes a budget for a 15-year period. This is reflected in the previous Development Plan's projects estimated completion dates, shown in Tables 1 through 4.

4. Unused Funds Shall Revert Proportionally to the Respective Taxing Bodies

The Authority shall comply with the requirements of Subsection 619(2) of the Act, and shall revert all unused funds, proportionally, to the respective taxing bodies. This TIF Plan is not intended, nor shall it be used to circumvent existing property tax limitations; the purpose is to enhance and increase public use of the public portions of the corridor as detailed in the Development Plan, especially as it pertains to utilization of public transit.

5. Estimated Impact of The Tax Increment Financing Plan

Adoption of this Tax Increment Financing Plan will initially result in the use of all revenues derived from increases in assessed value of the real and personal property of the Development District for purposes of the Development Plan. As soon as adequate increments have been generated to pay for the development projects, excess tax increment will be returned to the taxing jurisdictions.

Appendix I, demonstrates the current millage levied by each jurisdiction, the anticipated growth in assessed value and the resulting tax increment revenues to be generated during the life of the Plan, and the estimated fiscal and economic implications on taxing jurisdictions resulting from the implementation of the Plan and capture of millage by the Authority.

The Authority proposes to strengthen the Development District and arrest the current stagnation and deterioration in property values. This is to be accomplished by using the additional tax revenues generated in the Development District to make public improvements and induce private redevelopment.

Several tax bodies currently receive property tax revenue from the property within the Development District. They will continue to receive tax revenues on the initial assessed value of this property throughout the duration of the Plan. When this plan is terminated, these taxing jurisdictions will receive property tax revenues from all taxable property located within the Development District, including new development and appreciation in value stimulated by the development projects and inflation.

6. Use of Tax Increment Revenue

The Authority intends to use all of the captured value in furtherance of the Plan described above. Tax increment revenues transmitted to the Authority shall be deposited in a separate fund of the Authority (the "Project Fund") and used as they accrue annually in the following manner, and with the following order or priority:

1. To pay the administrative, auditing, legal and operating costs of the Authority and the City pertaining to the Plan and the Development District, including planning and promotion to the extent provided in the annual budget of the Authority.
2. To repay amounts advanced by the City for project costs, including costs for preliminary plans, projects, fees, and for other professional services.

3. To pay, or to set aside in a reserve account for the purpose of paying when feasible, the cost of undertaking, completing, and reimbursing the City for any public improvements as set forth in the Plan, to the extent those costs are not financed from other sources (the "Project Reserve Fund").
4. To pay the cost of any additional improvements to the Plan that are determined necessary by the Authority and approved by the City Council in accordance with the Act.

In accordance with Act 57, and to the extent that the Authority and City deem it necessary and in the best interest of the Authority, the Development District, and the City and its resident and property owners, the Authority may enter into tax sharing arrangements with affected taxing jurisdictions to share all or a portion of tax increment revenues on such terms as the Authority and the City Council determine to be most equitable for the Authority, the Development District and the City.

Appendix A:

Full Ordinance – Intent to Establish the
South Martin Luther King Jr. Boulevard
Corridor Improvement Authority

RESOLUTION #2019-226
BY THE COMMITTEE ON DEVELOPMENT AND PLANNING
RESOLVED BY THE CITY COUNCIL OF THE CITY OF LANSING

WHEREAS, the City of Lansing has prepared and forwarded this resolution of intent to create the South Martin Luther King Jr. Boulevard Corridor Improvement Authority (the Authority) in accordance with the provisions of Part 6, Corridor Improvement Authorities, of the Recodified Tax Increment Financing Act, Public Act 57 of 2018, as amended (the Act); and

WHEREAS, the intended South Martin Luther King Jr. Boulevard Corridor Improvement Authority Development Area, as defined in the Act (the "Proposed Development Area"), is comprised of eligible property within an area along South Martin Luther King Jr. Boulevard bounded by an area of all commercial property, as defined by Public Act 57 of 2018, found within 500 feet of the centerline of South Martin Luther King Jr. Boulevard, from the railroad tracks south of Victor Avenue to 1-96, and specifically identified in Exhibit A;

WHEREAS; the District meets all of the requirements of section 605 of Public Act 57 of 2018, including:

- a. The Proposed Development Area is adjacent to or is within 500 feet of a road classified as an arterial or collector according to the Federal Highway Administration manual "Highway Functional Classification - Concepts, Criteria and Procedures," and
- b. The Proposed Development Area contains at least ten (10) contiguous parcels or at least five (5) contiguous acres, and
- c. More than half (1/2) of the existing ground floor square footage in the Proposed Development Area is classified as commercial real property under section 34c of the General Property Tax Act, 1893 PA 206, as amended (MCL 211.34c), and
- d. Residential use, commercial use, or industrial use has been allowed and conducted under the zoning ordinance or conducted in the entire Proposed Development Area, for the immediately preceding thirty (30) years, and
- e. The Proposed Development Area is presently served by municipal water or sewer, and
- f. The Proposed Development Area is zoned to allow for mixed use that includes high-density residential use; and

WHEREAS, in accordance with Act 57 the City would further agree to the following with respect to the Proposed Development Area:

- i. To expedite the local permitting and inspection process in the Proposed Development Area, and
- ii. To modify its Master Plan, if necessary, to provide for walkable nonmotorized interconnections, including sidewalks and streetscapes throughout the Proposed Development Area; and

Appendix B:

Affidavit of Notice of Public Hearing on
Creation of the S.MLK CIA

Appendix C:

Resolution Establishing the S.MLK CIA and Designation of the Development Area

RESOLUTION #2019-334
BY THE COMMITTEE ON DEVELOPMENT AND PLANNING
RESOLVED BY THE CITY COUNCIL OF THE CITY OF LANSING

Resolution Establishing South Martin Luther King Jr. Boulevard Corridor Improvement
Authority and Designation of Development Area

WHEREAS, the City of Lansing (the City), is authorized by the provisions of Part 6, Corridor Improvement Authorities, of the Recodified Tax Increment Financing Act, Public Act 57 of 2018, as amended (the Act), specifically MCL 125.4606, to establish a corridor improvement authority; and

WHEREAS, on August 12, 2019, the Lansing City Council adopted its Resolution of Intent to create the South Martin Luther King Jr. Boulevard Corridor Improvement Authority setting a public hearing thereon for September 23, 2019, and finding that the proposed development area meets the requirements of section 605 of the Act, including the following:

- (a) The proposed development area is adjacent to a road classified as an arterial or collector according to the Federal Highway Administration Manual "Highway Functional Classification - Concepts, Criteria and Procedures"; and
- (b) The proposed development area contains at least 10 contiguous parcels or at least 5 contiguous acres; and
- (c) More than half of the existing ground floor square footage in the proposed development area is classified as commercial real property under Section 34c of the General Property Tax Act, Act 206 of the Public Acts of Michigan of 1893, as amended ("Act 206"); and
- (d) Residential use, commercial use, or industrial use has been allowed and conducted under the zoning ordinance or conducted in the entire proposed development area, for the immediately preceding 30 years; and
- (e) The proposed development area is presently served by municipal water and sewer; and
- (f) The proposed development area is zoned to allow for mixed use that includes high-density residential use; and

WHEREAS, the City Council held the public hearing on September 23, 2019, as well as a second public hearing on October 14, 2019, both properly noticed and held pursuant to the Act, in connection with the establishment of a corridor improvement authority and the designation of the proposed development area; and

Appendix D:

Powers of Authority

125.4611 Board; powers.

Detailed powers of the Corridor Improvement Authority board are listed below, section 611 of Act 57 of 2018:

- (a) Prepare an analysis of economic changes taking place in the development area.
- (b) Study and analyze the impact of metropolitan growth upon the development area.
- (c) Plan and propose the construction, renovation, repair, remodeling, rehabilitation, restoration, preservation, or reconstruction of a public facility, an existing building, or a multiple-family dwelling unit which may be necessary or appropriate to the execution of a plan which, in the opinion of the board, aids in the economic growth of the development area.
- (d) Plan, propose, and implement an improvement to a public facility within the development area to comply with the barrier free design requirements of the state construction code promulgated under the Stille-DeRossett-Hale single state construction code act, 1972 PA 230, MCL 125.1501 to 125.1531.
- (e) Develop long-range plans, in cooperation with the agency that is chiefly responsible for planning in the municipality, designed to halt the deterioration of property values in the development area and to promote the economic growth of the development area, and take steps as may be necessary to persuade property owners to implement the plans to the fullest extent possible.
- (f) Implement any plan of development in the development area necessary to achieve the purposes of this act in accordance with the powers of the authority granted by this act.
- (g) Make and enter into contracts necessary or incidental to the exercise of its powers and the performance of its duties.
- (h) On terms and conditions and in a manner and for consideration the authority considers proper or for no consideration, acquire by purchase or otherwise, or own, convey, or otherwise dispose of, or lease as lessor or lessee, land and other property, real or personal, or rights or interests in the property, that the authority determines is reasonably necessary to achieve the purposes of this act, and to grant or acquire licenses, easements, and options.
- (i) Improve land and construct, reconstruct, rehabilitate, restore and preserve, equip, improve, maintain, repair, and operate any building, including multiple-family dwellings, and any necessary or desirable appurtenances to those buildings, within the development area for the use, in whole or in part, of any public or private person or corporation, or a combination thereof.

(j) Fix, charge, and collect fees, rents, and charges for the use of any facility, building, or property under its control or any part of the facility, building, or property, and pledge the fees, rents, and charges for the payment of revenue bonds issued by the authority.

(k) Lease, in whole or in part, any facility, building, or property under its control.

(l) Accept grants and donations of property, labor, or other things of value from a public or private source.

(m) Acquire and construct public facilities.

(n) Conduct market research and public relations campaigns, develop, coordinate, and conduct retail and institutional promotions, and sponsor special events and related activities.

(o) Contract for broadband service and wireless technology service in a development area.

(2) Notwithstanding any other provision of this act, in a qualified development area the board may, in addition to the powers enumerated in subsection (1), do 1 or more of the following:

(a) Perform any necessary or desirable site improvements to the land, including, but not limited to, installation of temporary or permanent utilities, temporary or permanent roads and driveways, silt fences, perimeter construction fences, curbs and gutters, sidewalks, pavement markings, water systems, gas distribution lines, concrete, including, but not limited to, building pads, storm drainage systems, sanitary sewer systems, parking lot paving and light fixtures, electrical service, communications systems, including broadband and high-speed internet, site signage, and excavation, backfill, grading of site, landscaping and irrigation, within the development area for the use, in whole or in part, of any public or private person or business entity, or a combination of these.

(b) Incur expenses and expend funds to pay or reimburse a public or private person for costs associated with any of the improvements described in subdivision (a).

(c) Make and enter into financing arrangements with a public or private person for the purposes of implementing the board's powers described in this section, including, but not limited to, lease purchase agreements, land contracts, installment sales agreements, sale leaseback agreements, and loan agreements.

Appendix E:

S.MLK CIA Appointed Members to the
S.MLK CIA Board

RESOLUTION #2020-120
BY THE COMMITTEE ON DEVELOPMENT AND PLANNING
RESOLVED BY THE CITY COUNCIL OF THE CITY OF LANSING

WHEREAS, the Mayor made the appointment of Aini Abukar, a 3rd Ward Member of the South Martin Luther King Jr. Boulevard Corridor Improvement Authority Board for a term to expire July 31, 2021;

WHEREAS, the nominee has been vetted and meets the qualifications as required by the City Charter; and

WHEREAS, the Committee on Development and Planning took affirmative action;

NOW, THEREFORE, BE IT RESOLVED that the Lansing City Council, hereby, confirms the appointment of Aini Abukar, a 3rd Ward Member of the South Martin Luther King Jr. Boulevard Corridor Improvement Authority Board for a term to expire July 31, 2021.



Chris S. Ope, CMWCJMMC
Lansing City Council

I hereby certify that the foregoing is true
and is a complete copy of the action
adopted by the Lansing City Council.

RESOLUTION #2020-122
BY THE COMMITTEE ON DEVELOPMENT AND PLANNING
RESOLVED BY THE CITY COUNCIL OF THE CITY OF LANSING

WHEREAS, the Mayor made the appointment of Don Sober, a 3rd Ward Member of the South Martin Luther King Jr. Boulevard Corridor Improvement Authority Board for a term to expire July 31, 2024;

WHEREAS, the nominee has been vetted and meets the qualifications as required by the City Charter; and

WHEREAS, the Committee on Development and Planning took affirmative action;

NOW, THEREFORE, BE IT RESOLVED that the Lansing City Council, hereby, confirms the appointment of Don Sober, a 3rd Ward Member of the South Martin Luther King Jr. Boulevard Corridor Improvement Authority Board for a term to expire July 31, 2024.



Chris S. Ope, CMWCJMMC
Lansing City Council

I hereby certify that the foregoing is true
and is a complete copy of the action
adopted by the Lansing City Council.

RESOLUTION #2020-123
BY THE COMMITTEE ON DEVELOPMENT AND PLANNING
RESOLVED BY THE CITY COUNCIL OF THE CITY OF LANSING

WHEREAS, the Mayor made the appointment of Nikki Soldan, a regional business manager, Member of the South Martin Luther King Jr. Boulevard Corridor Improvement Authority Board for a term to expire July 31, 2023;

WHEREAS, the nominee has been vetted and meets the qualifications as required by the City Charter; and

WHEREAS, the Committee on Development and Planning took affirmative action;

NOW, THEREFORE, BE IT RESOLVED that the Lansing City Council, hereby, confirms the appointment of Nikki Soldan, a regional business manager, Member of the South Martin Luther King Jr. Boulevard Corridor Improvement Authority Board for a term to expire July 31, 2023.


Chris Swape
City Clerk

I hereby certify that the foregoing is true
and is a complete copy of the action
adopted by the Lansing City Council.

RESOLUTION #2020-171
BY THE COMMITTEE ON DEVELOPMENT & PLANNING
RESOLVED BY THE CITY COUNCIL OF THE CITY OF LANSING

WHEREAS, the Mayor made the appointment of Price Dobernack, a regional business owner, Ward Member of the South Martin Luther King Jr. Boulevard Corridor Improvement Authority Board for a term to expire July 31, 2024;

WHEREAS, the nominee has been vetted by the Mayor's Office and meets the qualifications as required by the City Charter; and

WHEREAS, the Committee on Development & Planning met on September 1, 2020 and took affirmative action;

NOW, THEREFORE, BE IT RESOLVED that the Lansing City Council, hereby, confirms the appointment of Price Dobernack, a regional business owner, Member of the South Martin Luther King Jr. Boulevard Corridor Improvement Authority Board for a term to expire July 31, 2024.


Chris Swape, CM/CC/MC
Lansing City Clerk

I hereby certify that the foregoing is true
and is a complete copy of the action
adopted by the Lansing City Council.

RESOLUTION #2021-176
BY THE COMMITTEE ON DEVELOPMENT & PLANNING
RESOLVED BY THE CITY COUNCIL OF THE CITY OF LANSING

WHEREAS, the Mayor has made the appointment of Amanda Defrees as a member of the South Martin Luther King Jr. Boulevard Corridor Improvement Authority Board of Directors for a term to expire July 31, 2025; and

WHEREAS, the nominee has been vetted by the Mayor's Office and meets the qualifications as required by the City Charter; and

WHEREAS, the Committee on Development & Planning met on August 23, 2021 and took affirmative action.

NOW, THEREFORE, BE IT RESOLVED that the Lansing City Council, hereby, confirms the appointment of Amanda Defrees as a member of the South Martin Luther King Jr. Boulevard Corridor Improvement Authority Board of Directors for a term to expire July 31, 2025.

Chris Swartz, CMMCIMMC
Lansing City Clerk

I hereby certify that the foregoing is true
and is a complete copy of the original
as kept by the Lansing City Council

Resolution #2022-116
By the Committee on Development & Planning
Resolved by the City Council of the City of Lansing

WHEREAS, the Mayor has made the appointment of Teresa Stokes as a Business Owner member of the South Martin Luther King Jr. Boulevard Corridor Improvement Authority Board of Directors for a term to expire July 31, 2022; and

WHEREAS, the nominee has been *vetted* by the Mayor's Office and meets the qualifications as required by the City Charter; and

WHEREAS, the Committee on Development & Planning met on April 27, 2022 and took affirmative action.

NOW, THEREFORE, BE IT RESOLVED that the Lansing City Council, hereby, confirms the appointment of Teresa Stokes as a Business Owner member of the South Martin Luther King Jr. Boulevard Corridor Improvement Authority Board of Directors for a term to expire July 31, 2022.


Chris Swartz, CMMCIMMC
Lansing City Clerk

I hereby certify that the foregoing is true
and is a complete copy of the original
as kept by the Lansing City Council

Resolution #2022-###

By the Committee on Development and Planning
Resolved by the City Council of the City of Lansing

WHEREAS, the Mayor has made the reappointment of Teresa Stokes as a Business Owner member of the South Martin Luther King Jr. Boulevard Corridor Improvement Authority Board of Directors for a term to expire July 31, 2026; and

WHEREAS, the nominee has been vetted by the Mayor's Office and meets the qualifications as required by the City Charter; and

WHEREAS, the Committee on Development and Planning took affirmative action.

NOW, THEREFORE, BE IT RESOLVED that the Lansing City Council, hereby, confirms the reappointment of Teresa Stokes as a Business Owner member of the South Martin Luther King Jr. Boulevard Corridor Improvement Authority Board of Directors for a term to expire July 31, 2026.

Appendix F:

S.MLK CIA Bylaws

**BYLAWS OF THE SOUTH MARTIN LUTHER KING JR. BOULEVARD CORRIDOR IMPROVEMENT
AUTHORITY OF THE CITY OF LANSING**

Rev: January 21, 2021

Confirmed to reflect the legal entity name

ARTICLE I - NAME

The name of this Authority is the South Martin Luther King Jr. Boulevard Corridor Improvement Authority of the City of Lansing, which may also be referred to as the South MLK Corridor Improvement Authority.

ARTICLE II - PURPOSE

The purpose of the Authority is to carry out those purposes and exercise those powers as conferred upon it by State of Michigan's Corridor Improvement Authority Act, Act 57 of 2018 (Formerly known as Act 280 of the Michigan Public Acts of 2005) as amended ("the Act"). The Authority shall be a public body corporate and shall have all the powers which now or hereafter may be conferred by law on authorities organized under the Act. These Bylaws are adopted as the Authority's rules governing procedure and holding regular meetings, in accordance with the Act.

ARTICLE III - AUTHORITY BOARD OF DIRECTORS

Section 1. Authority Board. The Authority shall be under the supervision and control of a board consisting of seven members appointed by the Mayor of the City of Lansing subject to the approval of City Council. The board will also include the Mayor or a Mayoral Assignee. Not less than a majority of the members shall be persons having an ownership or business interest in property located in the Corridor Improvement Authority development area. At least one of the members shall be a resident of the development area or of an area within one-half mile of any part of the development area.

Section 2. Terms, Replacement, and Vacancies. Of the initial seven members appointed, two term shall expire on July 31, 2021, one term shall expire on July 31, 2022, three terms shall expire on July 31, 2023, and one term shall expire on July 31, 2024. Thereafter, each member appointed shall serve for a term of four years. A member shall hold office until the member's successor is appointed. An appointment to fill a vacancy shall be made by the Mayor for the unexpired term only. Before assuming the duties of office, a member shall qualify by taking and subscribing to the constitutional oath of office.

Section 3. Removal. A member of the Board may be removed for cause by the City Council after having been given notice and an opportunity to be heard.

ARTICLE IV - OFFICERS

Section 1. Officers. The officers of the Authority Board shall be a chairperson, a vice chairperson, a treasurer, and a recording secretary. All officers shall be members of the Authority Board, with the exception of the recording secretary who may, but need not be, a member of the Authority Board.

judgment, the best interest of the Authority Board will be served.

Section 3. Chairperson. The chairperson shall preside at all meetings of the Authority Board and shall discharge the duties as a presiding officer.

Section 4. Vice Chairperson. In the absence of the chairperson or in the event of inability to serve as chairperson, the vice chairperson shall perform the duties of the chairperson and when so acting, shall have all the powers and be subject to all the restrictions of the chairperson.

Section 5. Treasurer. The treasurer shall prepare, with the assistance of appropriate staff, an annual financial report covering the fiscal year of the Authority. The fiscal year of the Authority shall be July 1 to June 30. An annual audit will be made each year. The treasurer shall provide a bond if necessary, in the amount prescribed by the Authority Board.

Section 6. Recording Secretary. The recording secretary, if not a member of the Authority Board, shall be a designee of the Authority Board. The recording secretary shall attend all meetings of the Authority Board and with the assistance of appropriate staff record all votes and the minutes of all proceedings, to be maintained for future reference. The recording secretary shall give, or cause to be given, notice of all meetings of the Authority Board, as required by law or these bylaws, and shall perform such other duties as may be prescribed by the Authority Board. The recording secretary shall, when authorized by the Authority Board, attest by signature to actions of the Authority Board, and shall maintain custody of the official seal, and of the records, books and all documents of the Authority.

Section 7. Delegation of Duties of Officers. In the absence of any officer of the Authority Board due to resignation or removal, the Authority Board may delegate the powers and duties of any officer to any Authority Board member provided a majority of a quorum of the Authority Board concurs therein.

Section 8. Election of Officers. Nominations shall be made from the floor at the annual meeting in January or at the initial meeting of the Authority Board. Officers shall be elected by majority vote of the Authority Board. The terms of office shall be for one year and begin at the close of the annual meeting at which they are elected, or until his or her successor shall be elected and qualified. No member shall hold more than one office at a time.

ARTICLE V - CONTRACTS, CHECKS, DEPOSITS AND FUNDS

Section 1. Contracts. The Board of Directors may authorize any officer or officers, agent or agents of the corporation in addition to the officers so authorized by the Act or these By-Laws, to enter into any contract or execute and deliver any instrument in the name of and on behalf of the Corporation, and such Board may be general or confined to specific instances.

Section 2. Checks and Drafts. All checks, drafts or orders for the payment of money, notes or other evidences of indebtedness issued in the name of the Corporation, shall be signed by such officer or officers, agent or agents of the Corporation and in such manner as shall from time to time be determined by resolution of the Board of Directors. In the absence of such determination by the Board of Directors, such instruments shall be signed by the Treasurer and countersigned by the Chairperson or Vice Chairperson of the Corporation.

Section 3. Deposits. All funds of the Corporation shall be deposited from time to time to the credit of the Board in such banks, trust companies or other depositaries as the Board of Directors may select.

ARTICLE VI - EMPLOYMENT OF DIRECTOR

The Authority Board may employ and fix compensation of a director subject to approval of the City Council. A member of the Board is not eligible to hold the position of Director. Before beginning his or her duties, the Director shall subscribe to the constitutional oath and furnish a bond as required by section 609 of Act 57 of 2018. The Director shall be the chief executive officer of the Authority. The Director shall serve at the pleasure of the Authority Board.

ARTICLE VII - MEETINGS

Section 1. Organizational Meeting and Election of Officers. Officers shall be elected at the first organizational meeting of the Authority Board after the adoption of the Bylaws and shall be appointed thereafter pursuant to Article VII - Section 2.

Section 2. Annual Meeting. Starting in the year 2021, an annual meeting shall be held in January at a time and place to be set by the Authority Board. Election of officers shall occur at the annual meeting. If the election of officers does not occur on the day designated or any adjournment thereof, the Authority Board shall cause the election to be held at a regular or special meeting of the Authority Board within 90 days of the annual meeting.

Section 3. Regular Meetings. Regular meetings of the Authority Board shall be held at a time and place to be set by the Authority Board at its annual meeting. Notice of regular meetings shall be published in accordance with the Michigan Open Meetings Act, Act 267 of the Public Acts of 1976, as amended. The Authority Board records shall be open to the public.

Section 4. Special Meetings. Special meetings of the Authority Board may be called by the chairperson, the vice chairperson in the absence of the chairperson, or by any three Authority members by giving 24 hours' notice of the meeting to other board members, stating the purpose of the meeting, and by posting sufficient public notice in accordance with the Michigan Open Meetings Act.

Section 5. Notice of Meetings. All meetings other than regularly scheduled meetings shall be preceded by public notice posted 18 hours prior to the meeting in accordance with the Michigan Open Meetings Act.

Section 6 Agenda and Minutes. The recording secretary together with appropriate staff shall prepare the agendas for all regular meetings and send them to the Authority Board members at least 24 hours prior to the meeting. Any member of the Authority Board may request any item to be placed on the agenda. Minutes of all meetings shall be prepared and kept in accordance with the Michigan Open Meetings Act. Proposed Minutes of a meeting shall be made available to the public no more than 8 days after the meeting. The Board shall vote to approve or amend and approve minutes from any prior meeting, at the next regular meeting.

Section 7 Quorum and Voting. A quorum shall constitute a majority of the Authority Board members appointed and serving at the time. A majority vote of a quorum of the Authority Board shall

constitute the action of the Authority Board unless the vote of a larger number is required by statute, or elsewhere in these rules. In the event that effective membership is reduced because of a conflict of interest, a majority of the remaining members eligible to vote shall constitute the action of the Authority Board.

Section 8 **Rules of Order.** *Robert's Rules of Order* will govern the conduct of all meetings.

Section 9 **Open and Closed Meetings.** All regular and special meetings of the Authority Board shall be open to the public, and each agenda shall include a time for public comment. Closed meetings of the Authority Board may be called for the purposes listed in the Michigan Open Meetings Act, if approved by the Authority.

Section 10 **Conflict of Interest.** An Authority Board member who has a direct conflict of interest of more than a de minimis nature as defined by MCL 15.322 and 15.323 in any matter before the Authority Board shall disclose that interest prior to the Authority Board taking any action with respect to the matter. This disclosure shall become part of the record of the Authority Board's official proceedings. Any member making such disclosure shall, with the approval of the Authority Board, refrain from participating in the Authority Board's decision-making process, to include all discussions, motions made and votes taken, relative to such matters, unless required by law. In addition, an Authority Board member shall be subject to the conflict of interest provisions of section 5-505 of the Lansing City Charter and the Ethics Ordinance in Part 2, Title 10, Chapter 290 of the Lansing Codified Ordinances.

Section 11 **Mandatory Voting.** Except when a member is excused from participating on a matter by the chair because of a disclosed conflict of interest, all members present shall vote on all matters before the Authority Board.

Section 12 **Physical Presence Required.** Members may not be counted as in attendance and may not vote unless they are physically present at the meeting. Members may not send a proxy to a meeting, and members may not vote by proxy. The physical presence requirement may be suspended by majority vote of the Directors serving, if virtual appearance is still in compliance with the Michigan Open Meetings Act.

ARTICLE VIII - EXECUTIVE COMMITTEE

The officers of the Authority Board, including chairperson, vice chairperson, treasurer, and recording secretary, shall constitute the executive committee. The executive committee shall have general supervision of the affairs of the Authority Board between its business meetings, fix the hours and place of meetings, make recommendations to the Authority Board, and shall perform such other duties as specified in these Bylaws or as may be specified by the Authority Board.

ARTICLE IX - AUTHORITY BOARD COMMITTEES AND ADVISORY COMMITTEES

Section 1 **Authority Board Committees.** The Authority Board, by resolution, may designate and appoint one or more committees to advise the Authority Board. Committee members shall be members of the Authority Board. The chairperson of the Authority Board shall appoint the members and select the chairperson of the Authority Board committees. The committees may be terminated by vote of the Authority Board. At the annual meeting, the committees will be

evaluated and reappointed or dissolved. A majority of the committee will constitute a quorum. A majority of the members present at the meeting at which a quorum is present shall be the action of the committee.

Section 2 Advisory Committees. The Authority Board may, by resolution, authorize the establishment of advisory committees to the Authority Board. The chairperson shall select, with the advice and consent of the Authority Board members, the members of each advisory committee. The advisory committees shall elect their own officers and establish rules governing their action.

ARTICLE X - INDEMNIFICATION

Section 1 Indemnification and Defense. Matters involving a claim or civil action against any officer or employee of the Authority, while acting within the scope of their authority, are subject to the Government Liability for Negligence Act, Act 170 of the Public Acts of 1964, as amended.

Section 2. Reimbursement. Any action by the Authority Board on behalf of an officer or employee under Section 1 shall be made by the Authority Board only as authorized in the specific case upon a determination that such action is appropriate. Such determination shall be made in either of the following ways:

1. By a majority vote of the members of the Authority Board who were not parties to such claim, action, suit or proceedings, or
2. If such quorum is not obtainable, or even if obtainable, a quorum of disinterested members so directs, supported by the recommendation of legal counsel in a written opinion.

Section 3. Insurance. The Authority Board may purchase and maintain insurance on behalf of any person who is or was an officer or employee of the Authority against any liability asserted against the officer or employee and incurred by them in any such capacity or arising out of their status as such.

ARTICLE XI - AMENDMENTS OF BYLAWS

These Bylaws may be amended at any regular meeting of the Authority Board by a majority vote of a quorum, provided that the amendment has been submitted in writing at the previous regular meeting; provided, however, that no such amendment shall take effect until approved by resolution of the City Council.

Adopted: 'clc.....uu...; :2l, 2021



Chairperson Secretary

The foregoing bylaws of the South MLK Corridor Improvement Authority of the City of Lansing were approved by resolution of the Lansing City Council duly adopted at a regular meeting of the Council held pursuant to statutory notice on the _ day of _____, 2021.

_____, City Clerk

Appendix G:

List of Affected Properties by Parcel
Identification Number

Parcel # 2022	Property Address	Property Class
33-01-01-29-259-192	S M L KING JR BLVD	202
33-01-01-29-259-202	S M L KING JR BLVD	202
33-01-01-29-280-262	NO STREET FRONTAGE	202
33-01-01-29-280-264	2701 S M L KING JR BLVD	703
33-01-01-29-401-044	S M L KING JR BLVD	202
33-01-01-29-401-062	2808 S KELLYBROOK LN	201
33-01-01-29-401-102	3110 S M L KING JR BLVD	201
33-01-01-29-401-112	3022 S M L KING JR BLVD	201
33-01-01-29-401-122	3010 S M L KING JR BLVD	201
33-01-01-29-426-011	2833 S M L KING JR BLVD	201
33-01-01-29-426-030	2915 S M L KING JR BLVD	201
33-01-01-29-426-039	2915.5 S M L KING JR BLVD	201
33-01-01-29-426-041	2919 S M L KING JR BLVD	201
33-01-01-29-426-051	2937 S M L KING JR BLVD	201
33-01-01-29-427-002	3015 S M L KING JR BLVD	708
33-01-01-29-451-001	S M L KING JR BLVD	202
33-01-01-29-451-013	3222 S M L KING JR BLVD	201
33-01-01-29-451-022	3330 S M L KING JR BLVD	201
33-01-01-29-451-032	3316 S M L KING JR BLVD	201
33-01-01-29-451-037	3218 S M L KING JR BLVD	201
33-01-01-29-451-041	3216 S M L KING JR BLVD	201
33-01-01-29-451-051	3212 S M L KING JR BLVD	201
33-01-01-29-451-061	3140 S M L KING JR BLVD	201
33-01-01-29-451-062	3208 S M L KING JR BLVD	201
33-01-01-29-451-067	3128 S M L KING JR BLVD	201
33-01-01-29-451-069	3122 S M L KING JR BLVD	201
33-01-01-29-451-072	3124 S M L KING JR BLVD	201
33-01-01-29-476-002	3101 S M L KING JR BLVD	201
33-01-01-29-476-041	3127 S M L KING JR BLVD	201
33-01-01-29-476-062	3135 S M L KING JR BLVD	201
33-01-01-29-476-091	900 SOUTHLAND AVE	201
33-01-01-29-476-111	808 SOUTHLAND AVE	201
33-01-01-29-477-006	3215 S M L KING JR BLVD	201
33-01-01-29-477-012	3229 S M L KING JR BLVD	201
33-01-01-29-477-014	3311 S M L KING JR BLVD	201
33-01-01-29-477-021	3325 S M L KING JR BLVD	201
33-01-01-29-477-042	905 SOUTHLAND AVE	201
33-01-01-29-477-072	1011 SOUTHLAND AVE	201
33-01-01-29-477-084	930 W HOLMES RD	201
33-01-01-29-477-085	930 W HOLMES RD	201
33-01-01-32-201-201	3612 S M L KING JR BLVD	201
33-01-01-32-201-211	3600 S M L KING JR BLVD	201
33-01-01-32-201-223	3512 S M L KING JR BLVD	201
33-01-01-32-201-232	3500 S M L KING JR BLVD	201
33-01-01-32-201-242	3404 S M L KING JR BLVD	201
33-01-01-32-201-256	1211 W HOLMES RD	201
33-01-01-32-203-202	HILLCREST ST	202
33-01-01-32-203-234	3826 S M L KING JR BLVD	201
33-01-01-32-203-244	3822 S M L KING JR BLVD	201
33-01-01-32-203-252	3812 S M L KING JR BLVD	201

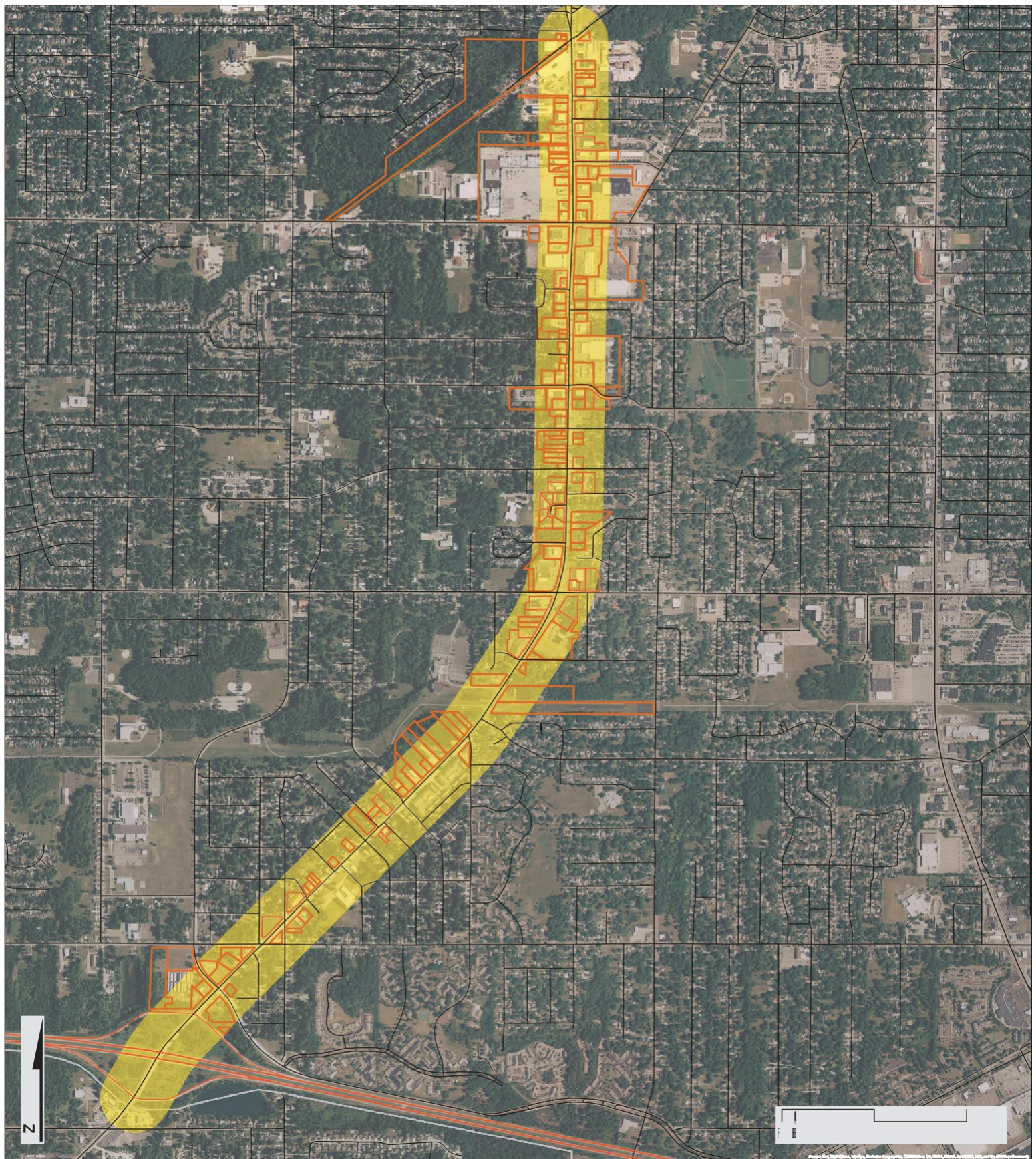
33-01-01-32-203-261	3800 S M L KING JR BLVD	201
33-01-01-32-203-271	3718 S M L KING JR BLVD	201
33-01-01-32-203-281	3706 S M L KING JR BLVD	201
33-01-01-32-226-004	3425 S M L KING JR BLVD	201
33-01-01-32-226-016	3525 S M L KING JR BLVD	201
33-01-01-32-226-022	3621 S M L KING JR BLVD	201
33-01-01-32-226-025	3615 S M L KING JR BLVD	201
33-01-01-32-226-041	1016 LEGRAND DR	201
33-01-01-32-226-552	921 W HOLMES RD	201
33-01-01-32-251-205	1120 MARY AVE	201
33-01-01-32-251-212	4100 S M L KING JR BLVD	201
33-01-01-32-251-221	S M L KING JR BLVD	202
33-01-01-32-251-251	4000 S M L KING JR BLVD	201
33-01-01-32-251-382	3916 S M L KING JR BLVD	201
33-01-01-32-252-070	1301 MARY AVE	201
33-01-01-32-252-112	4230 S M L KING JR BLVD	201
33-01-01-32-252-122	4220 S M L KING JR BLVD	201
33-01-01-32-276-001	1017 LEGRAND DR	201
33-01-01-32-276-011	3821 S M L KING JR BLVD	201
33-01-01-32-276-030	4019 S M L KING JR BLVD	201
33-01-01-32-276-040	3901 S M L KING JR BLVD	201
33-01-01-32-276-057	4211 S M L KING JR BLVD	201
33-01-01-32-276-063	4221 S M L KING JR BLVD	201
33-01-01-32-276-068	914 W CAVANAUGH RD	201
33-01-01-32-276-074	1001 W CAVANAUGH RD	201
33-01-01-32-276-076	929 W CAVANAUGH RD	201
33-01-01-32-401-131	4314 S M L KING JR BLVD	201
33-01-01-32-401-141	4300 S M L KING JR BLVD	201
33-01-01-32-402-142	4526 S M L KING JR BLVD	201
33-01-01-32-402-161	4516 S M L KING JR BLVD	201
33-01-01-32-402-171	4508 S M L KING JR BLVD	201
33-01-01-32-402-181	4504 S M L KING JR BLVD	201
33-01-01-32-402-191	S M L KING JR BLVD	202
33-01-01-32-402-211	4410 S M L KING JR BLVD	201
33-01-01-32-402-231	4400 S M L KING JR BLVD	201
33-01-01-32-402-241	1113 PIERCE RD	201
33-01-01-32-402-251	1205 PIERCE RD	201
33-01-01-32-426-002	4303 S M L KING JR BLVD	708
33-01-01-32-427-001	4405 S M L KING JR BLVD	201
33-01-01-32-427-011	4415 S M L KING JR BLVD	202
33-01-01-32-427-042	4519 S M L KING JR BLVD	201
33-01-01-32-451-171	1212 W JOLLY RD	202
33-01-01-32-451-183	5016 S M L KING JR BLVD	201
33-01-01-32-451-184	5016 S M L KING JR BLVD	201
33-01-01-32-451-242	4924 S M L KING JR BLVD	201
33-01-01-32-451-531	S M L KING JR BLVD	202
33-01-01-32-451-551	1141 DORCHESTER CIRCLE	201
33-01-01-32-451-561	1115 DORCHESTER CIRCLE	201
33-01-01-32-451-571	1151 DORCHESTER CIRCLE	201
33-01-01-32-451-581	1156 DORCHESTER CIRCLE	201
33-01-01-32-451-591	1140 DORCHESTER CIRCLE	201

33-01-01-32-451-601	1130 DORCHESTER CIRCLE	201
33-01-01-32-451-611	1100 DORCHESTER CIRCLE	201
33-01-01-32-451-631	4620 S M L KING JR BLVD	201
33-01-01-32-451-641	4610 S M L KING JR BLVD	201
33-01-01-32-476-003	4601 S M L KING JR BLVD	201
33-01-01-32-476-031	946 VINCENT CT	201
33-01-01-32-477-031	4711 S M L KING JR BLVD	201
33-01-01-32-477-041	4801 S M L KING JR BLVD	201
33-01-01-32-477-051	4909 S M L KING JR BLVD	201
33-01-01-32-477-055	4915 S M L KING JR BLVD	201
33-01-01-32-479-021	1000 W JOLLY RD	201
33-01-01-32-479-032	5035 S M L KING JR BLVD	201
33-01-01-32-479-041	W JOLLY RD	202
33-01-05-05-126-043	S M L KING JR BLVD	202
33-01-05-05-126-053	5640 S M L KING JR BLVD	201
33-01-05-05-126-061	S M L KING JR BLVD	202
33-01-05-05-126-071	5614 S M L KING JR BLVD	201
33-01-05-05-126-081	5606 S M L KING JR BLVD	708
33-01-05-05-126-091	5542 S M L KING JR BLVD	201
33-01-05-05-126-101	5528 S M L KING JR BLVD	201
33-01-05-05-126-111	5510 S M L KING JR BLVD	201
33-01-05-05-126-121	5508 S M L KING JR BLVD	201
33-01-05-05-126-131	5468 S M L KING JR BLVD	201
33-01-05-05-126-173	5404 S M L KING JR BLVD	708
33-01-05-05-201-161	5334 S M L KING JR BLVD	201
33-01-05-05-202-082	5208 S M L KING JR BLVD	201
33-01-05-05-202-092	5200 S M L KING JR BLVD	201
33-01-05-05-202-111	5140 S M L KING JR BLVD	201
33-01-05-05-202-121	5134 S M L KING JR BLVD	201
33-01-05-05-202-132	5124 S M L KING JR BLVD	201
33-01-05-05-202-153	5118 S M L KING JR BLVD	201
33-01-05-05-226-003	5103 S M L KING JR BLVD	201
33-01-05-05-226-062	5133 S M L KING JR BLVD	201
33-01-05-05-226-090	5141 S M L KING JR BLVD	201
33-01-05-05-276-001	5303 S M L KING JR BLVD	201
33-01-05-05-277-221	5405 S M L KING JR BLVD	201
33-01-05-05-277-231	S M L KING JR BLVD	202
33-01-05-05-301-112	5856 S M L KING JR BLVD	201
33-01-05-05-302-063	5721 VALENCIA BLVD	201
33-01-05-05-302-078	5824 S M L KING JR BLVD	201
33-01-05-05-306-091	5950 S M L KING JR BLVD	201
33-01-05-05-306-141	5920 S M L KING JR BLVD	201
33-01-05-05-326-031	5641 HUGHES RD	201
33-01-05-05-326-041	5724 S M L KING JR BLVD	201
33-01-05-05-327-003	5505 S M L KING JR BLVD	705
33-01-05-05-327-062	5525 S M L KING JR BLVD	705
33-01-05-05-351-071	S M L KING JR BLVD	202
33-01-05-05-351-081	6040 S M L KING JR BLVD	201
33-01-05-05-351-095	6030 S M L KING JR BLVD	201
33-01-05-05-351-110	6026 S M L KING JR BLVD	201
33-01-05-05-352-002	5937 S M L KING JR BLVD	708

33-01-05-05-352-103	5903 S M L KING JR BLVD	708
33-01-05-05-353-012	6070 S M L KING JR BLVD	201
33-01-05-05-356-002	6081 S M L KING JR BLVD	201
33-01-05-05-356-162	6031 S M L KING JR BLVD	708
33-01-05-05-356-192	6071 S M L KING JR BLVD	201
33-01-05-05-376-173	5843 S M L KING JR BLVD	201
33-01-05-05-376-182	S M L KING JR BLVD	202
33-01-05-06-479-102	S M L KING JR BLVD	202
33-01-05-06-482-001	6099 S M L KING JR BLVD	201
33-01-05-07-201-016	W MILLER RD	201
33-01-05-07-201-052	W MILLER RD	202
33-01-05-07-225-012	6272 S M L KING JR BLVD	201
33-01-05-07-225-022	S M L KING JR BLVD	202
33-01-05-07-225-033	6140 PLEASANT GROVE RD	201
33-01-05-07-226-031	6137 PLEASANT GROVE RD	202
33-01-05-07-226-041	PLEASANT GROVE RD	202
33-01-05-07-226-052	S M L KING JR BLVD	202
33-01-05-07-226-061	6200 S M L KING JR BLVD	201
33-01-05-07-226-064	6200 S M L KING JR BLVD	202
33-01-05-07-227-072	S M L KING JR BLVD	202
33-01-05-07-229-004	6283 S M L KING JR BLVD	201
33-01-05-07-230-020	LABELLE RD	202

Appendix H:

S.MLK CIA District Map – Parcels included
within South Martin Luther King Jr. Corridor



Appendix I:

Projections and Taxing Jurisdiction Impact Tables

City of Lansing -South Martin Luther King Jr Blvd Corridor Improvement Authority: Tax Increment Revenue Projections

Corridor Parcels Taxable Value = 31,239,107 Updated 8/22/22

Local Capture Detail - Breakdown by Taxing Entity

		Value with Inflation - 0.75% growth rate		City of Lansing 19.4400 Mills		Capital Area District Library 1.56000	City capture only
Date	Baseline Value		Increment				
2022	31,239,107	31,239,107	0	0		0	0
2023	31,239,107	31,473,400	234,293	4,555		365	4,920
2024	31,239,107	31,709,451	470,344	9,143		734	9,877
2025	31,239,107	31,947,272	708,165	13,767		1,105	14,871
2026	31,239,107	32,186,876	947,769	18,425		1,479	19,903
2027	31,239,107	32,428,278	1,189,171	23,117		1,855	24,973
2028	31,239,107	32,671,490	1,432,383	27,846		2,235	30,080
2029	31,239,107	32,916,526	1,677,419	32,609		2,617	35,226
2030	31,239,107	33,163,400	1,924,293	37,408		3,002	40,410
2031	31,239,107	33,412,125	2,173,018	42,243		3,390	45,633
2032	31,239,107	33,662,716	2,423,609	47,115		3,781	50,896
2033	31,239,107	33,915,187	2,676,080	52,023		4,175	56,198
2034	31,239,107	34,169,551	2,930,444	56,968		4,571	61,539
2035	31,239,107	34,425,822	3,186,715	61,950		4,971	66,921
2036	31,239,107	34,684,016	3,444,909	66,969		5,374	72,343
2037	31,239,107	34,944,146	3,705,039	72,026		5,780	77,806
				566,164		45,433	611,597
						Discount rate	0.04
						NPV =	411,248

Local Capture Detail - Breakdown by Taxing Entity

All in: Non-School Tax Capture Millage	All IN Annual Non- School Tax Capture Available	City of Lansing 19.4400 Mills		City of Lansing Library 1.5528	Lansing Community College 3.7692 Mills	CATA 2.9895 Mills	Ingham County 11.9772 Mills	CCRA .699000 Mills	Ingham County 11.9772 Mills (80%/20% Rev. Sharing)	Ingham County 11.9772 Mills (90%/10% Rev. Sharing)	City of Lansing + County	Transit Oriented (City, LCC, CATA, CCRA, County)	
40.4277	0	0		0	0	0	0	0	0	0	0	0	0
40.4277	9,472	4,555		364	883	700	2,806	164	2,245	2,526	7,361	9,474	
40.4277	19,015	9,143		730	1,773	1,406	5,633	329	4,507	5,070	14,777	19,018	
40.4277	28,629	13,767		1,100	2,669	2,117	8,482	495	6,785	7,634	22,249	28,635	
40.4277	38,316	18,425		1,472	3,572	2,833	11,352	662	9,081	10,216	29,776	38,323	
40.4277	48,075	23,117		1,847	4,482	3,555	14,243	831	11,394	12,819	37,360	48,084	
40.4277	57,908	27,846		2,224	5,399	4,282	17,156	1,001	13,725	15,440	45,001	57,918	
40.4277	67,814	32,609		2,605	6,323	5,015	20,091	1,173	16,073	18,082	52,700	67,826	
40.4277	77,795	37,408		2,988	7,253	5,753	23,048	1,345	18,438	20,743	60,456	77,809	
40.4277	87,850	42,243		3,374	8,191	6,496	26,027	1,519	20,821	23,424	68,270	87,866	
40.4277	97,981	47,115		3,763	9,135	7,245	29,028	1,694	23,222	26,125	76,143	97,998	
40.4277	108,188	52,023		4,155	10,087	8,000	32,052	1,871	25,642	28,847	84,075	108,207	
40.4277	118,471	56,968		4,550	11,045	8,761	35,099	2,048	28,079	31,589	92,066	118,492	
40.4277	128,832	61,950		4,948	12,011	9,527	38,168	2,228	30,534	34,351	100,118	128,855	
40.4277	139,270	66,969		5,349	12,985	10,299	41,260	2,408	33,008	37,134	108,229	139,295	
40.4277	149,786	72,026		5,753	13,965	11,076	44,376	2,590	35,501	39,938	116,402	149,813	
	1,177,402	566,164		45,223	109,773	87,065	348,820	20,357	279,056	313,938	914,984	1,177,612	
Discount rate		0.04											
NPV =		791,706											

S. Martin Luther King Jr. Blvd. CIA TIF Projections

Local Capture Detail - Breakdown by Taxing Entity

		Value with Inflation - 1.00% growth rate		City of Lansing 19.4400 Mills		Capital Area District Library 1.5528	City capture only
Date	Baseline Value		Increment				
2022	31,239,107	31,239,107	0	0		0	0
2023	31,239,107	31,551,498	312,391	6,073		487	6,560
2024	31,239,107	31,867,013	627,906	12,206		980	13,186
2025	31,239,107	32,185,683	946,576	18,401		1,477	19,878
2026	31,239,107	32,507,540	1,268,433	24,658		1,979	26,637
2027	31,239,107	32,832,615	1,593,508	30,978		2,486	33,464
2028	31,239,107	33,160,942	1,921,835	37,360		2,998	40,359
2029	31,239,107	33,492,551	2,253,444	43,807		3,515	47,322
2030	31,239,107	33,827,476	2,588,369	50,318		4,038	54,356
2031	31,239,107	34,165,751	2,926,644	56,894		4,566	61,460
2032	31,239,107	34,507,409	3,268,302	63,536		5,099	68,634
2033	31,239,107	34,852,483	3,613,376	70,244		5,637	75,881
2034	31,239,107	35,201,008	3,961,901	77,019		6,181	83,200
2035	31,239,107	35,553,018	4,313,911	83,862		6,730	90,592
2036	31,239,107	35,908,548	4,669,441	90,774		7,284	98,058
2037	31,239,107	36,267,633	5,028,526	97,755		7,845	105,599
				763,886		61,300	825,186
						Discount rate	0.04
						NPV =	554,493

Local Capture Detail - Breakdown by Taxing Entity

Local Capture Detail - Breakdown by Taxing Entity

All in: Non-School Tax Capture Millage	All IN Annual Non- School Tax Capture Available	City of Lansing 19.4400 Mills		City of Lansing Library 1.5528	Lansing Community College 3.7692 Mills	CATA 2.9895 Mills	Ingham County 11.9772 Mills	CCRA .699000 Mills	Ingham County 11.9772 Mills (80%/20% Rev. Sharing)	Ingham County 11.9772 Mills (90%/10% Rev. Sharing)	City of Lansing + County		
40.4277	0	0		0	0	0	0	0	0	0	0		
40.4277	12,629	6,073		485	1,177	934	3,742	218	2,993	3,367	9,814		
40.4277	25,385	12,206		975	2,367	1,877	7,521	439	6,016	6,769	19,727		
40.4277	38,268	18,401		1,470	3,568	2,830	11,337	662	9,070	10,204	29,739		
40.4277	51,280	24,658		1,970	4,781	3,792	15,192	887	12,154	13,673	39,851		
40.4277	64,422	30,978		2,474	6,006	4,764	19,086	1,114	15,269	17,177	50,064		
40.4277	77,695	37,360		2,984	7,244	5,745	23,018	1,343	18,415	20,716	60,379		
40.4277	91,102	43,807		3,499	8,494	6,737	26,990	1,575	21,592	24,291	70,797		
40.4277	104,642	50,318		4,019	9,756	7,738	31,001	1,809	24,801	27,901	81,319		
40.4277	118,317	56,894		4,544	11,031	8,749	35,053	2,046	28,042	31,548	91,947		
40.4277	132,130	63,536		5,075	12,319	9,771	39,145	2,285	31,316	35,231	102,681		
40.4277	146,080	70,244		5,611	13,620	10,802	43,278	2,526	34,623	38,950	113,522		
40.4277	160,171	77,019		6,152	14,933	11,844	47,452	2,769	37,962	42,707	124,472		
40.4277	174,401	83,862		6,699	16,260	12,896	51,669	3,015	41,335	46,502	135,531		
40.4277	188,775	90,774		7,251	17,600	13,959	55,927	3,264	44,741	50,334	146,701		
40.4277	203,292	97,755		7,808	18,954	15,033	60,228	3,515	48,182	54,205	157,982		
	#####	763,886		61,017	148,109	117,471	470,639	#####	376,511	423,575	1,234,525		
Discount rate		0.04											
NPV =		1,067,470											

Local Capture Detail - Breakdown by Taxing Entity

		Value with Inflation - 1.50% growth rate		City of Lansing 19.4400 Mills		Capital Area District Library 1.56000	
Date	Baseline Value		Increment				City capture only
2022	31,239,107	31,239,107	0	0		0	0
2023	31,239,107	31,707,694	468,587	9,109		731	9,840
2024	31,239,107	32,183,309	944,202	18,355		1,473	19,828
2025	31,239,107	32,666,059	1,426,952	27,740		2,226	29,966
2026	31,239,107	33,156,050	1,916,943	37,265		2,990	40,256
2027	31,239,107	33,653,390	2,414,283	46,934		3,766	50,700
2028	31,239,107	34,158,191	2,919,084	56,747		4,554	61,301
2029	31,239,107	34,670,564	3,431,457	66,708		5,353	72,061
2030	31,239,107	35,190,622	3,951,515	76,817		6,164	82,982
2031	31,239,107	35,718,482	4,479,375	87,079		6,988	94,067
2032	31,239,107	36,254,259	5,015,152	97,495		7,824	105,318
2033	31,239,107	36,798,073	5,558,966	108,066		8,672	116,738
2034	31,239,107	37,350,044	6,110,937	118,797		9,533	128,330
2035	31,239,107	37,910,295	6,671,188	129,688		10,407	140,095
2036	31,239,107	38,478,949	7,239,842	140,743		11,294	152,037
2037	31,239,107	39,056,133	7,817,026	151,963		12,195	164,158
				1,173,505		94,170	1,267,676
						Discount rate	0.04
						NPV =	850,668

Local Capture Detail - Breakdown by Taxing Entity

		Value with Inflation - 2.25% growth rate		City of Lansing 19.4400 Mills		Capital Area District Library 1.56000	
Date	Baseline Value		Increment				City capture only
2022	31,239,107	31,239,107	0	0		0	0
2023	31,239,107	31,941,987	702,880	13,664		1,096	14,760
2024	31,239,107	32,660,682	1,421,575	27,635		2,218	29,853
2025	31,239,107	33,395,547	2,156,440	41,921		3,364	45,285
2026	31,239,107	34,146,947	2,907,840	56,528		4,536	61,065
2027	31,239,107	34,915,253	3,676,146	71,464		5,735	77,199
2028	31,239,107	35,700,846	4,461,739	86,736		6,960	93,697
2029	31,239,107	36,504,115	5,265,008	102,352		8,213	110,565
2030	31,239,107	37,325,458	6,086,351	118,319		9,495	127,813
2031	31,239,107	38,165,281	6,926,174	134,645		10,805	145,450
2032	31,239,107	39,024,000	7,784,893	151,338		12,144	163,483
2033	31,239,107	39,902,039	8,662,932	168,407		13,514	181,922
2034	31,239,107	40,799,835	9,560,728	185,861		14,915	200,775
2035	31,239,107	41,717,832	10,478,725	203,706		16,347	220,053
2036	31,239,107	42,656,483	11,417,376	221,954		17,811	239,765
2037	31,239,107	43,616,254	12,377,147	240,612		19,308	259,920
				1,825,143		146,462	1,971,605
						Discount rate	0.04
						NPV =	1,320,316

All-in Non-School Tax Capture Millage

Taxing Authority	Millage Rate
Lansing Oper	19.4400
Ingham Cnty Sum	6.7807
Ingham County	5.1965
LCC	3.7692
CATA	2.9895
CADL	1.5528

Not included in TIF Capture

Taxing Authority	Millage Rate
Lansing Debt	0.2600
Lansing School Debt	4.1000
Lansing School Oper	17.4478
Lansing School Sink	2.9575
Ingham Intermediate	4.9378

All in: Non-School Tax Capture Millage	All IN Annual Non- School Tax Capture Available	City of Lansing 19.4400 Mills		City of Lansing Library 1.5528	Lansing Community College 3.7692 Mills	CATA 2.9895 Mills	Ingham County 11.9772 Mills	CCRA .699000 Mills	Ingham County 11.9772 Mills (80%/20% Rev. Sharing)	Ingham County 11.9772 Mills (90%/10% Rev. Sharing)	City of Lansing + County		
40.4277	0	0	0	0	0	0	0	0	0	0	0		
40.4277	18,944	9,109		728	1,766	1,401	5,612	328	4,490	5,051	14,722		
40.4277	38,172	18,355		1,466	3,559	2,823	11,309	660	9,047	10,178	29,664		
40.4277	57,688	27,740		2,216	5,378	4,266	17,091	997	13,673	15,382	44,831		
40.4277	77,498	37,265		2,977	7,225	5,731	22,960	1,340	18,368	20,664	60,225		
40.4277	97,604	46,934		3,749	9,100	7,217	28,916	1,688	23,133	26,025	75,850		
40.4277	118,012	56,747		4,533	11,003	8,727	34,962	2,040	27,970	31,466	91,709		
40.4277	138,726	66,708		5,328	12,934	10,258	41,099	2,399	32,879	36,989	107,807		
40.4277	159,751	76,817		6,136	14,894	11,813	47,328	2,762	37,862	42,595	124,146		
40.4277	181,091	87,079		6,956	16,884	13,391	53,650	3,131	42,920	48,285	140,729		
40.4277	202,751	97,495		7,788	18,903	14,993	60,067	3,506	48,054	54,061	157,562		
40.4277	224,736	108,066		8,632	20,953	16,619	66,581	3,886	53,265	59,923	174,647		
40.4277	247,051	118,797		9,489	23,033	18,269	73,192	4,272	58,554	65,873	191,989		
40.4277	269,701	129,688		10,359	25,145	19,944	79,902	4,663	63,922	71,912	209,590		
40.4277	292,690	140,743		11,242	27,288	21,644	86,713	5,061	69,370	78,042	227,456		
40.4277	316,024	151,963		12,138	29,464	23,369	93,626	5,464	74,901	84,263	245,589		
	2,440,439	1,173,505		93,736	227,530	180,463	723,010	42,195	578,408	650,709	1,896,515		
Discount rate		0.04											
NPV =		1,637,645											

Local Capture Detail - Breakdown by Taxing Entity

All in: Non-School Tax Capture Millage	All IN Annual Non- School Tax Capture Available	City of Lansing 19.4400 Mills		City of Lansing Library 1.5528	Lansing Community College 3.7692 Mills	CATA 2.9895 Mills	Ingham County 11.9772 Mills	CCRA .699000 Mills	Ingham County 11.9772 Mills (80%/20% Rev. Sharing)	Ingham County 11.9772 Mills (90%/10% Rev. Sharing)	City of Lansing + County		
40.4277	0	0	0	0	0	0	0	0	0	0	0		
40.4277	28,416	13,664		1,091	2,649	2,101	8,419	491	6,735	7,577	22,083		
40.4277	57,471	27,635		2,207	5,358	4,250	17,026	994	13,621	15,324	44,662		
40.4277	87,180	41,921		3,349	8,128	6,447	25,828	1,507	20,662	23,245	67,749		
40.4277	117,557	56,528		4,515	10,960	8,693	34,828	2,033	27,862	31,345	91,356		
40.4277	148,618	71,464		5,708	13,856	10,990	44,030	2,570	35,224	39,627	115,494		
40.4277	180,378	86,736		6,928	16,817	13,338	53,439	3,119	42,751	48,095	140,175		
40.4277	212,852	102,352		8,176	19,845	15,740	63,060	3,680	50,448	56,754	165,412		
40.4277	246,057	118,319		9,451	22,941	18,195	72,897	4,254	58,318	65,608	191,216		
40.4277	280,009	134,645		10,755	26,106	20,706	82,956	4,841	66,365	74,661	217,601		
40.4277	314,725	151,338		12,088	29,343	23,273	93,241	5,442	74,593	83,917	244,580		
40.4277	350,222	168,407		13,452	32,652	25,898	103,758	6,055	83,006	93,382	272,165		
40.4277	386,518	185,861		14,846	36,036	28,582	114,511	6,683	91,609	103,060	300,371		
40.4277	423,631	203,706		16,271	39,496	31,326	125,506	7,325	100,405	112,955	329,212		
40.4277	461,578	221,954		17,729	43,034	34,132	136,748	7,981	109,399	123,073	358,702		
40.4277	500,380	240,612		19,219	46,652	37,001	148,244	8,652	118,595	133,419	388,855		
	3,795,593	1,825,143		145,786	353,875	280,672	1,124,491	65,626	899,593	1,012,042	2,949,634		
Discount rate		0.04											
NPV =		2,541,778											

Airport Auth/CRAA	0.6990	State Education	6.0000	2019 Total
		CADL		76.1308
	40.4277		35.7031	County Total
				11.9772

Resolution #2022-###

By the Committee on Development and Planning
Resolved by the City Council of the City of Lansing

**RESOLUTION APPROVING BROWNFIELD PLAN #83
MONEYBALL BROWNFIELD REDEVELOPMENT PROJECT**

WHEREAS, the Brownfield Redevelopment Authority (the 'Authority') of the City of Lansing, pursuant to and in accordance with the provisions of the Brownfield Redevelopment Financing Act, Public Act, Public Act 381 of 1996, as amended, (the 'Act') has prepared a Brownfield Plan, submitted to Council and placed on file in the office of City Clerk, LBRA Brownfield Plan #83 – Moneyball Brownfield Redevelopment Project (the 'Plan'); and

WHEREAS, a public hearing was held by the Lansing City Council on **[INSERT DATE]** and at least 10 days before the public hearing the taxing jurisdictions were provided notice to be fully informed about the fiscal and economic implications of the proposed Plan and given a reasonable opportunity to express their views and recommendations regarding the Plan in accordance with Section 13 (10) and 14(1) of the Act; and

WHEREAS, the Lansing City Council, before and during its public hearing on **[INSERT DATE]** reviewed testimony and evidence regarding the Plan, and found that:

1. the Plan provides for the reimbursement of costs attributable to eligible activities to the developer and the Authority,
2. the Project includes, in addition to the eligible activities identified in the Plan, the redevelopment of the property,
3. the Project may result in new private investment of approximately \$874,000.
4. the Plan provides for the capture of property tax increment revenues due to the private investment on the site, and devotes them to repaying the Authority for its costs associated with eligible activities it performs, and to repaying the developer for their costs associated with eligible activities they perform, in accordance with the Plan,

WHEREAS, the Authority Board of Directors, at its meeting on October 7, 2022, recommended approval of the Plan, for this Project; and

WHEREAS, the City of Lansing Department of Economic Development and Planning has determined the proposed Project is consistent with local development and redevelopment plans and zoning ordinances, and

NOW, THEREFORE, BE IT RESOLVED that the Lansing City Council, after having duly considered the Plan, finds it is in compliance with the provisions of the Act and further

finds:

- The Plan constitutes a public purpose under the Act;
- The Plan meets all of the requirements for a Brownfield Plan set forth in Section 13 of the Act;
- The proposed method of financing the costs of the eligible activities, as described in the Plan, is feasible and the Authority has the ability to arrange the financing;
- The costs of the eligible activities proposed in the Plan are reasonable and necessary to carry out the purposes of the Act; and
- The amount of the captured taxable value estimated to result from the adoption of the Plan is reasonable; and
- The proposed project is consistent with local development and redevelopment plans and zoning ordinances as has also been determined by the City of Lansing Department of Economic Development and Planning.

BE IT FINALLY RESOLVED that the Lansing City Council hereby approves the LBRA 'Brownfield Plan #83 – Moneyball Brownfield Redevelopment Project'.

Lansing Brownfield Redevelopment Authority



Lansing Brownfield Redevelopment Authority Moneyball Brownfield Redevelopment Project

Brownfield Plan #83

Moneyball Brownfield Redevelopment Project
923-927 W. Saginaw Street
Lansing, Michigan 48915

PREPARED BY:

Triterra
1305 S. Washington Avenue, Suite 102
Lansing, Michigan 48910
Contact Person: Dave Van Haaren
dave.vanhaaren@triterra.us
Phone: 517-853-2152

REVIEWED BY:

Lansing Brownfield Redevelopment Authority
230 S. Washington Avenue, Suite 217
Lansing, Michigan 48933
Contact Person: Karl Dorshimer
karl@lansingcdc.com
Phone: 517-243-3512

October 5, 2022

Approved by the LBRA on _____, 2022
Adopted by the Lansing City Council on _____, 2022

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Figure 3: Sample Locations with Analytical Exceedances

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ATTACHMENTS

Attachment A: Legal Description of the Property

Attachment B: EGLE BEA Acknowledgement Letter

Attachment C: Letter of Functional Obsolescence

1. Project Summary Sheet

The purpose of this Brownfield Plan (the “Plan”) is to identify eligible activities and cost estimates for redevelopment of the property located at 923-927 W. Saginaw Street in the City of Lansing, Michigan. Brownfield tax increment financing is necessary to support redevelopment of the property.

Project Name: Moneyball Brownfield
Redevelopment Project (the “Project”)

Developer: Moneyball Sportswear, LLC (the “Developer”)
603 N. Waverly Road, Suite 3A
Lansing, MI 48917

Property Location: 923-927 W. Saginaw Road, Lansing, Michigan 48915, Parcel IDs 33-01-01-17-226-262 and 33-01-01-17-226-271 (the “Property”).

Type of Eligible Property: Facility, Functionally Obsolete, and tax reverted property owned by and under the control of a land bank fast track authority

Project Description: The entire 0.436-acre Property will be rehabilitated to include a single-story commercial building comprising 5,300 gross square feet. This project is vital to the W. Saginaw corridor and Moneyball is leading the way as one of the first businesses to reinvest in a deteriorating, underutilized, strip of prime commercial, residential, and mixed-use storefronts.

Brownfield Eligible activities include Michigan Department of Environment, Great Lakes and Energy (EGLE) environmental activities, demolition, site preparation, infrastructure improvements, and preparation of a Brownfield Plan. EGLE pre-approved activities and a portion of department specific activities were conducted by the City of Lansing through the City of Lansing Brownfield Redevelopment Authority (LBRA), therefore, the applicable portion of LBRA costs will be reimbursed back to the LBRA under this Brownfield Plan.

Total Capital Investment: Property and Building Improvements and Personnel Property Investment is estimated at \$874,120 (not including acquisition) of which there is \$168,450 in eligible activities associated with the proposed Project.

Estimated Job

Creation/Retention: The project will create 6-7 full time equivalent (FTE) jobs.

Duration of Plan: 30 years (starting in 2023)

Total New Taxes Generated by Development for the Duration (30 years) of the Brownfield Plan: \$325,255		% of New Taxes
Uses		
Portion Captured by LBRA to Reimburse Developer, the LBFTA and City	\$168,450	51.8%
Passed Through to Saginaw Street Corridor Improvement Authority (SSCIA), Debt Millage, 10% Local Millage, 100% State School and State Education Tax	\$138,089	42.4%
Portion Captured for LBRA Plan Administration / Local Brownfield Revolving Fund (LBRF) (10% of available Local TIR*)	\$18,717	5.8%
TOTAL NEW TAXES GENERATED	\$325,255	100%

*TIR = tax increment revenue

2. Purpose of Brownfield Plan and Past Use of the Property

The City of Lansing Brownfield Redevelopment Authority (Authority or “LBRA”), duly established by resolution of the City Council of the City of Lansing, pursuant to the Brownfield Redevelopment Financing Act, Michigan Public Act 381 of 1996, MCLA 125.2651 et. seq., as amended (Act 381), is authorized to exercise its powers within the City of Lansing, Michigan. The purpose of this Plan, to be implemented by the LBRA, is to satisfy the requirements for a Brownfield Plan as specified in Act 381.

The Plan will allow the LBRA to use tax increment financing to reimburse **Moneyball Sportswear, LLC** (the “Developer”) for the costs of eligible activities required to rehabilitate the eligible property located at 923-927 W. Saginaw Street in the City of Lansing, Michigan, (the “Property”). Any proposed rehabilitation of the Property will only be economically viable with the support and approval of the brownfield redevelopment incentives described herein. The location of the Property is depicted on Figure 1.

The Property is fully defined in the following table and in Attachment A.

Eligible Property		
Address	Tax ID	Basis of Eligibility
927 W. Saginaw Street	33-01-01-17-226-271	Facility and Functionally Obsolete
923 W. Saginaw Street	33-01-01-17-226-262	Tax reverted property owned by and under the control of a land bank fast track authority

The Property is located within the boundaries of the City of Lansing and is surrounded by commercial property and thoroughfares. Property layout and boundaries are depicted on Figure 2. The legal descriptions of the Property are included in Attachment A.

The Property consists of a total of 0.436-acres and comprised of two adjoining parcels. One vacant single-story commercial building exists on the west portion of the Property. The remainder of the Property is comprised of paved and unpaved parking.

Based on historical information, the parcel located at 923 W. Saginaw Street was used for residential purposes or was vacant until approximately 1951. At this time, two buildings were constructed on the Property. Various tenants and commercial operations were present on the Property including O.W. Rosebrough Co. (1968-1977), Bob’s Fruit Market (1982-1995), and Small World Small Dollars (2005). In 2013 the building was demolished, and the Property has since been

vacant. The parcel is currently owned by the Ingham County Land Bank Fast Track Authority.

The Parcel located at 927 W. Saginaw Street was being used for commercial operations as early as 1913. The building that currently exists on the Property was constructed in 1948. The following businesses were listed for this building: D & C Stores (1982) and Parks Furniture and Jewelry (1987-1995).

Environmental subsurface investigation activities conducted in May and June 2021 included a geophysical survey, the advancement of six (6) soil borings, and collection of two (2) soil gas samples and one groundwater sample on the subject property. The investigation identified no anomalies indicative of an underground storage tank (UST). The soil borings were advanced to depths of 10 to 15 feet below ground surface. The soil boring and sample locations are depicted in Figure 3.

Soil contamination at the Property contains naphthalene, 2-methylnaphthalene, n-butylbenzene, phenanthrene, and tetrachloroethylene (PERC) at various locations with concentrations above Part 201 Residential Generic Cleanup Criteria (GCC). Triterra's soil, groundwater, and soil gas sample locations and results are summarized in Figure 3.

On May 18, 2022, the City of Lansing, Assessors Office formally determined the Property is "functionally obsolete" as the term is defined in Section 2(u), of Act 381. Refer to Attachment B, Letter of Functional Obsolescence.

The Property is considered an "eligible property" as defined by Act 381, Section 2 because: (a) the Property was previously utilized as a commercial property; (b) it is located within the City of Lansing, a qualified local governmental unit under MCL 125.2782(k); (c) the parcel located at 927 W. Saginaw Street is a "facility" as defined in Part 201 and Section 2(r) of Act 381; (d) , the parcel located at 927 W. Saginaw Street has been determined to be "functionally obsolete" as defined in Section 2(s) of Act 381, and (e) the parcel located at 923 W. Saginaw Street is tax reverted property owned by and under the control of the Ingham County Land Bank Fast Track Authority as defined in Section 2(ee) of Act 381.

3. Brownfield Project Description

Currently residing off Waverly Road, Moneyball Sportswear is the premier athletic-wear supplier in the Lansing area. The subject property will be their new headquarters and main retail store. The result of this project will create more foot traffic and brand awareness for Moneyball while also investing in an underutilized corridor (W. Saginaw).

The entire 0.436-acre Property will be rehabilitated to include the construction of a new one-story retail building comprising 5,300 gross square feet on the eligible property. This project is vital to the continued redevelopment of the West Saginaw corridor.

4. Developer Eligible Activities

The Developer will fund the improvements being made to the site including the public infrastructure improvements. Once the rehabilitation project is complete a portion of the resulting increase in Property taxes will be used to reimburse the Developer and the City for their brownfield costs to redevelop the Property. The activities that are intended to be carried out at the Property are considered “eligible activities” as defined by Sec 2 of Act 381 and EGLE pre-approved activities, EGLE department specific activities, asbestos and lead survey activities, demolition, site preparation, and preparation and implementation of a Brownfield Plan. EGLE pre-approved activities and a portion of department specific activities were conducted by the City of Lansing through the LBRA, therefore, the applicable portion of LBRA costs will be reimbursed back to the LBRA under this Brownfield Plan. The breakdown of costs between the Developer and City are provided on Table 1. Brownfield Eligible Activities.

The costs of eligible activities included in this Plan can be reimbursed with the new local incremental tax revenues generated by the redeveloped Property and captured by the LBRA, subject to any limitations and conditions described in this Plan and the terms of a Reimbursement Agreement between the Developer and the Authority (the “Reimbursement Agreement”). The total estimated eligible activity costs estimated for Developer reimbursement is \$141,982.

Summary of Eligible Activities	
EGLE Eligible Activities	Cost
Exempt Activities	\$53,200
Total Environmental Eligible Activities	\$53,200
MSF Eligible Activities	Cost
Demolition	\$57,000
Site Preparation	\$11,000
Infrastructure Improvements	\$22,000
LBFTA	986.00
Total Non-Environmental Eligible Activities	\$79,986
Contingency*	\$7,264
Brownfield Plan Preparation	\$12,000
LBRA Brownfield Application Fee	\$5,000
Total Eligible Cost for Reimbursement	\$168,450

* EGLE Exempt Activities, Brownfield Plan preparation and implementation are excluded from contingency calculation.

The costs listed above are estimated and may increase or decrease depending on the nature and extent of unknown conditions encountered on the Property.

5. Captured Taxable Value and Tax Increment Revenues

The costs of eligible activities included in, and authorized by, this Plan can be reimbursed with incremental local only tax revenues generated by the Property rehabilitation and captured by the LBRA. The LBRA will not be obligated to reimburse the Developer for Eligible Activities completed after December 31, 2024.

The taxable value of the Property according to the city assessor was \$84,410 which is the initial taxable value for this Plan. The new projected taxable value for 2024 was estimated at \$200,000. Estimated taxable values were based on estimates determined by the Project's development team. The actual taxable value will be determined by the City's Assessor after the Project is completed.

It is estimated that the LBRA will capture tax increment revenues from 2023 through 2052 to

reimburse the Developer and the LBRA for the cost of eligible activities, pay for the LBRA's administration of the Plan and make deposits into the LBRA's Local Brownfield Revolving Fund (LBRF). This Plan will pass through 10% of new local taxes per year for the local taxing jurisdictions. Additionally, 10% of available local TIR will be captured for the duration of the Plan for deposit into the LBRA's Local Brownfield Revolving Fund (LBRF) and/or LBRA Administration costs. The eligible property is within the Saginaw Street Corridor Improvement Authority (SSCIA) Development and Finance Area. Although the SSCIA subordinates capture to LBRA Brownfield Plans, most local pass-through may still be captured by the SSCIA.

The captured incremental taxable value and associated tax increment revenue will be determined by the City Assessor. The actual increased taxable value of the land and all future taxable improvements on the Property may vary. Furthermore, the amount of tax increment revenue available under this Plan will be based on the actual millage levied annually by each local taxing jurisdiction on the increase in tax value resulting from the rehabilitation project that is eligible and approved for capture.

6. Method of Brownfield Plan Financing

The Developer is ultimately responsible for providing financing for the costs of eligible activities included in this Plan.

The inclusion of eligible activities and estimates of cost to be reimbursed in this Plan are intended to authorize the LBRA to fund such reimbursements. Reimbursements under the Reimbursement Agreement shall not exceed the cost of eligible activities and reimbursement limits described in this Plan. Annually, the LBRA will capture 10% of the available new local taxes for LBRA Plan administration and/or deposits into the LBRF.

7. Amount of Note or Bonded Indebtedness Incurred

None.

8. Duration of the Brownfield Plan

The duration of this Plan shall not exceed 30 years total tax capture after the first year of tax capture anticipated as 2023.

9. Estimated Impact on Taxing Jurisdictions

The table on the following page presents a summary of the new tax revenues generated by the taxing jurisdictions whose millage is subject to capture by the LBRA under this Plan. These are estimations based on the commercial components of the proposed redevelopment.

Projected Impact to Taxing Jurisdictions			
Taxing Unit	New Taxes Not Captured and passed through to SSCIA and/or Taxing Units*	New Taxes Captured For BRA Administration, LBRF Deposits and Developer Reimbursement	Total New Taxes
School Operating	\$74,289		\$74,289
State Education Tax (SET)	\$25,547		\$25,547
Lansing Oper	\$8,277	\$74,494	\$82,771
Ingham County Sum	\$2,887	\$25,984	\$28,871
Ingham County	\$2,213	\$19,913	\$22,126
Ingham Intermed	\$2,102	\$18,922	\$21,024
Lansing Comm College	\$1,605	\$14,444	\$16,048
CATA	\$1,273	\$11,456	\$12,729
Lansing Sch Sink	\$1,259	\$11,333	\$12,592
CADL-Library	\$661	\$5,950	\$6,611
Airport Auth	\$298	\$2,679	\$2,976
Montgomery Drain	\$221	\$1,993	\$2,214
Lansing School Debt	\$17,457		\$17,457
Total	\$138,089 (42.5%)	\$187,156 (57.5%)	\$325,255 (100%)

* Increased by investment, but not captured by the LBRA

Additional information related to the impact of tax increment financing on the various taxing jurisdictions is presented in Table 2.

10. Legal Description & Site Map

The Property location and boundaries are shown on Figures 1 and 2. The legal description of the Property is described below and provided in Attachment A.

LOT 5 WHITES SUB W OF BUTLER REC L 1 P 15
&
LOT 7 WHITES SUB W OF BUTLER REC L 1 P 15

11. Personal Property

This Brownfield Plan will capture incremental tax revenues resulting from personal property to the extent they are available.

12. Displacement of Persons

No persons will be displaced as a result of this Project.

13. Local Brownfield Revolving Fund

The LBRA's accelerated reimbursement loan program may be used to finance a portion of the eligible activities under this Plan.

Additionally, the LBRA may capture available tax increment revenues for deposit to the LBRF as permitted by Act 381.

14. Other Information

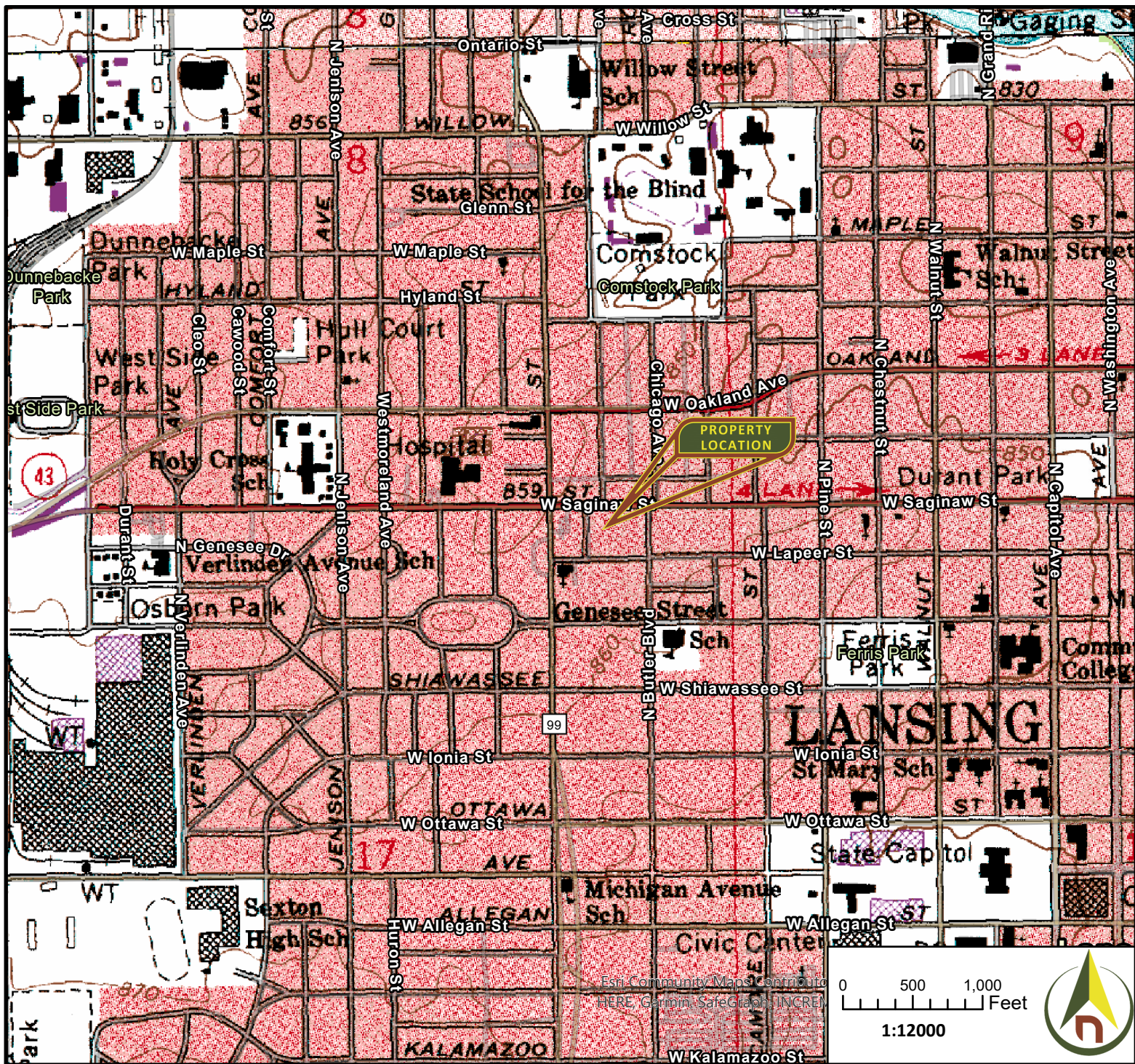
The LBRA and the Lansing City Council, in accordance with the Act, may amend this Plan in the future in order to fund additional eligible activities associated with the Project described herein.

FIGURES

Figure 1: Property Location Map

Figure 2: Eligible Property Map

Figure 3: Sample Locations with Analytical Exceedances



TRI TERRA

FIGURE 1 PROPERTY LOCATION

923 & 927 W. SAGINAW STREET
LANSING, MICHIGAN 48915

INGHAM COUNTY
T4N, R2W, SECTION 17

PROJECT NUMBER 20-2340-14





TRI TERRA

FIGURE 2

ELIGIBLE PROPERTY MAP

PROJECT NUMBER: 20-2340-14

**923-927 W. SAGINAW STREET
LANSING, MICHIGAN 48915**

DIAGRAM CREATED BY: CJZ DATE: 8/22/2022

 Approximate Triterra Boring Location

Approximate BEA Boundary

Approximate Phase I ESA Boundary

B-205 8' (6/1/2021)	
Constituent	g/ kg
Phenanthrene	7,400
Naphthalene	7,000
2-Methylnaphthalene	37,000

B-206 13' (6/1/2021)	
Constituent	g/ kg
Tetrachloroethylene	12,100

B-206
SG-2

B-205
SG-1

B-201

B-202

B-203

B-204

Aerial Image 9/2017



TRITERRA

FIGURE 3

APPROXIMATE BORING LOCATIONS

927 W. SAGINAW STREET
LANSING, MICHIGAN 48915

PROJECT NUMBER: 20-2340-14

DATE: 7/10/2021

DIAGRAM CREATED BY: CF

TABLES

Table 1: Brownfield Eligible Activities

Table 2: Tax Increment Revenue Capture Estimates

Table 3: Tax Increment Revenue Reimbursement Allocation Table

Table 4: Tax Increment Revenue Reimbursement Entity Allocation Table

Table 1
Brownfield Eligible Activities
923-927 W. Saginaw Street
Lansing, MI

					REIMBURSEMENT ALLOCATION			REIMBURSEMENT ENTITY		
ELIGIBLE ACTIVITIES	NO. OF UNITS	UNIT TYPE	UNIT RATE	ESTIMATED TOTAL COST	EGLE ACTIVITIES	MSF ACTIVITIES	LOCAL-ONLY ACTIVITIES	Moneyball	LBRA	Ingham County LBFTA
EGLE ELIGIBLE ACTIVITIES										
Pre-Approved Activities										
Phase I Environmental Site Assessment	1	LS	\$ 2,700	\$ 2,700			\$ 2,700	\$ 270	\$ 2,430	
Phase II Site Investigations	1	LS	\$ 9,800	\$ 9,800			\$ 9,800		\$ 9,800	
Baseline Environmental Assessment	1	LS	\$ 4,400	\$ 4,400			\$ 4,400		\$ 4,400	
Environmental Response Activity Plan	1	LS	\$ 4,500	\$ 4,500			\$ 4,500	\$ 4,500		
Gas Vapor Mitigation System	5,300	LS	\$ 6.00	\$ 31,800			\$ 31,800	\$ 31,800		
EGLE ELIGIBLE ACTIVITIES TOTAL				\$ 53,200	\$ -	\$ -	\$ 53,200	\$ 36,570	\$ 16,630	\$ -
MSF ELIGIBLE ACTIVITIES										
Demolition										
Demolition - Life Safety Bracing, Interior and Select Exterior	1	LS	\$ 35,000	\$ 35,000			\$ 35,000	\$ 35,000		
Demolition - site demolition and backfill	1	LS	\$ 20,000	\$ 20,000			\$ 20,000	\$ 20,000		
Demolition - Soft Costs	1	LS	\$ 2,000	\$ 2,000			\$ 2,000	\$ 2,000		
Total Demolition Activities				\$ 57,000	\$ -	\$ -	\$ 57,000	\$ 57,000	\$ -	\$ -
Site Preparation										
Fill - Bracing and Backfill Former Basement Area	1	LS	\$ 10,000	\$ 10,000			\$ 10,000	\$ 10,000		
Site Preparation - Soft Costs	1	LS	\$ 1,000	\$ 1,000			\$ 1,000	\$ 1,000		
Total Site Preparation Activities				\$ 11,000	\$ -	\$ -	\$ 11,000	\$ 11,000	\$ -	\$ -
Infrastructure Improvements										
Curbs, sidewalk, entrances in Right of Way	1	LS	\$ 20,000	\$ 20,000			\$ 20,000	\$ 20,000		
Infrastructure Improvements - Soft Costs	1	LS	\$ 2,000	\$ 2,000			\$ 2,000	\$ 2,000		
Total Infrastructure Improvement Activities				\$ 22,000	\$ -	\$ -	\$ 22,000	\$ 22,000		
Land Bank Fast Track Authority (LBFTA) (5/50 Capture)										
Ingham County LBFTA - Eligible Capture of 50% of Available Taxes for 5 years	1	LS	\$ 986	\$ 986						
Total LBFTA Capture				\$ 986			\$ 986			\$ 986
MSF ELIGIBLE ACTIVITIES TOTAL				\$ 90,986	\$ -	\$ -	\$ 90,986	\$ 90,000	\$ -	\$ 986
MSF AND EGLE ELIGIBLE ACTIVITIES TOTAL				\$ 144,186	\$ -	\$ -	\$ 144,186	\$ 126,570	\$ 16,630	\$ 986
Contingency				\$ 7,264	\$ -	\$ -	\$ 7,264	\$ 7,264	\$ -	\$ -
Brownfield Plan	1	LS	\$ 12,000	\$ 12,000	\$ -	\$ -	\$ 12,000	\$ 12,000	\$ -	\$ -
LBRA Brownfield Application Fee	1	LS	\$ 5,000	\$ 5,000	\$ -	\$ -	\$ 5,000	\$ 5,000	\$ -	\$ -
Interest (0%, simple)				\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
TOTAL ELIGIBLE COST FOR REIMBURSEMENT				\$ 168,450	\$ -	\$ -	\$ 168,450	\$ 150,834	\$ 16,630	\$ 986
State Brownfield Revolving Fund				\$ -						
SSCIA/BRA Administration/LBRF				\$ 18,717						
GRAND TOTAL				\$ 187,166						
					0.00%	0.00%	100.00%			

NOTES:
These costs and revenue projections should be considered approximate estimates based on expected conditions and available information.
It cannot be guaranteed that the costs and revenue projections will not vary from these estimates.
Costs for Phase I ESAs, Phase II ESAs, BEAs, Asbestos Surveys, Brownfield Plan and Act 381 Work Plan are excluded from contingency calculation.
Interest calculation is based on 3% simple interest on principal eligible activity costs incurred by NEOGEN.

Table 2
Tax Increment Revenue Capture Estimates
923-927 W. Saginaw Street
Lansing, MI

Estimated Taxable Value (TV) Increase Rate:		1% per year														
Plan Year	2023 1	2024 2	2025 3	2026 4	2027 5	2028 6	2029 7	2030 8	2031 9	2032 10	2033 11	2034 12	2035 13	2036 14	2037 15	2038 16
Base Taxable Value (TV) of Land at 923 W. Saginaw (Ingham County LBFTA)	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
Base TV of Land at 927 W. Saginaw	\$ 5,350	\$ 5,350	\$ 5,350	\$ 5,350	\$ 5,350	\$ 5,350	\$ 5,350	\$ 5,350	\$ 5,350	\$ 5,350	\$ 5,350	\$ 5,350	\$ 5,350	\$ 5,350	\$ 5,350	\$ 5,350
Base TV of Building at 927 W. Saginaw	\$ 79,060	\$ 79,060	\$ 79,060	\$ 79,060	\$ 79,060	\$ 79,060	\$ 79,060	\$ 79,060	\$ 79,060	\$ 79,060	\$ 79,060	\$ 79,060	\$ 79,060	\$ 79,060	\$ 79,060	\$ 79,060
Estimated New TV for Land at 923 W. Saginaw (Ingham County LBFTA)	\$ 5,350	\$ 5,404	\$ 5,458	\$ 5,512	\$ 5,567	\$ 5,623	\$ 5,679	\$ 5,736	\$ 5,793	\$ 5,851	\$ 5,910	\$ 5,969	\$ 6,029	\$ 6,089	\$ 6,150	\$ 6,211
Estimated New TV for Land at 927 W. Saginaw	\$ 5,350	\$ 5,404	\$ 5,458	\$ 5,512	\$ 5,567	\$ 5,623	\$ 5,679	\$ 5,736	\$ 5,793	\$ 5,851	\$ 5,910	\$ 5,969	\$ 6,029	\$ 6,089	\$ 6,150	\$ 6,211
Estimated New TV for Building at 927 W. Saginaw	\$ 89,300	\$ 189,193	\$ 191,085	\$ 192,996	\$ 194,926	\$ 196,875	\$ 198,844	\$ 200,832	\$ 202,841	\$ 204,869	\$ 206,918	\$ 208,987	\$ 211,077	\$ 213,187	\$ 215,319	\$ 217,472
Incremental Difference for Land at 923 W. Saginaw (Ingham County LBFTA)	\$ 5,350	\$ 5,404	\$ 5,458	\$ 5,512	\$ 5,567	\$ 5,623	\$ 5,679	\$ 5,736	\$ 5,793	\$ 5,851	\$ 5,910	\$ 5,969	\$ 6,029	\$ 6,089	\$ 6,150	\$ 6,211
Incremental Difference for Land and Building at 927 W. Saginaw (New TV - Base TV)	\$ 10,240	\$ 110,187	\$ 112,132	\$ 114,098	\$ 116,083	\$ 118,088	\$ 120,113	\$ 122,158	\$ 124,224	\$ 126,310	\$ 128,417	\$ 130,546	\$ 132,695	\$ 134,866	\$ 137,059	\$ 139,274
Total Incremental Difference	\$ 15,590	\$ 115,590	\$ 117,590	\$ 119,610	\$ 121,650	\$ 123,711	\$ 125,792	\$ 127,894	\$ 130,017	\$ 132,161	\$ 134,327	\$ 136,514	\$ 138,724	\$ 140,955	\$ 143,209	\$ 145,485

School Tax Revenue - LBFTA Parcel - Available Capture at 50% for 5 Years*	Millage Rate
School Operating	17.44780
State Education Tax (SET)	6.00000
School Total:	23.44780

School Tax Revenue - 927 W. Saginaw Parcel - NOT CAPTURED	Millage Rate
School Operating	17.44780
State Education Tax (SET)	6.00000
School Total:	23.44780

Local Tax Revenue - LBFTA Parcel - Available Capture at 50% for 5 Years	Millage Rate
LANSING OPER	19.44000
INGHAM CNTY SUM	6.78070
INGHAM COUNTY	5.19650
INGHAM INTERMED	4.93780
LANSING COM COLLEGE	3.76920
CATA	2.98950
LANSING SCH SINK	2.95750
CADL-LIBRARY	1.55280
AIRPORT AUTH	0.69900
MONTGOMERY DRAIN	0.52000
Local Total:	48.84300

Local Tax Revenue - 927 W. Saginaw Parcel - Capturable	Millage Rate
LANSING OPER	19.44000
INGHAM CNTY SUM	6.78070
INGHAM COUNTY	5.19650
INGHAM INTERMED	4.93780
LANSING COM COLLEGE	3.76920
CATA	2.98950
LANSING SCH SINK	2.95750
CADL-LIBRARY	1.55280
AIRPORT AUTH	0.69900
MONTGOMERY DRAIN	0.52000
Local Total:	48.84300

Available State/Local Taxes for 923 W. Saginaw (LBFTA):	\$ 387	\$ 391	\$ 395	\$ 398	\$ 402
50% of Available State/Local Taxes for 923 W. Saginaw (LBFTA); Captured from Local Taxes (A):	\$ 193	\$ 195	\$ 197	\$ 199	\$ 201

Balance of Local Capturable Taxes from 923 W. Saginaw (B):	\$ 68	\$ 69	\$ 69	\$ 70	\$ 71
Capturable Local Taxes for 927 W. Saginaw (C):	\$ 500	\$ 5,382	\$ 5,477	\$ 5,573	\$ 5,670
Total Captured Taxes (A+B+C):	\$ 761	\$ 5,646	\$ 5,743	\$ 5,842	\$ 5,942

Non-Capturable Millages	Millage Rate
LANSING SCHOOL DEBT	4.10000
Total Non-Capturable Taxes:	4.10000

Notes:
* Available state taxes from LBFTA parcel (923 W. Saginaw) are calculated at 50% and captured from local taxes for 5 years.

Table 2
Tax Increment Revenue Capture Estimates
923-927 W. Saginaw Street
Lansing, MI

Estimated Taxable Value (TV) Increase Rate:														
Plan Year	2039 17	2040 18	2041 19	2042 20	2043 21	2044 22	2045 23	2046 24	2047 25	2048 26	2049 27	2050 28	2051 29	2052 30
Base Taxable Value (TV) of Land at 923 W. Saginaw (Ingham County LBFTA)	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
Base TV of Land at 927 W. Saginaw	\$ 5,350	\$ 5,350	\$ 5,350	\$ 5,350	\$ 5,350	\$ 5,350	\$ 5,350	\$ 5,350	\$ 5,350	\$ 5,350	\$ 5,350	\$ 5,350	\$ 5,350	\$ 5,350
Base TV of Building at 927 W. Saginaw	\$ 79,060	\$ 79,060	\$ 79,060	\$ 79,060	\$ 79,060	\$ 79,060	\$ 79,060	\$ 79,060	\$ 79,060	\$ 79,060	\$ 79,060	\$ 79,060	\$ 79,060	\$ 79,060
Estimated New TV for Land at 923 W. Saginaw (Ingham County LBFTA)	\$ 6,273	\$ 6,336	\$ 6,399	\$ 6,463	\$ 6,528	\$ 6,593	\$ 6,659	\$ 6,726	\$ 6,793	\$ 6,861	\$ 6,930	\$ 6,999	\$ 7,069	\$ 7,140
Estimated New TV for Land at 927 W. Saginaw	\$ 6,273	\$ 6,336	\$ 6,399	\$ 6,463	\$ 6,528	\$ 6,593	\$ 6,659	\$ 6,726	\$ 6,793	\$ 6,861	\$ 6,930	\$ 6,999	\$ 7,069	\$ 7,140
Estimated New TV for Building at 927 W. Saginaw	\$ 219,647	\$ 221,844	\$ 224,062	\$ 226,303	\$ 228,566	\$ 230,851	\$ 233,160	\$ 235,492	\$ 237,846	\$ 240,225	\$ 242,627	\$ 245,053	\$ 247,504	\$ 249,979
Incremental Difference for Land at 923 W. Saginaw (Ingham County LBFTA)	\$ 6,273	\$ 6,336	\$ 6,399	\$ 6,463	\$ 6,528	\$ 6,593	\$ 6,659	\$ 6,726	\$ 6,793	\$ 6,861	\$ 6,930	\$ 6,999	\$ 7,069	\$ 7,140
Incremental Difference for Land and Building at 927 W. Saginaw (New TV - Base TV)	\$ 141,510	\$ 143,770	\$ 146,051	\$ 148,356	\$ 150,684	\$ 153,035	\$ 155,409	\$ 157,807	\$ 160,230	\$ 162,676	\$ 165,147	\$ 167,642	\$ 170,163	\$ 172,709
Total Incremental Difference	\$ 147,784	\$ 150,106	\$ 152,451	\$ 154,819	\$ 157,212	\$ 159,628	\$ 162,068	\$ 164,533	\$ 167,023	\$ 169,537	\$ 172,076	\$ 174,641	\$ 177,232	\$ 179,848

School Tax Revenue - LBFTA Parcel - Available Capture at 50% for 5 Years*		Millage Rate
School Operating	17.44780	\$ - \$ - \$ - \$ - \$ - \$ - \$ - \$ - \$ - \$ - \$ - \$ - \$ - \$ -
State Education Tax (SET)	6.00000	\$ - \$ - \$ - \$ - \$ - \$ - \$ - \$ - \$ - \$ - \$ - \$ - \$ - \$ -
School Total:	23.44780	\$ - \$ - \$ - \$ - \$ - \$ - \$ - \$ - \$ - \$ - \$ - \$ - \$ - \$ -

School Tax Revenue - 927 W. Saginaw Parcel - NOT CAPTURED		Millage Rate
School Operating	17.44780	\$ 2,579 \$ 2,619 \$ 2,660 \$ 2,701 \$ 2,743 \$ 2,785 \$ 2,828 \$ 2,871 \$ 2,914 \$ 2,958 \$ 3,002 \$ 3,047 \$ 3,092 \$ 3,138
State Education Tax (SET)	6.00000	\$ 887 \$ 901 \$ 915 \$ 929 \$ 943 \$ 958 \$ 972 \$ 987 \$ 1,002 \$ 1,017 \$ 1,032 \$ 1,048 \$ 1,063 \$ 1,079
School Total:	23.44780	\$ 3,465 \$ 3,520 \$ 3,575 \$ 3,630 \$ 3,686 \$ 3,743 \$ 3,800 \$ 3,858 \$ 3,916 \$ 3,975 \$ 4,035 \$ 4,095 \$ 4,156 \$ 4,217

Local Tax Revenue - LBFTA Parcel - Available Capture at 50% for 5 Years		Millage Rate
LANSING OPER	19.44000	\$ - \$ - \$ - \$ - \$ - \$ - \$ - \$ - \$ - \$ - \$ - \$ - \$ - \$ -
INGHAM CNTY SUM	6.78070	\$ - \$ - \$ - \$ - \$ - \$ - \$ - \$ - \$ - \$ - \$ - \$ - \$ - \$ -
INGHAM COUNTY	5.19650	\$ - \$ - \$ - \$ - \$ - \$ - \$ - \$ - \$ - \$ - \$ - \$ - \$ - \$ -
INGHAM INTERMED	4.93780	\$ - \$ - \$ - \$ - \$ - \$ - \$ - \$ - \$ - \$ - \$ - \$ - \$ - \$ -
LANSING COM COLLEGE	3.76920	\$ - \$ - \$ - \$ - \$ - \$ - \$ - \$ - \$ - \$ - \$ - \$ - \$ - \$ -
CATA	2.98950	\$ - \$ - \$ - \$ - \$ - \$ - \$ - \$ - \$ - \$ - \$ - \$ - \$ - \$ -
LANSING SCH SINK	2.95750	\$ - \$ - \$ - \$ - \$ - \$ - \$ - \$ - \$ - \$ - \$ - \$ - \$ - \$ -
CADL-LIBRARY	1.55280	\$ - \$ - \$ - \$ - \$ - \$ - \$ - \$ - \$ - \$ - \$ - \$ - \$ - \$ -
AIRPORT AUTH	0.69900	\$ - \$ - \$ - \$ - \$ - \$ - \$ - \$ - \$ - \$ - \$ - \$ - \$ - \$ -
MONTGOMERY DRAIN	0.52000	\$ - \$ - \$ - \$ - \$ - \$ - \$ - \$ - \$ - \$ - \$ - \$ - \$ - \$ -
Local Total:	48.84300	\$ - \$ - \$ - \$ - \$ - \$ - \$ - \$ - \$ - \$ - \$ - \$ - \$ - \$ -

Local Tax Revenue - 927 W. Saginaw Parcel - Capturable		Millage Rate
LANSING OPER	19.44000	\$ 2,873 \$ 2,918 \$ 2,964 \$ 3,010 \$ 3,056 \$ 3,103 \$ 3,151 \$ 3,199 \$ 3,247 \$ 3,296 \$ 3,345 \$ 3,395 \$ 3,445 \$ 3,496
INGHAM CNTY SUM	6.78070	\$ 1,002 \$ 1,018 \$ 1,034 \$ 1,050 \$ 1,066 \$ 1,082 \$ 1,099 \$ 1,116 \$ 1,133 \$ 1,150 \$ 1,167 \$ 1,184 \$ 1,202 \$ 1,219
INGHAM COUNTY	5.19650	\$ 768 \$ 780 \$ 792 \$ 805 \$ 817 \$ 830 \$ 842 \$ 855 \$ 868 \$ 881 \$ 894 \$ 908 \$ 921 \$ 935
INGHAM INTERMED	4.93780	\$ 730 \$ 741 \$ 753 \$ 764 \$ 776 \$ 788 \$ 800 \$ 812 \$ 825 \$ 837 \$ 850 \$ 862 \$ 875 \$ 888
LANSING COM COLLEGE	3.76920	\$ 557 \$ 566 \$ 575 \$ 584 \$ 593 \$ 602 \$ 611 \$ 620 \$ 630 \$ 639 \$ 649 \$ 658 \$ 668 \$ 678
CATA	2.98950	\$ 442 \$ 449 \$ 456 \$ 463 \$ 470 \$ 477 \$ 485 \$ 492 \$ 499 \$ 507 \$ 514 \$ 522 \$ 530 \$ 538
LANSING SCH SINK	2.95750	\$ 437 \$ 444 \$ 451 \$ 458 \$ 465 \$ 472 \$ 479 \$ 487 \$ 494 \$ 501 \$ 509 \$ 517 \$ 524 \$ 532
CADL-LIBRARY	1.55280	\$ 229 \$ 233 \$ 237 \$ 240 \$ 244 \$ 248 \$ 252 \$ 255 \$ 259 \$ 263 \$ 267 \$ 271 \$ 275 \$ 279
AIRPORT AUTH	0.69900	\$ 103 \$ 105 \$ 107 \$ 108 \$ 110 \$ 112 \$ 113 \$ 115 \$ 117 \$ 119 \$ 120 \$ 122 \$ 124 \$ 126
MONTGOMERY DRAIN	0.52000	\$ 77 \$ 78 \$ 79 \$ 81 \$ 82 \$ 83 \$ 84 \$ 86 \$ 87 \$ 88 \$ 89 \$ 91 \$ 92 \$ 94
Local Total:	48.84300	\$ 7,218 \$ 7,332 \$ 7,446 \$ 7,562 \$ 7,679 \$ 7,797 \$ 7,916 \$ 8,036 \$ 8,158 \$ 8,281 \$ 8,405 \$ 8,530 \$ 8,657 \$ 8,784

Available State/Local Taxes for 923 W. Saginaw (LBFTA):			
50% of Available State/Local Taxes for 923 W. Saginaw (LBFTA); Captured from Local Taxes (A):			

Balance of Local Capturable Taxes from 923 W. Saginaw (B):			
Capturable Local Taxes for 927 W. Saginaw (C):	\$ 7,218	\$ 7,332	\$ 7,446

Total Captured Taxes (A+B+C):	\$ 7,218	\$ 7,332	\$ 7,446
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Non-Capturable Millages		Millage Rate
LANSING SCHOOL DEBT	4.10000	\$ 606 \$ 615 \$ 625 \$ 635 \$ 645 \$ 654 \$ 664 \$ 675 \$ 685 \$ 695 \$ 706 \$ 716 \$ 727 \$ 737
Total Non-Capturable Taxes:	4.10000	\$ 606 \$ 615 \$ 625 \$ 635 \$ 645 \$ 654 \$ 664 \$ 675 \$ 685 \$ 695 \$ 706 \$ 716 \$ 727 \$ 737

\$ 307,798	\$ 120,632	\$ 187,166
------------	------------	------------

\$ 17,457	\$ 17,457	\$ -
\$ 17,457	\$ 17,457	\$ -

\$ 325,255	\$ 138,089	\$ 187,166
------------	------------	------------

Table 3
Tax Increment Revenue Reimbursement Allocation Table
923-927 W. Saginaw Street
Lansing, MI

Developer/City Projected Reimbursement	Proportionality	School & Local Taxes	Local-Only Taxes	Total
State	0.0%	\$ -		\$ -
Local	100.0%	\$ -	\$ 168,450	\$ 168,450
TOTAL		\$ -	\$ 168,450	\$ 168,450
EGLE	0.0%	\$ -		
MSF	0.0%	\$ -		

Estimated Total Years of Plan: 30

Administrative Fees & Loan Funds*	
State Brownfield Revolving Fund	\$ -
BRA Adminstration / LBRF	\$ 18,717

* During the life of the Plan

	2023 1	2024 2	2025 3	2026 4	2027 5	2028 6	2029 7	2030 8	2031 9	2032 10	2033 11	2034 12	2035 13	2036 14	2037 15	2038 16
Available Tax Increment Revenue (TIR)																
Total State Tax Capture Available	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
Capture for State Brownfield Revolving Fund (3 mills of SET) (25-Yrs)	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
Capture of Available State Tax Increment for Taxing Units (10%) ("Pass-Through")	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
State TIR Available for Reimbursement to Developer	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
Total Local Tax Capture Available	\$ 761	\$ 5,646	\$ 5,743	\$ 5,842	\$ 5,942	\$ 6,042	\$ 6,144	\$ 6,247	\$ 6,350	\$ 6,455	\$ 6,561	\$ 6,668	\$ 6,776	\$ 6,885	\$ 6,995	\$ 7,106
Capture of Available Local Tax Increment for Taxing Units (10%) ("Pass-Through")	\$ 76	\$ 565	\$ 574	\$ 584	\$ 594	\$ 604	\$ 614	\$ 625	\$ 635	\$ 646	\$ 656	\$ 667	\$ 678	\$ 688	\$ 699	\$ 711
Capture for SSCIA, BRA Administrative Fees and/or LBRF (10% of available Local TIR)	\$ 69	\$ 508	\$ 517	\$ 526	\$ 535	\$ 544	\$ 553	\$ 562	\$ 572	\$ 581	\$ 590	\$ 600	\$ 610	\$ 620	\$ 630	\$ 640
Local TIR Available for Reimbursement to Developer and City (LBRF)	\$ 617	\$ 4,573	\$ 4,652	\$ 4,732	\$ 4,813	\$ 4,894	\$ 4,977	\$ 5,060	\$ 5,144	\$ 5,229	\$ 5,314	\$ 5,401	\$ 5,488	\$ 5,577	\$ 5,666	\$ 5,756
Total State & Local TIR Available for Reimbursement to Developer and City (LBRA)	\$ 617	\$ 4,573	\$ 4,652	\$ 4,732	\$ 4,813	\$ 4,894	\$ 4,977	\$ 5,060	\$ 5,144	\$ 5,229	\$ 5,314	\$ 5,401	\$ 5,488	\$ 5,577	\$ 5,666	\$ 5,756

DEVELOPER AND LBRA	Beginning Balance															
	\$ 168,450	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
MSF Eligible Activities	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
State Tax Reimbursement	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
Local Tax Reimbursement	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
EGLE Eligible Activities	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
State Tax Reimbursement	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
Local Tax Reimbursement	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
LOCAL-ONLY Activities	\$ 168,450	\$ 167,833	\$ 163,260	\$ 158,608	\$ 153,876	\$ 149,063	\$ 144,168	\$ 139,192	\$ 134,132	\$ 128,988	\$ 123,759	\$ 118,445	\$ 113,044	\$ 107,556	\$ 101,979	\$ 96,313
Local-Only Tax Reimbursement	\$ 168,450	\$ 617	\$ 4,573	\$ 4,652	\$ 4,732	\$ 4,813	\$ 4,894	\$ 4,977	\$ 5,060	\$ 5,144	\$ 5,229	\$ 5,314	\$ 5,401	\$ 5,488	\$ 5,577	\$ 5,666
TOTAL ANNUAL DEVELOPER AND LBRA REIMBURSEMENT	\$ 617	\$ 4,573	\$ 4,652	\$ 4,732	\$ 4,813	\$ 4,894	\$ 4,977	\$ 5,060	\$ 5,144	\$ 5,229	\$ 5,314	\$ 5,401	\$ 5,488	\$ 5,577	\$ 5,666	\$ 5,756

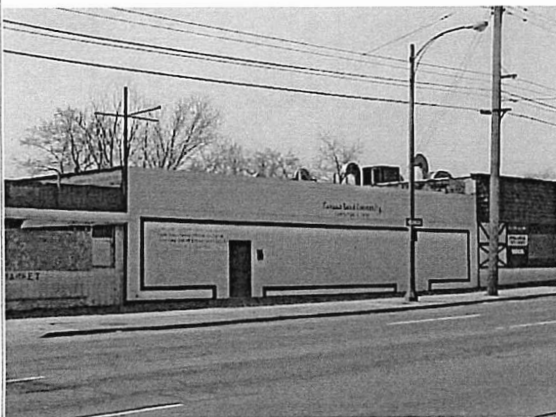
Table 3
Tax Increment Revenue Reimbursement Allocation Table
923-927 W. Saginaw Street
Lansing, MI

	2039	2040	2041	2042	2043	2044	2045	2046	2047	2048	2049	2050	2051	2052	TOTALS
	17	18	19	20	21	22	23	24	25	26	27	28	29	30	
Available Tax Increment Revenue (TIR)															
Total State Tax Capture Available	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	
Capture for State Brownfield Revolving Fund (3 mills of SET) (25-Yrs)	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	-					\$ -
Capture of Available State Tax Increment for Taxing Units (10%) ("Pass-Through")	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
State TIR Available for Reimbursement to Developer	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	
Total Local Tax Capture Available	\$ 7,218	\$ 7,332	\$ 7,446	\$ 7,562	\$ 7,679	\$ 7,797	\$ 7,916	\$ 8,036	\$ 8,158	\$ 8,281	\$ 8,405	\$ 8,530	\$ 8,657	\$ 8,784	
Capture of Available Local Tax Increment for Taxing Units (10%) ("Pass-Through")	\$ 722	\$ 733	\$ 745	\$ 756	\$ 768	\$ 780	\$ 792	\$ 804	\$ 816	\$ 828	\$ 840	\$ 853	\$ 866	\$ 878	\$ 20,796
Capture for SSCIA, BRA Administrative Fees and/or LBRF (10% of available Local TIR)	\$ 650	\$ 660	\$ 670	\$ 681	\$ 691	\$ 702	\$ 712	\$ 723	\$ 734	\$ 745	\$ 756	\$ 768	\$ 779	\$ 791	\$ 18,717
Local TIR Available for Reimbursement to Developer and City (LBRF)	\$ 5,847	\$ 5,939	\$ 6,031	\$ 6,125	\$ 6,220	\$ 6,315	\$ 6,412	\$ 6,509	\$ 6,608	\$ 6,707	\$ 6,808	\$ 6,909	\$ 7,012	\$ 7,115	
Total State & Local TIR Available for Reimbursement to Developer and City (LBRA)	\$ 5,847	\$ 5,939	\$ 6,031	\$ 6,125	\$ 6,220	\$ 6,315	\$ 6,412	\$ 6,509	\$ 6,608	\$ 6,707	\$ 6,808	\$ 6,909	\$ 7,012	\$ 7,115	
DEVELOPER AND LBRA															
	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	
MSF Eligible Activities	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	
State Tax Reimbursement	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
Local Tax Reimbursement	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
EGLE Eligible Activities	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	
State Tax Reimbursement	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
Local Tax Reimbursement	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
LOCAL-ONLY Activities	\$ 84,711	\$ 78,772	\$ 72,741	\$ 66,616	\$ 60,396	\$ 54,081	\$ 47,669	\$ 41,159	\$ 34,552	\$ 27,844	\$ 21,036	\$ 14,127	\$ 7,115	\$ 0	
Local-Only Tax Reimbursement	\$ 5,847	\$ 5,939	\$ 6,031	\$ 6,125	\$ 6,220	\$ 6,315	\$ 6,412	\$ 6,509	\$ 6,608	\$ 6,707	\$ 6,808	\$ 6,909	\$ 7,012	\$ 7,115	\$ 168,450
TOTAL ANNUAL DEVELOPER AND LBRA REIMBURSEMENT	\$ 5,847	\$ 5,939	\$ 6,031	\$ 6,125	\$ 6,220	\$ 6,315	\$ 6,412	\$ 6,509	\$ 6,608	\$ 6,707	\$ 6,808	\$ 6,909	\$ 7,012	\$ 7,115	
															\$ 168,450

Attachment A

Legal Description of the Property

Grantor	Grantee	Sale Price	Sale Date	Inst. Type	Terms of Sale	Liber & Page	Verified By	Prct. Trans.		
Property Address	Class: COMMERCIAL - IMPR	Zoning: F COM	Building Permit(s)	Date	Number	Status				
927 W SAGINAW ST	School: LANSING PUBLIC SCHOOL DIST	Electrical Permit	12/05/2019	PE19-1810						
	P.R.E. 0%									
Owner's Name/Address	MAP #: P -4040 -0070									
PARK NEIL 900 W SAGINAW ST LANSING MI 48915-1965	2021 Est TCV 248,245 TCV/TFA: 48.49									
	X Improved	Vacant	Land Value Estimates for Land Table R230.R230-WEST DOWNTOWN-RETAIL							
	Public Improvements		* Factors * 63.19 X 150.32 Description Frontage Depth Front Depth Rate %Adj. Reason Value RATE TABLE SF #6: 2.25 9499 SqFt 2.25000 100 21,373 0.22 Total Acres Total Est. Land Value = 21,373							
Tax Description	Dirt Road									
LOT 7 WHITES SUB W OF BUTLER REC L 1 P 15	X Gravel Road									
Comments/Influences	X Paved Road									
MR PARK, REQUESTED THAT ALL HIS PROPERTY ADDRESSE'S, BE CHANGED TO TO 900 W SAGINAW ST ON 11/13/02.	X Storm Sewer									
	X Sidewalk									
	X Water									
	X Sewer									
	X Electric									
	X Gas									
	X Curb									
	X Street Lights									
	X Standard Utilities									
	Underground Utils.									
	Topography of Site									
	X Level									
	Rolling									
	Low									
	High									
	Landscaped									
	Swamp									
	Wooded									
	Pond									
	Waterfront									
	Ravine									
	Wetland									
	Flood Plain									
	Who	When	What	Year	Land Value	Building Value	Assessed Value	Board of Review	Tribunal/ Other	Taxable Value
	SER 03/15/2017 DATA ENTER			2021	10,700	113,400	124,100			81,714C
	TRS 07/01/1997 INSPECTED			2020	10,700	111,500	122,200			80,586C
				2019	10,700	107,800	118,500			79,084C
				2018	10,700	95,200	105,900			77,231C



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Ingham, Michigan

*** Information herein deemed reliable but not guaranteed***

Desc. of Bldg/Section: PARK FURNITURE STORE Calculator Occupancy: Stores - Retail				<<<<< Calculator Cost Computations >>>>> Class: C Quality: Low Cost Stories: 1 Story Height: 13 Perimeter: 288 Overall Building Height: 13 Base Rate for Upper Floors = 61.31 Storage Basement Basement, Base Rate for Basement = 34.39 (Basement Fireproofing Rate = 0.00) (10) Heating system: Package Heating & Cooling Cost/SqFt: 14.25 100% Bsmnt Heating system: No Heating or Cooling Cost/SqFt: 0.00 Adjusted Square Foot Cost for Upper Floors = 75.56 Adjusted Square Foot Cost for Basement = 34.39 Total Floor Area: 5,120 Base Cost New of Upper Floors = 386,868 Basement Area: 3,200 Base Cost New of Basement = 110,048 Eff.Age:52 Phy.%Good/Abnr.Phy./Func./Econ./Overall %Good: 37 /100/100/100/37.0 Total Depreciated Cost = 183,859 ECF (R230-WEST DOWNTOWN-RETAIL) 1.230 => TCV of Bldg: 1 = 226,146 Replacement Cost/Floor Area= 97.05 Est. TCV/Floor Area= 44.17																																							
Class: C Floor Area: 5,120 Gross Bldg Area: 5,120 Stories Above Grd: 1 Average Sty Hght : 13 Bsmnt Wall Hght : 8 Depr. Table : 2.25% Effective Age : 52 Physical %Good: 37 Func. %Good : 100 Economic %Good: 100				Construction Cost <table border="1" style="width:100%; border-collapse: collapse;"> <tr> <td style="width:15%;">High</td> <td style="width:15%;">Above Ave.</td> <td style="width:15%;">X Ave.</td> <td style="width:15%;"></td> <td style="width:15%;"></td> <td style="width:15%;">Low</td> </tr> </table> ** ** Calculator Cost Data ** ** Quality: Low Cost Heat#1: Package Heating & Cooling 100 Heat#2: Package Heating & Cooling 0% Ave. SqFt/Story: 5120 Ave. Perimeter: 288 Has Elevators:				High	Above Ave.	X Ave.			Low	*** Basement Info *** Area: 3200 Perimeter: 240 Type: Storage Basement Heat: No Heating or Cooling * Mezzanine Info * Area #1: Type #1: Open (No Rates) Area #2: Type #2: Open (No Rates) * Sprinkler Info * Area: Type: Low																													
High	Above Ave.	X Ave.			Low																																						
1948 Year Built Remodeled				13 Overall Bldg Height				Comments:																																			
(1) Excavation/Site Prep:				(7) Interior: X Frame, Retail Store				(11) Electric and Lighting:				(39) Miscellaneous:																															
(2) Foundation: X Footings				(8) Plumbing:				Outlets: Fixtures: <table border="1" style="width:100%; border-collapse: collapse;"> <tr> <td style="width:15%;">X</td> <td style="width:15%;">Poured Conc</td> <td style="width:15%;">Brick/Stone</td> <td style="width:15%;">Block</td> <td style="width:15%;"></td> <td style="width:15%;"></td> <td style="width:15%;"></td> <td style="width:15%;"></td> <td style="width:15%;">X</td> <td style="width:15%;">Few Average Many Unfinished Typical</td> <td style="width:15%;">X</td> <td style="width:15%;">Few Average Many Unfinished Typical</td> </tr> <tr> <td colspan="4"></td> <td colspan="4"> Total Fixtures 3-Piece Baths 2-Piece Baths Shower Stalls Toilets </td> <td colspan="4"> Flex Conduit Rigid Conduit Armored Cable Non-Metalic Bus Duct </td> <td colspan="4"> Incandescent Fluorescent Mercury Sodium Vapor Transformer </td> </tr> </table>				X	Poured Conc	Brick/Stone	Block					X	Few Average Many Unfinished Typical	X	Few Average Many Unfinished Typical					Total Fixtures 3-Piece Baths 2-Piece Baths Shower Stalls Toilets				Flex Conduit Rigid Conduit Armored Cable Non-Metalic Bus Duct				Incandescent Fluorescent Mercury Sodium Vapor Transformer				(40) Exterior Wall:			
X	Poured Conc	Brick/Stone	Block					X	Few Average Many Unfinished Typical	X	Few Average Many Unfinished Typical																																
				Total Fixtures 3-Piece Baths 2-Piece Baths Shower Stalls Toilets				Flex Conduit Rigid Conduit Armored Cable Non-Metalic Bus Duct				Incandescent Fluorescent Mercury Sodium Vapor Transformer																															
(3) Frame:				(9) Sprinklers:				(13) Roof Structure: Slope=0 X Wood Joists, Wood or Composition				X Block, Concrete, 8"																															
(4) Floor Structure: X Concrete, On Ground X Wood Joists and Sheathing				(10) Heating and Cooling:				(14) Roof Cover: X Built-Up Composite				Thickness Bsmnt Insul.																															
(5) Floor Cover: X Asphalt Tile				<table border="1" style="width:100%; border-collapse: collapse;"> <tr> <td style="width:15%;">X</td> <td style="width:15%;">Gas Oil</td> <td style="width:15%;">Coal Stoker</td> <td style="width:15%;"></td> <td style="width:15%;">Hand Fired Boiler</td> </tr> </table> X Package Heating/Cooling, Short Ducts				X	Gas Oil	Coal Stoker		Hand Fired Boiler	(6) Ceiling: X Acoustical Ceilings, Tile or Panel																														
X	Gas Oil	Coal Stoker		Hand Fired Boiler																																							

*** Information herein deemed reliable but not guaranteed***

A black and white photograph of a street scene in Detroit, Michigan. In the foreground, a wide, paved street with a white crosswalk line runs horizontally. To the left, a dark-colored car is parked on the street. Behind the car, a large, empty lot with some debris and patches of grass is visible. In the background, several bare trees stand against a cloudy sky. To the right, a long, low, light-colored building with a flat roof and a large white door is visible. The overall scene depicts a quiet, possibly industrial or commercial area.

Page 171 of 373

Attachment B

EGL E BEA Acknowledgement Letter



GRETCHEN WHITMER
GOVERNOR

STATE OF MICHIGAN
DEPARTMENT OF
ENVIRONMENT, GREAT LAKES, AND ENERGY
LANSING DISTRICT OFFICE



LIESL EICHLER CLARK
DIRECTOR

February 1, 2022

ACKNOWLEDGEMENT OF RECEIPT OF A BASELINE ENVIRONMENTAL ASSESSMENT

BEA ID: 33010259-BEA-2

Legal Entity: Moneyball Sportswear LLC, 603 North Waverly Road, Suite 3A, Lansing, Michigan 48917

Property Address: 927 West Saginaw Street, Lansing, Ingham County

On January 26, 2022, the Michigan Department of Environment, Great Lakes, and Energy (EGLE) received a Baseline Environmental Assessment (BEA) dated July 30, 2021, for the above legal entity and property. This letter is your acknowledgement that EGLE has received and recorded the BEA. EGLE maintains an administrative record of each BEA as received.

This BEA was submitted pursuant to Section 20126(1)(c) of Part 201, Environmental Remediation, and/or Section 21323a(1)(b) of Part 213, Leaking Underground Storage Tanks, of the Natural Resources and Environmental Protection Act, 1994 PA 451, as amended (NREPA). A BEA is submitted for the purpose of establishing an exemption to liability for a new owner or operator of property that has been demonstrated to be a facility or property as defined by Section 20101(1)(s) of Part 201, Environmental Remediation, and/or property as defined by Section 21303(d) of Part 213, Leaking Underground Storage Tanks, of the NREPA. Pursuant to Sections 20126(1)(c) and 21323a(1)(b), the conditions of this exemption require the legal entity to disclose the BEA to a subsequent purchaser or transferee of the property.

The BEA is only for the legal entity and property or properties identified on the BEA Submittal Form and in the BEA that have been demonstrated to be a facility. Each new legal entity that becomes the owner or operator of this facility must submit their own BEA.

EGLE is not making any findings about whether the submitter is liable or is eligible to submit. The submitted BEA does not alter liability with regard to a subsequent release, threat of release, or exacerbation of existing conditions that is the responsibility of the legal entity submitting the BEA.

EGLE does not review BEAs to determine the adequacy of the submittal. The 2020 Volatilization to Indoor Air Pathway (VIAP) Screening Levels (SLs) may be proposed as site-specific criteria when used to determine that a property is or contains a facility or site. EGLE's approval of these numeric site-specific criteria is required. Since the BEA has not been reviewed, if the BEA relied upon the 2020 VIAP SLs then their use within the BEA is approved only for the purpose of confirming the status of the property as a facility under Part 201 or a site under Part 213.

The legal entity, as the owner and/or operator of a facility or property, may have Due Care responsibilities under Section 20107a of Part 201, Environmental Remediation and/or Section 21304c of Part 213, Leaking Underground Storage Tanks, of the NREPA.

The legal entity may also have responsibility under applicable state and federal laws, including, but not limited to, Part 201, Environmental Remediation; Part 111, Hazardous Waste Management; Part 211, Underground Storage Tank Regulations; Part 213, Leaking Underground Storage Tanks; Part 615, Supervisor of Wells, of the NREPA; and the Michigan Fire Prevention Code, 1941 PA 207, as amended. Please review the enclosed brochure on "due care." An owner or operator of contaminated property has an obligation to assure the property is safe for the intended use and is protective of the public health and safety.

Pursuant to Section 20112a(6) of Part 201, Environmental Remediation, the property(s) identified in the BEA will be placed on the inventory of facilities, which is updated daily and posted on EGLE's website: <https://secure1.state.mi.us/FacilitiesInventoryQueries>

Authorized signature:



David LaBrecque, District Supervisor
Lansing District Office
Remediation and Redevelopment Division
Michigan Department of Environment, Great Lakes, and Energy
525 West Allegan Street
P.O. Box 30242
Lansing, Michigan 48909
517-285-7889
labrecqued@michigan.gov

Enclosure
cc: Triterra

Attachment C

Letter of Functional Obsolescence



Andy Schor, Mayor

CITY ASSESSORS OFFICE

Sharon Frischman, MMAO
City Assessor

3rd Floor City Hall
124 West Michigan Avenue
Lansing, Michigan 48933
(517) 483-7624

FAX: (517) 483-4101
www.lansingmi.gov/City-Assessor

May 18, 2022

Kris Klein
L.E.A.P.

Re: 927 W Saginaw St. Functional Obsolescence Determination





A site visit was conducted by this office on May 10, 2022.

The land at this site may contain contaminants from neighboring properties. Additionally, the vacant land behind the building previously used for on-site parking and product / inventory delivery cannot be accessed without the acquisition of the adjacent property to the east.



This building was originally constructed in 1948. It is a single story brick frame building that is best suited as a retail building. The front of the building that previously had a glass storefront is now boarded up. There is no heating or cooling system, inadequate electrical and plumbing.

The building is determined to be functionally obsolete due to the lack of access to on-site parking as well as the lack of mechanical, electrical and plumbing.

A handwritten signature in blue ink, appearing to read 'Sharon Frischman', followed by a long horizontal line.

Sharon Frischman, MMAO
City Assessor

**CITY OF LANSING BROWNFIELD PLAN #83
MONEYBALL BROWNFIELD REDEVELOPMENT PROJECT
PROPOSED BROWNFIELD PLAN APPROVAL PROCESS SCHEDULE**

DATE	BOARD/ COMMITTEE	ACTION	ATTENDANCE BY APPLICANT
By Sept. 20, 2022	Lansing EDC	Final Brownfield Plan is submitted to LEDC/LBRA for Review and for Consideration by the LBRA Board.	
October 7, 2022 8:30AM	Lansing BRA	LBRA Staff and Developer introduce project, LBRA Approves Brownfield Plan #83.	YES
October 10, 2022 7:00PM	Lansing City Council	Receives Brownfield Plan and refers it to the Committee on Development and Planning.	
October 12, 2022 3:30PM	Committee on Development and Planning	Applicant Presents Project to the D&P Committee to review and Approve Resolution to set Public Hearing.	YES
October 24, 2022 7:00PM	Lansing City Council	Council passes resolution setting the Public Hearing for 7:00PM on <u>November 14, 2022</u> . <i>Public Hearing Notice - 10 Days (Mail/Paper)</i>	(if requested)
November 14, 2022 7:00PM	Lansing City Council	Public hearing held at Council for Brownfield Plan. Referred back to the D&P Committee for approval.	YES
TBD 3:30PM	Committee on Development and Planning	D&P Committee passes resolution to approve the Brownfield Plan.	(if requested)
By December 12, 2022 7:00PM	Lansing City Council	City Council Approves Brownfield Plan.	YES

Resolution #2022-###

By the Committee on Development and Planning
Resolved by the City Council of the City of Lansing

RESOLUTION TO SET A PUBLIC HEARING FOR
BROWNFIELD PLAN #83
MONEYBALL BROWNFIELD REDEVELOPMENT PROJECT

WHEREAS, the Lansing Brownfield Redevelopment Authority has prepared and forwarded an approved Brownfield Plan pursuant to and in accordance with the provisions of the Brownfield Redevelopment Financing Act, Public Act 381 of 1996, as amended, for properties commonly referred to as 923 and 927 West Saginaw Street located in the City of Lansing; and

WHEREAS, prior to Council's action on this request, it is necessary to hold a public hearing on the Plan, to allow for any resident, taxpayer or ad valorem taxing unit the right to appear and be heard;

WHEREAS, the brownfield plan is available for public inspection at the Lansing Economic Development Corporation, 230 N. Washington Sq., Suite 212, Lansing, MI 48933, and that all aspects of the brownfield plan are open for discussion at the public hearing.

NOW, THEREFORE, BE IT RESOLVED that a public hearing be held in the City Council Chambers of the City of Lansing, 10th Floor, Lansing City Hall, Lansing, Michigan, on **[INSERT DATE]**, 2022 at 7:00 p.m. on Brownfield Plan #83 – Moneyball Brownfield Redevelopment Project under the Brownfield Redevelopment Financing Act, for property more particularly described as:

923 W SAGINAW ST (Tax Parcel No. 33-01-01-17-226-262):
LOT 5 WHITES SUB W OF BUTLER REC L 1 P 15

927 W SAGINAW ST (Tax Parcel No. 33-01-01-17-226-271):
LOT 7 WHITES SUB W OF BUTLER REC L 1 P 15

and that the City Clerk cause notice of such hearing to be published twice in a publication of general circulation, no less than 10 days or more than 40 days prior to the date of the public hearing, and that the City Clerk also cause the legislative body of each taxing unit levying ad valorem taxes on this property, to be notified of Brownfield Plan #83 – Moneyball Brownfield Redevelopment Project and the scheduled public hearing.

BY THE COMMITTEE ON DEVELOPMENT AND PLANNING
RESOLVED BY THE CITY COUNCIL OF THE CITY OF LANSING

Resolution to Establish an Obsolete Property Rehabilitation Act District at 1703, 1717,
and 1723 E. Michigan Avenue, Lansing, MI

WHEREAS, pursuant to PA 146 of 2000, the Obsolete Property Rehabilitation Act (the "Act"), the City of Lansing has the authority to establish "Obsolete Property Rehabilitation Districts" within the City of Lansing, and

WHEREAS, Michigan Certified Development Corporation, hereinafter called the "Developer" has requested in writing that the City of Lansing establish an Obsolete Property Rehabilitation District (the "District") as enabled by the Act, for the properties commonly known as 1703, 1717, and 1723 E. Michigan Avenue, Lansing, Michigan, and

WHEREAS, the Developer is the legal owner of greater than fifty percent (50%) of all taxable value of the property located within the proposed District.

WHEREAS, it is determined that the District meets the requirements set forth in section 3(1) of PA 146 of 2000, and

WHEREAS, the Act requires that before establishing the District the Lansing City Council shall give written notice by certified mail to the owners of all real property within the proposed District and shall hold a public hearing in order to provide an opportunity for owners, residents or other taxpayers of the City of Lansing to appear and be heard regarding the establishment of the District and that such notice was given and said public hearing was held on **November 14, 2022**.

NOW THEREFORE BE IT RESOLVED that the following properties are hereby approved and established as an Obsolete Property Rehabilitation District as provided by Public Act 146 of 2000 legally described as:

LOTS 4, 5, 6 & 7, ALSO ENTIRE VAC ALLEY LYING ACROSS THIS BLOCK BLOCK 6 RUMSEYS MICHIGAN AVENUE ADD, 33-01-01-15-280-042; LOT 4 ASSESSORS PLAT NO 35, 33-01-01-15-280-071; LOT 3 ASSESSORS PLAT NO 35, 33-01-01-15-280-081, and

BE IT FINALLY RESOLVED that this resolution shall not be construed as the City Council's approval of any future application for an Obsolete Property Rehabilitation Exemption Certificate for the Developer or any other applicant.



October 6, 2022

Lansing City Clerk
City Hall
124 West Michigan Ave.
Lansing, MI 48933

Re: Establishment of an Obsolete Property Rehabilitation Act District for 1703, 1717 and 1723 East Michigan Avenue Lansing, MI 48912

Dear Clerk Swope,

Per the Obsolete Property Rehabilitation Act (OPRA), Act 146 of 2000, the undersigned applicant Michigan Certified Development Corporation (MCDC), having 100% ownership of the properties commonly known as 1703, 1717, and 1723 E. Michigan Avenue Lansing, MI 48912 (the "Properties"), legal description attached, hereby requests the establishment of an OPRA District by the City of Lansing on the Property.

The combined properties total approximately 16,086 square feet of formerly warehouse, retail showroom, and office space. 1717 and 1723 were both originally constructed in the 1940's and contain hazardous material. All properties are currently vacant.

Currently, approximately 65% of the 1717 building is for showroom and very rough warehouse. 1723 was formerly utilized to sell various paraphernalia of a questionable nature. The mechanicals and electrical systems for both properties are antiquated and in need of excessive repair. The plan is to invest heavily in the renovation of the 1717 building for use as the headquarters for the MCDC operation: an office use and demolish the 1723 building to convert into an outside workspace as an extension to the conference/training room that will house up to approximately 50 people for a networking function and up to 30 for training purposes. Together, this will bring added vibrancy to the downtown corridor with 15-20 full time jobs to go along with the 100+ construction jobs created during the 15-month renovation schedule.

1703 E. Michigan Ave. will be leased or sold to another user which will necessitate excessive modernization and upgrading costs to bring this property to a habitable condition.

The establishment of the OPRA District will allow MCDC to begin some of the necessary work on stabilizing the building and preparing it for redevelopment, a 12-15-month endeavor with total investment exceeding \$2 million.

Michigan Certified Development Corporation intends to apply for an OPRA Certificate to the City of Lansing in the coming months. The granting of an OPRA Certificate, with its multi-year property tax abatement benefit, is vital to making the economics of the project work.

Thank you in advance for your assistance and consideration in this matter.

Sincerely,

Michigan Certified Development Corporation

A handwritten signature in black ink, appearing to read 'Mark Williams', with a long horizontal flourish extending to the right.

Mark A. Williams

President

BY THE COMMITTEE ON DEVELOPMENT AND PLANNING
RESOLVED BY THE CITY COUNCIL OF THE CITY OF LANSING

Resolution to Establish an Obsolete Property Rehabilitation Act District at 1703, 1717,
and 1723 E. Michigan Avenue, Lansing, MI

WHEREAS, pursuant to PA 146 of 2000, the Obsolete Property Rehabilitation Act (the "Act"), the City of Lansing has the authority to establish "Obsolete Property Rehabilitation Districts" within the City of Lansing, and

WHEREAS, Michigan Certified Development Corporation, hereinafter called the "Developer" has requested in writing that the City of Lansing establish an Obsolete Property Rehabilitation District (the "District") as enabled by the Act, for the properties commonly known as 1703, 1717, and 1723 E. Michigan Avenue, Lansing, Michigan, and

WHEREAS, the Developer is the legal owner of greater than fifty percent (50%) of all taxable value of the property located within the proposed District.

WHEREAS, it is determined that the District meets the requirements set forth in section 3(1) of PA 146 of 2000, and

WHEREAS, the Act requires that before establishing the District the Lansing City Council shall give written notice by certified mail to the owners of all real property within the proposed District and shall hold a public hearing in order to provide an opportunity for owners, residents or other taxpayers of the City of Lansing to appear and be heard regarding the establishment of the District and that such notice was given and said public hearing was held on **November 14, 2022**.

NOW THEREFORE BE IT RESOLVED that the following properties are hereby approved and established as an Obsolete Property Rehabilitation District as provided by Public Act 146 of 2000 legally described as:

LOTS 4, 5, 6 & 7, ALSO ENTIRE VAC ALLEY LYING ACROSS THIS BLOCK BLOCK 6 RUMSEYS MICHIGAN AVENUE ADD, 33-01-01-15-280-042; LOT 4 ASSESSORS PLAT NO 35, 33-01-01-15-280-071; LOT 3 ASSESSORS PLAT NO 35, 33-01-01-15-280-081, and

BE IT FINALLY RESOLVED that this resolution shall not be construed as the City Council's approval of any future application for an Obsolete Property Rehabilitation Exemption Certificate for the Developer or any other applicant.

**CITY OF LANSING OPRA DISTRICT
1717 E. MICHIGAN AVENUE REDEVELOPMENT PROJECT
PROPOSED OPRA DISTRICT APPROVAL PROCESS SCHEDULE**

DATE	BOARD/ COMMITTEE	ACTION	ATTENDANCE BY APPLICANT
October 4, 2022	LEDC	LEDC processes and reviews application, and submits the request to City Council.	
October 10, 2022 7:00 PM	Lansing City Council	Council Receives request to establish District and refers it to the Committee on Development and Planning.	
October 12, 2022 3:30 PM	Committee on Development and Planning	Applicant Presents Request to the D&P Committee to review the establishment of an OPRA District and Approves Resolution to set Public Hearing.	YES
October 24, 2022 7:00 PM	Lansing City Council	Council passes resolution setting the Public Hearing for 7:00PM on <u>November 14, 2022</u> . <i>Public Hearing Notice-10 Days (Mail/Paper)</i>	
November 14, 2022 7:00 PM	Lansing City Council	Public hearing held at Council for OPRA District. Request referred back to the Committee on Development and Planning	YES
November 23, 2022 3:30 PM	Committee on Development and Planning	D&P Committee approves resolution to approve the District request	(if necessary)
November 28, 2022 7:00 PM	City Council Meeting	City Council Approves establishment of OPRA District	YES

BY THE DEVELOPMENT AND PLANNING COMMITTEE
RESOLVED BY THE CITY COUNCIL OF THE CITY OF LANSING

Resolution to Set a Public Hearing Regarding the Establishment of an Obsolete
Property Rehabilitation Act District at 1703, 1717, and 1723 E. Michigan Avenue,
Lansing, MI

WHEREAS, Michigan Certified Development Corporation owner of the properties located at 1703, 1717, and 1723 E. Michigan Avenue in the City of Lansing, Michigan (the "Properties") has requested, in writing to the City Clerk, that the City of Lansing establish an Obsolete Property Rehabilitation Act District (the "OPRA District"), pursuant to the Michigan Obsolete Property Rehabilitation Act, being Public Act 146 of 2000 (the "Act"); and

WHEREAS, the Properties in question of the OPRA District are legally described as:

LOTS 4, 5, 6 & 7, ALSO ENTIRE VAC ALLEY LYING ACROSS THIS BLOCK BLOCK 6
RUMSEYS MICHIGAN AVENUE ADD, 33-01-01-15-280-042; LOT 4 ASSESSORS
PLAT NO 35, 33-01-01-15-280-071; LOT 3 ASSESSORS PLAT NO 35, 33-01-01-15-
280-081

WHEREAS, the Act requires that before granting a District the Lansing City Council hold a public hearing in order to provide an opportunity for the applicant, owners of real property within the proposed OPRA District, the City Assessor, a representative of the affected taxing units, the residents, and other taxpayers of the City of Lansing general public appear and be heard regarding the approval of the OPRA District.

NOW THEREFORE BE IT RESOLVED that a public hearing be held in the City Council Chambers of the City of Lansing, 10th Floor, Lansing City Hall, Lansing, Michigan, on Monday, **November 14, 2022** at 7:00 p.m. for the purpose of receiving public comment on the approval of an OPRA District under the provisions of Public Act 146 of 2000 and that the Clerk shall publish once in a publication of general circulation within the community a notice of the scheduled public hearing and that the notice appear not less than 10 or more than 30 days prior to the date of the hearing.

Resolution #2022-###

By the Committee on Public Safety
Resolved by the City Council of the City of Lansing

WHEREAS, the Code Compliance Officer has determined that the building located at 304 REGENT ST., Parcel # 33-01-01-15-429-401 legally described as N 34 FT LOT 19 BLOCK 2 HUDSONS ADD., City of Lansing, is an unsafe or dangerous building as defined in Section 108.1 of the International Property Maintenance Code as adopted by Lansing Codified Ordinance 1460.01, and the Housing Law of Michigan, and the building was red tagged on January 10, 2018, and again on August 14, 2021; and

WHEREAS, a hearing was held by the Lansing Demolition Board on August 25, 2022, at which the Hearing Officer determined that said building was an unsafe and dangerous building and ordered the building demolished or made safe by September 24, 2022; and

WHEREAS, said Hearing Officer filed a report of their findings and order with the City Council and requested the City Council to take appropriate action under the Lansing Codified Ordinances and the Housing Law of Michigan; and

WHEREAS, the Housing Law of Michigan and Lansing Codified Ordinances require a hearing be conducted to give the property owner an opportunity to show cause why a dangerous structure should not be demolished or otherwise made safe; and

WHEREAS, the City Council held a public show cause hearing on _____ 2022, to review the findings and the order of the Hearing Officers, and the owners were notified in writing of said hearing and had an opportunity to appear and show cause why said building should not be demolished or otherwise made safe; and

WHEREAS, the Code Compliance Office has determined that compliance with the order of the Lansing Demolition Hearing Board Officer has not occurred.

NOW, THEREFORE, BE IT RESOLVED that the owner(s) of 304 Regent Street, as legally described above, are hereby directed to comply with the order of the Hearing Officers to demolish or otherwise make safe the said building within 30 days from the date of this resolution, _____ 2022.

BE IT FURTHER RESOLVED that the property owner(s) is hereby notified that this order must be appealed within twenty days pursuant to MCL 125.542 and should the owners fail to comply with the Hearing Officers' order for demolition or make safe, the Code Compliance Officer is hereby directed to proceed with demolition of said building.

BE IT FURTHER RESOLVED, whether demolition is accomplished by said property owner or the City, that appropriate seeding and restoration of property take place to avoid run-off to adjacent properties.

BE IT FURTHER RESOLVED that if the demolition is accomplished by the City, the cost

of such demolition shall be a lien against the real property and shall be reported to the City Assessor.

BE IT FINALLY RESOLVED that the owners in whose name the property appears upon the last local tax assessment record shall be notified by the City Assessor of the amount of such cost by first class mail at the address shown on the records. Upon the owner's failure to pay the same within thirty (30) days after mailing by the City Assessor of the notice of the amount thereof, the amount of said costs shall be a lien and shall be filed and recovered as provided by law and the lien shall be collected and treated in the same manner as provided for property tax liens under the general property tax act.



Economic Development & Planning Code Enforcement Office

316 N. Capitol, Ste C-1, Lansing, MI 48933-1238
(517) 483-4361 FAX (517) 377-0100

Notice Printed: 08/14/2021

Unsafe and Dangerous Correction Notice

VAN GILDER ROBERT
205 S LARCH ST
LANSING, MI 48912-1128

Inspection Type: Safety
Inspection Date: 08/14/2021
Compliance Due Date: 09/13/2021

Warning:

Failure to comply with the requirements of this notice may result in the issuance of a Municipal Civil Infraction Violation Ticket. (Fines: \$500 per day for each violation)

Violation Location:	304 REGENT ST
Parcel No:	33-01-01-15-429-401

The above referenced address was found to have certain violations of the Lansing Housing and Premises Code, Chapter 108 of the Code of Ordinances. **The violations are listed below and must be corrected by the compliance due date.**

Due to the fire damage and condition of the property, a partial inspection was conducted. A complete inspection of the property must be conducted and all violations must be corrected before this property can be reoccupied. Some listed corrections may require mechanical, plumbing, electrical, demolition or building permits from The Building Safety Office. You can call (517-483-4355) to determine if State Law requires a permit for your particular repair / correction.

INSPECTOR COMMENTS: *Severe fire damage.*

Property was already red tagged prior to fire.

INSPECTOR COMMENTS: *No need to red tag this property as it is already tagged for an outstanding housing correction letter.*

This dwelling has been declared an UNSAFE STRUCTURE as defined in section 108 of the Lansing Housing and Premises Code. Signs have been posted at each entrance that read - DO NOT ENTER, UNSAFE TO OCCUPY. It is a misdemeanor to occupy this building, or to remove or deface this notice. Said dwelling shall remain vacant until this office has conducted a complete inspection and approved all corrections.

Failure to comply by the compliance due date may result in the issuance of a Municipal Civil Infraction. Violation with **Fines: \$500 per day for each violation.**

Pursuant to Section 107.2 of the IPMC, you have the right to appeal this notice of violation. In accordance with Section 106.3 any action taken by the City on such premises shall be charged against the real estate upon which the structure is located and shall be a lien upon such real estate.

If you have any questions or concerns about complying within the time indicated, you may contact at (517) 702 4751 Monday through Friday between the hours of **8-9** - AM or **12-1** - PM.

Officer: Amy Castillo amy.castillo@lansingmi.gov

This does not guarantee discovery or reporting of all code violations or property defects, manifest or latent, which exist at the property inspected. The City of Lansing, its officers and employees, shall not be liable for any injury or damage, including incidental or consequential damages, claimed to be a result of any failure to discover or report code violations or property defects.

As specified by section 107- Notices and Orders - a copy of this violation was sent to:

Taxpayer of Record: VAN GILDER ROBERT, 205 S LARCH ST, LANSING, MI 48912-1128



Mayor Virg Bernero

Lansing Fire Department

Fire Marshal's Office

Code Enforcement Section

316 N. Capitol Ave Lansing, MI 48933-1238
(517) 483-4361 FAX (517) 377-0100

Notice Printed: May 01, 2017

Rental Inspection Sign and Return Notice

VAN GILDER ROBERT
205 S LARCH ST
LANSING, MI 48912-1128

Inspection Type: Rental
Inspection Date: 05/01/2017
Compliance Due Date: 05/31/2017

Warning: *Failure to comply with the requirements of this notice may result in the issuance of a Municipal Civil Infraction Violation Ticket. (Fines: \$500 per day for each violation)*

Violation Location: 304 REGENT ST
Parcel No: 33-01-01-15-429-401

The above referenced address was found to have certain violations of the Lansing Housing and Premises Code, Chapter 107 of the Code of Ordinances. **The violations are listed below and must be corrected by the compliance due date.**

AREA: Basement

Sec 307.1 Guardrail is missing - loose - improper height - has improper spacing of balusters - deteriorated.

Sec 506.1 Waste pipe is clogged - not approved material - improperly sloped uphill.

INSPECTOR COMMENTS: missing cover

Sec 603.1 Furnace: Due to age and or condition, have a qualified mechanical contractor that is registered with the City of Lansing, visually inspect and perform a recognized test of the furnace heat exchanger for CO/CO2 leaks. Inspect the heat exchanger for cracks, openings, excessive rust and corrosion. Inspect furnace casing, check for proper venting and check chimney for restrictions and obstructions. Submit a written report by contractor detailing the results and repairs completed per code.

Sec 603.1 Water heater is missing flame shield - spilling combustion products

AREA: First Floor

SEC 305.3 Plaster / Gypsum board at ceiling / wall is damaged / loose

INSPECTOR COMMENTS: missing ceiling tile in kitchen

Sec 604.3 Wall switch is loose - missing - damaged - inoperable.

INSPECTOR COMMENTS: *in kitchen*

Sec 403.2 Bathroom vent fan is inoperable. Lack of bathroom vent fan to exterior or lack of openable window.

Sec 704.2 Lack of operational smoke detector at ceiling or walls outside each separate sleeping area, in each room used for sleeping purposes, on each story, including basement and cellars. Note: All required smoke detectors shall have a minimum 5 year battery or be hardwired.

INSPECTOR COMMENTS: *all upstairs bedrooms and hall*

This dwelling has been declared to have violations Of the Lansing Housing Code defined in section 107 of the Lansing Housing and Premises Code. If vacant, or should it become vacant before all repairs are completed, then it shall remain vacant until this office has approved all corrections.

Failure to comply by the compliance due date may result in the issuance of a Municipal Civil Infraction Violation with **Fines: \$500 per day for each violation and may result in the property being vacated by this office.**

The Owner or agent must complete, sign and return affidavit.

I certify that all violations have been corrected with approved materials and methods. All required permits have been obtained. Repairs requiring a permit have been inspected and approved by the appropriate inspector.

Signature: _____

Printed Name: _____

____ **Owner or** ____ **Manager, Date** _____

Registered Owner's Copy for property located at - 304 REGENT ST

Pursuant to Section 107.2 of the IPMC, you have the right to appeal this notice of violation. In accordance with Section 106.3 any action taken by the City on such premises shall be charged against the real estate upon which the structure is located and shall be a lien upon such real estate.

If you have any questions or concerns about complying within the time indicated, you may contact at (517) 483 4052 Monday through Friday between the hours of **8-9 - AM** or **12-1 - PM**.

Officer: Mike Morrison Mike.Morrison@lansingmi.gov

This does not guarantee discovery or reporting of all code violations or property defects, manifest or latent, which exist at the property inspected. The City of Lansing, its officers and employees, shall not be liable for any injury or damage, including incidental or consequential damages, claimed to be a result of any failure to discover or report code violations or property defects.

As specified by section 107- Notices and Orders - a copy of this violation was sent to:

Registered Rental Owner: VAN GILDER ROBERT, 205 S LARCH ST, LANSING, MI 48912-1128

**CITY OF LANSING - DEMOLITION BOARD
REPORT FOR CITY COUNCIL
CASE OVERVIEW SHEET**

ADDRESS:	304 Regent St.
PARCEL NUMBER:	33 01 01 15 429 401

SHOW CAUSE HEARING DATE:	D2022-009
DEMOLITION CASE FILE #:	8/25/2022

LISTED TAXPAYER:	VANGILDER ROBERT
INTERESTED PARTIES:	VANGILDER ROBERT
SEV INFORMATION:	\$36,000.00
LAND VALUE:	\$5,706.00
BUILDING VALUE:	\$66,336.00
LOT SIZE:	60 X 100.120

HOUSING CODE VIOLATION LTR:	5/01/201 , 1/10/2018, 08/14/2021
ORIGINAL RED TAG DATE:	1/10/2018 & 8/14/2021
ZONING:	"B" RESIDENTIAL
ESTIMATE OF REPAIRS:	\$45,000.00
PICTURES:	YES
OTHER:	

LEGAL DESCRIPTION:	N 34 FT LOT 19 BLOCK 2 HUDSONS ADD
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ORDER OF DEMOLITION BOARD

DEMOLITION BOARD MEETING DATE:	8/25/2022
ORDER:	30 DAYS MAKE SAFE OR DEMOLISH
REASON/CONDITIONS:	FIRE DAMAGED
HEARING OFFICER:	DAVE MUYLLE

CURRENT CITY COUNCIL ACTIVITY

REQUEST FOR SHOW CAUSE SENT:	10/3/2022
SHOW CAUSE HEARING DATE:	
PUBLIC SAFETY COMMITTEE WILL REVIEW:	

CURRENT PERMIT ACTIVITY

BUILDING:	REQUIRED, NOT YET PULLED
ELECTRICAL:	REQUIRED, NOT YET PULLED
MECHANICAL:	REQUIRED, NOT YET PULLED
PLUMBING:	REQUIRED, NOT YET PULLED
DEMOLITION:	REQUIRED, NOT YET PULLED



Andy Schor, Mayor

Lansing Fire Department
120 E. Shiawassee Street
Lansing, MI 48933
(517) 483-4200
Fax (517) 483-4488
www.lansingmi.gov/fire



Greg Martin, Chief

Mark Burger
Fire Marshal

Fire Department Incident Summary

Date: 8/8/2021 Time: 0419 FD Incident #: 2021-0014948

Address: 304 Regent St.

Type of Structure: Residential

Incident Description: Structure Fire with significant damage on all floors of building.

Utilities: Gas: Off Electric: Off

Rental: Yes

Vacant: No

Type of Damage: Structural Electrical Mechanical Smoke

Estimated Percentage of Damage: 100%

Ongoing Scene Investigation: Yes

Cause: Under Investigation

Red Tagged: Yes

Occupant Displaced: Yes

Civilian Injury: Yes

Firefighter Injury: no

Investigator: Kerwin Norwood

Resolution #2022-###

By the Committee on Public Safety
Resolved by the City Council of the City of Lansing

WHEREAS, the Lansing Code Compliance Officer has declared a certain structure at 304 REGENT ST., Parcel # 33-01-01-15-429-401, legally described as: N 34 FT LOT 19 BLOCK 2 HUDSONS ADD, to be an unsafe and dangerous building and requested the property owner be ordered to demolish or otherwise make safe the structure; and

WHEREAS, the Code Compliance Officer red tagged the said structure on January 10, 2018 and again on August 14, 2021 and requested the property owner be ordered to demolish or otherwise make safe the structure; and

WHEREAS, on August 25, 2022, the Lansing Demolition Board held a meeting to consider and make a recommendation on whether to declare the structure a dangerous building, as defined in the Housing Law of Michigan (MCLA 125.539) and the Lansing Housing and Property Maintenance Code (Ord. 1460.01, et seq.), and ordered the property owner to make safe or demolish the structure by September 24, 2022; and

WHEREAS, the Code Compliance Office has determined that compliance with the order of the Lansing Demolition Hearing Board officer has not occurred; and

WHEREAS, the Housing Law of Michigan and the Lansing Codified Ordinances require that a hearing be conducted to give the property owner an opportunity to show cause why a dangerous structure should not be demolished or otherwise made safe;

NOW, THEREFORE, BE IT RESOLVED that a show cause hearing for Monday, _____, 2022 at 7:00 p.m. in Tony Benavides Lansing City Council Chambers, Tenth Floor, Lansing City Hall, 124 West Michigan Avenue, Lansing, Michigan in consideration of the finding and order of the Lansing Demolition Hearing Board Officer regarding the structure at 304 Regent Street, as legally described above, to give the owner, or the owner's agent, the opportunity to appear and show cause why the building should not be demolished or otherwise made safe; and to approve, disapprove, or modify the order of the hearing officer to demolish or make safe the subject structure.

BE IT FINALLY RESOLVED that the Lansing City Council requests that the Code Compliance Officer notify the owner(s) of said property of the opportunity to appear and present testimony at the hearing, as required by law.

Resolution #2022-###

By the Committee on Ways and Means
Resolved by the City Council of the City of Lansing

WHEREAS, for the past twenty-five years, the Capital Area Response Effort (CARE) Programs has served the City of Lansing in ending intimate partner violence in Ingham County; and

WHEREAS, the CARE Program provides empathic listening to the victims; assesses a victim's risk of further injury or homicide; provides education on power and control dynamics; assists with personal safety planning; helps to arrange safe shelter; provides advocacy with legal and civil court proceedings; assists with Victims' Rights Compensation medical forms; provide free 911 phones; provides transportation to local community agencies; accesses other community resources available to victims; dispenses emergency personal need items; and

WHEREAS, drawing as necessary on community referrals, the CARE program acts as a post-arrest response team responding to victims of intimate partner violence in Lansing, East Lansing, Lansing and Meridian Townships and Michigan State University; and

WHEREAS, the CARE Program utilizes 3 full-time staff, one intern per semester (Summer, Fall, Spring) and approximately 30 volunteers (on-call 7-days a week from 0800 – 0100 hours) via Tri-county dispatch center; and

WHEREAS, the CARE Program also responds to victims of non-arrest intimate partner violence via phone contracts and/or of dispatched by local hospitals; and

WHEREAS, in partnership with Ending Violent Encounters (EVE, Inc.) and MSU Safe Place shelters, the CARE Program provides twenty hours volunteer training sessions, three times a year and 60 days probation period for CARE staff as well as volunteers. Volunteer training is geared specifically to domestic violence laws, victim's rights, community resources, empathic listening, crisis intervention and safety planning; and

WHEREAS, via numerous agencies and organizations, the CARE Program also promotes better community awareness of intimate partner violence by providing community education and training; and

WHEREAS, the CARE Program is funded for 10/01/2022 – 09/30/2023 by a renewable pass through federal Domestic Violence Services (DVS) Grant of \$164,897; and

WHEREAS, there is no local match requirement.

NOW, THEREFORE, BE IT RESOLVED, the Lansing City council approves acceptance of the DVS-CARE grant from the Michigan Department of Human Services in the amount of \$164,897 for the period October 1, 2022, through September 30, 2023.

**Grant Agreement Between
Michigan Department of Health and Human Services
hereinafter referred to as the "Department"
and**

**Lansing City
124 W. Michigan Ave.
Lansing MI 48933 2500**

**Federal I.D.#: 38-6004628, Unique Entity Identifier: VARBEGGYV751
hereinafter referred to as the "Grantee"**

for

Domestic Violence Services - 2023

Part 1

1. Period of Agreement:

This Agreement will commence on the date of the Grantee's signature or October 1, 2022, whichever is later, and continue through September 30, 2023. No activity will be performed and no costs to the state will be incurred prior to October 1, 2022 or the effective date of the Agreement, whichever is later. Throughout the Agreement, the date of the Grantee's signature or October 1, 2022, whichever is later, will be referred to as the start date. This Agreement is in full force and effect for the period specified.

2. Program Budget and Agreement Amount:

A. Agreement Amount

The total amount of this Agreement is \$164,897.00. Under the terms of this Agreement, the Department will provide funding not to exceed \$164,897.00. The source of funding provided by the Department can be obtained in the Schedule of Financial Assistance, available on-demand in the EGrAMS electronic grants management system (<http://egram-mi.com/mdhhs>).

B. Equipment Purchases and Title

Any Grantee equipment purchases supported in whole or in part through this Agreement must be listed in the supporting Equipment Inventory Schedule which should be attached to the Final Financial Status Report. Equipment means tangible, non-expendable, personal property having a useful life of more than one year and an acquisition cost of \$5,000 or more per unit. Title to items having a unit acquisition cost of less than \$5,000 will vest with the Grantee upon acquisition. The Department reserves the right to retain or transfer the title to all items of equipment having a unit acquisition cost of \$5,000 or more, to the extent that the Department's proportionate interest in such equipment supports such retention or transfer of title.

C. Deviation Allowance

A deviation allowance modifying an established budget category by \$10,000 or 15%, whichever is greater, is permissible without prior written approval of the Department. Any modification or deviations in excess of this provision, including any adjustment to the total amount of this Agreement, must be made in writing and executed by all parties through an amendment to this Agreement before the modifications can be implemented. This deviation allowance does not authorize new categories, subcontracts, equipment items or positions not shown in the attached Program Budget Summary and supporting detail schedules.

3. Purpose:

The purpose of this Master Agreement is to provide funding for community health and human services.

4. Statement of Work:

The Grantee agrees to undertake, perform and complete the services described in the Attachments, which are part of this Agreement.

5. Financial Requirements:

The financial requirements must be followed as described in Part 2 of this Agreement and Attachments, which are part of this Agreement.

6. Performance/Progress Report Requirements:

The progress reporting methods must be followed as described in Part 2 and Attachments, which are part of this Agreement.

7. General Provisions:

The Grantee agrees to comply with the General Provisions outlined in Part 2 and Attachments as applicable, which are part of this Agreement.

8. Administration of the Agreement:

The persons acting for the Department in administering this Agreement (hereinafter referred to as the Contract Manager) are:

MDHHS Grants Division

Email: MDHHS-EGrAMS-HELP@michigan.gov

9. Grantee's Financial Contact for the Agreement:

The financial contact acting on behalf of the Grantee for this Agreement is:

Cheryl Rupprecht

Financial Officer

Name

Title

cheryl.rupprecht@lansingmi.gov

(517) 483-4808

E-Mail Address

Telephone No.

10. Special Conditions:

- A. This Agreement is valid upon approval and execution by the Department which may be contingent upon approval by the State Administrative Board and signature by the Grantee.
- B. This Agreement is conditionally approved subject to and contingent upon the availability of funds.
- C. Based on the availability of funding, the Department may specify the amount of funding the Grantee may expend during a specific time period within the Agreement Period.
- D. The Department will not assume any responsibility or liability for costs incurred by the Grantee prior to the start date of this Agreement.
- E. The Grantee is required by 2004 PA 533 to receive payments by electronic funds transfer.

11. Special Certification:

The individual or officer signing this Agreement certifies by their signature that they are authorized to sign this Agreement on behalf of the responsible governing board, official or Grantee.

12. Signature Section:

FOR the GRANTEE
Lansing City

Ellery Sosebee

Chief Operating Officer

Name

Title

For the Michigan Department of Health and Human Services

Christine H. Sanches

09/13/2022

Christine H. Sanches, Director
Bureau of Grants and Purchasing

Date

Part 2
General Provisions

I. Responsibilities - Grantee

The Grantee, in accordance with the general purposes and objectives of this Agreement, must:

A. Publication Rights

1. Copyright materials only when the Grantee exclusively develops books, films or other such copyrightable materials through activities supported by this Agreement. The copyrighted materials cannot include recipient information or personal identification data. Grantee provides the Department a royalty-free, non-exclusive and irrevocable license to reproduce, publish and use such materials copyrighted by the Grantee and authorizes others to reproduce and use such materials.
2. Obtain prior written authorization from the Department's Office of Communications for any materials copyrighted by the Grantee or modifications bearing acknowledgment of the Department's name prior to reproduction and use of such materials. The state of Michigan may modify the material copyrighted by the Grantee and may combine it with other copyrightable intellectual property to form a derivative work. The state of Michigan will own and hold all copyright and other intellectual property rights in any such derivative work, excluding any rights or interest granted in this Agreement to the Grantee. If the Grantee ceases to conduct business for any reason or ceases to support the copyrightable materials developed under this Agreement, the state of Michigan has the right to convert its licenses into transferable licenses to the extent consistent with any applicable obligations the Grantee has.
3. Obtain written authorization, at least 14 days in advance, from the Department's Office of Communications and give recognition to the Department in any and all publications, papers and presentations arising from the Agreement activities.
4. Notify the Department's Bureau of Grants and Purchasing 30 days before applying to register a copyright with the U.S. Copyright Office. The Grantee must submit an annual report for all copyrighted materials developed by the Grantee through activities supported by this Agreement and must submit a final invention statement and certification within 60 days of the end of the Agreement period.
5. Not make any media releases related to this Agreement, without prior written authorization from the Department's Office of Communications.

B. Fees

1. Guarantee that any claims made to the Department under this Agreement will not be financed by any sources other than the Department under the terms of this Agreement. If funding is received through any other source, the Grantee agrees to budget the additional source of funds and reflect the source of funding on the Financial Status Report.
2. Make reasonable efforts to collect 1st and 3rd party fees, where applicable, and report those collections on the Financial Status Report. Any under recoveries of otherwise available fees resulting from failure to bill for eligible activities will be excluded from reimbursable expenditures.

C. Grant Program Operation

Provide the necessary administrative, professional and technical staff for operation of the grant program. The Grantee must obtain and maintain all necessary licenses, permits or other authorizations necessary for the performance of this Agreement.

Use an accounting system that can identify and account for the funds received from each separate grant, regardless of funding source, and assure that grant funds are not commingled.

D. Reporting

Utilize all report forms and reporting formats required by the Department at the start date of this Agreement and provide the Department with timely review and commentary on any new report forms and reporting formats proposed for issuance thereafter.

E. Record Maintenance/Retention

Maintain adequate program and fiscal records and files, including source documentation, to support program activities and all expenditures made under the terms of this Agreement, as required. The Grantee must assure that all terms of the Agreement will be appropriately adhered to and that records and detailed documentation for the grant project or grant program identified in this Agreement will be maintained for a period of not less than four years from the date of termination, the date of submission of the final expenditure report or until litigation and audit findings have been resolved. This section applies to the Grantee, any parent, affiliate, or subsidiary organization of the Grantee and any subcontractor that performs activities in connection with this Agreement.

F. Authorized Access

1. Permit within 10 calendar days of providing notification and at reasonable times, access by authorized representatives of the Department, Federal Grantor Agency, Inspector General, Comptroller General of the United States and State Auditor General, or any of their duly authorized representatives, to records, papers, files, documentation

and personnel related to this Agreement, to the extent authorized by applicable state or federal law, rule or regulation.

2. Acknowledge the rights of access in this section are not limited to the required retention period. The rights of access will last as long as the records are retained.
3. Cooperate and provide reasonable assistance to authorized representatives of the Department and others when those individuals have access to the Grantee's grant records.

G. Audits

This section only applies to Grantees designated as subrecipients by the Department (see Part 1, Section 2.A.).

1. Required Audit or Audit Exemption Notice

Submit to the Department either a Single Audit, Financial Related Audit or Audit Exemption Notice as described below. A Financial Related Audit is applicable to for-profit Grantees that are designated as subrecipients. If submitting a Single Audit or Financial Related Audit, Grantees must also submit a corrective action plan prepared in accordance with 2 CFR 200.511(c) for any audit findings that impact the Department funded programs, and management letter (if issued) with a corrective action plan.

a. Single Audit

Grantees that are a state, local government or non-profit organization that expend \$750,000 or more in federal awards during the Grantee's fiscal year must submit a Single Audit to the Department, regardless of the amount of funding received from the Department. The Single Audit must comply with the requirements of 2 CFR 200 Subpart F. The Single Audit reporting package must include all components described in 2 CFR 200.512 (c).

b. Financial Related Audit

Grantees that are for-profit organizations that expend \$750,000 or more in federal awards during the Grantee's fiscal year must submit either a financial related audit prepared in accordance with Government Auditing Standards relating to all federal awards, or an audit that meets the requirements contained in 2 CFR 200 Subpart F, if required by the federal awarding agency.

c. Audit Exemption Notice

Grantees exempt from the Single Audit and Financial Related Audit requirements (a. and b. above) must submit an Audit Exemption Notice that certifies these exemptions. The template Audit Exemption Notice and further instructions are

available at State of Michigan - MDHHS by selecting Inside MDHHS – MDHHS Audit - Audit Reporting.

2. Financial Statement Audit

Grantees exempt from the Single Audit and Financial Related Audit requirements (that are required to submit an Audit Exemption Notice as described above) must submit to the Department a Financial Statement Audit prepared in accordance with generally accepted auditing standards if the audit includes disclosures that may negatively impact the Department funded programs including but not limited to fraud, going concern uncertainties, financial statement misstatements and violations of the Agreement requirements. If submitting a Financial Statement Audit, Grantees must also submit a corrective action plan for any audit findings that impact the Department funded programs.

3. Due Date and Where to Send

The required audit and any other required submissions (i.e., corrective action plan, and management letter with a corrective action plan), and/or Audit Exemption Notice must be submitted to the Department within nine months of the end of the Grantee's fiscal year by e-mail to MDHHS-AuditReports@michigan.gov. Single Audit reports must be submitted simultaneously to the Department and Federal Audit Clearinghouse, in accordance with 2 CFR 200.512(a). The required submissions must be assembled in PDF files and compatible with Adobe Acrobat (read only). The subject line must state the agency name and fiscal year end. The Department reserves the right to request a hard copy of the audit materials if for any reason the electronic submission process is not successful.

4. Penalty

a. Delinquent Single Audit or Financial Related Audit

If the Grantee does not submit the required Single Audit or Financial Related Audit, including any management letter and applicable corrective action plan(s) within nine months after the end of the Grantee's fiscal year, the Department may withhold from any payment from the Department to the Grantee an amount equal to five percent of the audit year's grant funding (not to exceed \$200,000) until the required filing is received by the Department. The Department may retain the amount withheld if the Grantee is more than 120 days delinquent in meeting the filing requirements. The Department may terminate any current grant agreements if the Grantee is more than 180 days delinquent in meeting the filing requirements.

b. Delinquent Audit Exemption Notice

Failure to submit the Audit Exemption Notice, when required, may result in withholding from any payment from Department to the Grantee an amount equal to one percent of the audit year's grant funding until the Audit Exemption Notice is received.

5. Other Audits

The Department or federal agencies may also conduct or arrange for agreed upon procedures or additional audits to meet their needs.

H. Subrecipient/Contractor Monitoring

When passing federal funds through to a subrecipient (if the Agreement does not prohibit the passing of federal funds through to a subrecipient), the Grantee must:

1. Ensure that every subaward is clearly identified to the subrecipient as a subaward and includes the information required by 2 CFR 200.332.
2. Ensure the subrecipient complies with all the requirements of this Agreement.
3. Evaluate each subrecipient's risk for noncompliance as required by 2 CFR 200.332(b).
4. Monitor the activities of the subrecipient as necessary to ensure that the subaward is used for authorized purposes, in compliance with federal statutes, regulations and the terms and conditions of the subawards; that subaward performance goals are achieved; and that all monitoring requirements of 2 CFR 200.332(d) are met including reviewing financial and programmatic reports, following up on corrective actions and issuing management decisions for audit findings.
5. Verify that every subrecipient is audited as required by 2 CFR 200 Subpart F.

Develop a subrecipient monitoring plan that addresses the above requirements and provides reasonable assurance that the subrecipient administers federal awards in compliance with laws, regulations and the provisions of this Agreement, and that performance goals are achieved. The subrecipient monitoring plan should include a risk-based assessment to determine the level of oversight and monitoring activities, such as reviewing financial and performance reports, performing site visits and maintaining regular contact with subrecipients.

Establish requirements to ensure compliance for for-profit subrecipients as required by 2 CFR 200.501(h), as applicable.

Ensure that transactions with subrecipients/contractors comply with laws, regulations and provisions of contracts or grant agreements.

I. Notification of Modifications

Provide timely notification to the Department, in writing, of any action by its governing board or any other funding source that would require or result in significant modification in the provision of activities, funding or compliance with operational procedures.

J. Software Compliance

Ensure software compliance and compatibility with the Department's data systems for activities provided under this Agreement, including but not limited to stored data, databases and interfaces for the production of work products and reports. All required data under this Agreement must be provided in an accurate and timely manner without interruption, failure or errors due to the inaccuracy of the Grantee's business operations for processing data. All information systems, electronic or hard copy, that contain state or federal data must be protected from unauthorized access.

K. Human Subjects

Comply with Federal Policy for the Protection of Human Subjects, 45 CFR 46. The Grantee agrees that prior to the initiation of the research, the Grantee will submit Institutional Review Board (IRB) application material for all research involving human subjects, which is conducted in programs sponsored by the Department or in programs which receive funding from or through the state of Michigan, to the Department's IRB for review and approval, or the IRB application and approval materials for acceptance of the review of another IRB. All such research must be approved by a federally assured IRB, but the Department's IRB can only accept the review and approval of another institution's IRB under a formally approved interdepartmental agreement. The manner of the review will be agreed upon between the Department's IRB Chairperson and the Grantee's authorized official.

L. Mandatory Disclosures

1. Disclose to the Department in writing within 14 days of receiving notice of any litigation, investigation, arbitration or other proceeding (collectively, "Proceeding") involving Grantee, a subcontractor or an officer or director of Grantee or subcontractor that arises during the term of this Agreement including:
 - a. All violations of federal and state criminal law involving fraud, bribery, or gratuity violations potentially affecting the Agreement.
 - b. A criminal Proceeding;
 - c. A parole or probation Proceeding;
 - d. A Proceeding under the Sarbanes-Oxley Act;
 - e. A civil Proceeding involving:
 1. A claim that might reasonably be expected to

adversely affect Grantee's viability or financial stability;
or

2. A governmental or public entity's claim or written allegation of fraud; or
3. Any complaint filed in a legal or administrative proceeding alleging the Grantee or its subcontractors discriminated against its employees, subcontractors, vendors, or suppliers during the term of this Agreement; or

f. A Proceeding involving any license that Grantee is required to possess in order to perform under this Agreement.

2. Notify the Department, at least 90 calendar days before the effective date, of a change in Grantee's ownership or executive management.

M. Statement of Work Progress Reports

Submit quarterly Statement of Work progress reports to the Department via the <http://egram-mi.com/mdhhs> website by the 15th of the month following the end of the quarter and a final report no later than 15 days following the end of this Agreement.

N. Conflict of Interest and Code of Conduct Standards

1. Be subject to the provisions of 1968 PA 317, as amended, 1973 PA 196, as amended, and 2 CFR 200.318 (c)(1) and (2).
2. Uphold high ethical standards and be prohibited from the following:
 - a. Holding or acquiring an interest that would conflict with this Agreement;
 - b. Doing anything that creates an appearance of impropriety with respect to the award or performance of this Agreement;
 - c. Attempting to influence or appearing to influence any state employee by the direct or indirect offer of anything of value; or
 - d. Paying or agreeing to pay any person, other than employees and consultants working for Grantee, any consideration contingent upon the award of this Agreement.
3. Immediately notify the Department of any violation or potential violation of these standards. This section applies to Grantee, any parent, affiliate or subsidiary organization of Grantee, and any subcontractor that performs activities in connection with this Agreement.

O. Travel Costs

1. Be reimbursed for travel costs (including mileage, meals and lodging) budgeted and incurred related to activities provided under this Agreement.
2. If the Grantee has a documented policy related to travel reimbursement

for employees and if the Grantee follows that documented policy, the Department will reimburse the Grantee for travel costs at the Grantee's documented reimbursement rate for employees. Otherwise, the state of Michigan travel reimbursement rate applies.

3. State of Michigan travel rates may be found at the following website:
https://www.michigan.gov/dtmb/0,5552,7-358-82548_13132---,00.html.
4. International travel must be preapproved by the Department and itemized in the budget.

P. Federal Funding Accountability and Transparency Act (FFATA)

1. Complete and upload the FFATA Executive Compensation report to the EGrAMS agency profile if:
 - a. The Grantee's federal revenue was 80% or more of the Grantee's annual gross revenue; AND
 - b. Grantee's gross revenue from federal awards was \$25,000,000 or more; AND
 - c. The public does not have access to the information about executive officers' compensation through periodic reports filed under Section 13(a) or 15 (d) of the Securities Exchange Act of 1934 or Section 6104 of the Internal Revenue Code of 1986.
2. The FFATA Executive Compensation report template can be found in EGrAMS documents.

Q. Insurance Requirements

1. Maintain at least a minimum of the insurances or governmental self-insurances listed below and be responsible for all deductibles. All required insurance or self-insurance must:
 - a. Protect the state of Michigan from claims that may arise out of, are alleged to arise out of, or result from Grantee's or a subcontractor's performance;
 - b. Be primary and non-contributing to any comparable liability insurance (including self-insurance) carried by the state; and
 - c. Be provided by a company with an A.M. Best rating of "A-" or better and a financial size of VII or better.
2. Insurance Types
 - a. Commercial General Liability Insurance or Governmental Self-Insurance: Except for Governmental Self-Insurance, policies must be endorsed to add "the state of Michigan, its departments, divisions, agencies, offices, commissions, officers, employees, and agents" as additional insureds using endorsement CG 20 10 11 85, or both CG 20 10 12 19 and CG 20 37 12 19.

If the Grantee will interact with children, schools, or the cognitively impaired, the Grantee must maintain appropriate insurance coverage related to sexual abuse and molestation liability.

- b. Workers' Compensation Insurance or Governmental Self-Insurance: Coverage according to applicable laws governing work activities. Policies must include waiver of subrogation, except where waiver is prohibited by law.
 - c. Employers Liability Insurance or Governmental Self-Insurance.
 - d. Privacy and Security Liability (Cyber Liability) Insurance: cover information security and privacy liability, privacy notification costs, regulatory defense and penalties, and website media content liability.
3. Require that subcontractors maintain the required insurances contained in this Section.
 4. This Section is not intended to and is not to be construed in any manner as waiving, restricting or limiting the liability of the Grantee from any obligations under this Agreement.
 5. Each Party must promptly notify the other Party of any knowledge regarding an occurrence which the notifying Party reasonably believes may result in a claim against either Party. The Parties must cooperate with each other regarding such claim.

R. Fiscal Questionnaire

1. Complete and upload the yearly fiscal questionnaire to the EGrAMS agency profile within three months of the start of the agreement.
2. The fiscal questionnaire template can be found in EGrAMS documents.

S. Criminal Background Check

1. Conduct or cause to be conducted a search that reveals information similar or substantially similar to information found on an Internet Criminal History Access Tool (ICHAT) check and a national and state sex offender registry check for each new employee, employee, subcontractor, subcontractor employee, or volunteer who under this Agreement works directly with clients or has access to client information.
 - a. ICHAT: <http://apps.michigan.gov/ichat>
 - b. Michigan Public Sex Offender Registry: <http://www.mipsor.state.mi.us>
 - c. National Sex Offender Registry: <http://www.nsopw.gov>
2. Conduct or cause to be conducted a Central Registry (CR) check for each new employee, employee, subcontractor, subcontractor employee,

or volunteer who under this Agreement works directly with children.

a. Central Registry: http://www.michigan.gov/mdhhs/0,5885,7-339-73971_7119_50648_48330---,00.html

3. Require each new employee, employee, subcontractor, subcontractor employee or volunteer who, under this Agreement, works directly with clients or who has access to client information to notify the Grantee in writing of criminal convictions (felony or misdemeanor), pending felony charges, or placement on the Central Registry as a perpetrator, at hire or within 10 days of the event after hiring.
4. Determine whether to prohibit any employee, subcontractor, subcontractor employee, or volunteer from performing work directly with clients or accessing client information related to clients under this Agreement, based on the results of a positive ICHAT response or reported criminal felony conviction or perpetrator identification.
5. Determine whether to prohibit any employee, subcontractor, subcontractor employee or volunteer from performing work directly with children under this Agreement, based on the results of a positive CR response or reported perpetrator identification.
6. Require any employee, subcontractor, subcontractor employee or volunteer who may have access to any databases of information maintained by the federal government that contain confidential or personal information, including but not limited to federal tax information, to have a fingerprint background check performed by the Michigan State Police.

II. Responsibilities - Department

The Department in accordance with the general purposes and objectives of this Agreement will:

A. Reimbursement

Provide reimbursement in accordance with the terms and conditions of this Agreement based upon appropriate reports, records and documentation maintained by the Grantee.

B. Report Forms

Provide any report forms and reporting formats required by the Department at the start date of this Agreement and provide to the Grantee any new report forms and reporting formats proposed for issuance thereafter at least 30 days prior to their required usage in order to afford the Grantee an opportunity to review.

III. Assurances

The following assurances are hereby given to the Department:

A. Compliance with Applicable Laws

The Grantee will comply with applicable federal and state laws, guidelines,

rules and regulations in carrying out the terms of this Agreement. The Grantee will also comply with all applicable general administrative requirements, such as 2 CFR 200, covering cost principles, grant/agreement principles and audits, in carrying out the terms of this Agreement. The Grantee will comply with all applicable requirements in the original grant awarded to the Department if the Grantee is a subgrantee. The Department may determine that the Grantee has not complied with applicable federal or state laws, guidelines, rules and regulations in carrying out the terms of this Agreement and may then terminate this Agreement under Part 2, Section V.

B. Anti-Lobbying Act

The Grantee will comply with the Anti-Lobbying Act (31 U.S.C. 1352) as revised by the Lobbying Disclosure Act of 1995 (2 U.S.C. 1601 et seq.), Federal Acquisition Regulations 52.203.11 and 52.203.12, and Section 503 of the Departments of Labor, Health & Human Services, and Education, and Related Agencies section of the current fiscal year Omnibus Consolidated Appropriations Act. Further, the Grantee must require that the language of this assurance be included in the award documents of all subawards at all tiers (including subcontracts, subgrants, and contracts under grants, loans and cooperative agreements) and that all subrecipients must certify and disclose accordingly.

C. Non-Discrimination

1. The Grantee must comply with the Department's non-discrimination statement: The Michigan Department of Health and Human Services will not discriminate against any individual or group because of race, sex, religion, age, national origin, color, height, weight, marital status, gender identification or expression, sexual orientation, partisan considerations, or a disability or genetic information that is unrelated to the person's ability to perform the duties of a particular job or position. The Grantee further agrees that every subcontract entered into for the performance of any contract or purchase order resulting therefrom, will contain a provision requiring non-discrimination in employment, activity delivery and access, as herein specified, binding upon each subcontractor. This covenant is required pursuant to the Elliot-Larsen Civil Rights Act (1976 PA 453, as amended; MCL 37.2101 et seq.) and the Persons with Disabilities Civil Rights Act (1976 PA 220, as amended; MCL 37.1101 et seq.), and any breach thereof may be regarded as a material breach of this Agreement.
2. The Grantee will comply with all federal and state statutes relating to nondiscrimination. These include but are not limited to:
 - a. Title VI of the Civil Rights Act of 1964 (P.L. 88-352) which prohibits discrimination based on race, color or national origin;
 - b. Title IX of the Education Amendments of 1972, as amended (20

- U.S.C. 1681-1683, 1685-1686), which prohibits discrimination based on sex;
- c. Section 504 of the Rehabilitation Act of 1973, as amended (29 U.S.C. 794), which prohibits discrimination based on disabilities;
 - d. The Age Discrimination Act of 1975, as amended (42 U.S.C. 6101-6107), which prohibits discrimination based on age;
 - e. The Drug Abuse Office and Treatment Act of 1972 (P.L. 92-255), as amended, relating to nondiscrimination based on drug abuse;
 - f. The Comprehensive Alcohol Abuse and Alcoholism Prevention, Treatment, and Rehabilitation Act of 1970 (P.L. 91-616) as amended, relating to nondiscrimination based on alcohol abuse or alcoholism;
 - g. Sections 523 and 527 of the Public Health Service Act of 1944 (42 U.S.C. 290dd-2), as amended, relating to confidentiality of alcohol and drug abuse patient records;
 - h. Any other nondiscrimination provisions in the specific statute(s) under which application for federal assistance is being made; and,
 - i. The requirements of any other nondiscrimination statute(s) which may apply to the application.
3. Additionally, assurance is given to the Department that proactive efforts will be made to identify and encourage the participation of minority-owned and women-owned businesses, and businesses owned by persons with disabilities in contract solicitations. The Grantee must include language in all contracts awarded under this Agreement which (1) prohibits discrimination against minority-owned and women-owned businesses and businesses owned by persons with disabilities in subcontracting; and (2) makes discrimination a material breach of contract.

D. Debarment and Suspension

The Grantee will comply with federal regulation 2 CFR 180 and certifies to the best of its knowledge and belief that it, its employees and its subcontractors:

1. Are not presently debarred, suspended, proposed for debarment, declared ineligible, or voluntarily excluded from covered transactions by any federal department or contractor;
2. Have not within a five-year period preceding this Agreement been convicted of or had a civil judgment rendered against them for commission of fraud or a criminal offense in connection with obtaining, attempting to obtain, or performing a public (federal, state, or local) or private transaction or contract under a public transaction; violation of

federal or state antitrust statutes or commission of embezzlement, theft, forgery, bribery, falsification or destruction of records, making false statements, tax evasion, receiving stolen property, making false claims, or obstruction of justice;

3. Are not presently indicted or otherwise criminally or civilly charged by a government entity (federal, state or local) with commission of any of the offenses enumerated in section 2;
4. Have not within a five-year period preceding this Agreement had one or more public transactions (federal, state or local) terminated for cause or default; and
5. Have not committed an act of so serious or compelling a nature that it affects the Grantee's present responsibilities.

E. Federal Requirement: Pro-Children Act

1. The Grantee will comply with the Pro-Children Act of 1994 (P.L. 103-227; 20 U.S.C. 6081, et seq.), which requires that smoking not be permitted in any portion of any indoor facility owned or leased or contracted by and used routinely or regularly for the provision of health, day care, early childhood development activities, education or library activities to children under the age of 18, if the activities are funded by federal programs either directly or through state or local governments, by federal grant, contract, loan or loan guarantee. The law also applies to children's activities that are provided in indoor facilities that are constructed, operated, or maintained with such federal funds. The law does not apply to children's activities provided in private residences; portions of facilities used for inpatient drug or alcohol treatment; activity providers whose sole source of applicable federal funds is Medicare or Medicaid; or facilities where Women, Infants, and Children (WIC) coupons are redeemed. Failure to comply with the provisions of the law may result in the imposition of a civil monetary penalty of up to \$1,000 for each violation and/or the imposition of an administrative compliance order on the responsible entity. The Grantee also assures that this language will be included in any subawards which contain provisions for children's activities.
2. The Grantee also assures, in addition to compliance with P.L. 103-227, any activity funded in whole or in part through this Agreement will be delivered in a smoke-free facility or environment. Smoking must not be permitted anywhere in the facility, or those parts of the facility under the control of the Grantee. If activities are delivered in facilities or areas that are not under the control of the Grantee (e.g., a mall, restaurant or private work site), the activities must be smoke-free.

F. Hatch Act and Intergovernmental Personnel Act

The Grantee will comply with the Hatch Act (5 U.S.C. 1501-1508, 5 U.S.C.

7321-7326), and the Intergovernmental Personnel Act of 1970 (P.L. 91-648) as amended by Title VI of the Civil Service Reform Act of 1978 (P.L. 95-454). Federal funds cannot be used for partisan political purposes of any kind by any person or organization involved in the administration of federally assisted programs.

G. Employee Whistleblower Protections

The Grantee will comply with 41 U.S.C. 4712 and must insert this clause in all subcontracts.

H. Clean Air Act and Federal Water Pollution Control Act

The Grantee will comply with the Clean Air Act (42 U.S.C. 7401-7671(q)) and the Federal Water Pollution Control Act (33 U.S.C. 1251-1388), as amended. This Agreement and anyone working on this Agreement will be subject to the Clean Air Act and Federal Water Pollution Control Act and must comply with all applicable standards, orders or regulations issued pursuant to these Acts. Violations must be reported to the Department.

I. Victims of Trafficking and Violence Protection Act

The Grantee will comply with the Victims of Trafficking and Violence Protection Act of 2000 (P.L. 106-386), as amended.

This Agreement and anyone working on this Agreement will be subject to P.L. 106-386 and must comply with all applicable standards, orders or regulations issued pursuant to this Act. Violations must be reported to the Department.

J. Procurement of Recovered Materials

The Grantee will comply with section 6002 of the Solid Waste Disposal Act of 1965 (P.L. 89-272), as amended.

This Agreement and anyone working on this Agreement will be subject to section 6002 of P.L. 89-272, as amended, and must comply with all applicable standards, orders or regulations issued pursuant to this act. Violations must be reported to the Department.

K. Subcontracts

For any subcontracted activity or product, the Grantee will ensure:

1. That a written subcontract is executed by all affected parties prior to the initiation of any new subcontract activity or delivery of any subcontracted product. Exceptions to this policy may be granted by the Department if the Grantee asks the Department in writing within 30 days of execution of the Agreement.
2. That any executed subcontract to this Agreement must require the subcontractor to comply with all applicable terms and conditions of this Agreement. In the event of a conflict between this Agreement and the provisions of the subcontract, the provisions of this Agreement will prevail.

A conflict between this Agreement and a subcontract, however, will not be deemed to exist where the subcontract:

- a. Contains additional non-conflicting provisions not set forth in this Agreement;
 - b. Restates provisions of this Agreement to afford the Grantee the same or substantially the same rights and privileges as the Department; or
 - c. Requires the subcontractor to perform duties and/or activities in less time than that afforded the Grantee in this Agreement.
3. That the subcontract does not affect the Grantee's accountability to the Department for the subcontracted activity.
 4. That any billing or request for reimbursement for subcontract costs is supported by a valid subcontract and adequate source documentation on costs and activities.
 5. That the Grantee will submit a copy of the executed subcontract if requested by the Department.

L. Procurement

1. Grantee will ensure that all purchase transactions, whether negotiated or advertised, are conducted openly and competitively in accordance with the principles and requirements of 2 CFR 200.
2. Funding from this Agreement must not be used for the purchase of foreign goods or services.
3. Preference must be given to goods and services manufactured or provided by Michigan businesses, if they are competitively priced and of comparable quality.
4. Preference must be given to goods and services that are manufactured or provided by Michigan businesses owned and operated by veterans, if they are competitively priced and of comparable quality.
5. Records must be sufficient to document the significant history of all purchases and must be maintained for a minimum of four years after the end of the Agreement period.

M. Health Insurance Portability and Accountability Act

To the extent that the Health Insurance Portability and Accountability Act (HIPAA) is applicable to the Grantee under this Agreement, the Grantee assures that it is in compliance with requirements of HIPAA including the following:

1. The Grantee must not share any protected health information provided by the Department that is covered by HIPAA except as permitted or required by applicable law, or to a subcontractor as appropriate under this Agreement.
2. The Grantee will ensure that any subcontractor will have the same

obligations as the Grantee not to share any protected health data and information from the Department that falls under HIPAA requirements in the terms and conditions of the subcontract.

3. The Grantee must only use the protected health data and information for the purposes of this Agreement.
4. The Grantee must have written policies and procedures addressing the use of protected health data and information that falls under the HIPAA requirements. The policies and procedures must meet all applicable federal and state requirements including the HIPAA regulations. These policies and procedures must include restricting access to the protected health data and information by the Grantee's employees.
5. The Grantee must have a policy and procedure to immediately report to the Department any suspected or confirmed unauthorized use or disclosure of protected health information that falls under the HIPAA requirements of which the Grantee becomes aware. The Grantee will work with the Department to mitigate the breach and will provide assurances to the Department of corrective actions to prevent further unauthorized uses or disclosures. The Department may demand specific corrective actions and assurances and the Grantee must provide the same to the Department.
6. Failure to comply with any of these contractual requirements may result in the termination of this Agreement in accordance with Part 2, Section V.
7. In accordance with HIPAA requirements, the Grantee is liable for any claim, loss or damage relating to unauthorized use or disclosure of protected health data and information, including without limitation the Department's costs in responding to a breach, received by the Grantee from the Department or any other source.
8. The Grantee will enter into a business associate agreement should the Department determine such an agreement is required under HIPAA.

N. Website Incorporation

The Department is not bound by any content on Grantee's website or other internet communication platforms or technologies, unless expressly incorporated directly into this Agreement. The Department is not bound by any end user license agreement or terms of use unless specifically incorporated in this Agreement or any other agreement signed by the Department. The Grantee must not refer to the Department on the Grantee's website or other internet communication platforms or technologies without the prior written approval of the Department.

O. Survival

The provisions of this Agreement that impose continuing obligations will survive the expiration or termination of this Agreement.

P. Non-Disclosure of Confidential Information

1. The Grantee agrees that it will use confidential information solely for the purpose of this Agreement. The Grantee agrees to hold all confidential information in strict confidence and not to copy, reproduce, sell, transfer or otherwise dispose of, give or disclose such confidential information to third parties other than employees, agents, or subcontractors of a party who have a need to know in connection with this Agreement or to use such confidential information for any purpose whatsoever other than the performance of this Agreement. The Grantee must take all reasonable precautions to safeguard the confidential information. These precautions must be at least as great as the precautions the Grantee takes to protect its own confidential or proprietary information.
2. Meaning of Confidential Information
For the purpose of this Agreement the term "Confidential Information" means all information and documentation that:
 - a. Has been marked "confidential" or with words or similar meaning, at the time of disclosure by such party;
 - b. If disclosed orally or not marked "confidential" or with words of similar meaning, was subsequently summarized in writing by the disclosing party and marked "confidential" or with words of similar meaning;
 - c. Should reasonably be recognized as confidential information of the disclosing party;
 - d. Is unpublished or not available to the general public; or
 - e. Is designated by law as confidential.
3. The term "confidential information" does not include any information or documentation that was:
 - a. Subject to disclosure under the Michigan Freedom of Information Act (FOIA);
 - b. Already in the possession of the receiving party without an obligation of confidentiality;
 - c. Developed independently by the receiving party, as demonstrated by the receiving party, without violating the disclosing party's proprietary rights;
 - d. Obtained from a source other than the disclosing party without an obligation of confidentiality; or
 - e. Publicly available when received or thereafter became publicly available (other than through an unauthorized disclosure by, through or on behalf of, the receiving party).
4. The Grantee must notify the Department within one business day after discovering any unauthorized use or disclosure of Confidential

Information. The Grantee will cooperate with the Department in every way possible to regain possession of the Confidential Information and prevent further unauthorized use or disclosure.

Q. Cap on Salaries

None of the funds awarded to the Grantee through this Agreement will be used to pay, either through a grant or other external mechanism, the salary of an individual at a rate in excess of Executive Level II. The current rates of pay for the Executive Schedule are located on the United States Office of Personnel Management web site, <http://www.opm.gov>, by navigating to Policy — Pay & Leave — Salaries & Wages. The salary rate limitation does not restrict the salary that a Grantee may pay an individual under its employment; rather, it merely limits the portion of that salary that may be paid with funds from this Agreement.

IV. Financial Requirements

A. Operating Advance

An operating advance may be requested by the Grantee to assist with program operations. The request should be addressed to the Contract Manager identified in Part 1, Section 8. The operating advance will be administered as follows:

1. The operating advance amount requested must be reasonable in relation to factors including but not limited to program requirements, the period of the Agreement, and the financial obligation. The advance must not exceed 16.67 percent of operating expenses. Operating advances will be monitored and adjusted by the Department relative to the Agreement amount.
2. The operating advance must be recorded as an account payable liability to the Department in the Grantee's financial records. The operating advance payable liability must remain in the Grantee's financial records until fully recovered by the Department.
3. The reimbursement for actual expenditures by the Department should be used by the Grantee to replenish the operating advance used for program operations.
4. The operating advance must be returned to the Department within 30 days of the end date of this Agreement unless the Grantee has a recurring agreement with the Department. Subsequent Department agreements may not be executed if an outstanding operational advance has not been repaid.

The Department may obtain the Michigan Department of Treasury's assistance in collecting outstanding operating advances. The Department will comply with the Michigan Department of Treasury's Due Process procedures prior to forwarding claims to Treasury. Specific

Due Process procedures include the following:

- a. An offer from the Department of a hearing to dispute the debt, identifying the time, place and date of such hearing.
 - b. A hearing by an impartial official.
 - c. An opportunity for the Grantee to examine the Department's associated records.
 - d. An opportunity for the Grantee to present evidence in person or in writing.
 - e. A hearing official with full authority to correct errors and decide not to forward debt to Treasury.
 - f. Grantee representation by an attorney and presentation of witnesses if necessary.
5. If the Grantee has a recurring agreement with the Department, the Department requires an annual confirmation of the outstanding operating advance. At the end of either the Agreement period or Department's fiscal year, whichever is first, the Grantee must respond to the Department's request for confirmation of the operating advance. Failure to respond to the confirmation request may result in the Department recovering all or part of an outstanding operating advance.

B. Reimbursement Method

The Grantee will be paid for allowable expenditures incurred by the Grantee, submitted for reimbursement on the Financial Status Reports (FSRs) and approved by the Department. Reimbursement from the Department is based on the understanding that Department funds will be paid up to the total Department allocation as agreed to in the approved budget. Department funds are the first source after the application of fees and earmarked sources unless a specific local match condition exists.

C. Financial Status Report Submission

The Grantee must electronically prepare and submit FSRs to the Department via the EGrAMS website <http://egrams-mi.com/mdhhs>.

FSRs must be submitted on a monthly basis, no later than 30 days after the close of each calendar month. The monthly FSRs must reflect total actual program expenditures, up to the total agreement amount. Failure to meet financial reporting responsibilities as identified in this Agreement may result in withholding future payments.

The grantee representative who submits the FSR is certifying to the best of their knowledge and belief that the report is true, complete and accurate and the expenditures, disbursements and cash receipts are for the purposes and objectives set forth in the terms and conditions of this Agreement. The individual submitting the FSR should be aware that any false, fictitious or fraudulent information, or the omission of any material facts, may subject them

to criminal, civil or administrative penalties for fraud, false statements, false claims or otherwise.

The instructions for completing the FSR form are available on the EGrAMS website <http://egram-mi.com/mdhhs>. Send FSR questions to FSRMDHHS@michigan.gov.

D. Reimbursement Mechanism

All Grantees must register using the on-line vendor self-service site to receive all state of Michigan payments as Electronic Funds Transfers (EFT)/Direct Deposits, as mandated by MCL 18.1283a. Vendor registration information is available through the Department of Technology, Management and Budget's website: <https://www.michigan.gov/sigmavss>.

E. Final Obligations and Financial Status Reporting Requirements

1. Obligation Report

The Obligation Report, based on annual guidelines, must be submitted by the due date established by and using the format provided by the Department's Expenditures Operations Division. The Grantee must provide an estimate of unbilled expenditures for the entire Agreement period. The information on the report will be used to record the Department's year-end accounts payable and receivable for this Agreement.

2. Department-wide Payment Suspension

A temporary payment suspension is in effect on agreements during the Department's year-end closing period. The Department will notify the Grantee of the date by which FSRs should be submitted to ensure payment prior to the payment suspension period.

3. Final FSRs

Final FSRs are due 30 days following the end of the Agreement period. The final FSR must be clearly marked "Final." Final FSRs not received by the due date may result in the loss of funding requested on the Obligation Report and may result in a potential reduction in a subsequent year's Agreement amount.

F. Unobligated Funds

Any unobligated balance of funds held by the Grantee at the end of the Agreement period will be returned to the Department within 30 days of the end of the Agreement or treated in accordance with instructions provided by the Department.

G. Indirect Costs

The Grantee may use an approved federal or state indirect rate in their budget calculations and financial status reporting. If the Grantee does not have an existing approved federal or state indirect rate, they may use a 10% de

minimis rate in accordance with 2 CFR 200 to recover their indirect costs. Governmental Grantees with an existing cost allocation plan may budget accordingly in lieu of an indirect cost rate. Non-governmental Grantees may use a cost allocation plan only if the plan was in place prior to December 26, 2014.

V. Agreement Termination

This Agreement may be terminated without further liability or penalty to the Department for any of the following reasons:

- A. By either party by giving 30 days written notice to the other party stating the reasons for termination and the effective date.
- B. By either party with 30 days written notice upon the failure of either party to carry out the terms and conditions of this Agreement, provided the alleged defaulting party is given notice of the alleged breach and fails to cure the default within the 30-day period.
- C. Immediately if the Grantee or an official of the Grantee or an owner is convicted of any activity referenced in Part 2 Section III. D. of this Agreement during the term of this Agreement or any extension thereof.

VI. Stop Work Order

The Department may suspend any or all activities under this Agreement at any time. The Department will provide the Grantee with a written stop work order detailing the suspension. Grantee must comply with the stop work order upon receipt. The Department will not pay for activities, Grantee's incurred expenses or financial losses, or any additional compensation during a stop work period.

VII. Final Reporting Upon Termination

Should this Agreement be terminated by either party, within 30 days after the termination, the Grantee must provide the Department with all financial, performance and other reports required as a condition of this Agreement. The Department will make payments to the Grantee for allowable reimbursable costs not covered by previous payments or other state or federal programs. The Grantee must immediately refund to the Department any funds not authorized for use and any payments or funds advanced to the Grantee in excess of allowable reimbursable expenditures.

VIII. Severability

If any part of this Agreement is held invalid or unenforceable by any court of competent jurisdiction, that part will be deemed deleted from this Agreement and the severed part will be replaced by agreed upon language that achieves the same or similar objectives. The remaining parts of the Agreement will continue in full force and effect.

IX. Waiver

Failure by the Department to enforce any provision of this Agreement will not constitute a waiver of the Department's right to enforce any other provision of this Agreement.

X. Amendments

Any changes to this Agreement will be valid only if made in writing and executed by all parties through an amendment to this Agreement. Any change proposed by the Grantee which would affect the Department funding of any project must be submitted in writing to the Department immediately upon determining the need for such change. The Department has sole discretion to approve or deny the amendment request. The Grantee must, upon request of the Department and receipt of a proposed amendment, amend this Agreement.

XI. Liability

The Grantee assumes all liability to third parties, loss, or damage because of claims, demands, costs, or judgments arising out of activities, such as but not limited to direct activity delivery, to be carried out by the Grantee in the performance of this Agreement, under the following conditions:

- A. The liability, loss, or damage is caused by, or arises out of, the actions of or failure to act on the part of the Grantee, any of its subcontractors, or anyone directly or indirectly employed by the Grantee.
- B. Nothing herein will be construed as a waiver of any governmental immunity that has been provided to the Grantee or its employees by statute or court decisions.

The Department is not liable for consequential, incidental, indirect or special damages, regardless of the nature of the action.

XII. State of Michigan Agreement

This Agreement is governed, construed, and enforced in accordance with Michigan law, excluding choice-of-law principles, and all claims relating to or arising out of this Agreement are governed by Michigan law, excluding choice-of-law principles. Any dispute arising from this Agreement must be resolved in the Michigan Court of Claims. Complaints against the State must be initiated in Ingham County, Michigan. Grantee waives any objections, such as lack of personal jurisdiction or forum non conveniens. Grantee must appoint an agent in Michigan to receive service of process.

Project Contracts

[- SDVS-LN - Domestic Violence Specialized Services](#)

MICHIGAN DEPARTMENT OF HEALTH AND HUMAN SERVICES
PROJECT LISTING - Domestic Violence Services - 2023
CONTRACT MANAGEMENT SECTION
Lansing City

Attach No	Institution No	Contract No	State Amount	Local Amount	Total Project Amount	Project Title	Start Date	End Date	Project Manager	Phone#	Email Address	Principle Investigator
		E20232569-00	164,897.00	0.00	164,897.00	Domestic Violence Specialized Services	10/01/2022	09/30/2023	Patsy Baker	(517) 335-3705	bakerp2@mi.chigan.gov	

Total: 164,897 0 164,897

Resolution #2022-###

By the Committee on Ways and Means
Resolved by the City Council of the City of Lansing

WHEREAS, Lansing Police Department's, Capital Area Response Effort (CARE) Unit provides advocacy to victims of intimate partner violence in Ingham County; and

WHEREAS, in July 2022, CARE submitted an application to the Michigan State Police (MSP) for a Byrne Justice Assistance Grant (JAG) which enhances the current \$164,897 Michigan Department of Health and Human Services grant recently approved by Council; and

WHEREAS, on September 28, 2022, MSP informed the CARE Unit that its grant application was selected to receive grant funding; and

WHEREAS, the grant amount approved is \$107,642; and

WHEREAS, there is no local match requirement; and

WHEREAS, the grant period is October 1, 2022 through September 30, 2023; and

WHEREAS, CARE plans to utilize the grant funds to 1) provide extensive victim assistance in the form of short-term hotel lodging (\$42,195), prepaid cell phones for victims without phone access (\$5,000), gas and grocery gift cards for victims (\$2,000), home security items (\$5,000), relocation assistance and housing application assistance for fleeing victims (\$1,000) and process serving (\$3,000) and 2) hire a new contract employee (\$37,720 plus \$7,677 in health insurance stipends) to oversee these new assistance services.

NOW, THEREFORE, BE IT RESOLVED, the Lansing City council approves acceptance of the JAG grant from the Michigan State Police in the amount of \$107,642 for the period October 1, 2022, through September 30, 2023.

BE IT FINALLY RESOLVED, that the Administration is authorized to create appropriate accounts and to make the necessary operating transfers for the expenditure and control of the balance of the awarded grant funds.



STATE OF MICHIGAN
DEPARTMENT OF STATE POLICE
LANSING

GRETCHEN WHITMER
GOVERNOR

COL. JOSEPH M. GASPER
DIRECTOR

September 28, 2022

Ms. Madeline Van Eck
Lansing Police Department
Capital Area Response Effort (CARE)
2500 South Washington Avenue
Lansing, Michigan 48910

RE: MSP # JAG-72460-Lansing Police Department-2023
Lansing Police CARE Program

Dear Ms. Van Eck:

I am pleased to inform you that the Lansing Police Department's Byrne Justice Assistance Grant (JAG) application to the Michigan State Police (MSP), Grants and Community Services Division, has been selected to receive funding. **The federal award for your fiscal year 2023 project is \$107,642.**

This award requires you to complete any requested modifications found in the "Comments to Applicant" section in your grant application in MAGIC+ no later than October 14, 2022. Once this is completed, you will receive an email from our office advising you of the procedure for accepting a contract with the MSP.

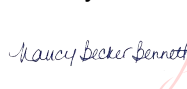
Once the modifications are accepted, the contract must be accepted in MAGIC+ by no later than 5 p.m. EST on October 28, 2022. If your award is not accepted by that date, your grant will be denied unless you have notified us of extenuating circumstances.

It is a legal requirement of this grant that your agency and any subcontractors agree to give recognition to the MSP and the U.S. Department of Justice in any and all publications, papers, press releases, and presentations arising from the funded project. The required disclaimer is included in Section VIII of your Grant Agreement in the MAGIC+ system. This language reads:

"This project was supported by Byrne JAG # 15PBJA-21-GG-00248-MUMU and 15PBJA-22-GG-00642-MUMU awarded by the Bureau of Justice Assistance, Office of Justice Programs, U.S. Department of Justice (DOJ), and administered by the Michigan State Police (MSP). Points of view or opinions contained within this document do not necessarily represent the official position or policies of the MSP or DOJ."

If you have any questions or concerns about the new requirements, please contact your grant advisor, Ms. Megan Gilliam, at gilliamm1@michigan.gov. We look forward to working with you.

Sincerely,

 Digitally signed by
Nancy Becker Bennett
Date: 2022.09.28
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Nancy Becker Bennett, Director
Grants and Community Services Division

Resolution #2022-###

By the Committee on Ways and Means
Resolved by the City Council of the City of Lansing

2022 JAG Grant

WHEREAS, the Lansing Police Department (LPD) submitted a 100% Federally-funded multi-jurisdiction grant application to the Office of Justice Programs, U.S. Bureau of Justice Assistance for a four-year Justice Assistance Grant (JAG); and

WHEREAS, the LPD JAG application was endorsed by Ingham County, and was accepted by the Bureau of Justice Assistance (award #13689502); and

WHEREAS, the JAG grant is a cooperative plan with Ingham County; and

WHEREAS, the Bureau of Justice Assistance will award \$137,639.00 to be split \$122,184.00 to the City of Lansing and \$15,455.00 to the County of Ingham; and

WHEREAS, the federal award of \$137,639.00 requires no local match from either of the local agencies; and

WHEREAS, the LPD will utilize its share of the JAG grant to fund purchasing a new dive boat (\$80,000), mental health training (\$10,000) and hiring an additional police cadet (\$32,184); and

WHEREAS, Ingham County Sheriffs' Office is committed to using their portion of the funds to purchase secure storage devices for patrol vehicles.

NOW, THEREFORE, BE IT RESOLVED, the Lansing City Council approves acceptance of the multi-agency 2022 Justice Assistance Grant in the total amount of \$137,639.00 (requiring no local match) for the grant period beginning October 1, 2021 and ending September 30, 2025; and

BE IT FINALLY RESOLVED, the Administration is authorized to create appropriate accounts and to make the necessary operating transfers for the expenditure and control of the balance of the grant funds.



LANSING CITY COUNCIL

GRANT INFORMATION FORM

(Required for all grant applications and acceptances)

REFERRAL DATE: 9/23/2022

GRANT NAME: Byrne Justice Assistance Grant (JAG) 2023

DEPARTMENT: Police

CONTACT PERSON (INCLUDE EMAIL AND PHONE):

APPLICATION DATE August 2022 AWARD DATE: 09/23/2022

GRANT CYCLE: 10/1/2021 - 9/30/2025 Check One: ☐ Annual ☒ One-Time

FUND AMOUNT: \$137,639 (Breakdown below should total this amount)

GOODS & SERVICES	\$90,000
PERSONNEL	\$32,184
CONSTRUCTION	<u>\$0.00</u>
LAND	\$0.00
OTHER	<u>\$15,455 (Goes to sub-recipient Ingham County)</u>

CITY MATCH (IF APPLICABLE): \$0.00

GRANT PAYS FOR: The LPD will utilize its share of the JAG grant to purchase 1) Replacement LPD Dive boat – \$80,000, 2) Mental Health training and 3) an additional cadet position. Ingham County Sheriffs' Office is committed to using their portion of the funds to purchase secure storage for patrol vehicles.

FUND ALLOCATIONS (Please describe the purpose of the grant and allowable uses):

The purpose of the BJA FY22 Byrne Memorial Justice Assistance Grant Program is to assist state, local, and tribal law enforcement efforts to prevent or reduce crime and violence.

In general, JAG funds awarded to a unit of local government under the FY 2021 program may be used to hire additional personnel and/or purchase equipment, supplies, contractual support, training, technical assistance, and information systems for criminal justice, including for any one or more of the following program areas: • Law enforcement programs • Prosecution and court programs • Prevention and education programs • Corrections and community corrections programs • Drug treatment and enforcement programs • Planning, evaluation, and technology improvement programs • Crime victim and witness programs (other than compensation) 6 • Mental health programs and related law enforcement and corrections programs, including behavioral programs and crisis intervention teams



Andy Schor, Mayor

Lansing Police Department

Office of the Chief of Police
Assistant Chief Robert Backus

120 West Michigan Avenue
Lansing, MI 48933
Phone: (517) 483-6883
Fax: (517) 483-4617
robert.backus@lansingmi.gov



Ellery Sosebee, Chief

September 22, 2022

Dear Robert Backus,

On behalf of Attorney General Merrick B. Garland, it is my pleasure to inform you the Office of Justice Programs (OJP) has approved the application submitted by LANSING, CITY OF for an award under the funding opportunity entitled 2022 BJA FY 22 Edward Byrne Memorial Justice Assistance Grant Program - Local Solicitation. The approved award amount is \$137,639.

Review the Award Instrument below carefully and familiarize yourself with all conditions and requirements before accepting your award. The Award Instrument includes the Award Offer (Award Information, Project Information, Financial Information, and Award Conditions) and Award Acceptance. For COPS Office and OVW funding the Award Offer also includes any Other Award Documents.

Please note that award requirements include not only the conditions and limitations set forth in the Award Offer, but also compliance with assurances and certifications that relate to conduct during the period of performance for the award. These requirements encompass financial, administrative, and programmatic matters, as well as other important matters (e.g., specific restrictions on use of funds). Therefore, all key staff should receive the award conditions, the assurances and certifications, and the application as approved by OJP, so that they understand the award requirements. Information on all pertinent award requirements also must be provided to any subrecipient of the award.

Should you accept the award and then fail to comply with an award requirement, DOJ will pursue appropriate remedies for non-compliance, which may include termination of the award and/or a requirement to repay award funds.

Prior to accepting the award, your Entity Administrator must assign a Financial Manager, Grant Award Administrator, and Authorized Representative(s) in the Justice Grants System (JustGrants). The Entity Administrator will need to ensure the assigned Authorized Representative(s) is current and has the legal authority to accept awards and bind the entity to the award terms and conditions. To accept the award, the Authorized Representative(s) must accept all parts of the Award Offer in the Justice Grants System (JustGrants), including by executing the required declaration and certification, within 45 days from the award date.

To access your funds, you will need to enroll in the Automated Standard Application for Payments (ASAP) system, if you haven't already completed the enrollment process in ASAP. The Entity Administrator should have already received an email from ASAP to initiate this process.

Congratulations, and we look forward to working with you.

"Capital City's Finest"

Maureen Henneberg

Deputy Assistant Attorney General

Office for Civil Rights Notice for All Recipients

The Office for Civil Rights (OCR), Office of Justice Programs (OJP), U.S. Department of Justice (DOJ) has been delegated the responsibility for ensuring that recipients of federal financial assistance from the OJP, the Office of Community Oriented Policing Services (COPS), and the Office on Violence Against Women (OVW) are not engaged in discrimination prohibited by law. Several federal civil rights laws, such as Title VI of the Civil Rights Act of 1964 and Section 504 of the Rehabilitation Act of 1973, require recipients of federal financial assistance to give assurances that they will comply with those laws. Taken together, these civil rights laws prohibit recipients of federal financial assistance from DOJ from discriminating in services and employment because of race, color, national origin, religion, disability, sex, and, for grants authorized under the Violence Against Women Act, sexual orientation and gender identity. Recipients are also prohibited from discriminating in services because of age. For a complete review of these civil rights laws and nondiscrimination requirements, in connection with DOJ awards, see <https://ojp.gov/funding/Explore/LegalOverview/CivilRightsRequirements.htm>.

Under the delegation of authority, the OCR investigates allegations of discrimination against recipients from individuals, entities, or groups. In addition, the OCR conducts limited compliance reviews and audits based on regulatory criteria. These reviews and audits permit the OCR to evaluate whether recipients of financial assistance from the Department are providing services in a nondiscriminatory manner to their service population or have employment practices that meet equal-opportunity standards.

If you are a recipient of grant awards under the Omnibus Crime Control and Safe Streets Act or the Juvenile Justice and Delinquency Prevention Act and your agency is part of a criminal justice system, there are two additional obligations that may apply in connection with the awards: (1) complying with the regulation relating to Equal Employment Opportunity Programs (EEOPs); and (2) submitting findings of discrimination to OCR. For additional information regarding the EEOP requirement, see 28 CFR Part 42, subpart E, and for additional information regarding requirements when there is an adverse finding, see 28 C.F.R. §§ 42.204(c), .205(c)(5).

The OCR is available to help you and your organization meet the civil rights requirements that are associated with DOJ grant funding. If you would like the OCR to assist you in fulfilling your organization's civil rights or nondiscrimination responsibilities as a recipient of federal financial assistance, please do not hesitate to contact the OCR at askOCR@ojp.usdoj.gov.

Memorandum Regarding NEPA

NEPA Letter Type

OJP - Ongoing NEPA Compliance Incorporated into Further Developmental Stages

NEPA Letter

The Edward Byrne Memorial Justice Assistance Grant Program (JAG) allows states and local governments to support a broad range of activities to prevent and control crime and to improve the criminal justice system, some of which could have environmental impacts. All recipients of JAG funding must assist BJA in complying with NEPA and other

“Capital City’s Finest”

related federal environmental impact analyses requirements in the use of grant funds, whether the funds are used directly by the grantee or by a subgrantee or third party. Accordingly, prior to obligating funds for any of the specified activities, the grantee must first determine if any of the specified activities will be funded by the grant.

The specified activities requiring environmental analysis are:

- a. New construction;
- b. Any renovation or remodeling of a property located in an environmentally or historically sensitive area, including properties located within a 100-year flood plain, a wetland, or habitat for endangered species, or a property listed on or eligible for listing on the National Register of Historic Places;
- c. A renovation, lease, or any proposed use of a building or facility that will either (a) result in a change in its basic prior use or (b) significantly change its size;
- d. Implementation of a new program involving the use of chemicals other than chemicals that are (a) purchased as an incidental component of a funded activity and (b) traditionally used, for example, in office, household, recreational, or education environments; and
- e. Implementation of a program relating to clandestine methamphetamine laboratory operations, including the identification, seizure, or closure of clandestine methamphetamine laboratories.

Complying with NEPA may require the preparation of an Environmental Assessment and/or an Environmental Impact Statement, as directed by BJA. Further, for programs relating to methamphetamine laboratory operations, the preparation of a detailed Mitigation Plan will be required. For more information about Mitigation Plan requirements, please see <https://www.bja.gov/Funding/nepa.html>.

NEPA Coordinator

First Name

Orbin

Middle Name

Last Name

Terry

Resolution #2022-###

By the Committee on Ways and Means
Resolved by the City Council of the City of Lansing

WHEREAS, deceased Retired Detective Ronald Seyka serviced on the Lansing Police Department's Special Tactics and Rescue Team (START) from 1996 through 2010; and

WHEREAS, Detective Seyka's position in the department included a volunteer assignment that required hours of additional training per month as well as call backs in the middle of the night; and

WHEREAS, Detective Seyka participated in the safe resolution of 107 high risk incidents; and

WHEREAS, on March 5, 2020, Detective Seyka lost his battle with cancer; and

WHEREAS, this year, for the third consecutive year, the family of deceased Detective Ronald Seyka, along with Mr. Chaz King, a family friend, hosted the Annual Ron Seyka Memorial Golf Outing in Mason, Michigan in honor of Detective Seyka; and

WHEREAS, last year, Mr. King donated \$10,614 of the funds from the golf outing to LPD's START Unit; and

WHEREAS, this year, Mr. King/Modern Woodmen of America Chapter 330 is donating \$8,174.01 on 9/1/22 to LPD's START Unit as a result of the June 17th, 2022 Third Annual Ron Seyka Memorial Golf Outing ;and

WHEREAS, the START Unit also received a donation of \$2,500 on August 16, 2022, from Modern Woodmen of America; and

WHEREAS, START intends to use the combined \$10,674.01 donation amounts for Outside Tactical Training and Protective Equipment.

NOW, THEREFORE, BE IT RESOLVED, the Lansing City Council approves acceptance of the two donations to the START Unit totaling \$10,674.01; and

BE IT FINALLY RESOLVED, that the Administration is authorized to create appropriate accounts and to make the necessary operating transfers for the expenditure and control of the balance of the awarded grant funds.

Resolution #2022-###

By the Committee on Ways and Means
Resolved by the City Council of the City of Lansing

WHEREAS, in July, Lansing Police Department (LPD) submitted an application to the State of Michigan Department of Health and Human Services (MDHHS) for a Services-Training-Officers-Prosecutors (STOP) Violence Against Women grant; and

WHEREAS, LPD was informed on September 15, 2022, that it's has been approved to receive grant funding reimbursement of salaries and fringes; and

WHEREAS, the total grant compensation is \$192,972, of which \$144,731 is grant reimbursement funding, while \$48,241 is local match amount; and

WHEREAS, the local match amount is 25% of the total grant amount; and

WHEREAS, LPD plans to utilize the grant funds to fund two (2) positions – 1) a detective dedicated to investigating crimes related to domestic violence and stalking, and 2) a contracted crime analyst to support the investigations conducted by the grant detective; and

WHEREAS, the grant period is October 1, 2022 through September 30, 2023.

NOW, THEREFORE, BE IT RESOLVED, the Lansing City Council approves acceptance of the \$144,731 grant from of Michigan Department of Health and Human Services; and

BE IT FINALLY RESOLVED, that the Administration is authorized to create appropriate accounts and to make the necessary operating transfers for the expenditure and control of the balance of the awarded grant funds.

Resolution #2022-###

By the Committee on Ways and Means
Resolved by the City Council of the City of Lansing

WHEREAS, in July of 2022, the City of Lansing applied for the League of American Bicyclists' Community Spark Grant to fund the installation of a bike repair station; and

WHEREAS, on August 18, 2022, the City of Lansing received notification that it was awarded the grant in the amount of \$1,500 with no local match required; and

WHEREAS, the funded work must be completed by November 30, 2022; and

WHEREAS, the funds will be used to increase the number of bicyclists who utilize the Lansing River Trail and enhance transportation options for South Lansing; and

WHEREAS, the City of Lansing has partnered with the Ingham County Land Bank and Greater Lansing Food Bank Garden Project as the land owners and community garden administrators; and

WHEREAS, the Administration and City Council recognize the Lansing River Trail as an important link in the city to connect residents, renters, and visitors to area amenities and make biking more accessible; and

WHEREAS, the Public Service Department is requesting acceptance of the League of American Bicyclists' Community Spark Grant; and

NOW, THEREFORE, BE IT RESOLVED, that the Lansing City Council approves acceptance of the League of American Bicyclists' Community Spark Grant for the purposes of funding installation of bike repair station.

BE IT FINALLY RESOLVED, the Administration is authorized to receive the funds, create the necessary accounts, and make necessary transfers for administration of the grant in accordance with the requirements of the grantor.

Page: Grant Overview



Overview

With generous support from both the Centers for Disease Control and Prevention's (CDC) Division of Nutrition, Physical Activity, and Obesity and General Motors (GM), the League of American Bicyclists is delighted to announce its Community Spark Grants to support local advocates and organizations working to improve their communities through bicycling. These grants will award up to \$1,500 to each organization to build local capacity for projects and programs that reach people across the wide range of a community's demographics and help create communities where bicycling is a safer, easier, and a more accessible option for people of varying ages, abilities, and disabilities. These efforts are part of the CDC's Active People, Healthy Nation (<https://www.cdc.gov/physicalactivity/activepeoplehealthynation/index.html>)SM Initiative which is working to help 27 million Americans become more physically active by 2027.

The League is looking to support the growing number of grassroots advocates and organizations across the country who are creating local change every day. The League's Bicycle Friendly America (<https://bikeleague.org/bfa>) program will award Community Spark Grants to 10 organizations, with five of those being organizations in GM home communities. (See the list of eligible GM Cities here (<https://bicyclefriendly.secure-platform.com/a/page/spark/eligibility#GM>).) Eligible organizations are nonprofits and public or government organizations/agencies, and priority will be given to organizations and partners led by or directly serving people from racial and ethnic minority groups. Other types of organizations will be considered on a case-by-case basis and we encourage everyone to apply.

Through the Community Spark Grants, we hope to catalyze and fund projects that will strengthen and build Bicycle Friendly Communities (<https://bikeleague.org/community>) and capacity for local changemakers. Our desire is for organizations to propose projects that uplift the community, center around issues faced by people from ethnic or racial minority groups, and build or create inclusive coalitions that can shed new light on current issues. Funds may support a wide range of bicycling-related projects such as, but not limited to, short term pop-

up events, campaigns, tactical urbanism demonstrations, signage, educational events or resources, accessibility audits, or street safety improvements. We are especially looking for projects with new perspectives that increase opportunities for healthy and active ways to get around and include authentic engagement with the community.

The deadline to apply for a Community Spark Grant is July 15, 2022, at 11:59pm PT. Awards will be announced in August 2022.

Eligibility

- Public or Government Agencies/Organizations (Ex. Parks and Rec Department)
- Non-Profits - 501c3, 501c4, and 501c6
- Other types of organizations will be considered on a case-by-case basis
- U.S.-based organization

Examples of Projects

We welcome and encourage your creativity and ingenuity when it comes to your project submission. However, we also want to give you some examples and guidelines around things that cannot be funded. We especially want to call your attention to the below websites and ideas for inspiration:

- Tactical Urbanism Guide (<http://tacticalurbanismguide.com/>)
- AARP The Pop-Up Placemaking Tool Kit (<https://www.aarp.org/livable-communities/tool-kits-resources/info-2019/pop-up-tool-kit.html>)
- Discover Traffic Gardens (<https://www.trafficgardens.com/>)
- #RedCupProject demonstration for protected bike lanes (<https://usa.streetsblog.org/2019/04/26/around-the-u-s-today-cyclists-are-using-red-cups-to-protest-unsafe-bike-lanes/>)
- The Takoma Park Equity Walk (<https://americawalks.org/we-belong-here-the-takoma-park-equity-walk/>)
- Dance Mob Pop Up demonstration for dangerous intersections (http://livelypittsburgh.com/#section_1)
- Discover Traffic Gardens (<https://www.trafficgardens.com/>)
- Strategies to Increase Physical Activity from the CDC (<https://www.cdc.gov/physicalactivity/activepeoplehealthnation/strategies-to-increase-physical-activity/index.html>)

Grant Restrictions

- The League of American Bicyclists' Community Spark Grant will not be able to fund most permit-required infrastructure, such as sidewalks or concrete for road widening.
 - Bike racks or bike fix-it stations would be allowable.
 - Some other things that are allowable are materials for temporary structures or demonstration/quick builds including paint, vertical delineators, bollards, and signage.

Technical Note

This online application system allows multiple users to collaborate on an application together. There is a "manage collaborators" button at the top of the online application where applicants can manage who has access to the form and allow for more than one person to fill out answers. We encourage communities and organizations who are applying for a grant to work with others in their local community to submit one joint application. For more information about collaborating on the application, see our application portal FAQs page (<https://bicyclefriendly.secure-platform.com/a/page/FAQs#Collaborators>).

Questions:

If you have questions, please email Anna Tang at anna@bikeleague.org (<mailto:anna@bikeleague.org?subject=Community%20Spark%20Grant%20Question>)

We look forward to receiving your application!

Page: Project Information

The League is excited to hear about your idea! We want to know about local partners that you'll be able to work with and any other information that will give us a clear understanding of what your project will do for your community.

Project Name:

Wheel Change : Lansing Bike Repair Station

Briefly describe your community, including any existing policies, plans or systems already in place to support bicycling.

The City of Lansing is in the process of building a network of on and off-road bicycle facilities over the last 20 years, with an increased emphasis in the last 10 years. One of the prime resident and tourist highlights is the Lansing River Trail, with more than 20 miles of paved pathways for bicycling and walking, branching from downtown along the area's waterways. The Public Service Department maintains the City's infrastructure to support our citizenry. The City's Non-Motorized Transportation Plan focuses on developing a non-motorized transportation network reducing large blocks that inhibit bicycles, pedestrians and make major roads safer to traverse. The Department also participated in the national Safe Routes to School Program, which aims to make bicycling/walking to school safer and a more appealing transportation choice. The city of Lansing, Michigan has an estimated population of 112,644 people with 541,297 people in the metro area. Lansing is approximately 61% White, 23% Black, 4% Asian, and 12% Hispanic and has an active citizenry with 30+ active neighborhood associations and many civic organizations that support residents. According the Lansing School District, a district that serves over 10,000 students, 91% of their students' families do not have reliable transportation, which aligns with the 2020 American Community Survey stating 12.7% of occupied housing units do not have a vehicle ownership and only 45.9% of the occupied housing units have one vehicle available. Last Census count, Lansing was listed to have a population of 112,000. In comparison, the community of Holt, south of the city, has 5.9% occupied housing units with no vehicles available.

Briefly describe the project, where it will take place, and the impact it would have on bicycling in your community

This project targets county land bank property that is a community garden called Webster Farms and their adjacent gravel driveway. This huge garden on Lansing's south side serves long-time Lansing residents in addition to a significant population of recent immigrants and refugees. This project would offer residents, visitors, and children a safe, convenient place to secure their bike (with the increased interest in biking, due to the pandemic and rising gas prices). Also, cleaner air reduces congestion, eases residents' gas expenses, and reduces passenger car traffic, thus making it safer for bicyclists and pedestrians and school bus travel more efficient. This aligns with the City's Sustainability Action Plan goal to reduce carbon emissions by 58.8% by 2050. This project produces immediate savings for individuals of all ages, especially those on a fixed income and less traffic on the roadways. This project was designed to address concerns about lack of interest or investment in the neighborhoods outside of the city center. Like other Rust Belt cities, Lansing has recently experienced a lot of investment in its downtown area, while other neighborhoods suffer from disinvestment. By facilitating this project, the City of Lansing and their Public Service Department hope to create a unique opportunity for bicyclists to interface with the local garden community, and to support the refugee and immigrant families that farm the land at Webster Farms by providing an option to lock their bicycles and repair them if they so choose. Enhancing the amenities near Webster Farms would build connections with the Friends of the Lansing Regional Trails civic organization and nearby neighborhood associations. Dedicated bicycle facilities like bike racks and bike repair stations increase biking, which would increase non-motorized transit, enhance air quality, and support public health, period.

What does success for your project look like? Describe how your proposed project will help make bicycling safer, more accessible, and more equitable in your community and who will benefit from this project.

With the installation of a bike station, the City of Lansing's Public Service Department aims to increase the number of bicyclists who utilize the Lansing River Trail by enhancing multi-modal transit options for the refugees and communities who garden at Webster Farms. By providing a bike rack in this community, the goal is to bring more residents together with non-motorized transit. This will encourage sustainable action and improve accessibility for various residents who do not have access to motorized vehicles. Additionally, the repair station will provide cyclists with all of the tools needed along a non-traditional 'trail head'. The implementation will cut down on congestion and air pollution, and enhance South Lansing's bicycle infrastructure. A fully-equipped bike repair station comes with plenty of tools, an air pump and a stand with the primary goal of keeping cyclists safe. Providing cyclists a way to repair and clean their bicycles can keep them safe from spills and breakdowns. This will only strengthen the biking community in South Lansing and for the city as a whole. With a projected announcement date of August 2022 for selected Community Spark recipients, that timeline coincides with the Lansing Concerts in the Park and our nearby Benjamin Davis Park hosting the last concert of the Summer which will be an integral part of the roll-out of the bike station.

List 1-3 specific or measurable goals or intended outcomes for the project.

1. Bring a voice to marginalized communities within the city of Lansing. This area provides a gardening option to a large refugee population and by proxy with the addition of a bike repair station and bike rack, will support a less expensive transit option and provide a resource in an area of the city that lacks this bicycling support feature.
2. Serve as an additional catalyst for helping link the southern area of the city via the river trail to better connect residents, renters, and visitors to area amenities and make biking more practical and desirable to a broader range of people.
3. The bike repair station will contribute to the City of Lansing's sustainability goals and a greener future for all! In addition, incorporating our external stakeholders as the Public Service Department initiates an update to their non-motorized plan.

Describe your organization's capacity to accomplish this project with the help of a Community Spark Grant.

The Public Service Department is the third largest department within the City of Lansing outside of Police and Fire. The Engineering, Permits, and Administration division would handle the purchasing of the bike repair station and the Operations and Maintenance/Property Management division would handle the installation. The bike rack would be in-kind, provided by the Public Service Department. The Public Service Department plans to work with the Ingham County Land Bank who own the land (and have already given their permission of use), the Greater Lansing Food Bank Garden Project who manage the community garden program and facilitate access to the greater Lansing community to grow their own local food. The City of Lansing regularly works closely to support our non-motorized community partners, such as the League of Michigan Bicyclists, Tri-County Bicycle Association, Lansing Bike Co-op, and Michigan State University's Bike Shop. We will also work with other non bike specific groups that focus on marginalized communities. Such groups include the Allen Neighborhood Center, Southside Community Coalition, Lansing Refugee Center, Cristo Rey Community Center, Salus Center, City of Rescue Mission of Lansing, and Capital Area Transportation Authority.

Page: Primary Contact Information**First Name**

Erin

Last Name

Buitendorp

Role or Title

Operation Specialist

Email Address

erin.buitendorp@lansingmi.gov

Phone #

5174835104

Page: Organizational Information

Reminder: Find information about eligibility here (<https://bicyclefriendly.secure-platform.com/a/page/spark/eligibility>).

Name of Organization receiving the Grant

City of Lansing

Organization Type

Public or Government Agency/Organization

Street Address

City Hall - Department of Public Service | 124 W. Michigan Ave. 7th Floor

City/Town

Lansing

State

Michigan (MI)

Zip / Postal Code

48933

Organization's Website

<https://www.lansingmi.gov/> (<https://www.lansingmi.gov/>)

Organization's social media accounts

Facebook, Twitter, Instagram

Facebook Link

<https://www.facebook.com/LansingPublicService/> (<https://www.facebook.com/LansingPublicService/>)

Twitter Account Link

<https://twitter.com/lansingpubserv> (<https://twitter.com/lansingpubserv>)

Instagram Account Link

<https://www.instagram.com/cityoflansingmi/?hl=en> (<https://www.instagram.com/cityoflansingmi/?hl=en>)

Is your organization led by or primarily serving people from ethnic or racial minority groups?

Yes

If yes, please describe

The Mayor Schor Administration is comprised of 50% persons of color. The city of Lansing population is broken down into White (Non-Hispanic) (54.1%), Black or African American (Non-Hispanic) (22.2%), White (Hispanic) (6.91%), Two+ (Non-Hispanic) (6.17%), and Asian (Non-Hispanic) (4.41%). The City of Lansing's workforce diversity make-up is Black (18.1%), Non-Hispanic White (71.8%), Hispanic or Latino (6.7%), Asian (1.9%). The city of Lansing is composed of a large percentage of people of color, including serving as a resettlement city for refugees for multiple decades. Within the city limits, two primary organizations, the Refugee Development Center and St. Vincent Catholic Charities assist with basic essentials to welcome refugees to the Lansing community and help them reach self-sufficiency. According to the Michigan League of Public Policy, 30% of immigrants in Ingham County, where Lansing resides, arrived in the United States before 2000, and since 2010, the number of immigrants has increased by 20.6%. In total, 7,184 refugees have resettled in Lansing, Michigan since 2002.

How has your organization been involved with creating more welcoming streets for people bicycling in your community?

The City of Lansing was the first city in Michigan to pass a Complete Streets Ordinance when the Lansing City Council approved its adoption in August 2009. Since 2010, the City of Lansing has been named a bicycle friendly community by the League of American Bicyclists. The City of Lansing has maintained this recognition by committing to creating safer sidewalks, pathways, and bike lanes for its residents, renters and visitors. In 2011, the Public Service Department adopted the first biking and walking plan for Lansing. In 2012, a bicycle parking ordinance was passed, which requires project site plans to provide short and long-term bicycle parking.

Page: Partners

We believe that local partnerships can strengthen a project and expand its reach, and so we encourage applicants to work with other groups, organizations, or individuals in their community to develop project ideas and to complete this grant application.

Please describe any current or potential partnerships and/or community support your organization has that would add to the success of the project.

The City of Lansing and the Public Service Department aims to work closely with our community partners, such as neighborhood associations and watches to education institutions like Michigan State University, Lansing Community College and the Lansing School District. Key partners in this particular project would include the Ingham County Land Bank, who own the farm's land, the Greater Lansing Food Bank Garden Project coordinates the community garden program, and the South Lansing Commercial Development Association, who provide capacity building and technical resources. Tying in the Refugee Development Center as the organization who supports the incoming communities of people who farm the land at Webster Farms.

If you are collaborating with any other local partner organizations or individuals on this application, please list them here.

Community Partners

Partner Organization:

Ingham County Land Bank

<https://inghamlandbank.org/>

Our mission is to build great places, strengthen our communities and generate sustainable economic prosperity.

Is this organization led by or primarily serving people from ethnic or racial minority groups? No {433ee462-852f-4aa5-a58e-3af3f3a2648c} {334ccf5e-17d1-4259-bdc1-50394048fcf9}

Primary Contact:

Roxanne Case

Executive Director

rcase@ingham.org

Partner Organization:

Ingham County Land Bank

<https://inghamlandbank.org/>

Our mission is to build great places, strengthen our communities and generate sustainable economic prosperity.

Is this organization led by or primarily serving people from ethnic or racial minority groups? No {433ee462-852f-4aa5-a58e-3af3f3a2648c} {334ccf5e-17d1-4259-bdc1-50394048fcf9}

Primary Contact:

John Krohn

Garden Program Manager

jkrohn@ingham.org

Partner Organization:

Greater Lansing Food Bank's Garden Project

<https://greaterlansingfoodbank.org/programs/programs/garden-project>

Our goal is to provide access to fresh healthy food through gardening opportunities to all members of the community.

Is this organization led by or primarily serving people from ethnic or racial minority groups? No {433ee462-852f-4aa5-a58e-3af3f3a2648c} {334ccf5e-17d1-4259-bdc1-50394048fcf9}

Primary Contact:

Julie Lehman

Garden Project Manager

julie@glfoodbank.org

Partner Organization:

South Lansing Commercial Development Association

<http://www.southlansing.org/Home/tabid/218/Default.aspx>

To engage residents and stakeholders in the development and implementation of programs and initiatives that improve community health and quality of life in South Lansing.

Is this organization led by or primarily serving people from ethnic or racial minority groups? No {433ee462-852f-4aa5-a58e-3af3f3a2648c} {334ccf5e-17d1-4259-bdc1-50394048fcf9}

Primary Contact:

Kathie Dunbar
Executive Director
kathie@southlansing.org

Page: Budget/Progress/Logistics

What is the expected timeline for your project?

August 2022: Notification of grant award. Purchase bike repair station.
September 2022: Installation of bike repair station and in-kind bike rack. City press release and media advisory. Mayor and Community Partner ribbon-cutting with invited media present.

How do you plan to evaluate and track progress on the goals and outcomes of this project?

The City of Lansing Public Service Department would work with the Greater Lansing Food Bank Garden Project staff to survey the farmers of Webster Farm on their general feedback. In addition, a survey to neighboring organizations would be generated and sent electronically to track progress of use and knowledge of new amenities.

Do you agree to participate in quarterly surveys on your progress until the project is complete?

Yes

Please provide a rough budget for this project, and briefly describe how the funds will be used. (materials, staff, etc.)

Bike Repair Station approximate cost: \$750-\$1,000
Concrete pad/pouring/City staff labor: \$500-\$700

Optional Budget Document Upload

No File Uploaded

Do you have any other sources of funding for this project?

No

Do you agree to provide the League of American Bicyclists the highest quality media possible to document and visualize your project's before and after status (high-res photo and video)?

Yes

Is your community located in a GM home city?

Lansing, MI

Is there anything else you would like us to know about your organization, partners, or proposed project?

Page: Additional Information

How did you learn about the League of American Bicyclists' Community Spark Grant?

Direct Email from League Staff

Would you like to receive the League's Newsletter to learn about future opportunities?

Yes

Are you interested in learning more about joining the CDC's Active People, Healthy Nation Initiative?

Yes

Resolution #2022-###

By the Committee of the Whole
Resolved by the City Council of the City of Lansing

WHEREAS, the City of Lansing, Counties of Ingham and Eaton, State of Michigan (the “City”), plans to finance the development of, and provide for the operation of, a public media and performing arts center to be located within the City (the “Project”); and

WHEREAS, prior to September 30, 2022, the City submitted an application (the “Application”) to the Michigan Economic Development Corporation (the “MEDC”), grant administrator on behalf of the State of Michigan (the “State”), for a Michigan Enhancement Grant; and

WHEREAS, pursuant to Section 1096(76) of 2021 Michigan Public Act 87 (“Act 87”), the State has earmarked two million dollars (\$2,000,000) (the “Grant”) of the funds appropriated for Michigan Enhancement Grants to the City, to assist with the financing of the Project; and

WHEREAS, specifically, Section 1096(76) of Act 87 states that the Grant is for a music and arts center in a city with a population greater than 100,000 and in a county with a population between 275,000 and 300,000 according to the 2010 federal decennial census; and

WHEREAS, it is anticipated that, upon receipt and processing of the Application, the MEDC will confirm the Grant in favor of the City; and

WHEREAS, pursuant to this Resolution, the City, by and through its City Council, wishes to accept and appropriate the Grant to support the financing of the Project; and

WHEREAS, while there is no local match requirement for the Grant, the City has demonstrated its additional anticipated financing sources for the Project in the Application.

NOW, THEREFORE, BE IT RESOLVED the City Council of the City accepts the Michigan Enhancement Grant in the amount of \$2,000,000 and appropriates such funds as necessary to support the financing of or provide security for the Project; and

BE IT RESOLVED, the total amount of the Grant funds may be received from the MEDC in one or more distributions; and

BE IT RESOLVED, the Mayor of the City and the Finance Director or their designees are authorized to create appropriate accounts to make necessary operating transfers for the expenditure and control of the balance of the awarded Grant for the benefit of the Project as ultimately designed; and

BE IT RESOLVED, the Mayor of the City and the Finance Director or their designees are authorized representatives to execute any documents on behalf of the City or its affiliate, including a Grant Agreement with the MEDC, the Michigan Strategic Fund or any other party relating to the receipt of the Grant and application of Grant funds for the benefit of the Project; and

BE IT RESOLVED, that the acceptance, approvals and authorizations contained in this Resolution will apply to the Grant, including if the amount of the Grant is increased from time to time, and including the negotiation and execution of any additional documentation reflecting such increases.

RESOLUTION #2022-###

City of Lansing
Counties of Ingham and Eaton, State of Michigan

RESOLUTION AUTHORIZING ISSUANCE AND SALE OF LIMITED TAX GENERAL OBLIGATION BONDS

A RESOLUTION TO APPROVE:

- Up to \$20,000,000 of Limited Tax General Obligation Bonds to finance lawful capital improvement needs of the City;
- Sale of Bonds in one or more series;
- Pledge of City's full faith and credit for the payment of the Bonds;
- Authorized Officers to sell Bonds without further Council action;
- Rating application, official statement, and continuing disclosure; and
- Other matters necessary to sell and deliver the Bonds.

WHEREAS, the City, a municipal corporation of the State, has been duly created under the provisions of Act 279, pursuant to which the City has the comprehensive home rule power conferred upon it by Act 279 and the Constitution, subject only to the limitations on the exercise of that power contained in the Constitution, by statute of the State or by provisions of the Charter; and

WHEREAS, the City determines it to be necessary for the public health, safety and welfare of the City and its residents to acquire and construct within the City certain capital improvements, including a public media and performing arts center, with parking and other necessary appurtenances and infrastructure (collectively, the "Capital Improvements"); and

WHEREAS, under the provisions of Section 517 of Act 34 a City may issue municipal securities to pay the cost of any capital improvement items within the limitations provided by law; and

WHEREAS, staff of the City recommend that issuance by the City of its Capital Improvement Bonds (Limited Tax General Obligation) under Section 517 of Act 34 in an amount not to exceed Twenty Million Dollars (\$20,000,000) (the "Bonds") for the purpose of financing costs of acquisition and construction of the Capital Improvements is the most practical means to that end; and

WHEREAS, it is proposed that the Bonds be limited tax general obligation bonds secured by a pledge of the City's full faith and credit, subject to constitutional, statutory and charter limitations; and

WHEREAS, as additional security for the Bonds, the City anticipates contractually pledging certain public, education and government access facilities and services fees

("PEG Fees") it receives as a franchising entity pursuant to 2006 Michigan Public Act 480 (the Uniform Video Services Local Franchise Act); and

WHEREAS, not less than 45 days prior to the issuance of the Bonds, a notice of intent to issue bonds must be published in accordance with Section 517 of Act 34, a form of which is attached as Exhibit B ("Notice of Intent"), which will provide that the proposed Bonds may be issued without a vote of the electors of the City unless the requisite petitions for an election on the question of the issuance of the Bonds are filed with the Clerk of the City ("City Clerk") within a period of 45 days from the date of publication; and

WHEREAS, Act 34 permits the City to authorize, within limitations which shall be contained in the authorizing resolution of the governing body, an Authorized Officer to sell and deliver and receive payment for obligations, approve interest rates or methods for fixing interest rates, prices, discounts, maturities, principal amounts, denominations, dates of issuance, interest payment dates, redemption rights, the place of delivery and payment, and other matters and procedures necessary to complete the transactions authorized; and

WHEREAS, the City Council of the City ("Council") wishes to authorize an Authorized Officer to sell and deliver and receive payment for the Bonds without the necessity of Council taking further action prior to sale and delivery of the Bonds.

WHEREAS, the Bonds will be issued pursuant to such terms and bear interest at such rates as finally determined at the time of sale of such Bonds in one or more Sale Orders in accordance with the parameters of this Resolution or the terms of a Bond Purchase Agreement; and

WHEREAS, the Council desires to delegate to any Authorized Officer the authority to make certain determinations with respect to the Bonds, if necessary, within the parameters of this Resolution and to take such other actions and make such other determinations as may be necessary to accomplish the sale and delivery of the Bonds and the transactions contemplated by this Resolution, as shall be confirmed in one or more Sale Orders or a Bond Purchase Agreement; and

WHEREAS, the Council wishes to authorize the determination of the method of sale of the Bonds pursuant to a Sale Order, which sale will be by either (a) negotiated sale to one or more underwriters, (b) public/competitive sale or (c) private placement with a designated purchaser; and

WHEREAS, if the Bonds are sold pursuant to a negotiated or public/competitive sale, the Council desires to authorize the submission of disclosure information in connection with the distribution of one or more preliminary official statements (together with any supplements thereto, each a "Preliminary Official Statement") and final official statements (together with any supplements thereto, each an "Official Statement") in connection with the offering for sale of a certain series or all of the Bonds; and

WHEREAS, if the Bonds are sold pursuant to a negotiated or public/competitive sale, it will be required, as a condition precedent to the purchase of the Bonds, that the City agree

to provide continuing disclosure as required by Section (b)(5) of Rule 15c2-12 promulgated by the Securities and Exchange Commission under the Securities and Exchange Act of 1934, as amended; and

WHEREAS, the Bonds may be issued as tax-exempt bonds pursuant to the requirements of the Code, in reliance on the advice of the City's Municipal Advisor and the City's Bond Counsel, each as appointed and defined below.

NOW, THEREFORE, BE IT RESOLVED BY THE COUNCIL OF THE CITY THAT:

ARTICLE I DEFINITIONS AND INTERPRETATION

Section 101. Definitions. The words and terms defined in the preambles and recitals hereof and the following words and terms as used in this Resolution shall have the meanings ascribed therein or herein to them unless a different meaning clearly appears from the context:

"Act 34" means the Revised Municipal Finance Act, Act 34, Public Acts of Michigan, 2001, as amended.

"Act 279" means the Home Rule City Act, Act 279, Public Acts of Michigan, 1909, as amended.

"Authorized Officer" means each of the Mayor, the Deputy Mayor, the City Clerk, the Chief Strategy Officer and the Finance Director of the City.

"Bond Counsel" means Dykema Gossett PLLC, attorneys of Lansing, Michigan.

"Bondholder," "Bondowner," "Owner" or "Registered Owner" means, with respect to any Bond, the person in whose name such Bond is registered in the Bond Registry.

"Bond Insurer" means the issuer of a Municipal Bond Insurance Policy with respect to the Bonds, if any, named in the Sale Order.

"Bond Purchase Agreement" means each bond purchase agreement between the City and the Underwriters or purchaser or purchasers of the Bonds providing for the terms and conditions of the purchase of the Bonds.

"Bond Registry" means the books for the registration of Bonds maintained by the applicable Transfer Agent.

"Bonds" means the City's 2022 or 2023 Limited Tax General Obligation Bonds, issued in one or more series, as authorized by Article III of this Resolution.

"Bonds Maximum Interest Rate" means a rate of interest not to exceed the maximum rate permitted by law.

“Bonds Maximum Principal Amount” means an amount not to exceed twenty million dollars (\$20,000,000).

“Capital Improvement Fund” means the fund so designated and established under Section 501 hereof.

“Charter” means the Home Rule Charter of the City, as amended from time to time.

“City” means the City of Lansing, Counties of Ingham and Eaton, State of Michigan.

“Code” means the Internal Revenue Code of 1986, as amended.

“Constitution” means the Constitution of the State of Michigan of 1963, as amended.

“Council” means the City Council of the City of Lansing, Michigan.

“Debt Retirement Fund” means the fund so designated and established under Section 501 hereof.

“Fiscal Year” means the fiscal year of the City as in effect from time to time.

“Interest Payment Date” has the meaning given such term in Section 303.

“Mayor” means the mayor of the City or his designee.

“Municipal Advisor” means Robert W. Baird & Co. Incorporated, Lansing, Michigan.

“Municipal Bond Insurance Policy” means one or more policies of municipal bond insurance, if any, issued by the Bond Insurer insuring the payment when due of the principal of and interest on the Bonds determined to be insured as set forth in a Sale Order.

“Non-Arbitrage and Tax Compliance Certificate” means each Non-Arbitrage and Tax Compliance Certificate of the City regarding rebate requirements and other tax responsibilities of the City relating to the Bonds under the Code.

“Regular Record Date” has the meaning given such term in Section 303.

“Resolution” means this Resolution, as supplemented by one or more Sale Orders.

“Sale Order” means the order or orders executed by an Authorized Officer approving the sale of any series of Bonds and making certain determinations and/or confirming the final details of such Bonds upon the sale thereof in accordance with the parameters of this Resolution and the terms of the Bond Purchase Agreement.

“State” means the State of Michigan.

“Transfer Agent” means a bank or trust company to be selected by an Authorized Officer of the City to serve as the transfer agent or paying agent.

“Underwriters” means such underwriter or underwriters as shall be designated in the Sale Order.

Section 102. Interpretation. (a) Words of the feminine or masculine genders include the correlative words of the other gender or the neuter gender.

(b) Unless the context shall otherwise indicate, words importing the singular include the plural and vice versa, and words importing persons include corporations, associations, partnerships (including limited partnerships), trusts, firms and other legal entities, including public bodies, as well as natural persons.

(c) Articles and Sections referred to by number mean the corresponding Articles and Sections of this Resolution.

(d) The terms “hereby,” “hereof,” “hereto,” “herein,” “hereunder” and any similar terms as used in this Resolution, refer to this Resolution as a whole unless otherwise expressly stated.

ARTICLE II DETERMINATIONS

Section 201. Authorization of Bonds: Finding and Declaration of Need to Borrow. The Council hereby finds and declares that it is necessary for the City to borrow hereunder such sum as shall be determined by an Authorized Officer not in excess of the Bonds Maximum Principal Amount and to evidence such borrowing by the issuance of the Bonds not in excess, in aggregate principal amount, of such Bonds Maximum Principal Amount, pursuant to the Charter and in accordance with the provisions hereof, for the purpose of paying all or part of the costs of acquiring and constructing the Capital Improvements, including the costs incidental to the issuance, sale and delivery of the Bonds, all as finally confirmed by an Authorized Officer in the Sale Order.

The Bonds shall consist of bonds in fully-registered form in denominations of \$5,000, or integral multiples thereof, or in minimum denominations of \$100,000 and \$5,000 additional integral multiples thereof, not exceeding for each maturity the maximum principal amount of that maturity, numbered as determined by the Transfer Agent (as hereinafter defined). The Bonds shall bear interest at the rates determined upon sale of the Bonds but in any event the net interest cost of any Tax-Exempt Bonds (as defined below) shall not exceed 6.00% per annum and the net interest cost of any Taxable Bonds (as defined below) shall not exceed 9.00% per annum. The Bonds shall bear interest, mature as serial bonds, term bonds or drawdown bonds, and be payable at the times and in the manner as may be determined by the Authorized Officer in a Sale Order at the time of sale of the Bonds. The Bonds shall be dated as of the date of delivery thereof or as may be otherwise determined by the Authorized Officer at the time of sale of the Bonds. The Bonds may be subject to redemption prior to maturity at the times and prices and in

the manner as may be determined by the Authorized Officer at the time of sale of the Bonds.

The Bonds may be issued in book-entry only form through The Depository Trust Company in New York, New York ("DTC") and the Authorized Officer is authorized to execute such custodial or other agreement with DTC as may be necessary to accomplish the issuance of the Bonds in book-entry only form, and to make such changes in the form of the Bonds within the parameters of this resolution as may be required to accomplish the foregoing.

Interest on the Bonds shall be payable to the registered owner of record as of the fifteenth (15th) day of the month prior to the payment date for each interest payment. The record date of determination of registered owners for purposes of payment of interest as provided in this paragraph may be changed by the City to conform to market practice in the future. Interest shall be payable by check or draft drawn on the Transfer Agent mailed to the registered owner at the registered address, as shown on the registration books of the City maintained by the Transfer Agent. The principal of the Bonds shall be payable upon presentation and surrender of such Bonds to the Transfer Agent. Notwithstanding the foregoing, if the Bonds are held in book-entry form by DTC, payment shall be made in the manner prescribed by DTC.

The Authorized Officer is hereby authorized to appoint a bank or trust company to act as bond registrar, paying agent and transfer agent (the "Transfer Agent") for the Bonds. The Authorized Officer is hereby authorized to execute one or more agreements with the Transfer Agent on behalf of the City. The City reserves the right to replace the Transfer Agent at any time, provided written notice of such replacement is given to the registered owners of record of the Bonds not less than sixty (60) days prior to an interest payment date.

ARTICLE III

AUTHORIZATION; PLEDGE; SECURITY; DESIGNATIONS; REDEMPTION OF THE BONDS

Section 301. Limited Tax Pledge; Security. (a) The City hereby irrevocably pledges its limited tax full faith and credit for the prompt payment of the Bonds. The Bonds will be a first budget obligation of the City, payable from the general funds of the City including the collection of ad valorem taxes on all taxable property in the City subject to applicable constitutional, statutory and charter tax rate limitations. The City shall levy annually ad valorem taxes on all the taxable property in the City which, taking into consideration estimated delinquencies in tax collections, shall be fully sufficient to pay the principal and interest on the Bonds; provided, however, that if at the time of making any such tax levy there shall be other legally available funds for the payment of principal of and interest on the Bonds, then credit therefor may be taken against the levy for payment of the Bonds. The rights or remedies of Bondholders may be affected by bankruptcy, insolvency, fraudulent conveyance or other laws affecting creditors' rights generally now

existing or hereafter enacted and by the application of general principles of equity including those relating to equitable subordination.

(b) Each Authorized officer is authorized to further contract for or otherwise obligate the PEG Fees toward payment of the Bonds

(c) Each Authorized Officer is hereby authorized to negotiate and execute any indenture or indentures, or agreements as shall be deemed necessary by an Authorized Officer and confirmed in a Sale Order for and on behalf of the City, to provide for the pledge of security and otherwise to secure payment of the Bonds.

Section 302. Tax-Exempt Bonds; Taxable Bonds. The Authorized Officers are each hereby authorized and directed to determine whether all or any portion of the Bonds shall be sold as: (i) Bonds the interest on which is excluded from gross income for federal income tax purposes ("Tax-Exempt Bonds"), or (ii) taxable Bonds the interest on which, if any, is included in gross income for federal income tax purposes under the Code ("Taxable Bonds"), or any combination thereof.

Section 303. Designations, Dates, Interest Rates, Maturities, Redemption and Other Terms of the Bonds.

(a) The Bonds shall be issued in one or more series to be designated as "LIMITED TAX GENERAL OBLIGATION BONDS", or such other designation determined by an Authorized Officer. The Bonds shall further bear a series designation corresponding to the year of issuance and other necessary identifying information as shall be provided in the Sale Order; shall be issued in fully registered form as serial bonds, term bonds, a combination thereof, or as a single instrument bond, as provided in the Sale Order. Each series of Bonds shall be dated and issued in authorized denominations all as determined in the Sale Order.

(b) In making the determinations set forth in this Resolution with respect to the Sale Order, the Authorized Officers shall be limited to the parameters as follow:

(1) The first maturity date or mandatory sinking fund redemption date for each series of the Bonds shall not be later than five (5) years from the date of issuance; and the final maturity dates for the Bonds shall not be later than the earlier of (i) the last year of the weighted average estimated period of usefulness of the Capital Improvements or (ii) 30 years.

(2) To the extent permitted by applicable law, the Bonds may be sold with an original issue premium or original issue discount in an amount as determined by an Authorized Officer.

(3) The maximum rate of interest on the Bonds shall not exceed the Bonds Maximum Interest Rate.

(c) The Bonds shall mature on such dates and shall bear interest at such rates on a fixed and/or variable and tax-exempt or taxable basis not in excess of the legal limit,

and payable on such dates (each an “Interest Payment Date”), all as shall be provided in a Sale Order. Unless otherwise provided by an Authorized Officer in a Sale Order, interest on the Bonds shall be calculated on the basis of a 360-day year consisting of twelve 30-day months. The Bonds shall be payable as to principal and interest in lawful money of the United States of America.

(d) Except as may be otherwise provided by an Authorized Officer in a Sale Order, interest on the Bonds shall be payable on each Interest Payment Date to the Registered Owner of record as of the 15th day of the month, whether or not a Business Day (a “Regular Record Date”), prior to each Interest Payment Date. Interest on the Bonds shall be payable to such Registered Owners by check or draft drawn on the Transfer Agent on each Interest Payment Date and mailed by first class mail or, upon the written request of the Owner of \$1,000,000 or more in aggregate principal amount of Bonds (with complete wiring instructions no later than the Regular Record Date for such Interest Payment Date), by wire transfer by the Transfer Agent to such Owner. Such a request may provide that it will remain in effect with respect to subsequent Interest Payment Dates unless and until changed or revoked at any time prior to a Regular Record Date by subsequent written notice to the Transfer Agent.

(e) The principal of the Bonds shall be payable to the Owners of the Bonds upon the presentation of the Bonds to the Transfer Agent at the principal corporate trust office of the Transfer Agent. If the Bonds are held in book-entry form by the Depository Trust Company in New York, New York (“DTC”), payment shall be made in the manner prescribed by DTC

(f) The Bonds may be subject to redemption and/or tender for purchase prior to maturity or shall not be subject thereto, upon such terms and conditions as shall be provided by an Authorized Officer in the Sale Order delivered in connection with the Bonds.

Unless waived by any Registered Owner of the Bonds to be redeemed, official notice of redemption shall be given by the Transfer Agent on behalf of the City. Such notice shall be dated and shall contain at a minimum the following information: original issue date; maturity dates; interest rates, CUSIP numbers, if any; certificate numbers, and in the case of partial redemption, the called amounts of each certificate; the redemption date; the redemption price or premium; the place where the Bonds called for redemption are to be surrendered for payment; and that interest on the Bonds or portions thereof called for redemption shall cease to accrue from and after the redemption date.

In addition, further notice shall be given by the Transfer Agent in such manner as may be required or suggested by regulations or market practice at the applicable time, but no defect in such further notice nor any failure to give all or any portion of such further notice shall in any manner defeat the effectiveness of a call for redemption if notice thereof is given as prescribed herein.

(g) An Authorized Officer, after consultation with Bond Counsel and the Municipal Advisor, may designate and issue the Bonds as “qualified tax-exempt

obligations” for purposes of interest expense by financial institutions as defined in Section 265(b)(3) of the Internal Revenue Code of 1986, as amended (the “Code”).

Section 304. Execution, Authentication and Delivery of Bonds. The Bonds shall be executed in the name of the City by the manual or facsimile signatures of the Authorized Officers and authenticated by the Transfer Agent, or a trustee if an indenture is executed in connection with the issuance of the Bonds, and the seal of the City (or a facsimile thereof), if applicable, shall be impressed or imprinted on the Bonds. After the Bonds have been executed and authenticated for delivery to the original purchaser thereof, they shall be delivered to the purchasers thereof upon receipt of the purchase price. If the Bonds are not authenticated, then at least one signature on the Bonds shall be a manual signature. The Bonds shall be delivered to the Transfer Agent for authentication and be delivered by the Transfer Agent to the purchaser or other person in accordance with instructions from the Authorized Officer.

Section 305. Mutilated, Destroyed, Stolen or Lost Bonds. (a) Subject to the provisions of Act 354, Public Acts of Michigan, 1972, as amended, and any other applicable law, if (i) any mutilated Bond is surrendered to the City, and the City receives evidence to its satisfaction of the destruction, loss or theft of any Bond and (ii) there is delivered to the City such security or indemnity as may be required by it to save the City harmless, then, in the absence of notice to the City that such Bond has been acquired by a bona fide purchaser, the City shall execute and deliver in exchange for or in lieu of any such mutilated, destroyed, lost or stolen Bond, a new Bond of like tenor and principal amount, bearing a number not contemporaneously outstanding.

(b) If any such mutilated, destroyed, lost or stolen Bond has become or is about to become due and payable, the City in its discretion may, instead of issuing a new Bond, pay such Bond.

(c) Any new Bond issued pursuant to this section in substitution for a Bond alleged to be mutilated, destroyed, stolen or lost shall constitute an original additional contractual obligation on the part of the City, and shall be equally secured by and entitled to equal proportionate benefits with all other Bonds of like tenor issued under this Resolution.

Section 306. Form of the Bonds. The Bonds shall be in substantially the following form with such insertions, omissions, substitutions and other variations as shall not be inconsistent with this Resolution or permitted by the Sale Order or as approved by an Authorized Officer and Bond Counsel:

[Remainder of page intentionally left blank]

[Form of Bond]

United States of America
State of Michigan
Counties of Ingham and Eaton

CITY OF LANSING
[2022/2023] LIMITED TAX GENERAL OBLIGATION BOND

<u>Interest Rate</u>	<u>Date of Maturity</u>	<u>Date of Original Issue</u>	<u>CUSIP</u>
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Registered Owner:

Principal Amount: _____ Dollars (\$_____)

The CITY OF LANSING, Counties of Ingham and Eaton, State of Michigan (the "City"), acknowledges itself to owe and for value received hereby promises to pay to the Registered Owner specified above, or registered assigns, the Principal Amount specified above, in lawful money of the United States of America, on the Date of Maturity specified above, unless prepaid prior thereto as hereinafter provided, with interest thereon (computed on the basis of a 360-day year consisting of twelve 30-day months) from the Date of Original Issue specified above or such later date to which interest has been paid, until paid, at the Interest Rate per annum specified above, first payable on _____ 1, 20__ and semiannually thereafter. Principal of this bond is payable at the corporate trust office of _____, _____, _____, or such other transfer agent as the City may hereafter designate by notice mailed to the registered owner not less than sixty (60) days prior to any interest payment date (the "Transfer Agent"). Interest on this bond is payable to the registered owner of record as of the fifteenth (15th) day of the month preceding the interest payment date as shown on the registration books of the City kept by the Transfer Agent by check or draft mailed to the registered owner of record at the registered address.

The limited tax full faith, credit and resources of the City are pledged for the payment of the Bonds of this issue, and the City has pledged that it shall pay the principal of and interest on the Bonds of this issue as they mature as a first budget obligation from its general fund and, after taking into account funds which the City may have legally available for payment of principal of and interest on the Bonds of this issue, shall levy annually ad valorem taxes on all taxable property in the City sufficient to pay the principal

of and interest on the Bonds of this issue subject to applicable constitutional, statutory, and charter tax rate limitations.

Additionally, the City has committed certain public, education and government access facilities and services fees ("PEG Fees") it receives as a franchising entity pursuant to 2006 Michigan Public Act 480 (the Uniform Video Services Local Franchise Act) toward payment of the principal of and interest on the Bonds, to the extent such funds continue to be available.

[This bond is one of a series of [2022/2033] Limited Tax General Obligation Bonds (the "Bonds") aggregating the principal sum of \$_____, issued for the purpose of acquiring, constructing and installing within the City certain capital improvements, including a public media and performing arts center, with parking and other necessary appurtenances and infrastructure (collectively, the "Capital Improvements"), [paying capitalized interest] and paying costs incidental to the issuance of the Bonds.]

Bonds of this issue maturing in the years 20_ to _____, inclusive, shall not be subject to redemption prior to maturity. Bonds or portions of bonds of this issue in multiples of \$[5,000] maturing in the year _____ and thereafter shall be subject to redemption prior to maturity, at the option of the City, in any order of maturity and by lot within any maturity, on any date on or after _____ 1, _____, at par and accrued interest to the date fixed for redemption.

[Insert any term bond provisions, if applicable]

In case less than the full amount of an outstanding bond is called for redemption, the Transfer Agent, upon presentation of the bond called in part for redemption, shall register, authenticate and deliver to the registered owner of record a new bond in the principal amount of the portion of the original bond not called for redemption.

Notice of redemption shall be given by the Transfer Agent to the registered owner of any bond or portion thereof called for redemption by mailing of such notice not less than thirty (30) days prior to the date fixed for redemption to the registered address of the registered owner of record. A bond or portion thereof so called for redemption shall not bear interest after the date fixed for redemption provided funds are on hand with the Transfer Agent to redeem said bond or portion thereof. Bonds shall be called for redemption in multiples of \$5,000, and bonds of denominations of more than \$5,000 shall be treated as representing the number of bonds obtained by dividing the denomination of the bonds by \$5,000, and such bonds may be redeemed in part. The notice of redemption for bonds redeemed in part shall state that, upon surrender of the bond to be redeemed, a new bond or bonds in the same aggregate principal amount equal to the unredeemed portion of the bonds surrendered shall be issued to the registered owner thereof with the same interest rate and maturity. No further interest on bonds or portions of bonds called for redemption shall accrue after the date fixed for redemption, whether the bonds have been presented for redemption or not, provided funds are on hand with the Transfer Agent to redeem the bonds or portion thereof.]

This bond is transferable only upon the registration books of the City kept by the Transfer Agent by the registered owner of record in person, or by the registered owner's attorney duly authorized in writing, upon the surrender of this bond together with a written instrument of transfer satisfactory to the Transfer Agent duly executed by the registered owner or the registered owner's attorney duly authorized in writing, and thereupon a new registered bond or bonds in the same aggregate principal amount and of the same maturity shall be issued to the transferee in exchange therefor as provided in the resolution authorizing this bond and upon the payment of the charges, if any, therein prescribed. The Transfer Agent shall require the bondholder requesting the transfer to pay any tax or other governmental charge required to be paid with respect to the transfer. [The Transfer Agent shall not be required to issue, register the transfer of, or exchange any bond during a period beginning at the opening of business 15 days before the day of the mailing of a notice of redemption of bonds selected for redemption and ending at the close of business on the day of that mailing.]

This bond, including the interest thereon, is payable as a first budget obligation of the City from the general funds of the City including the collection of ad valorem taxes on all taxable property in the City subject to applicable constitutional, statutory and charter tax rate limitations.

It is hereby certified and recited that all acts, conditions and things required by law to be done, precedent to and in the issuance of this bond and the series of bonds of which this is one, exist and have been done and performed in regular and due form and time as required by law, and that the total indebtedness of the City, including this bond, does not exceed any constitutional, statutory or charter debt limitation.

This bond is not valid or obligatory for any purpose until the Transfer Agent's Certificate of Authentication on this bond has been executed by the Transfer Agent.

IN WITNESS WHEREOF, the City of Lansing by authority of its City Council, has caused this bond to be signed for and on its behalf and in its name by the manual or facsimile signatures of the Mayor and Clerk of the City, and the official seal of the City or a facsimile thereof to be impressed or printed hereon, all as of the Date of Original Issue.

CITY OF LANSING

Counties of Ingham and Eaton
State of Michigan

By _____

Its Mayor

(SEAL)

Countersigned:

By _____

Its City Clerk

Certificate of Authentication

This bond is one of the bonds described in the within-mentioned resolution.

_____, Michigan
Transfer Agent

By _____
Its: Authorized Signature

Date of Authentication: _____, [2022/2023]

Section 311. Sale of Bonds to Underwriters or Direct Purchaser. Any series of Bonds may, if deemed appropriate by an Authorized Officer, be sold to (i) the Underwriters pursuant to a Bond Purchase Agreement or (ii) a bank or other financial institution qualified by law to purchase and take delivery of such Bonds for its own investment, pursuant to a purchase contract, in which case (A) such purchaser shall deliver an investor letter in a form acceptable to an Authorized Officer and (B) the City's obligations hereunder relating to the Preliminary Official Statement, Official Statement and Undertaking (as defined below) may not apply.

ARTICLE IV SPECIAL COVENANTS

Section 401. Reimbursement. For the purposes of complying with the reimbursement rules of Treasury Regulations 1.150-2 pursuant to the Code, the City reasonably expect to reimburse itself for expenditures for the costs of the Capital Improvements with proceeds of Bonds.

Section 402. Tax Exemption Covenant for Tax-Exempt Bonds. The City covenants that it will not take any action, or fail to take any action required to be taken, if taking such action or failing to take such action would adversely affect the general exclusion from gross income of interest on any Tax-Exempt Bonds, from federal income taxation under the Code.

Section 403. Arbitrage Covenant. (a) The City will not directly or indirectly (1) use or permit the use of any proceeds of any Tax-Exempt Bonds or other funds of the City or (2) take or omit to take any action required by Section 148(a) of the Code in order to maintain the exclusion from gross income of the interest on any Tax-Exempt Bonds for federal income tax purposes. To that end, the City will comply with all requirements of Section 148 of the Code to the extent applicable to the Bonds and the requirements set forth in the Non-Arbitrage and Tax Compliance Certificate of the City.

(b) Without limiting the generality of subsection (a), above, the City agrees that there shall be paid by the City from time to time all amounts, if any, required to be rebated to the United States pursuant to Section 148(f) of the Code. This covenant shall survive payment in full or defeasance of the Tax-Exempt Bonds.

(c) Notwithstanding any provision of this Section, if the City obtains an opinion of Bond Counsel to the effect that any action required under this Section is no longer required, or that some further action is required, to maintain the exclusion from gross income of the interest of any Tax-Exempt Bonds for federal income tax purposes pursuant to Section 103 of the Code, the City may conclusively rely on such opinion in complying with the provisions hereof.

ARTICLE V

BONDS FUNDS AND ACCOUNTS; DISPOSITION OF BONDS PROCEEDS

Section 501. Establishment of Accounts and Funds. (a) Each Authorized Officer is hereby authorized to establish such accounts, subaccounts or other funds as shall be required for the payment of the Bonds, and for the payment of the Capital Improvements, including but not limited to, with such modifications or additions to facilitate the identification of such accounts, subaccounts or other funds:

- A. Debt Retirement Fund; and
- B. Capital Improvement Fund.

Each Authorized Officer is hereby authorized to establish such accounts, subaccounts or funds as shall be required for the issuance and delivery of the Bonds, if any, to accommodate the requirements of such series of Bonds, including, but not limited to, such accounts, subaccounts or funds necessary to facilitate the purchase and payment of variable rate bonds. Each Authorized Officer is hereby authorized to allocate any net original issue premium, if any, received upon the sale of the Bonds to such accounts and in such amounts as permitted by applicable law.

Section 502. Debt Retirement Fund. An Authorized Officer is authorized and directed to open a separate depository or trust account with a bank or trust company to be designated as the [2022/2023] CAPITAL IMPROVEMENT BONDS (LIMITED TAX GENERAL OBLIGATION) DEBT RETIREMENT FUND (the "Debt Retirement Fund"). The Debt Retirement Fund may be pooled or combined with other debt retirement funds for issues of bonds of like character as provided by Act 34 or other state law. An amount sufficient to assure timely payment of the principal of and interest on the Bonds shall be transferred each year into the Debt Retirement Fund from the general fund of the City or other funds legally available therefor. The moneys deposited in the fund shall be used solely for the purpose of paying the principal of and interest on the Bonds and, as may be necessary, to rebate arbitrage earnings, if any, to the United States Department of Treasury as required by the Internal Revenue Code of 1986, as amended. The accrued interest and premium, if any, received upon delivery of the Bonds shall also be deposited in the Debt Retirement Fund.

The City may provide for the payment of principal of any of the Bonds issued as term bonds through the purchase of municipal securities in the open market at a price not greater than that payable on the next redemption date in order to satisfy all or part of the next succeeding scheduled mandatory redemption.

Section 503. Capital Improvement Fund. The City Treasurer is authorized and directed to create a fund designated as the [2022/2023] CAPITAL IMPROVEMENT BONDS (LIMITED TAX GENERAL OBLIGATION) CAPITAL IMPROVEMENT FUND (the "Capital Improvement Fund"). The City Treasurer shall deposit the proceeds of the Bonds into the Capital Improvement Fund, less accrued interest and premium, if any, which shall be deposited into the Debt Retirement Fund. The moneys in the Capital Improvement Fund shall be used to pay the costs of the Capital Improvements and to pay the costs of

issuance of the Bonds. Moneys remaining in the Capital Improvement Fund after completion of the Capital Improvements may be used for any purpose permitted by law.

Section 504. Investment of Monies in the Bonds Funds and Accounts. (a) An Authorized Officer shall direct the investment of monies on deposit in the funds and accounts established hereunder, and the Transfer Agent, upon written direction or upon oral direction promptly confirmed in writing by an Authorized Officer, shall use its best efforts to invest monies on deposit in the funds and accounts in accordance with such direction.

(b) Monies on deposit in the funds and accounts established under this Article V may be invested in such investments and to the extent permitted by applicable law.

ARTICLE VI DEFEASANCE

Section 601. Defeasance. Bonds shall be deemed to be paid in full upon the deposit in trust of cash or direct obligations of, or obligations the principal of and interest on which are unconditionally guaranteed by, the United States of America, or any combination thereof, not redeemable at the option of the issuer thereof, the principal and interest payments upon which, without reinvestment thereof, will come due at such times and in such amounts, as to be fully sufficient to pay when due, the principal of such Bonds and interest to accrue thereon, as confirmed by a verification report prepared by an independent certified public accountant. Such cash and securities representing such obligations shall be deposited with a bank or trust company and held for the exclusive benefit of the Owners of such Bonds. After such deposit, such Bonds shall no longer be entitled to the benefits of this Resolution (except for any rights of transfer or exchange of Bonds as therein or herein provided for) and shall be payable solely from the funds deposited for such purpose and investment earnings, if any, thereon, and the lien of this Resolution for the benefit of such Bonds shall be discharged.

ARTICLE VII OTHER PROVISIONS OF GENERAL APPLICATION

Section 701. Credit Enhancement. There is hereby authorized to be obtained a Municipal Bond Insurance Policy or other credit enhancement or a combination thereof to secure the payment of all or part of the Bonds, if, and provided that, it shall be determined by an Authorized Officer that such cost of such Municipal Bond Insurance Policy or other credit enhancement or a combination thereof is less than the interest rate savings therefrom or otherwise that it is in the best interest of the City. In the event a commitment for a Municipal Bond Insurance Policy is obtained or a commitment for other credit enhancement is obtained, each Authorized Officer is hereby authorized to approve the terms, perform such acts and execute such instruments that shall be required, necessary or desirable to effectuate the terms of such commitment and the transactions described therein and in this Resolution and the Sale Order provided that such terms are not materially adverse to the City.

Section 702. Approval of Other Documents and Actions; Treasury Approval. The Authorized Officers and any other officers or employees of the City are hereby authorized and directed on behalf of the City to take any and all other actions, perform any and all acts, including causing the publication of the Notice of Intent, and execute any and all documents that shall be required, necessary or desirable to implement this Resolution. The Bonds shall neither be sold nor issued unless and only so long as the issuance of the Bonds as provided herein shall have been authorized and approved in accordance with the applicable provisions of Act 34 and Act 279.

Each Authorized Officer is hereby authorized to do and perform any and all acts and things with respect to the Bonds which are necessary and appropriate, consistent with this Resolution, including to pay the related fees, if any, to the Michigan Department of Treasury (the "Department") at his or her discretion under Act 34 for an Order or Orders of Approval to issue all or a portion of the Bonds; to file applications with the Department for a waiver of the investment grade rating requirement; to enter into one or more dealer-manager agreements, remarketing agreements, indentures, letters of credit and reimbursement agreements, to seek such waivers or other Department approvals as necessary to implement the sale, delivery and security for the Bonds, and as required by the Department and Act 34; to pay any post-closing filing fees required by Act 34 to the Department or other specified agency, as a cost of issuance or from other legally available funds; to secure ratings by bond rating agencies, if cost effective; to negotiate and acquire a Municipal Bond Insurance Policy and/or other credit enhancement, if any, to further secure the Bonds or any portions thereof; to acquire an irrevocable surety bond to fulfill the City's obligation to fund any reserve account; and to incur and pay reasonable fees, costs and expenses incidental to the foregoing and other costs of issuance of the Bonds including, but not limited to fees and expenses of Bond Counsel, the Municipal Advisor, accountants and others, from Bond proceeds or other available funds, for and on behalf of the City.

Section 703. Continuing Disclosure Undertaking. If the Bonds are sold pursuant to a negotiated or public/competitive sale, or as otherwise required, the City shall enter into a continuing disclosure undertaking pursuant to Rule 15c2-12 promulgated by the Securities and Exchange Commission (the "Rule") for the benefit of the holders and beneficial owners of the Bonds as to which the Rule is applicable, as more specifically set forth in Exhibit A hereto (the "Undertaking"); provided, however, that the terms of the Undertaking are subject to completion and modification prior to delivery of the Bonds to such extent as an Authorized Officer shall deem necessary to comply with law or market requirements of the Underwriters. Each Authorized Officer is hereby authorized to execute and deliver the Undertaking after completion and modification as provided in this Resolution and the Sale Order.

Section 704. Delegation to Authorized Officers. (a) Prior to the sale date or dates for the Bonds, an Authorized Officer may cause the preparation and approve the form and distribution of necessary City disclosure for any Preliminary Official Statement or Official Statement and other offering materials to be used in conjunction with the sale or offering of the Bonds, and an Authorized Officer may deem the City's disclosure "final" for purposes of Rule 15c2-12 of the Securities and Exchange Commission.

(b) Pursuant to the authority of Section 315(1)(d) of Act 34, each Authorized Officer is hereby authorized to make the following determinations with respect to the Bonds within the parameters of this Resolution: (i) to determine the principal amounts of the Bonds to be issued on a fixed or variable interest rate basis and tax exempt or taxable basis; (ii) to determine the interest rate provisions, tender and other requirements for Bonds issued on a variable rate basis; (iii) to negotiate the terms for the sale of the Bonds to the Underwriters or other purchasers; (iv) to cause the Preliminary Official Statement and the final Official Statement for the Bonds to be prepared and circulated; and (v) to take such other actions and make such other determinations as may be necessary to accomplish the sale and delivery of the Bonds and the transactions contemplated by this Resolution, as shall be confirmed in the Sale Order.

(c) Except as otherwise provided herein, all determinations and decisions of an Authorized Officer with respect to the issuance and sale of the Bonds as permitted or required by this Resolution shall be confirmed in a Sale Order or Sale Orders, and such confirmations shall constitute determinations that any conditions precedent to such determinations and decisions of any Authorized Officer have been fulfilled.

Section 705. Approving Legal Opinions with Respect to the Bonds. The sale of the Bonds shall be conditioned upon receiving, at the time of delivery, the approving opinion of Bond Counsel, approving legality of the Bonds and, with respect to Bonds determined by an Authorized Officer to be issued as Tax-Exempt Bonds, the exclusion from gross income of the interest paid thereon from federal and State income taxation only.

Section 706. Method of Sale; Award. (a) The Bonds shall be sold at a negotiated sale described in subsection (b) below, or shall be sold at a public sale following the publication of an Official Notice of Sale as described in (c), below, all as shall be determined by an Authorized Officer to be in the best interests of the City based on the recommendation of Bond Counsel and the Municipal Advisor.

(b) *Negotiated Sale.* In order to optimize the interest rate upon the issuance of the Bonds and in order to provide flexibility with respect to the sale date for the Bonds, the Bonds are authorized to be sold via a negotiated sale or private placement, based on recommendations of Bond Counsel and the Municipal Advisor.

(c) *Public Sale.* If an Authorized Officer, based on recommendations of Bond Counsel and the Municipal Advisor, determines that it is in the best interests of the City to sell the Bonds at a public sale, then each Authorized Officer is authorized and directed to fix the date of sale of the Bonds and to publish an Official Notice of Sale relating to the Bonds in substantially the form attached as Exhibit C (the "Official Notice of Sale"), in accordance with law, once in either The Bond Buyer or other newspaper of general circulation at least seven days prior to the date fixed for receipt of bids for the purchase of the Bonds. The Authorized Officers, and each of them individually, are hereby authorized to act for and on behalf of the City to receive bids for the purchase of the Bonds and to take all other steps necessary in connection with the sale, award and delivery thereof.

Section 707. Delivery of Bonds. Subject to the provisions of the Sale Order, each Authorized Officer is hereby authorized to deliver the Bonds to the Underwriters upon receiving the purchase price therefor in lawful money of the United States.

Section 708. Official Statement. Each Authorized Officer is hereby authorized to execute the Official Statement or other offering materials with respect to the Bonds in the form approved by an Authorized Officer with such changes as an Authorized Officer may authorize. Such Official Statement or other offering materials to be used in conjunction with the sale or offering of the Bonds are hereby authorized to be printed and used by the Underwriters in connection with the sale of the Bonds to the public. Circulation of the Preliminary Official Statement, if any, or other preliminary offering materials by the Underwriters is hereby approved.

Section 709. Appointment of Bond Counsel, Municipal Advisor; Engagement of Other Parties. The appointment of the law firm of Dykema Gossett PLLC of Lansing, Michigan, as Bond Counsel for the Bonds is hereby ratified and confirmed, notwithstanding the periodic representation by Dykema Gossett PLLC in unrelated matters of other parties and potential parties to the issuance of the Bonds. The fees and expenses of Bond Counsel and other accumulated bond-related fees and expenses shall be payable as a cost of issuance from proceeds of the Bonds or other available funds in accordance with the letter of such firm on file with the City.

The appointment of Robert W. Baird & Co. Incorporated as Municipal Advisor for the Bonds is hereby ratified and confirmed. The fees and expenses of the Municipal Advisor and other accumulated bond related fees and expenses shall be payable as a cost of issuance from proceeds of the Bonds or other available funds in accordance with the letter of such firm on file with the City.

Each Authorized Officer is hereby authorized to engage other necessary professionals as he or she deems necessary and appropriate in connection with the sale, issuance and delivery of the Bonds and to pay the fees and expenses thereof from the proceeds of the Bonds or other available funds.

Section 710. No Recourse Under Resolution. All covenants, agreements and obligations of the City contained in this Resolution shall be deemed to be the covenants, agreements and obligations of the City and not of any councilperson, member, officer or employee of the City in his or her individual capacity, and no recourse shall be had for the payment of the principal of or interest on the Bonds or for any claim based thereon or on this Resolution against any councilperson, member, officer or employee of the City or any person executing the Bonds in his or her official individual capacity.

Section 711. Severability. If any one or more sections, clauses or provisions of this Resolution shall be determined by a court of competent jurisdiction to be invalid or ineffective for any reason, such determination shall in no way affect the validity and effectiveness of the remaining sections, clauses and provisions hereof.

Section 712. Cover Page, Table of Contents and Article and Section Headings. The cover page, table of contents and Article and Section headings hereof are solely for

convenience of reference and do not constitute a part of this Resolution, and none of them shall affect its meaning, construction or effect.

Section 713. Conflict. All resolutions or parts of resolutions or other proceedings of the City in conflict herewith shall be and the same hereby are repealed insofar as such conflict exists.

Section 714. Governing Law and Jurisdiction. This Resolution shall be governed by and construed in accordance with the laws of the State.

Section 715. Resolution and Sale Order are a Contract. The provisions of this Resolution and the Sale Order shall constitute a contract between the City, the Bondholders and the Bond Insurer, if any.

Section 716. Effective Date. This Resolution shall take effect immediately upon its adoption by the Council.

YEAS:

NAYS:

ABSTENTIONS:

ABSENT:

RESOLUTION DECLARED ADOPTED.

STATE OF MICHIGAN) ss.

COUNTIES OF INGHAM AND EATON)

I hereby certify that the foregoing is a true and complete copy of a resolution adopted at a regularly scheduled meeting of the City Council of the City of Lansing, Michigan held on the ____ day of _____, 2022 and said resolution is on file in the office of the City of Lansing and is available to the public. Public notice of the said meeting was given pursuant to and in compliance with Act No. 267, Public Acts of Michigan 1976, including in the case of a special or re-scheduled meeting, notice by publication or posting of at least eighteen (18) hours prior to the time set for the meeting. In addition, said meeting was held in full compliance with the City's Charter. The members of the City Council present at the meeting constituted a quorum.

IN WITNESS WHEREOF, I have hereunto affixed my official signature this ____ day of _____, 2022

Chris Swope, City Clerk
City of Lansing, Michigan

EXHIBIT A
FORM OF CONTINUING DISCLOSURE UNDERTAKING

This Continuing Disclosure Undertaking (the “Undertaking”) is executed and delivered by the City of Lansing, Counties of Ingham and Eaton, State of Michigan (the “City”) in connection with the issuance of its [] (the “Bonds”). The City covenants and agrees for the benefit of the Bondholders, as hereinafter defined, as follows:

(a) *Definitions.* The following terms used herein shall have the following meanings:

“Audited Financial Statements” means the City’s audited financial statements prepared by an individual or firm of independent certified public accountants as required by Act 2, Public Acts of Michigan, 1968, as amended, which presently requires preparation in accordance with generally accepted accounting principles.

“Bondholders” shall mean the registered owner of any Bond or any person (a) with the power, directly or indirectly, to vote or consent with respect to, or to dispose of ownership of, any Bond (including any person holding a Bond through a nominee, depository or other intermediary) or (b) treated as the owner of any Bond for federal income tax purposes.

“City” means the City of Lansing, Counties of Ingham and Eaton, State of Michigan.

“Disclosure Representative” means the Finance Director of the City or her designee, or such other officer, employee, or agent as the City shall designate from time to time in writing.

“EMMA” shall mean the MSRB’s Electronic Municipal Market Access System.

“MSRB” means the Municipal Securities Rulemaking Board.

“Rule” means Rule 15c2-12 promulgated by the SEC pursuant to the Securities Exchange Act of 1934, as amended.

“SEC” means the United States Securities and Exchange Commission.

“Unaudited Financial Statements” means the same as Audited Financial Statements, except that they shall not have been audited by an individual or firm of independent certified public accountants.

(b) *Continuing Disclosure.* The City hereby agrees, in accordance with the provisions of the Rule, to provide or cause to be provided to the MSRB through EMMA, on or before the last day of the sixth (6th) month following the end of the fiscal year of the City, commencing with the fiscal year ended June 30, 2019, in an electronic format as prescribed by the MSRB:

- (1) Certain annual financial information and operating data reasonably available to the City in form and substance similar to the information appearing in the sections or tables in the [Main Body and Appendix #] of the Official Statement relating to the Bonds as described below:

[TO BE CONFORMED TO HEADINGS USED IN APPLICABLE OFFICIAL STATEMENT]

- a. Appendix A - GENERAL FINANCIAL INFORMATION - Property Valuations - Historical Valuation;
 - b. Appendix A - GENERAL FINANCIAL INFORMATION - Major Taxpayers;
 - c. Appendix A - GENERAL FINANCIAL INFORMATION - Tax Rates (Per \$1,000 of Valuation);
 - d. Appendix A - GENERAL FINANCIAL INFORMATION - Tax Levies and Collections;
 - e. Appendix A - GENERAL FINANCIAL INFORMATION - City Income Tax;
 - f. Appendix A - GENERAL FINANCIAL INFORMATION - Revenues From the State of Michigan;
 - g. Appendix A - GENERAL FINANCIAL INFORMATION - Labor Force;
 - h. Appendix A - GENERAL FINANCIAL INFORMATION - Pension Fund;
 - i. Appendix A - GENERAL FINANCIAL INFORMATION - Debt Statement - Direct Debt; and
 - j. Appendix B - General Fund Budget Summary.
- (2) The Audited Financial Statements. Provided, however, that if the Audited Financial Statements are not available by the date specified above, they shall be provided when available and unaudited financial statements will be filed by such date and the Audited Financial Statements will be filed as soon as available.
 - (3) Such additional financial information or operating data as may be determined by the City and its advisors as desirable or necessary to comply with the Rule.

Such annual financial information and operating data described above are expected to be provided directly by the City or by specific reference to other documents available to the public through EMMA or filed with the SEC, including official statements of debt issues of the City or related public entities.

If the fiscal year of the City is changed, the City shall send notice of such change to the MSRB through EMMA prior to the earlier of the ending date of the fiscal year prior to such change or the ending date of the fiscal year as changed.

(c) *Notice of Failure to Disclose.* The City agrees to provide or cause to be provided, in a timely manner, to the MSRB through EMMA, notice of a failure by the City to provide the Annual Financial Information with respect to the City described in subsection (b) above on or prior to the dates set forth in subsection (b) above.

(d) *Occurrence of Events.* The City agrees to provide or cause to be provided in a timely manner to the MSRB through EMMA, notice of the occurrence of any of the following events listed in (b)(5)(i)(C) of the Rule with respect to the Bonds, if applicable, if material (each a “Material Event”):

- (1) principal and interest payment delinquencies;
- (2) non-payment related defaults;
- (3) unscheduled draws on debt service reserves reflecting financial difficulties;
- (4) unscheduled draws on credit enhancements reflecting financial difficulties;
- (5) substitution of credit or liquidity providers, or their failure to perform;
- (6) adverse tax opinions or events affecting the tax-exempt status of the Bonds;
- (7) modifications to rights of holders of the Bonds;
- (8) Bond calls;
- (9) defeasances;
- (10) release, substitution, or sale of property securing repayment of the Bonds; and
- (11) rating changes;
- (12) bankruptcy, insolvency, receivership or similar event of the Issuer, which is considered to occur when any of the following occur: the appointment of a receiver, fiscal agent or similar officer for the Issuer in a proceeding under the U.S. Bankruptcy Code or in any other proceeding under state or federal law in which a court or governmental authority has assumed jurisdiction over substantially all of the assets or business of the Issuer, or if such jurisdiction has been assumed by leaving the existing governing body and officials or officers in possession but subject to the supervision and orders of a court or governmental authority, or the entry of an order confirming a plan of reorganization, arrangement or liquidation by a court or governmental authority having supervision or jurisdiction over substantially all of the assets or business of the Issuer;
- (13) the consummation of a merger, consolidation, or acquisition involving the Issuer or the sale of all or substantially all of the assets of the Issuer, other than in the ordinary course of business, the entry into a definitive agreement to undertake such an action or the termination of a definitive agreement relating to any such actions, other than pursuant to its terms, if material;
- (14) appointment of a successor or additional trustee or the change of name of a trustee, if material.

(15) incurrence of a financial obligation of the issuer or obligated person, if material, or agreement to covenants, events of default, remedies, priority rights, or other similar terms of a financial obligation of the issuer or obligated person, any of which affect security holders, if material; and

(16) default, event of acceleration, termination event, modification of terms, or other similar events under the terms of the financial obligation of the issuer or obligated person, any of which reflect financial difficulties.

(e) *Materiality Determined Under Federal Securities Laws.* The City agrees that its determination of whether any event listed in subsection (d) is material shall be made in accordance with federal securities laws.

(f) *Termination of Reporting Obligation.* The obligation of the City to provide Annual Financial Information and notices of Material Events, as set forth above, shall be terminated if and when the City no longer remains an “obligated person” with respect to the Bonds within the meaning of the Rule, including upon legal defeasance of all Bonds.

(g) *Benefit of Bondholders.* The City agrees that its undertaking pursuant to the Rule set forth in this Section is intended to be for the benefit of the Bondholders and shall be enforceable by any Bondholder; provided that, the right to enforce the provisions of this Undertaking shall be limited to a right to obtain specific enforcement of the City’s obligations hereunder and any failure by the City to comply with the provisions of this Undertaking shall not constitute a default or an event of default with respect to the Bonds or under the Resolution.

(h) *Amendments to the Undertaking.* Amendments may be made in the specific types of information provided or the format of the presentation of such information to the extent deemed necessary or appropriate in the judgment of the Disclosure Representative on behalf of the City, provided that the City agrees that any such amendment will be adopted procedurally and substantively in a manner consistent with the Rule, including, any interpretations thereof by the SEC, which, to the extent applicable, are incorporated herein by reference. Such interpretations currently include the requirements that (a) the amendment may only be made in connection with a change in circumstances that arises from a change in legal requirements, change in law, or change in the identity, nature, or status of the City or the type of activities conducted thereby, (b) the undertaking, as amended, would have complied with the requirements of the Rule at the time of the primary offering of the Bonds, after taking into account any amendments or interpretations of the Rule, as well as any change in circumstances, and (c) the amendment does not materially impair the interests of Bondholders, as determined by parties unaffiliated with the City (such as independent legal counsel), but such interpretations may be changed in the future. If the accounting principles to be followed by the City in preparing the Audited Financial Statements are modified, the Annual Financial Information for the year in which the change is made shall present a comparison between the financial statements as prepared on the prior basis and the statements as prepared on the new basis, and otherwise shall comply with the requirements of the Rule, in order to provide information to investors to enable them to evaluate the ability of the

City to meet its obligations. A notice of the change in accounting principles shall be sent to the MSRB through EMMA.

(i) *Additional Information.* Nothing in this Undertaking shall be deemed to prevent the City from disseminating any other information, using the means of dissemination set forth in this Undertaking or any other means of communication, or including any other information in any Annual Financial Information or notice of occurrence of a Material Event, in addition to that which is required by this Undertaking.

(j) *[Municipal Advisory Council of Michigan.* The City shall also file by electronic or other means any information or notice required to be filed with the MSRB through EMMA pursuant to this Undertaking in a timely manner with the Municipal Advisory Council of Michigan.]

(k) *Governing Law.* This Undertaking shall be construed and interpreted in accordance with the laws of the State of Michigan (the "State"), and any suits and actions arising out of this Undertaking shall be instituted in a court of competent jurisdiction in the State; *provided*, that to the extent this Undertaking addresses matters of federal securities laws, including the Rule, this Undertaking shall be construed in accordance with such federal securities laws and official interpretations thereof.

IN WITNESS WHEREOF, the City has caused this Undertaking to be executed by its authorized officer.

CITY OF LANSING

Counties of Ingham and Eaton
State of Michigan

By _____

Its

Dated: _____

EXHIBIT B
FORM NOTICE OF INTENT

**NOTICE OF INTENTION OF THE CITY OF LANSING
TO ISSUE GENERAL OBLIGATION
CAPITAL IMPROVEMENT BONDS
AND OF RIGHT TO PETITION FOR REFERENDUM THEREON**

**TO ALL ELECTORS AND TAXPAYERS OF THE
CITY OF LANSING:**

PLEASE TAKE NOTICE that the City Council of the City of Lansing, Counties of Ingham and Eaton, Michigan (the "City"), intends to issue and sell the City's General Obligation Capital Improvement Bonds, pursuant to Act 34, Public Acts of Michigan, 2001, as amended, in an aggregate principal amount not to exceed _____ Dollars (\$_____) (the "Bonds"), for the purpose of acquiring, constructing and installing within the City certain capital improvements, including a public media and performing arts center, with parking and other necessary appurtenances and infrastructure (collectively, the "Capital Improvements").

SAID BONDS will be payable in annual installments, not to exceed thirty (30) in number, and will bear interest at the rate or rates to be determined at public or negotiated sale, but in no event shall the net interest cost exceed 6.00% per annum for Bonds issued on a tax-exempt basis or 9.00% per annum for Bonds issued on a taxable basis, with regard to the balance of the Bonds from time to time remaining unpaid. Payment of principal of and interest on the Bonds will be secured by the City's limited tax general obligation pledge as described below.

**FULL FAITH AND CREDIT AND TAXING POWER OF
THE CITY OF LANSING WILL BE PLEDGED**

NOTICE IS FURTHER GIVEN that the Bonds will be general obligation bonds of the City. The full faith and credit of the City will be pledged to the payment of principal of and interest on the Bonds. Pursuant to such pledge of its full faith and credit, the City will be obligated to levy such ad valorem taxes upon all taxable property in the City as shall be necessary to make such payments of principal and interest, which taxes, however, will be subject to applicable statutory, constitutional and charter limitations on the taxing power of the City.

RIGHT TO PETITION FOR REFERENDUM

NOTICE IS FURTHER GIVEN to the electors and taxpayers of the City of Lansing to inform them of their right to petition for a referendum on the question of issuance of the Bonds. The City intends to issue the Bonds without a vote of the electors thereon, but the Bonds shall not be issued until 45 days after publication of this notice and until final approval by the City Council. If, within such 45-day period, a petition for referendum

requesting an election on the issuance of the Bonds, signed by not less than 10% or 15,000 of the registered electors of the City, whichever is less, has been filed with the City Clerk, the Bonds shall not be issued unless and until approved by a majority of the electors of the City voting thereon at a general or special election.

This notice is given by order of the City Council. Further information may be obtained at the office of the City Clerk, 124 W. Michigan Avenue, 9th Floor, Lansing, Michigan 48933.

Chris Swope
City Clerk, City of Lansing

EXHIBIT C
FORM OF OFFICIAL NOTICE OF SALE

\$ _____
CITY OF LANSING

Counties of Ingham and Eaton, State of Michigan
[2022/2023] CAPITAL IMPROVEMENT BONDS
(LIMITED TAX GENERAL OBLIGATION)

BID OPENING: Bids for the purchase of the above bonds (the “Bonds”) will be publicly opened and read by an agent of the City of Lansing on [date], until [time] Eastern Time.

SEALED BIDS for the purchase of the Bonds will be received at the office of the Municipal Advisory Council of Michigan, 26211 Central Park Blvd, Ste 508, Southfield, Michigan 48076.

FAXED BIDS, signed by the bidder, may be submitted by members of the Municipal Advisory Council of Michigan to MAC at fax number (313) 963-0943 or by any bidder to the City at fax (517) [fax number], Attention: Chief Strategy and Financial Officer; provided that faxed bids must arrive before the time of sale and the bidder bears all risks of transmission failure.

ELECTRONIC BIDS: Electronic bids will be received by Bidcomp/Parity as agent of the undersigned. Further information about Bidcomp/Parity, including any fee charged, may be obtained from Bidcomp/Parity, Anthony Leyden or Client Services, 1359 Broadway, Second Floor, New York, New York 10018, (212) 849-5021. If any provision of this Official Notice of Sale shall conflict with information provided by Bidcomp/Parity, as the approved provider of electronic bidding services, this Official Notice of Sale shall control. No change of the dated date will be allowed for the computation of the winning bid.

Bidders may choose any means to present bids but a bidder may not present a bid by more than one means. The City will award or reject bids on the date of the bid opening.

BOND DETAILS: The Bonds will be registered bonds of the denomination of \$5,000 or integral multiples thereof up to the amount of that maturity, originally dated as of the date of delivery thereof (currently anticipated to be [date]), and will bear interest from their date payable on November 1, _____, and semiannually thereafter.

The Bonds will mature on May 1 of each year, as follows:

YEAR PRINCIPAL AMOUNT

Year	Amount		Year	Amount
------	--------	--	------	--------

2023			2028	
2024			2029	
2025			2030	
2026			2031	
2027			2032	

[Additional years to incorporate the useful life of the Capital Improvements]

INTEREST RATE AND BIDDING DETAILS: The Bonds shall bear interest at a rate or rates such that the net interest cost shall not exceed 6.00% per annum, if issued on a tax-exempt basis, or 9.00% per annum, if issued on a taxable basis, to be fixed by the bids therefor, expressed in multiples of 1/8 or 1/20 of 1%, or both. The interest on any one Bond shall be at one rate only and all Bonds maturing in any one year must carry the same interest rate. The difference between the highest and lowest interest rate on the Bonds shall not exceed 1.00% per annum. THE INTEREST RATE BORNE BY BONDS MATURING IN ANY ONE YEAR SHALL NOT BE LESS THAN THE INTEREST RATE BORNE BY BONDS MATURING IN THE RESPECTIVE PRECEDING YEAR. No proposal for the purchase of less than all of the Bonds or at a price less than 97% or more than 120% of their par value will be considered. In submitting a bid for the Bonds, the bidder agrees to the representation of the City by Dykema Gossett PLLC as bond counsel.

TERM BOND OPTION: Bidders shall have the option of designating the Bonds as term bonds or serial bonds or both. The bid must designate whether each of the principal amounts shown above represent a serial maturity or a mandatory redemption requirement for a term bond maturity. In any event, the above principal amount schedule shall be represented by either serial bond maturities or mandatory redemption requirements, or a combination of both. Any such designation must be made at the time bids are submitted. If the term bond option is selected, then the principal amount of the term bonds of a maturity to be redeemed on the dates set forth above may be reduced by the principal amount of the term bonds of the same maturity which have been previously redeemed or called for redemption (other than as a result of a mandatory redemption) or purchased or acquired by the City and delivered to the transfer agent. The City may satisfy mandatory redemption requirements by the purchase and surrender of term bonds in lieu of the calling of such term bonds for redemption.

Notice of mandatory redemption of any Bond or portion thereof shall be given by the transfer agent at least thirty (30) days prior to the date fixed for redemption by mail to the registered owner at the registered address shown on the registration books kept by the transfer agent. No further interest on a Bond or portion thereof called for redemption shall accrue after the date fixed for redemption, whether presented for redemption or not, provided funds are on hand with the transfer agent to redeem the Bond or portion thereof. In case less than the full amount of an outstanding Bond is called for redemption, the transfer agent, upon presentation of the Bond called for redemption, shall register, authenticate and deliver to the registered owner of record a new Bond in the principal amount of the portion of the original Bond not called for redemption.

[NO] OPTIONAL REDEMPTION: The bonds [are/are not] subject to optional redemption prior to maturity.

ADJUSTMENT IN PRINCIPAL AMOUNT: Following receipt of bids and prior to final award, the College reserves the right to increase or decrease the principal amount of the bonds. Such adjustment, if necessary, will be made in increments of \$5,000, and may be made in one or more maturities. The purchase price will be adjusted proportionately to the adjustment in the principal amount of the bonds, but the interest rates specified by the successful bidder will not change. The successful bidder may not withdraw its bid as a result of any changes made as provided in this paragraph.

AWARD OF BONDS - TRUE INTEREST COST: The Bonds will be awarded to the bidder whose bid produces the lowest true interest cost determined in the following manner: the lowest true interest cost will be the single interest rate (compounded on May 1, 2023 and semiannually thereafter) necessary to discount the debt service payments from their respective payment date to [date], [2022/2023] in an amount equal to the price bid. [date], [2022/2023] is the anticipated date of delivery of the Bonds. In the event there is an election to exercise the Term Bond option, true interest cost shall be calculated by applying the interest rate of such Term Bonds to each mandatory sinking fund redemption for such Term Bonds.

BOOK-ENTRY-ONLY OPTION: At the option of the purchaser of the Bonds, the Bonds will be issued in book-entry-only form as one fully registered Bond per maturity and will be registered in the name of Cede & Co., as bondholder and nominee for The Depository Trust Company ("DTC"), New York, New York. If this option is selected, then an authorized agent of DTC will act as securities depository for the Bonds, purchase of the Bonds will be made in book-entry only form, in the denomination of \$5,000 or any integral multiple of \$5,000, and bondholders will not receive certificates representing their interest in Bonds purchased. The book-entry-only system is described further in the preliminary Official Statement for the Bonds. It will be the responsibility of the purchaser to obtain DTC eligibility. Failure of the purchaser to obtain DTC eligibility shall not constitute cause for a failure or refusal by the purchaser to accept delivery of and pay for the Bonds.

TRANSFER AGENT AND REGISTRATION: Principal and interest shall be payable to the registered owner of the Bonds at the designated office of a bank or trust company qualified to carry out such duties under the laws of the State of Michigan to be designated as transfer agent by the City. If the purchaser chooses the book-entry-only option, then as long as The Depository Trust Company or its nominee, Cede & Co., is the bondholder, payments will be made directly to DTC. Disbursement of such payments to the DTC Participants is the responsibility of DTC and disbursement of such payments to the beneficial owners of the Bonds is the responsibility of the DTC Participants and Indirect Participants as described in the preliminary official statement for the Bonds. Interest shall be paid by check or draft mailed to the registered owner of record as shown on the registration books kept by the transfer agent as of the 15th day of the month prior to an interest payment date. The Bonds will be transferred only upon the registration books of the City kept by the transfer agent.

PURPOSE AND SECURITY: The Bonds are issued pursuant to Act 34, Public Acts of Michigan, 2001, as amended, and a resolution of the City Council for the purpose of acquiring, constructing and installing within the City certain capital improvements, including a public media and performing arts center, with parking and other necessary appurtenances and infrastructure. The Bonds will pledge the limited tax full faith and credit of the City for payment of the principal and interest thereon, and will be payable as a first budget obligation from the general fund of the City, and from ad valorem taxes, which may be levied against all taxable property in the City, subject to applicable constitutional, statutory, and charter tax rate limitations. The rights or remedies of bondholders may be affected by bankruptcy, insolvency, fraudulent conveyance or other laws affecting creditors' rights generally, now existing or hereafter enacted, and by the application of general principles of equity including those relating to equitable subordination.

GOOD FAITH: A good faith deposit in the form of a certified or cashier's check drawn upon an incorporated bank or trust company, or wire transfer, in the amount of \$_____ payable to the order of the City Treasurer, will be required of the successful bidder. THE SUCCESSFUL BIDDER IS REQUIRED TO SUBMIT ITS GOOD FAITH DEPOSIT TO THE CITY AS INSTRUCTED BY THE CITY OR THE MUNICIPAL ADVISOR NOT LATER THAN NOON, EASTERN TIME, ON THE NEXT BUSINESS DAY FOLLOWING THE SALE. The good faith deposit will be applied to the purchase price of the Bonds. In the event the purchaser fails to honor its accepted bid, the good faith deposit will be retained by the City. No interest shall be allowed on the good faith check. The good faith check of the successful bidder will be cashed and payment for the balance of the purchase price of the Bonds shall be made at the closing.

[TAX MATTERS: In the opinion of Dykema Gossett PLLC, bond counsel, under existing law, assuming compliance with certain covenants, interest on the Bonds is excludable from gross income for federal income tax purposes as described in the opinion, and the Bonds and interest thereon are exempt from all taxation by the State of Michigan or by any taxing authority within the State of Michigan except inheritance and estate taxes and taxes on gains realized from the sale, payment or other disposition thereof.]

[NOT] BANK QUALIFIED: The Bonds have [not] been designated as qualified tax exempt obligations for purposes of deduction of interest expense by financial institutions pursuant to the Internal Revenue Code.

[ISSUE PRICE CERTIFICATE: The successful bidder will be required to furnish, prior to the delivery of the Bonds, a certificate in a form acceptable to bond counsel as to the "issue price" of the Bonds within the meaning of Section 1273 of the Internal Revenue Code of 1986, as amended. Such certificate will include (i) for those maturities where 10% of each such maturity of the Bonds has been sold to members of the general public (excluding underwriters, brokers and dealers) prior to delivery of the Bonds, the price at which the first 10% of each such maturity was sold to members of the general public, and (ii) for those maturities where 10% of such maturity has not been sold to members of the general public (excluding underwriters, brokers and dealers) prior to delivery of the

Bonds, an agreement by the successful bidder to provide bond counsel with the prices at which the first 10% of each such maturity is ultimately sold to members of the general public.]

LEGAL OPINION: Bids shall be conditioned upon the approving opinion of Dykema Gossett PLLC, attorneys of Lansing and Detroit, Michigan. The opinion will be furnished without expense to the purchaser of the Bonds at the delivery thereof. The fees of Dykema Gossett PLLC, for services rendered in connection with such approving opinion are expected to be paid from Bond proceeds. Except to the extent necessary to issue its approving opinion as to the validity of the Bonds, Dykema Gossett PLLC has not been requested to examine or review and has not examined or reviewed any financial documents, statements or materials that have been or may be furnished in connection with the authorization, issuance or marketing of the Bonds, and accordingly will not express any opinion with respect to the accuracy or completeness of any such financial documents, statements or materials.

DELIVERY OF BONDS: The City will furnish executed Bonds to be delivered at its expense to an authorized agent of DTC or such other place to be agreed upon. The usual closing documents, including a certificate that no litigation is pending affecting the issuance of the Bonds, will be delivered at the time of delivery of the Bonds. If the Bonds are not tendered for delivery by twelve o'clock noon, Eastern Time, on the 45th day following the date of sale, or the first business day thereafter if said 45th day is not a business day, the successful bidder may on that day, or any time thereafter until delivery of the Bonds, withdraw its proposal by serving notice of cancellation, in writing, on the undersigned in which event the City shall promptly return the good faith deposit. Payment for the Bonds shall be made in immediately available funds.

BOND INSURANCE AT PURCHASER'S OPTION: If the Bonds qualify for issuance of any policy of municipal bond insurance or commitment therefor at the option of the bidder/purchaser, the purchase of any such insurance policy or the issuance of any such commitment shall be at the option and expense of the purchaser of the Bonds. Any increased costs of issuance of the Bonds resulting from such purchase of insurance shall be paid by the purchaser, except that, if the City has requested and received a rating on the Bonds from a rating agency, the City will pay for the requested rating. Any other rating agency fees shall be the responsibility of the purchaser of the insurance. **FAILURE OF THE MUNICIPAL BOND INSURER TO ISSUE THE POLICY AFTER THE BONDS HAVE BEEN AWARDED TO THE PURCHASER SHALL NOT CONSTITUTE CAUSE FOR FAILURE OR REFUSAL BY THE PURCHASER TO ACCEPT DELIVERY OF THE BONDS FROM THE CITY.**

CUSIP NUMBERS: CUSIP identification numbers will be printed on the Bonds, but neither the failure to print such numbers on any Bonds nor any error with respect thereto shall constitute cause for a failure or refusal by the purchaser thereof to accept delivery of and pay for the Bonds. The CUSIP Service Bureau charge for the assignment of such numbers shall be the responsibility of and shall be paid for by the [City of Lansing, Michigan/purchaser of the Bonds].

OFFICIAL STATEMENT: A preliminary Official Statement that the City deems to be final as of its date, except for the omission of information permitted to be omitted by Rule 15c2-12 of the Securities and Exchange Commission, has been prepared and may be obtained from the City's Municipal Advisor, Robert W. Baird & Co. Incorporated at the address and telephone listed under MUNICIPAL ADVISOR below. The City will provide the winning bidder with a reasonable number of final Official Statements within 7 business days from the date of sale so as to permit the underwriter to comply with Rule 15c2-12. Additional copies of the Official Statement will be supplied by Robert W. Baird & Co. Incorporated upon request and agreement by the purchaser of the Bonds to pay the cost of additional copies. Requests for additional copies should be made to Robert W. Baird & Co. Incorporated within 24 hours of the date of sale.

CONTINUING DISCLOSURE: As described more fully in the Official Statement, the City will execute and deliver prior to delivery of the Bonds a written continuing disclosure undertaking in order to enable the underwriters of the Bonds to comply with the requirements of Rule 15c2-12 promulgated by the Securities and Exchange Commission.

MUNICIPAL ADVISOR: Additional information may be obtained from the City's Municipal Advisor, Robert W. Baird & Co. Incorporated, attention: Brian J. Lefler, 124 West Allegan Street, Suite 2200, Lansing, Michigan 48933, telephone (517) 371-2607.

In submitting a bid for the Bonds, the bidder represents that it is not an "Iran linked business" within the meaning of the Iran Economic Sanctions Act, Act 517 of the Public Acts of Michigan of 2012.

THE RIGHT IS RESERVED TO REJECT ANY OR ALL BIDS.

ENVELOPES containing the bids should be plainly marked "Proposal for [2022/2023] Capital Improvement Bonds."

Chris Swope, City Clerk
City of Lansing, Michigan

Resolution #2022-###
By the Committee _____
Resolved by the City Council of the City of Lansing

WHEREAS, the City Council of the City of Lansing deems it advisable and necessary to provide for the acquisition, construction, operation, and maintenance of a public media center and arts and cultural performance venue, and appurtenant properties and facilities therefor; and

WHEREAS, Act 31 of the Public Acts of Michigan 1948 (First Extra Session), as amended ("Act 31") enables a City to incorporate one or more authorities for the purpose of acquiring, furnishing, equipping, owning, improving, enlarging, operating, and maintaining buildings, automobile parking lots or structures, transit-oriented developments, transit-oriented facilities, recreational facilities, stadiums, and the necessary site or sites therefor, together with appurtenant properties and facilities necessary or convenient for the effective use thereof, for use for any legitimate public purpose of the City; and

WHEREAS, the City Council deems it advisable and necessary and in the best interest of the City to create and establish an Authority under the provisions of Act 31, for the purpose of accomplishing the aforesaid, to be designated the Lansing Public Media Authority; and

WHEREAS, Articles of Incorporation for the proposed Lansing Public Media Authority under Act 31 have been reviewed by the City Council;

NOW THEREFORE BE IT RESOLVED THAT:

1. The attached Articles of Incorporation of the Lansing Public Media Authority are hereby approved and adopted.
2. The Mayor and City Clerk of the City are hereby authorized and directed to execute the Articles of Incorporation of the Lansing Public Media Authority for and on behalf of the City.
3. The City Clerk shall cause a copy of the Articles of Incorporation of the Lansing Public Media Authority or a summary of the Articles to be published once in a newspaper circulated within the City as provided in Act 31, such publication to be accompanied by a notice that valid incorporation of the Lansing Public Media Authority shall be conclusively presumed unless questioned in a court of competent jurisdiction as provided in Act 31.
4. The City Clerk shall file a certified copy of the executed Articles of Incorporation of the Authority with the County Clerks of the Counties of Ingham and Eaton, and the Secretary of State of the State of Michigan, together with a certificate stating the date and newspaper of publication of the Articles of Incorporation. The City Clerk

is hereby authorized and directed to file the originally executed Articles of Incorporation with the recording secretary of the Authority, when selected, and to take such steps as are necessary under the provisions of State law to perfect the Articles of Incorporation of said authority.

5. All other resolutions and parts of resolutions in so far as they conflict with the provisions of this Resolution are hereby rescinded.

**ARTICLES OF INCORPORATION
OF
LANSING PUBLIC MEDIA AUTHORITY**

WHEREAS, the City of Lansing has the power pursuant to the provisions of Act 31, Public Acts of Michigan, 1948 (First Extra Session), as amended to incorporate one or more authorities for the purpose of acquiring, furnishing, equipping, owning, improving, enlarging, operating and maintaining a building or buildings, automobile parking lots or structures, recreational facilities, stadiums, and the necessary site or sites therefor, together with appurtenant properties and facilities necessary or convenient for the effective use thereof, for use for any legitimate public purpose of the City; and

WHEREAS, the City desires to incorporate an authority pursuant to the provisions of said Act 31 for the purpose of acquisition, construction, operation, and maintenance of a public media center and arts and cultural performance venue, and appurtenant properties and facilities therefor;

NOW, THEREFORE, these Articles of Incorporation are adopted, signed and acknowledged by the City for the purpose of forming the Lansing Public Media Authority as a nonprofit Authority under the provisions of said Act 31, the Articles being as follows:

ARTICLE I

The name of the corporation and authority created by these articles is the LANSING PUBLIC MEDIA AUTHORITY (the "Authority").

ARTICLE II

The incorporating unit of the Authority is the City of Lansing (the "City"), Counties of Ingham and Eaton, State of Michigan, a municipal corporation of the State of Michigan, pursuant to action taken by the City Council of the City (the "City Council").

ARTICLE III

This Authority is incorporated for the purpose of acquiring, furnishing, equipping, owning, improving, enlarging, operating and maintaining a building or buildings, automobile parking lots or structures, recreational facilities, stadiums, and the necessary site or sites therefor, together with appurtenant properties and facilities necessary or convenient for the effective use thereof for use of any legitimate public purpose of the City, including but not limited to the operation and maintenance of the Lansing Center, the City Market, and the new downtown baseball stadium.

ARTICLE IV

Section 1. The Authority shall possess all the powers necessary to carry out the purpose of its incorporation, including the incidental powers necessary thereto, granted to the Authority by Act 31, Public Acts of Michigan, 1948 (First Extra Session) as now or hereafter amended ("Act 31"). The powers granted in these Articles of Incorporation shall be in addition to those granted by any statute or charter, and the enumeration of any power in either these Articles of Incorporation or in Act 31 shall not be construed as a limitation upon such general powers.

Section 2. Upon dissolution of the Greater Lansing Convention/Exhibition Authority (the "Exhibition Authority") the Authority shall acquire and succeed to all of the rights, properties, obligations, and duties of the Exhibition Authority. Upon dissolution of the Exhibition Authority, all property of the Exhibition Authority shall be transferred to and shall be the property of the Authority, subject to any liens thereon and restrictions and limitations on the use thereof heretofore provided by the Exhibition Authority, and the Authority shall be considered to be the owner of all property of the Exhibition Authority. Upon dissolution of the Exhibition Authority, the Authority shall assume and be liable for all of the obligations, promises, covenants, commitments, and other requirements of the Exhibition Authority, and shall perform all of the duties and obligations and shall be entitled to all of the rights of the Exhibition Authority under any of agreements or other instruments executed by the Exhibition Authority. All actions, commitments, and proceedings of the Exhibition Authority made, given, or undertaken before dissolution of the Exhibition Authority, are hereby ratified, confirmed and validated upon assumption by the Authority. All actions, commitments, and proceedings in the process of being undertaken but not yet a commitment or obligation of the Exhibition Authority, may be undertaken and completed by the Authority.

Section 3. The Authority shall be a body corporate with power to sue and be sued in any court of the State of Michigan.

Section 4. The Authority shall have the power to enter into a contract or contracts with the City pursuant to which the Authority will acquire, furnish, equip, own, improve, enlarge, operate, and maintain property necessary to accomplish the purposes of this incorporation and contemplated by the terms of Act 31 and lease said property to the City for a period of not to exceed fifty (50) years, except as may be otherwise provided in Act 31. The City shall have such rights to sublet or assign property leased from the Authority which are provided in Act 31.

Section 5. For the purpose of accomplishing the objects of its incorporation, the Authority may accept property transferred to the Authority by the City, and the Authority may, subject to the prior approval of the City Council, acquire property by purchase, construction, lease, gift, devise or condemnation, and for the purpose of condemnation, it may proceed under the provisions of Act 149 of the Public Acts of Michigan, 1911, as amended, or any other appropriate statute.

Section 6. All property owned by the Authority shall be exempt from taxation by the State of Michigan or any taxing unit therein.

Section 7. In order to carry out its responsibilities, the Authority may employ personnel as it deems necessary, subject to terms and conditions of employment as determined by the Authority, and the Authority may contract with others, public or private, for the provision of all or a portion of the services necessary for the management and operation of the property and facilities under its control.

Section 8. The term of this corporation and Authority shall be perpetual, or until terminated in accordance with law, and in any event shall not be less than or terminated prior to the time that all bonds or other obligations of the Authority are paid in full. In the event of dissolution or termination of the Authority, the title to any property, real or personal, then owned by the Authority, and any contract rights, revenue rights received or receivable, or anything else of value held or owned by the Authority, shall automatically vest in and become the property of the City.

ARTICLE V

Section 1. The Authority shall be directed and governed by a Board of Commissioners of eight (8) voting members known as the "Commission." The Commissioners shall include the persons holding the City of Lansing offices of City Attorney, Finance Director, and Director of the Office of Community Media of the City, an additional member to be designated as the Mayor's Representative, and four (4) members of the public selected by the Mayor with the advice and consent of the City Council. Two (2) of the three (3) Lansing Public Media Authority Commissioners selected by the Mayor with the advice and consent of the City Council shall reside within the corporate limits of the City. The Mayor and the members of the City Council shall not be eligible for membership or appointment to the Commission.

Section 2. The terms of the Commissioners serving by virtue of holding the offices of City of Lansing offices of City Attorney, Finance Director, and Director of the Office of Community Media of the City shall continue as long as the Commissioner holds said office. In the event of a vacancy in one of said offices, the person fulfilling the duties of said office on an interim basis shall serve on the Commission. The term of the Commissioner serving as the designated Mayor's Representative shall continue to serve at the pleasure of the Mayor and may be removed or replaced at any time by the Mayor.

Section 3. The terms of the three (3) Commissioners selected by the Mayor with the advice and consent of the City Council to serve on the first Commission shall be for a term of years as follows: one Commissioner for a term ending on June 30, 2024, one Commissioner for a term ending on June 30, 2025, and one Commissioner for a term ending on June 30, 2026. Each succeeding Commissioner shall serve for a 3-year term beginning on July 1 following the expiration of the term of the Commission whom he or she succeeds and expiring June 30 of the last year of such term. Each Commissioner shall serve during the term for which he or she is appointed and thereafter until his or her successor is appointed and qualified.

Section 4. The Commissioners shall not be subject to personal liability of accountability for the actions and debts of the Authority.

Section 5. The Commission shall adopt and may amend bylaws and rules of procedure consonant with the provisions of Act 31 and provide therein for regular meetings of the Commission. The Commission shall conduct all business at public meetings held in compliance with Act 267, Public Acts of Michigan, 1976, as amended.

Section 6. The Commission shall adopt a corporate seal.

Section 7. The Commission shall designate a Chairperson, and a Vice Chairperson who shall be Commissioners, and a Secretary and a Treasurer who may but need not be Commissioners, each to be designated for such term in office as may be fixed by the bylaws. The offices of Secretary and Treasurer may be combined and held by one person to be known as the Secretary/Treasurer if provided in the bylaws.

Section 8. The Chairperson shall preside at meetings of the Commission and may sign and execute all authorized bonds, contracts, checks and other obligations in the name of the Authority when so authorized by the Commission. The Chairperson shall do and perform such other duties as may be fixed by the bylaws and from time to time assigned to him or her by the Commission. In the absence or disability of the Chairperson, the Vice Chairperson shall perform the duties of the Chairperson.

Section 9. The Secretary shall keep the minutes of all meetings of the Commission, and of all committees thereof, in books provided for that purpose. The Secretary shall attend to the giving, serving, and receiving of all notices or process of or against the Authority. The Secretary may sign with the Chairperson in the name of the Authority all bonds, contracts, and other obligations authorized by the Commission, and when so ordered, the Secretary shall affix the seal of the Authority thereto. The Secretary shall have charge of all books and records, which shall at all reasonable times be open to inspection and examination of the Commission or any member thereof, and, in general, perform all the duties incident to the office of Secretary.

Section 10. The Treasurer shall have custody of all the funds and securities of the Authority which may come into his or her hands or possession. When necessary or proper, the Treasurer shall endorse on behalf of the Authority for collection, checks, notes, and other obligations, and shall deposit them to the credit of the Authority in a designated bank or depository. The Treasurer shall sign all receipts and vouchers for payment made to the Authority. The Treasurer shall jointly with such other officer or officers as may be designated by the Commission sign all checks, promissory notes, and other obligations of the Authority when so ordered by the Commission. The Treasurer shall render a statement of his or her cash accounts when required by the Commission. The Treasurer shall enter regularly in the books of the Authority to be kept by him or her for the purpose full and accurate accounts of all moneys received and paid by him or her on account of the Authority, and shall, at all reasonable times, exhibit the books and accounts kept by the Treasurer to the Commission or any Commissioner when so required. The Treasurer shall perform all acts incidental to the position of Treasurer fixed by the bylaws and as assigned to him from time to time by the Commission. The Treasurer shall be bonded for the faithful discharge of his or her duties as Treasurer, the bond to be of such character, form and in such amount as the Commission may require.

Section 11. Compensation, per diem fees and mileage for attending meetings, if any, for the members of the Commission shall be fixed by the Commission when approved by a majority of the City Council. No Commissioner who holds any paid public office or public employment shall receive any salary as such Commissioner.

Section 12. Vacancies occurring in the office of the Commission described in Section 3 of this Article V shall be filled by the Mayor with the advice and consent of the City Council for the unexpired term.

Section 13. A Commissioner, other than an ex officio Commission or Mayor's Representative, may be removed from office for cause by an affirmative majority vote of the City Council.

Section 14. The books and records of the Authority and of the Commission, officers and agents thereof shall be open to inspection and audit by the Finance Director of the City at all reasonable times. The Authority shall submit an annual report to the City Council.

ARTICLE VI

The City Clerk of the City shall cause a copy of these Articles of Incorporation to be published once in a newspaper circulated within the City as provided in Act 31, such publication to be accompanied by a notice that valid incorporation of the Authority shall be conclusively presumed unless questioned in a court of competent jurisdiction as provided in Act 31.

ARTICLE VII

Amendments may be made to these Articles of Incorporation as provided in Act 31.

ARTICLE VII

Location of registered office and post office address is:

Office of the City Clerk
Lansing City Hall
124 W. Michigan Ave.
Lansing, Michigan 48933

ARTICLE IX

Dissolution of the Authority may be accomplished in the same manner provided in Act 31 for incorporation of an authority, in so far as applicable, or in any manner provided for dissolution of an authority under the provisions of Act 31, provided that the Authority shall not be dissolved until payment or provision for payment is made regarding all obligations of the Authority.

ARTICLE X

These Articles of Incorporation shall become effective and be in full force and effect as provided in Section 6 of Act 31 ten (10) days after their adoption by City Council.

IN WITNESS WHEREOF, the City of Lansing has adopted and authorized to be executed these Articles of Incorporation on behalf of the City, a municipal corporation of the State of Michigan, by its Mayor and Clerk.

CITY OF LANSING, MICHIGAN

By _____

Mayor

By _____

City Clerk

The foregoing Articles of Incorporation were adopted by the City Council of the City of Lansing, Counties of Ingham and Eaton, Michigan, at a meeting duly held on the ____ day of _____, 202__.

City Clerk, City of Lansing, Michigan

Dated:_____.

Jackson, Brian

From: Robert Engel <2robert0e@gmail.com>
Sent: Thursday, September 29, 2022 12:19 PM
To: City Council; Clerk, City; Hussain, Adam; Daniels, Brian; Jackson, Brian T.; Wood, Carol; Brown, Jeffrey; Garza, Jeremy; Boak, Sherrie; Spitzley, Patricia; Spadafore, Peter
Subject: [EXTERNAL] Subject: Appeal of denial of my civil rights claim.

To the most honorable city council members.

The city attorneys response to my claim of discrimination has been ignored to the point of gaslighting me.

My claim of discrimination is based on the facts that 20 retirees had to pay for their health care insurance while 11 others did not. This was under the same exact Teamsters 2003-2007 union contract, No language in contract to separate the group.

The city attorney has had ample time to come up with case law that could justify this. Or a good explanation of why this was not discriminatory. His response to me has been to ignore me completely. I was not referenced by name nor my complaint of discrimination in his letter to the council Ways and Means of July 31, 2017 (Subject [REDACTED] Claims). That letter being enclosed and references in the denial of my claim, by the city attorney's letter to me dated May 4th, 2022. Even though [REDACTED] claim is completely different from mine.

His lack of response to my claim, during the last 12 years in itself, should validate my claim of discrimination. I here by, give all city council members my permission to review all my correspondence with the city attorney concerning my claim.

I therefore ask this most honorable City Council to take action on my behalf to uphold my civil rights to be treated the same as the retirees that weren't required to pay for health care, and return \$17,834.24 taken from me.

Thank you.



GRETCHEN WHITMER
GOVERNOR

STATE OF MICHIGAN
DEPARTMENT OF LICENSING AND REGULATORY AFFAIRS
LANSING

ORLENE HAWKS
DIRECTOR

Tuesday, October 04, 2022

Michael Brown, attorney
c/o RYKY, LLC
mbrown@cebhlaw.com

RID # RQ-2209-10378 **Reference/Transaction:** Transfer Ownership 2022 Class C & SDM License With Sunday Sales Permit (PM) And Outdoor Service (1 Area) From Carolay, Inc.; New Entertainment Permit; New Sunday Sales Permit (PM) For The SDM License - Mixed Spirit Drink Located At 2525 E Jolly Rd, Lansing, MI 48910-5760

Please let this letter serve as notice the Michigan Liquor Control Commission has referred your application to our Enforcement Division for investigation of your request.

Applicant/Licensee: RYKY, LLC

Business address and phone number: 2525 E Jolly Rd, Lansing, MI 48910-5760

Home address and phone number of partner(s)/subordinates:
Wendie Essex; 4075 N. Pine Dell Dr., Lansing, MI 48911; C: 517-898-1306

As part of the licensing process, an investigation is required by the Michigan Liquor Control Commission Enforcement Division. The Enforcement investigation will be conducted from the following designated District Office:

Lansing District Office (517) 284-6330

You may contact your designated District Office regarding any appointments or questions on documentation requested by the Investigator. **Failure to provide requested information or to keep scheduled appointments will cause the application to be returned to the Lansing office for cancellation.**

A copy of this notice is also being provided to **Local Governmental Unit** should they wish to submit an opinion on the application or advise of any local non-compliance issues.

Under administrative rule R 436.1105, the Commission shall consider the opinions of the local residents, local legislative body, or local law enforcement agency with regard to the proposed business when determining whether an applicant may be issued a license or permit.

Under administrative rule R 436.1003, the licensee shall comply with all state and local building, plumbing, zoning, sanitation, and health laws, rules, and ordinances as determined by the state and local law enforcements officials who have jurisdiction over the licensee. The licensee must obtain all other required state and local licenses, permits, and approvals before using this license for the sale of alcoholic liquor. Approval of this license by the Michigan Liquor Control Commission does not waive any of these requirements.

MICHIGAN LIQUOR CONTROL COMMISSION
Retail Licensing Division
(866) 813-0011

ZS

cc: Lansing City - city.clerk@lansingmi.gov



GRETCHEN WHITMER
GOVERNOR

STATE OF MICHIGAN
DEPARTMENT OF LICENSING AND REGULATORY AFFAIRS
LANSING

ORLENE HAWKS
DIRECTOR

Thursday, September 22, 2022

Taiwo Adeleye
c/o Padsinab LLC
kayalways@gmail.com

RID # RQ-2208-08666 **Reference/Transaction:** Conditional License; Transfer Ownership Escrowed 2022 Class C & SDM License With Dance-Entertainment Permit And Extended Hours Permit (Dance-Entertainment) From The Corner Pocket LLC; Transfer Location From 727 E. Miller Rd To 221 S. Washington Square, Lansing.

Please let this letter serve as notice the Michigan Liquor Control Commission has referred your application to our Enforcement Division for investigation of your request.

Applicant/Licensee: Padsinab LLC

Business address and phone number: 221 S Washington Sq, Lansing, MI 48933-1807

Home address and phone number of partner(s)/subordinates:
Taiwo Adeleye; 1603 E Kalamazoo St., Lansing, MI 48912; C: 260-246-7692

As part of the licensing process, an investigation is required by the Michigan Liquor Control Commission Enforcement Division. The Enforcement investigation will be conducted from the following designated District Office:

Lansing District Office (517) 284-6330

You may contact your designated District Office regarding any appointments or questions on documentation requested by the Investigator. **Failure to provide requested information or to keep scheduled appointments will cause the application to be returned to the Lansing office for cancellation.**

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MICHIGAN LIQUOR CONTROL COMMISSION
Retail Licensing Division
(866) 813-0011

ZS

cc: The Corner Pocket LLC - bobspdrllc@yahoo.com
Lansing City - city.clerk@lansingmi.gov

9-25-2022

Claim: 301 S Foster Ave, Lansing MI 48912

Parcel No.: 33-01-01-14-328-001

Trash Violation Appeal

My name is Eduardo Mora-Zavala, I am writing this appeal letter in an attempt to settle the unjust trash removal fee that has been charged against me. I purchased the property in early January of this year. It had been abandoned for about a year according to the seller.

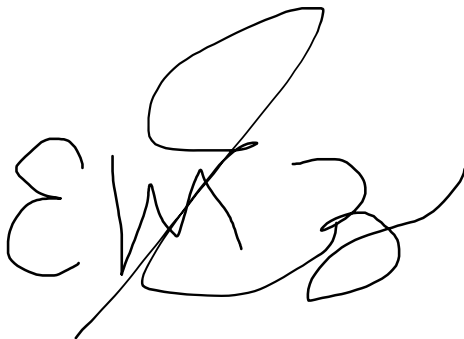
When the closing on the property had been completed, I was told to switch over the services of the property to my name. I contacted the Lansing Board of Water and Light, and Consumers Energy in order to complete this switch. I was told by both providers that my first bill would get sent over by mid-March. By the time April came along I hadn't received any gas, light, nor water bills to the property. This led me to call my providers and ask them what was occurring with my bills. Both Consumers Energy and Lansing Board of Water and Light informed me that they had been sending out my bills through. I somehow wasn't receiving them, so I had to call the U.S. postal service in order to obtain an explanation as to why I wasn't receiving any mail. They stated that the property had been listed as abandoned which led them to not service the property, they fixed the issue on their end and mail began coming in. I discovered a couple letters from the city of Lansing regarding the trash that had been on my property. A warning letter was sent out in early March stating that I had a certain period of time to clean up the trash, the second letter in the pile was the disposal fee. I was caught completely off guard by the claim due to the fact that I had no idea as to what trash they were referring to. It seems unjust that I am being charged for the violation without warning due to a factor I was unable to control.

I visited city hall and was shown pictures taken of the trash that had been collected. The trash violation which was being held against me was trash located behind my garage which is located next

to the alley. The debris consisted of old tires, plastic pallets (used to transport beverages in trailers), a couch, and many more items. None of these items were dumped on the property by me. I do not know where the debris came from, I didn't even know the debris was there. Had I noticed the debris, I would've dumped it given that I had my trailer stored in the garage. During that period of time, I was consistently throwing away debris that was inside of the property. Given that the debris was on my property I could've easily disposed of it, but I didn't even know of its existence until I visited the office. I find it unjust to charge a resident for trash which came from a commercial business and was inappropriately dumped on my property which results in me suffering the consequences of their irresponsible actions.

This is the second appeal I am making. This first appeal led me to a meeting with a committee which determined that they would "Grant," me \$400.00 out of the \$1,413.00. I believe that if a portion of the claim was deducted from the original balance, the committee had reasonable evidence to justify the reduction. I would like for a new committee to further determine the outcome of this claim and reconsider the amount "Granted." The evidence presented had an impact on the original balance, I would appreciate a redetermination. Thank You for your time, have a blessed day.

Signature:

A handwritten signature in black ink, appearing to be 'EVA' followed by a stylized flourish.

I received the enclosure claim #1907 on August 26, 2022. I have 30 days from that date to send a written appeal.



City of Lansing

OFFICE OF THE CITY ATTORNEY

1907

Claims Review Committee Form

(Commonly including: Grass, Trash, Weeds and Board-Up Violations)

NAME: Edwando Mora-Zavala DATE: 4-25-22
 MAILING ADDRESS: 301 S Foster Ave EMAIL: mora-zava@msu.edu
 CITY: Lansing STATE: MI ZIP CODE: 48912
 TELEPHONE: Home (516) 516-8468 Work ()

Please provide the following information on the incident(s) for which you are filing a claim. WE MAY NOT BE ABLE TO PROCESS YOUR CLAIM IF YOU DO NOT PROVIDE ALL OF THE INFORMATION BELOW.

ADDRESS: 301 S Foster Ave PARCEL NO. _____
 DATE OF INCIDENT: 3-29-22 AMOUNT YOU WERE BILLED: \$1413.00
 TOTAL AMOUNT YOU ARE CONTESTING: \$1413.00
 TYPE OF ASSESSMENT: Trash-Admin, Trash-Contractor charge.

Please give a detailed description of the circumstances surrounding the incident, including why you feel the City should not have charged you this fee. You may attach additional pages or documentation to this form as needed.

- I purchased this home during the first days of January, no trash was on the property.
 - Since the purchase date of the home I have been dumping out trash from inside the house. Why would I have not dumped the trash found if I had already been doing that.
 - Before I had purchased the house, it had been listed as abandoned by the US postal service. Due to this, no mailed warnings had arrived to the home. ~~I was having a~~ Bills weren't being mailed to the house either. Contacted Consumers Energy and Lansing Board of Water...

A description of the claims review process is available on our website at: <https://www.lansingmi.gov/349/Claims-Review-Process>

To download the claim form: <https://www.lansingmi.gov/DocumentCenter/View/4639/Claims-Review-Committee-Form?bidId=>

- ..and was told that bills had been sent out for the months of January and February. I had not received those bills due to the mailing issue I had now discovered. ~~Before~~ Contacted the Postal Service regarding the issue and was told that it was their mistake and that my mail would now be arriving to the property.
- The trash simply isn't mine. I didn't dump it into the backyard nor did I see it given its location. There are photographs of the property before it was sold and there isn't any evidence those items were present before nor after the sale was made.
- I was informed that I had received a warning about the debris in the mail prior to getting the ticket/citation, but how was I going to know of it when I wasn't getting my mail.
- Spoke to the officer who gave me the citation. ~~I~~ I explained to him the issues at hand, and provided me with some assurance regarding the desired direction this incident will end up with.
- I was also told that speaking with whoever is making the decision is no longer an option, however I would greatly appreciate it if whoever ~~was~~ looks through these documents takes time out of their day to speak with me regarding the incident. My phone number is (666)-566-8468.
- Eduardo Mora-Zavala at your order.





City of Lansing

OFFICE OF THE CITY ATTORNEY

James D. Smiertka, City Attorney

August 26, 2022

Eduardo Mora-Zavala
301 S. Foster Avenue
Lansing, MI 48912

Re: Claim – 301 S. Foster Ave.

Dear Mr. Mora-Zavala:

Please be advised that with further review of your claim in the amount of \$1,413.00 regarding a trash violation at the above address, and has GRANTED a portion of your claim, in the amount of \$400.00. **Your new balance due is \$1,013.00.**

Enclosed please find a Release for your review and signature. If the decision of the committee meets with your approval, please sign the release in front of a witness and have the witness also sign the form, then return the signed Release to this office. Once our office receives the signed Release with both signatures, we will request the amount be removed from the tax rolls, or a refund issued if the penalty has been paid.

You have the right to appeal the decision of the Claims Review Committee to the Lansing City Council. If you desire to do so, please submit your appeal in writing, within thirty (30) days of the date of this letter, to the Lansing City Clerk, 9th Floor, City Hall, Lansing, MI 48933, for placement on the Council's agenda.

Thank you for your cooperation in this matter. If you should have any questions, please feel free to contact me.

Sincerely,


Venus Kumar
Paralegal

Enclosure
Claim #1907

RELEASE

In consideration for the payment of \$400.00, by the City of Lansing, which will be remitted to me upon receipt by the City of this signed Release. I, **Eduardo Mora-Zavala** (the "undersigned"), for myself, my heirs, executors, administrators, representatives and assigns hereby release and discharge the City of Lansing, its officers, officials, employees, agents, insurers and any other person, firm, or corporation charged or chargeable with any responsibility or liability, from all claims, demands, actions or causes of action regarding the special assessment for a trash violation on property located at 301 S. Foster Ave., Lansing, Michigan.

The undersigned understands and agrees that this payment is the sole consideration for my release and is in full and complete settlement of all claims resulting from any damage. The undersigned warrants that no promise or inducement has been offered or made for my release, except as herein set forth; that this Release is executed without reliance upon any statement or representation by any of the parties released herein, or by their representatives concerning the nature and extent of any damage or injury or the legal liability therefore; and that the undersigned is of legal age and legally competent to execute this Release and accepts the full responsibility therefore.

The undersigned understands that none of the parties released admit liability of any kind and this payment and settlement in compromise is made to terminate further controversy respecting claims for damages that the undersigned has heretofore asserted or that the undersigned or his/her heirs, executors, administrators, representative or assigns might later assert.

In witness whereof, I have hereunto set my hand this _____ day of **SEPTEMBER** 2022.

WITNESS:

CLAIMANT:

EDUARDO MORA-ZAVALA

Claim: 1907

RECEIVED MAY 16 2022

DATE: 5/16/2022

1907

PPN: 33-01-01-14-328-001
DATE SUBMITTED: April 25, 2022
ADDRESS OF VIOLATION: 301 S. Foster Ave.
LISTED TAXPAYER OF RECORD: Zavala, Margarito & Eduardo M
OTHER TAXPAYER OF RECORD:

CLAIMANT: Mora-Zavala, Eduardo
CLAIMANT'S ADDRESS: 301 S. Foster Ave
Lansing, MI 48912

TYPE OF ACTIONS CONTESTED: Trash Removal

VIOLATION DATE: 3/09/2022

NOTIFICATION DATE: 3/09/2022

2ND NOTICE ASSESSMENT DATE:

S \$1,413.00

CONTRACTOR NAME - INVOICE NO. - DATE: Crutcher 22-T092 3/21/2022

AMOUNT OF CLAIM: \$1,413.00

ADDITIONAL ACTIONS CONTESTED:

VIOLATION DATE:

NOTIFICATION DATE:

2ND NOTICE ASSESSMENT DATE:

AMOUNT OF ASSESSMENT:

CONTRACTOR NAME - INVOICE NO. - DATE:

AMOUNT OF CLAIM:

MEMO DATE - INVOICE NO.:

HISTORY: Trash
Violation
3/09/2022

CITATIONS IN PREVIOUS YEAR:

CLAIMANT'S CIRCUMSTANCES: See Attached

CODE OFFICER'S NOTES: This property was cited for a trash violation on 3/09/2022 with a compliance due date of 3/16/2022. The pictures taken when the property was initially written on 3/09/2022, rechecked by the officer on 3/17/2022 and when the contractor arrived on 3/21/2022 is the same debris from 3/09/2022, it does not appear that an active trash removal was being conducted. This office recommends denial of the claim.

RECEIVED APR 25 2022



City of Lansing

OFFICE OF THE CITY ATTORNEY

1907

Claims Review Committee Form

(Commonly including: Grass, Trash, Weeds and Board-Up Violations)

NAME: Edwando Mora-Zawala DATE: 4-25-22
MAILING ADDRESS: 301 S Foster Ave EMAIL: mora.zawala@msu.edu
CITY: Lansing STATE: MI ZIP CODE: 48912
TELEPHONE: Home (517) 516-8468 Work ()

Please provide the following information on the incident(s) for which you are filing a claim. WE MAY NOT BE ABLE TO PROCESS YOUR CLAIM IF YOU DO NOT PROVIDE ALL OF THE INFORMATION BELOW.

ADDRESS: 301 S Foster Ave PARCEL NO. _____
DATE OF INCIDENT: 3-29-22 AMOUNT YOU WERE BILLED: \$1413.00
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- Since the purchase date of the home I have been dumping out trash from inside the house, why would I have not dumped the trash found if I had already been doing that.
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To download the claim form: <https://www.lansingmi.gov/DocumentCenter/View/4639/Claims-Review-Committee-Form?bidId=>

..and was told that bills had been sent out for the months of January and February. I had not recieved those bills due to the mailing issue I had now discovered. ~~Postman~~. Contacted the Postal Service regarding the issue and was told that it was their mistake and that my mail would now be arriving to the property.

-The trash simply isn't mine. I didn't dump it into the backyard nor did I see it given its location. There are photographs of the property before it was sold and there isn't any evidence those items were present before nor after the sale was made.

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-Spoke to the officer who gave me the citation. ~~He~~ I explained to him the issues at hand, and provided me with some assurance regarding the desired direction this incident will end up with.

-I was also told that speaking with whoever is making the decision is no longer an option, however I would greatly appreciate it if whoever ~~was~~ looks through these documents takes time out of their day to speak with me regarding the incident. My phone number is (666)-566-8468.

-Eduardo Mora-Zavala at your order.



Photos

Save Image

Share

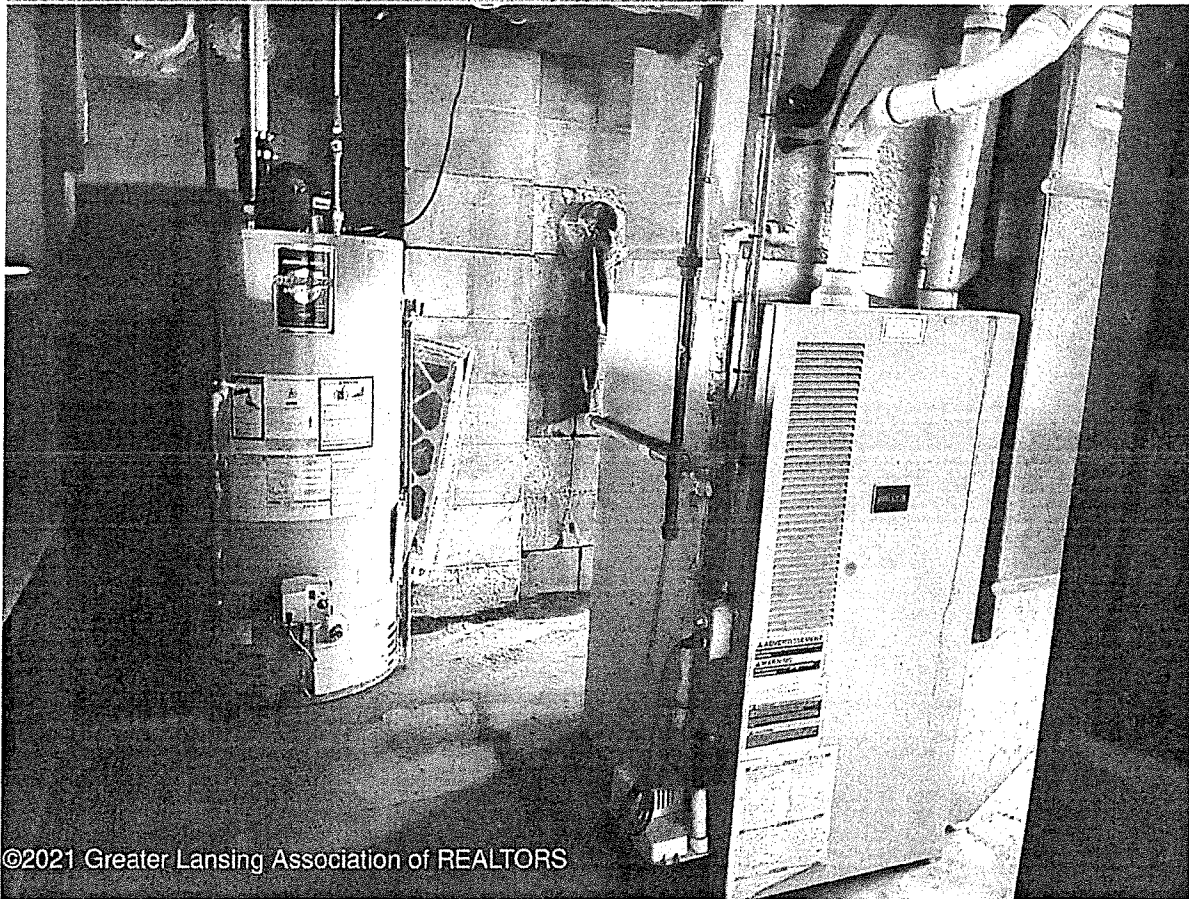
9 of 19

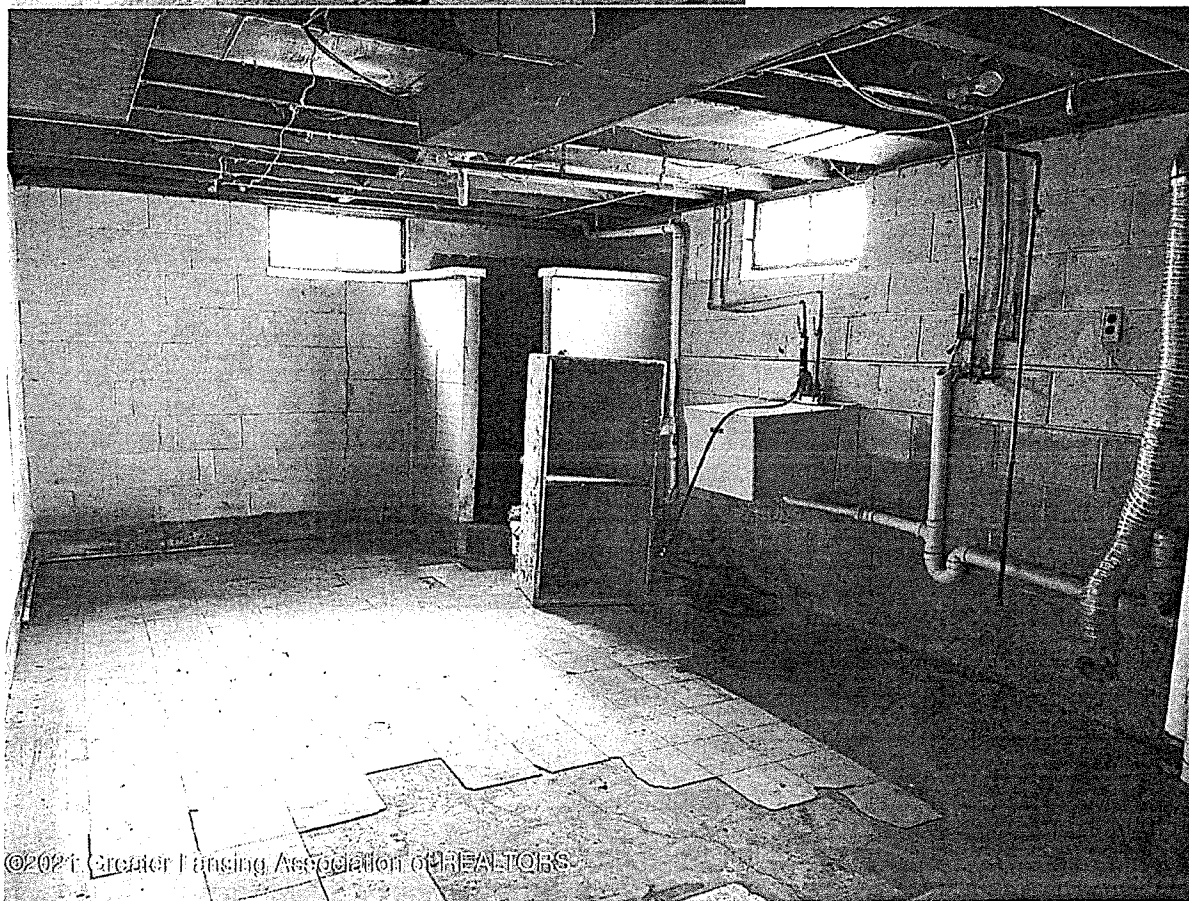
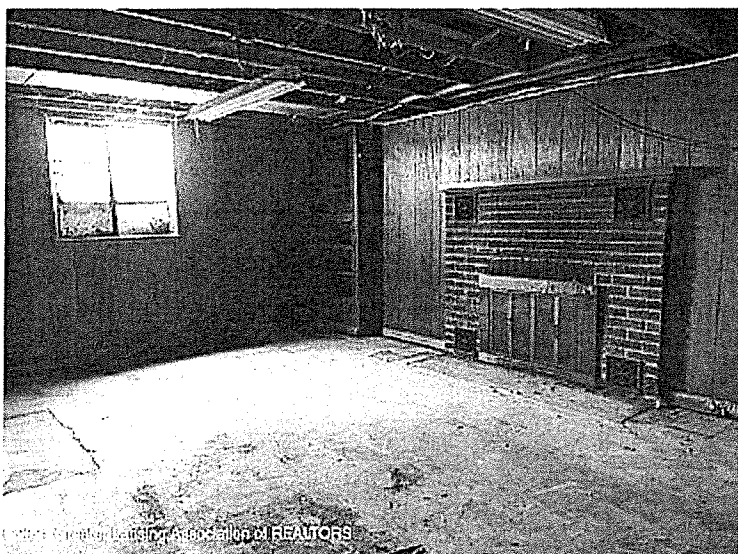


©2021 Greater Lansing Association of REALTORS

301 S Foster Ave, Lansing, MI 48912 (Square Feet)











Andy Schor, Mayor

Economic Development & Planning Code Enforcement Office

316 N. Capitol, Ste C-1, Lansing, MI 48933-1238
(517) 483-4361 FAX (517) 377-0100

TRASH AND DEBRIS CORRECTION NOTICE

Occupant
301 S FOSTER AVE
LANSING, MI 48912

Violation Date: 03/09/2022
Violation Location: 301 S FOSTER AVE
Parcel No: 33-01-01-14-328-001
Compliance Due Date: March 16, 2022

You are hereby notified that this Office has found a violation of the City of Lansing Housing Code Section 302 EXTERIOR PROPERTY at the above referenced location.

Violation: Paper/Glass/Plastic/Metal/Cardboard debris

INSPECTOR COMMENTS: Please properly dispose of trash/debris/tires/deteriorated furniture near alley and anywhere else on the property.

Violation: Garbage

Violation: Trash found in bags/boxes/barrels

Violation: Deteriorated furniture

Violation: Junk tire debris

Failure to correct this violation by the Compliance Due Date shall cause this office to immediately hire a contractor to complete the cleanup. **Please be advised that moving the items to another area on the property does not bring the violation into compliance. If any other additional trash and/or debris (as defined in Section 302) is found on the premises by the contractor it will also be removed without additional notice.** The contractor's expenses plus a \$265.00 administrative services fee will be billed to you. If this bill is not paid within 30 days of the billing date, the amount will be assessed as a lien against your property. **Please be advised that, in an effort to discourage repeat offenses of this nature, the City will assess graduated fees from \$75.00 to \$300.00 for each time there is an additional premise violation at the violation address above during this calendar year.** If you have any questions or concerns about complying within the time indicated, you may contact me Monday through Friday between the hours of 8-9 AM or 12-1 PM for any questions or extensions.

Pursuant to Section 107.2 of the IPMC, you have the right to appeal this notice of violation. In accordance with Section 106.3 any action taken by the City on such premises shall be charged against the real estate upon which the structure is located and shall be a lien upon such real estate.

Code Officer: Bryce Dawsey (517) 483 4639 Bryce.Dawsey@lansingmi.gov



Andy Schor, Mayor

Economic Development & Planning Code Enforcement Office

316 N. Capitol, Ste C-1, Lansing, MI 48933-1238
(517) 483-4361 FAX (517) 377-0100

Trash Authorization Form

Submitted to: Eric Crutcher on 03/17/2022

TAXPAYER: ZAVALA MARGARITO & EDUARDO M, 301 S FOSTER AVE LANSING, MI 48912

Location of Work:

Enf Num: E22-01581

Address: 301 S FOSTER AVE

Lot No:

Description:

Parcel No: 33-01-01-14-328-001

Remove Trash and Debris

Work Authorized:

Violation: Paper/Glass/Plastic/Metal/Cardboard debris

INSPECTOR COMMENTS: Please properly dispose of trash/debris/tires/deteriorated furniture near alley and anywhere else on the property.

Violation: Garbage

Violation: Trash found in bags/boxes/barrels

Violation: Deteriorated furniture

Violation: Junk tire debris

PLUS ANY OTHER INCIDENTAL TRASH / DEBRIS ON THE PROPERTY

Authorized Time required to complete work: 1

Authorized Cubic Yards: 7

Warning Comment:

trash/debris leaning on garage near alley area.

This action is authorized by the Manager of Code Compliance



Nuisance Fees
 City of Lansing Treasurers Office
 124 W Michigan Ave 1st Floor
 Lansing, MI 48933
 Ph: (517) 483-4361 Fx: (517) 377-0169

Nuisance Fee Billing Statement

Date Created: 03/29/2022
 Due Date: 04/28/2022
 Pay Invoice In Full



ZAVALA MARGARITO & EDUARDO M
 301 S FOSTER AVE
 LANSING MI 48912

Inv Number: 00195992
 Parcel: 33-01-01-14-328-001
 Address: 301 S FOSTER AVE

Parcel: 33-01-01-14-328-001

Bill Detail

Invoice Number	Date of Service	Enforcement Num	Address	Amount Due	
00195992		E22-01581	301 S FOSTER AVE	\$1,413.00	
		Fee Details:	Quantity	Description	Balance
			1.000	Trash - Admin Fee	\$ 265.00
			1148.000	Trash - Contractor Charge	\$ 1,148.00
Total Amount Due				\$ 1,413.00	

Questions regarding this invoice: Contact **CODE ENFORCEMENT** at 517.483.4361

Payment Information:

- Make checks payable to: City of Lansing
- Mail payments or pay in person at:
 City of Lansing Treasurers Office
 124 W Michigan Ave 1st Fl
 Lansing MI 48933
- In order to assure proper credit, please send the top portion of this bill along with your payment.
- Payment in full is due within 30 days from the billing date
- Any unpaid balance remains as a lien against this property and will be added to the next property tax bill.

Appeals Process:

If you intend to appeal this nuisance fee and it is attached to your tax bill, you or your agent must file a written protest with the Claims Review Committee within 30 days after the nuisance fee is placed on the July or December Tax Roll. Claims forms are available in the City Attorney's Office and the City of Lansing's web address: www.lansingmi.gov. Return completed claim to: Lansing City Attorney's Office, 124 West Michigan Ave 5th Fl, Lansing, MI 48933

Other Information:

- July property taxes are due and payable on or before August 31st. December property taxes are due and payable on or before February 14th.
- For Red Tag Monitoring Fees Only – invoices not paid within 30 days are subject to a 5% penalty which will be applied on the 31st day.

By Authority of the Lansing City Council - Ordinance Numbers 655, 676, 1060.08 and 1460.04

Payments may be made online or in person Monday thru Friday 8:00 a.m. - 4:30 p.m., at the above address or by mail

Eric's Refuse LLC
P.O. Box 16035
Lansing, MI 48901 US
ericsrefuse@hotmail.com

INVOICE

BILL TO

Economic Development &
Planning Code
Enforcement Office
316 N Capitol, Ste. C-1
Lansing, MI 48933-1238

INVOICE # 5013

DATE 03/27/2022

PROPERTY ADDRESS

301 s foster q

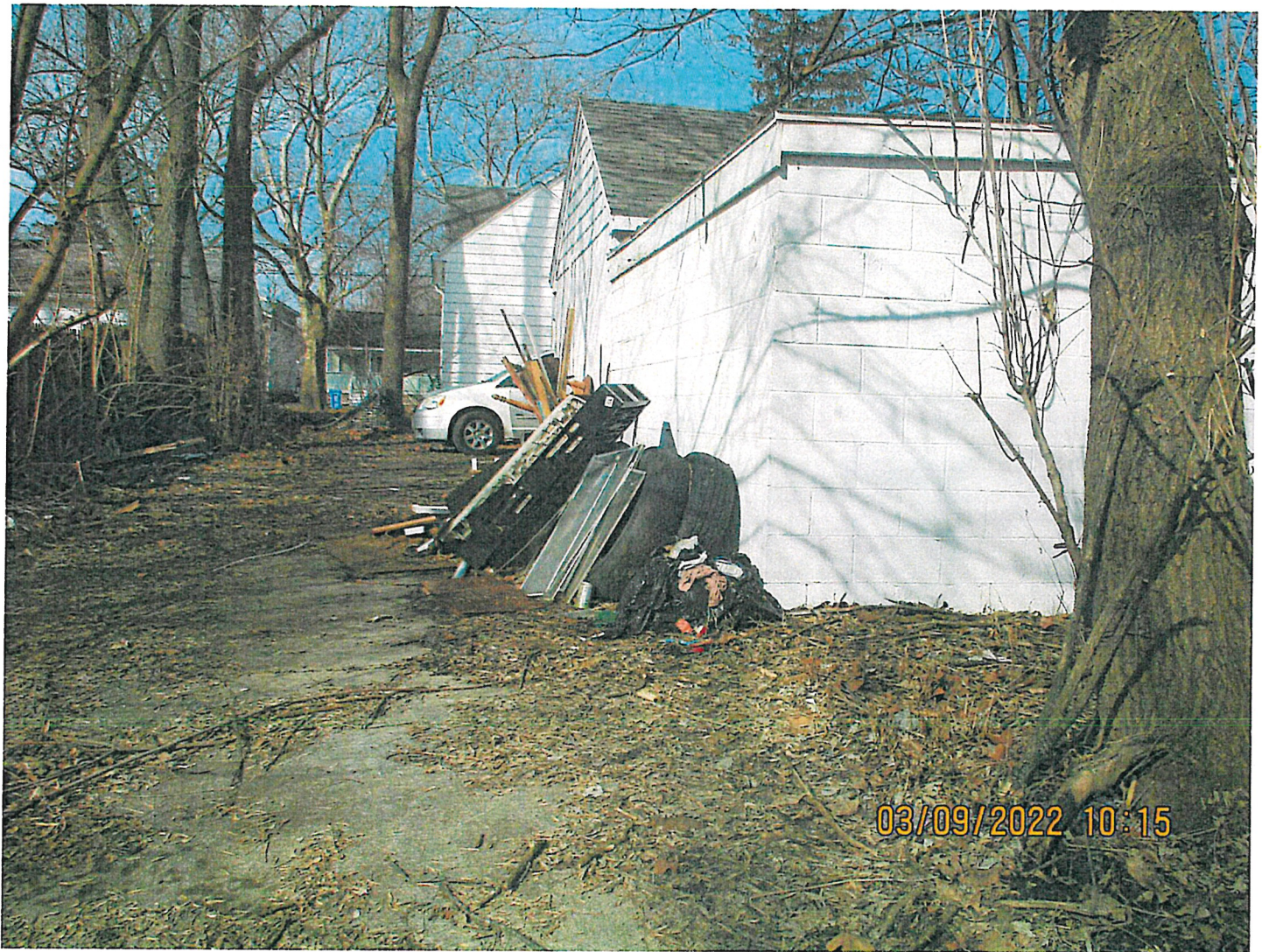
PARCEL NUMBER

33-01-01-14-328-001

DESCRIPTION	QTY	RATE	AMOUNT
city:1hour 3 yards	1	225.00	225.00
first hour and 3 cubic yards			
city:add hours	2	200.00	400.00
any hours after 1			
city:add cy	2	34.00	68.00
any after 3			
city:class 2	7	40.00	280.00
construction material after 3			
city:tire	7	25.00	175.00
tire removal			
3/21/22			
12 yards			
bryce dawsey			

BALANCE DUE

\$1,148.00









Three 10:00

301

21/03/2022 14:53





21/03/2022 14:56



21/03/2022 14:56



21/03/2022 14:57





Office of The City attorney
124 W Michigan Ave
Lansing. MI 48933

RECEIVED SEP 27 2022

September 27, 2022

Re. Claim 4630 Chrushansen Rd. Lansing

As first Time home buyer in the area purpose
to improve neighborhood by rebuilding brighter
property \$150 TAG. dont make. cause. because.
The house been TAG before I buy The house
I Really want to. reconsider. The. Amount
I have so much expense to remodel. The
house. I need \$50,000 to finished the house
with I dont know when am going to
have it done. please,

Best regards

Mr Abdoulaye Ndiaye
2818 LEE BLVD
LANSING MI
48912



City of Lansing

OFFICE OF THE CITY ATTORNEY

James D. Smiertka, City Attorney

August 30, 2022

Abdoulaye Ndiaye
2818 Lee Boulevard
Lansing, MI 48912

Re: Claim – 4630 Christiansen Rd.

Dear Mr. Ndiaye:

Please be advised that the Claims Review Committee reviewed the claim you submitted in the amount of \$150.00 for a tag monitoring fee for property located at 4630 Christiansen Rd., Lansing, Michigan, and denied the claims you filed with the City of Lansing.

You do have the right to appeal the decision of the Claims Review Committee to the Lansing City Council. If you desire to do so, please submit your appeal in writing, within thirty (30) days of the date of this letter, to the Lansing City Clerk, 9th Floor, City Hall, Lansing, MI 48933, for placement on the Council's agenda.

If you have any questions concerning this matter, please contact this office.

Sincerely,

Venus Kumar

Venus Kumar
Paralegal

Claim: 1909

DATE: 5/11/2022

1909

PPN: 33-01-01-32-353-521
 DATE SUBMITTED: 5/09/2022
 ADDRESS OF VIOLATION: 4630 Christiansen Road
 LISTED TAXPAYER OF RECORD: Ndiaye, Abdoulaye
 OTHER TAXPAYER OF RECORD:
 CLAIMANT: Ndiaye, Abdoulaye
 CLAIMANT'S ADDRESS: 2818 Lee Boulevard
 Lansing, MI 48912
 TYPE OF ACTIONS CONTESTED: Tag Monitoring Fee
 VIOLATION DATE: Month of March
 NOTIFICATION DATE: 4/04/2022
 2ND NOTICE ASSESSMENT DATE:
 AMOUNT OF ASSESSMENT: \$150.00 + \$7.50 late fee
 CONTRACTOR NAME - INVOICE NO. - DATE: City of Lansing Code
 Enforcement
 AMOUNT OF CLAIM: \$150.00

ADDITIONAL ACTIONS CONTESTED:
 VIOLATION DATE:
 NOTIFICATION DATE:
 2ND NOTICE ASSESSMENT DATE:
 AMOUNT OF ASSESSMENT:
 CONTRACTOR NAME - INVOICE NO. - DATE:
 AMOUNT OF CLAIM:
 MEMO DATE - INVOICE NO.:

HISTORY: Red Tagged 9/07/2017 to present Trash Removal 3/16/2022

CITATIONS IN PREVIOUS YEAR:

CLAIMANT'S CIRCUMSTANCES: See Attached

CODE OFFICER'S NOTES: This property was purchased at the Ingham County tax sale (not City of Lansing) 10/19/2021. The owner was advised of the Red Tag prior to purchasing the property, Ingham County Treasury notifies all potential buyers of the Red Tag and provides them with the list of repairs. Potential owners are encouraged to contact the Code Enforcement Officer regarding the repairs and billings. The owner was placed on a bill status in March of this year due no permit activity, and it was noted in February that work was being done without benefit of permit. The owner did apply for a roofing permit 4/22/2022 however to date has had no inspections. This office recommends denial of the claim.



City of Lansing

OFFICE OF THE CITY ATTORNEY

1909

Claims Review Committee Form

(Commonly including: Grass, Trash, Weeds and Board-Up Violations)

NAME: ABDOULAYE NOIAYE DATE: 05/08/2020
 MAILING ADDRESS: 2818 LEE BLVD EMAIL: 62N062@SbcGlobal.net
 CITY: LANSING, MI 48912 STATE: MI ZIP CODE: 48912
 TELEPHONE: Home () 517 881 6979 Work () _____

Please provide the following information on the incident(s) for which you are filing a claim. WE MAY NOT BE ABLE TO PROCESS YOUR CLAIM IF YOU DO NOT PROVIDE ALL OF THE INFORMATION BELOW.

ADDRESS: 4630, CHRISTIANSEN RD PARCEL NO. _____
 DATE OF INCIDENT: 03/16/2022 AMOUNT YOU WERE BILLED: \$150
 TOTAL AMOUNT YOU ARE CONTESTING: \$150
 TYPE OF ASSESSMENT: _____

Please give a detailed description of the circumstances surrounding the incident, including why you feel the City should not have charged you this fee. You may attach additional pages or documentation to this form as needed.

This code enforcement said to me they been
TAG. 4630 Christian Road before I bought
the house. I bought the house since October
am working on the house change roof,
cleaning I should have time to fix the
house I get it from the city auction
I need the code enforcement STOP TAG me and
let me finish the house work

A description of the claims review process is available on our website at: <https://www.lansingmi.gov/349/Claims-Review-Process>

To download the claim form: <https://www.lansingmi.gov/DocumentCenter/View/4639/Claims-Review-Committee-Form?bidId=>



Lansing Fire Department
Fire Marshal's Office
Code Enforcement Section
316 N. Capitol, Ste C-1, Lansing, MI 48933-1238
(517) 483-4361 FAX (517) 377-0100

Notice Printed: 09/07/2017

Unsafe and Dangerous Correction Notice

Inspection Type: Safety
Inspection Date: 09/07/2017
Compliance Due Date: 10/07/2017

ALAN INVESTMENTS III LLC
16 BERRYHILL RD STE 200
COLUMBIA, SC 29210

Warning: *Failure to comply with the requirements of this notice may result in the issuance of a Municipal Civil Infraction Violation Ticket. (Fines: \$500 per day for each violation)*

Violation Location:	4630 CHRISTIANSEN RD
Parcel No:	33-01-01-32-353-521

The above referenced address was found to have certain violations of the Lansing Housing and Premises Code, Chapter 108 of the Code of Ordinances. **The violations are listed below and must be corrected by the compliance due date.**

06 September 2017: This dwelling unit was found to be open & accessible via the rear door. A partial inspection of the dwelling was conducted by Code Officer M Johnson & Code Officer G Scrimger. The rear door was secured after the dwelling was cleared & inspected. All housing code violations are to be corrected, trades work permitted/inspected & a re-inspection conducted by our office before occupancy can occur. The following housing code violations were noted:

AREA: Exterior

Section 304.6 Damaged/missing siding at the exterior of the dwelling.

Section 304.13 Damaged windows.

Section 304.13.1 Window glass is broken and/or missing.

Section 304.15 Deteriorated wood at/under the front door.

Sec 304.15 Damaged/boarded rear door.

Sec 603.1 Deteriorated mechanical vent at the roof.

Sec 304.7 Deteriorated roof covering on the dwelling - front & rear rolled roofing.

Sec 605.3 Deteriorated light fixture at the front of the dwelling.

AREA: First Floor

Sec 603.1 Furnace: Due to age and or condition, have a qualified mechanical contractor that is registered with the City of Lansing, visually inspect and

perform a recognized test of the furnace heat exchanger for CO/CO2 leaks. Inspect the heat exchanger for cracks, openings, excessive rust and corrosion. Inspect furnace casing, check for proper venting and check chimney for restrictions and obstructions. Submit a written report by contractor detailing the results and repairs completed per code.

Sec 704.2 Lack of a minimum 5 year battery operated smoke detector at the first floor.

Sec 108.1.3 Electrical service is off. Inoperable light fixtures, switches and outlets.

Sec 605.3 Light fixtures missing - inadequate.

Sec 305.3 Deteriorated kitchen countertop.

SEC 305 Soiled floor covering throughout the dwelling.

SEC 305.3 Deteriorated non-absorbant floor covering in the bathroom, kitchen & laundry room.

SEC 305.1 Mildew/mold in the bathroom.

SEC 305.3 Deteriorated caulk at the shower area.

Sec 108.1.3 Lack of required utilities to the dwelling. The gas / electric / water service is turned off. The dwelling lacks sanitary / heating facilities.

SEC 305.3 Uncleanliness - Decay of surfaces within a dwelling that is likely to cause sickness or disease and render air, food or drink unwholesome or detrimental to the health of humans. All floors, walls, ceilings windows, doors, cabinets, countertops, plumbing fixtures and appliances must be cleaned and maintained in a sanitary condition.

Sec 305.2 Deteriorated floor framing in the bathroom. Correction will require a building permit, a licensed building contractor to conduct the work, & final inspection/approval from the City of Lansing Building Safety Office.

Sec 108.1 Floor system: Have a licensed building contractor to conduct an inspection of the floor framing for proper installation & safety. Submit a report to our office. Repairs may require a building permit, a licensed building contractor to conduct the work, & final inspection/approval from the City of Lansing Building Safety Office.

Sec 504.1 Plumbing system has been altered throughout the dwelling without the benefit of a plumbing permit, a licensed plumbing contractor to conduct the work, & final inspection/approval from the City of Lansing Building Safety Office.

Sec 504.1 Water heater is missing. Installation will require permit, licensed contractor & inspection/approval.

AREA: Second Floor

Sec 704.2 Lack of a minimum 5 year battery operated smoke detector in the hallway & bedrooms.

Sec 108.1 Damaged drywall throughout the second floor. Correction will require a building permit, a licensed building contractor to conduct the work, & final inspection/approval from the City of Lansing Building Safety Office.

Sec 305.3 Soiled floor covering.

SEC 305.3 Uncleanliness - Decay of surfaces within a dwelling that is likely to cause sickness or disease and render air, food or drink unwholesome or detrimental to the health of humans. All floors, walls, ceilings windows, doors, cabinets, countertops, plumbing fixtures and appliances must be cleaned and maintained in a sanitary condition.

This dwelling has been declared an UNSAFE STRUCTURE as defined in section 108 of the Lansing Housing and Premises Code. Signs have been posted at each entrance that read - DO NOT ENTER, UNSAFE TO OCCUPY. It is a misdemeanor to occupy this building, or to remove or deface this notice. Said dwelling shall remain vacant until this office has conducted a complete inspection and approved all corrections.

Failure to comply by the compliance due date may result in the issuance of a Municipal Civil Infraction. Violation with **Fines: \$500 per day for each violation.**

Pursuant to Section 107.2 of the IPMC, you have the right to appeal this notice of violation. In accordance with Section 106.3 any action taken by the City on such premises shall be charged against the real estate upon which the structure is located and shall be a lien upon such real estate.

If you have any questions or concerns about complying within the time indicated, you may contact at (517) 483 7620 Monday through Friday between the hours of 8-9 - AM or 12-1 - PM.

Officer: Greg Scrimger greg.scrimger@lansingmi.gov

This does not guarantee discovery or reporting of all code violations or property defects, manifest or latent, which exist at the property inspected. The City of Lansing, its officers and employees, shall not be liable for any injury or damage, including incidental or consequential damages, claimed to be a result of any failure to discover or report code violations or property defects.

As specified by section 107- Notices and Orders - a copy of this violation was sent to:

Taxpayer of Record: ALAN INVESTMENTS III LLC, 16 BERRYHILL RD STE 200, COLUMBIA, SC 29210



Nuisance Fees
 City of Lansing Treasurers Office
 124 W Michigan Ave 1st Floor
 Lansing, MI 48933
 Ph: (517) 483-4361 Fx: (517) 377-0169

Nuisance Fee Billing Statement

Date Created: 04/04/2022
 Due Date: 05/04/2022
 Pay Invoice In Full



NDIAYE ABDOULAYE
 2818 LEE BLVD
 LANSING MI 48912

Inv Number: 00196403
 Parcel: 33-01-01-32-353-521
 Address: 4630 CHRISTIANSEN R

Parcel: 33-01-01-32-353-521

Bill Detail

Invoice Number	Date of Service	Enforcement Num	Address	Amount Due
00196403	03/16/22	E17-09515	4630 CHRISTIANSEN RD	\$157.50
Fee Details:				Balance
	Quantity	Description		
	1.000	Tag Monitoring Fee - Res		\$ 150.00
	1.000	Penalty Fee - 30 Days Overdue		\$ 7.50
Total Amount Due				\$ 157.50

Questions regarding this invoice: Contact **CODE ENFORCEMENT** at 517.483.4361

Payment Information:

- Make checks payable to: City of Lansing
- Mail payments or pay in person at:
 City of Lansing Treasurers Office
 124 W Michigan Ave 1st Fl
 Lansing MI 48933
- In order to assure proper credit, please send the top portion of this bill along with your payment.
- Payment in full is due within 30 days from the billing date
- Any unpaid balance remains as a lien against this property and will be added to the next property tax bill.

Appeals Process:

If you intend to appeal this nuisance fee and it is attached to your tax bill, you or your agent must file a written protest with the Claims Review Committee within 30 days after the nuisance fee is placed on the July or December Tax Roll. Claims forms are available in the City Attorney's Office and the City of Lansing's web address: www.lansingmi.gov. Return completed claim to: Lansing City Attorney's Office, 124 West Michigan Ave 5th Fl, Lansing, MI 48933

Other Information:

- July property taxes are due and payable on or before August 31st. December property taxes are due and payable on or before February 14th.
- For Red Tag Monitoring Fees Only – invoices not paid within 30 days are subject to a 5% penalty which will be applied on the 31st day.

By Authority of the Lansing City Council - Ordinance Numbers 655, 676, 1060.08 and 1460.04

Payments may be made online or in person Monday thru Friday 8:00 a.m. - 4:30 p.m., at the above address or by mail

RECEIVED SEP 28 2022

Dear Claim review committee.

claim for 218 S. Mayford

this is Mr and Mrs Boonyasith.

We would like to appeal the ^{\$}150.00 monitor
Red tag fee

Thank you for your consideration

Mr/Mrs Boonyasith.

Sept-25-22



City of Lansing

OFFICE OF THE CITY ATTORNEY

James D. Smiertka, City Attorney

September 6, 2022

Sharon and Surin Bonnysaith
239 Mifflin Avenue
Lansing, MI 48912

Re: Claim – 218 S. Hayford

Dear Mr. and Mrs. Bonnysaith:

Please be advised that the Claims Review Committee reviewed the claim you submitted in the amount of \$150.00 for a Red Tag Monitoring violation for property located at 218 S. Hayford, Lansing, Michigan, and denied the claims you filed with the City of Lansing.

You do have the right to appeal the decision of the Claims Review Committee to the Lansing City Council. If you desire to do so, please submit your appeal in writing, within thirty (30) days of the date of this letter, to the Lansing City Clerk, 9th Floor, City Hall, Lansing, MI 48933, for placement on the Council's agenda.

If you have any questions concerning this matter, please contact this office.

Sincerely,

Venus Kumar

Venus Kumar
Paralegal

Claim: 1875

RECEIVED FEB 07 2022

DATE: 1/28/2022

1875

PPN: 33-01-01-14-304-251
DATE SUBMITTED: 10/01/2021
ADDRESS OF VIOLATION: 218 S. Hayford
LISTED TAXPAYER OF RECORD: Bonnysaith, Sharon & Surin
OTHER TAXPAYER OF RECORD:

CLAIMANT: Bonnysaith, Sharon & Surin
CLAIMANT'S ADDRESS: 239 Mifflin Ave
Lansing, MI 48912

TYPE OF ACTIONS CONTESTED: Red Tag Monitoring fee
VIOLATION DATE: 10/25/2011
NOTIFICATION DATE: 9/19/2018
2ND NOTICE ASSESSMENT DATE:
AMOUNT OF ASSESSMENT: \$150.00
CONTRACTOR NAME - INVOICE NO. - DATE: City of Lansing 00183470
9/01/2021
AMOUNT OF CLAIM: \$150.00

ADDITIONAL ACTIONS CONTESTED:
VIOLATION DATE:
NOTIFICATION DATE:
2ND NOTICE ASSESSMENT DATE:
AMOUNT OF ASSESSMENT:
CONTRACTOR NAME - INVOICE NO. - DATE:
AMOUNT OF CLAIM:
MEMO DATE - INVOICE NO.:

HISTORY:	Red Tagged 10/25/2011	Trash Violation 6/28/2021	Failure to Register 10/01/2021	Front Yard Parking 12/20/2021
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CITATIONS IN PREVIOUS YEAR:

CLAIMANT'S CIRCUMSTANCES: See Attached

CODE OFFICER'S NOTES: This property was Red Tagged as someone was residing in the home without the required utilities. The property was foreclosed on by Ingham County Treasury Department for back taxes. The claimants purchased the home at auction 9/19/2018. The county always discloses the status of properties as they provide the Code Enforcement Department with a list of properties that were foreclosed on, and Code Enforcement will respond with all fines and fees and notifies them of Red Tagged properties. The owners first spoke with Officer Castillo regarding the monitoring fees 12/05/2018 they were placed on a no bill status and were to turn the utilities and have a complete inspection conducted. The inspection never took place. The officer noticed activity at the residence, and it appear that it might be occupied so therefore property was then placed back on a bill status. The officer has now untagged the property and the claimants applied for their homestead with the Assessor's Office on 11/14/2021. This office recommends denial of the claim.



City of Lansing

OFFICE OF THE CITY ATTORNEY

1875

Claims Review Committee Form

(Commonly including: Grass, Trash, Weeds and Board-Up Violations)

NAME: Surin/Sharon Bourgeois DATE: 10-01-21
 MAILING ADDRESS: 239 Miffin Ave EMAIL: -
 CITY: Lansing STATE: Mi ZIP CODE: 48912
 TELEPHONE: Home () 517-885-8195 Work () -

Please provide the following information on the incident(s) for which you are filing a claim. WE MAY NOT BE ABLE TO PROCESS YOUR CLAIM IF YOU DO NOT PROVIDE ALL OF THE INFORMATION BELOW.

ADDRESS: 218 S. Hayford PARCEL NO. 33 01 01 14 304 251
 DATE OF INCIDENT: - AMOUNT YOU WERE BILLED: \$150.00 ~~251~~
 TOTAL AMOUNT YOU ARE CONTESTING: 150.00
 TYPE OF ASSESMENT: 150.00

Please give a detailed description of the circumstances surrounding the incident, including why you feel the City should not have charged you this fee. You may attach additional pages or documentation to this form as needed.

We bought 218 S. Hayford about 2⁺ years ago
we didn't know that it was red tagged and
that red tagged was to be transfer to us.
we would like the review committee to help
waive this red tagged for us.
we are senior, front line worker and the veteran
this couple years we been extremely difficult
for us

Thank you so much

Surin/Sharon Bourgeois

A description of the claims review process is available on our website at: <https://www.lansingmi.gov/349/Claims-Review-Process>

To download the claim form: <https://www.lansingmi.gov/DocumentCenter/View/4639/Claims-Review-Committee-Form?bidId=>



RECEIVED OCT 01 2021

CITY OF LANSING

316 N. CAPITOL SUITE C2

Lansing, MI 48933

Ph: (517) 483-4361

Fax: (517) 377-0100

Bill To:

BONNYASITH SHARON & SURIN

239 S MIFFLIN AVE

LANSING, MI 48912

DUE DATE: 10/01/2021

INVOICE

09/02/2021

TOTAL AMOUNT DUE

\$ 150.00



Invoice Number	Record No.	Address	Amount Due
00183470	E11-0962	218 S HAYFORD AVE	\$150.00
09/01/2021			
Tag Monitoring Fee - Res			

TOTAL DUE:

\$150.00

Questions regarding this invoice: Contact **CODE COMPLIANCE** at 517.483.4361

Payment Information:

- Make checks payable to: City of Lansing
- Mail payments or pay in person at:
City of Lansing Treasurers Office
124 W Michigan Ave 1st Fl
Lansing MI 48933
- In order to assure proper credit, please send the top portion of this bill along with your payment.
- Payment in full is due within 30 days from the billing date
- Any unpaid balance remains as a lien against this property and will be added to the next property tax bill.

Appeals Process:

If you intend to appeal this nuisance fee, you or your agent must file a written protest with the Claims Review Committee within 30 days after the nuisance fee is placed on the July or December Tax Roll. Claims forms are available in the City Attorney's Office and the City of Lansing's web address: www.lansingmi.gov. Return completed claim to: Lansing City Attorney's Office, 124 West Michigan Ave 5th Fl, Lansing, MI 48933

Other Information:

- July property taxes are due and payable on or before August 31st. December property taxes are due and payable on or before February 14th.
- For Red Tag Monitoring Fees Only – invoices not paid within 30 days are subject to a 5% penalty which will be applied on the 31st day.

By Authority of the Lansing City Council - Ordinance Numbers 655, 676, 1060.08 and 1460.04

Payments may be made online or in person Monday thru Thursday 8:00 a.m. - 4:30 p.m., at the above address or by mail



Economic Development & Planning Code Enforcement Office

316 N. Capitol Ave Lansing, MI 48933-1238
(517) 483-4361 FAX (517) 377-0100

Notice Printed: 07/26/2021

Failure to Register Notice

POTTER GARY L & DIANNE L
2990 DOBIE RD
MASON, MI 48854

Inspection Type: Safety
Violation Date: 07/26/2021
Compliance Due Date: 08/26/2021

Warning: Failure to comply with the requirements of this notice may result in the issuance of a Municipal Civil Infraction Violation Ticket. (Fines: \$500 per day for each violation)

Violation Location: 2823 HOLLYWOOD ST
Parcel No: 33-01-01-05-402-201

The above referenced address was found to have certain violations of the Lansing Housing and Premises Code, Chapter 1460 of the Code of Ordinances. The violations are listed below and must be corrected by the compliance due date.

1460.44 (f) Please register this rental property and any others in the City of Lansing.

On July 1, 1987 the Mayor and City Council amended the Lansing Housing and Premises Code, Chapter 1460.44 to include the registration and inspection of all rental dwellings. As of this date, this office has not received the completed registration form and fee for the above referenced property. We ask that you register all of your rental dwellings by no later than the compliance due date.

Failure to comply or notify this office of the status of this property by the compliance due date will result in the property being posted to vacate in 30 days, or the issuance of a Municipal Civil Infraction Violation with Fines: \$500 per day for each violation.

Pursuant to Section 107.2 of the IPMC, you have the right to appeal this notice of violation. In accordance with Section 106.3 any action taken by the City on such premises shall be charged against the real estate upon which the structure is located and shall be a lien upon such real estate.

If you have any questions or concerns about complying within the time indicated, you may contact (517) 483 6078 Monday through Friday between the hours of 8-12 - AM or 1-4:30 - PM.

Administrative Assistant: Lynne Puente Lynne.Puente@lansingmi.gov

This does not guarantee discovery or reporting of all code violations or property defects, manifest or latent, which exist at the property inspected. The City of Lansing, its officers and employees, shall not be liable for any injury or damage, including incidental or consequential damages, claimed to be a result of any failure to discover or report code violations or property defects.

As specified by section 107- Notices and Orders - a copy of this violation was sent to:
Taxpayer of Record: POTTER GARY L & DIANNE L, 2990 DOBIE RD, MASON, MI 48854

"Equal Opportunity Employer" Taxpayer's Copy

Property Transfer Affidavit

This form is issued under authority of P.A. 416 of 1994. Filing is mandatory.

This form must be filed whenever real estate or some types of personal property are transferred (even if you are not recording a deed). The completed Affidavit must be filed by the new owner with the assessor for the city or township where the property is located within 45 days of the transfer. The information on this form is NOT CONFIDENTIAL

1. Street Address of Property 2823 HOLLYWOOD ST., LANSING, MI 48906		2. County INGHAM	3. Date of Transfer (or land contract signed) SEPTEMBER 28, 2021
4. Location of Real Estate (Check appropriate field and enter name in the space below.) ☒ City ☐ Township ☐ Village LANSING		5. Purchase Price of Real Estate \$55,000.00	
7. Property Identification Number (PIN). If you don't have a PIN, attach legal description. PIN This Number ranges from 10 to 25 digits. It usually includes hyphens and sometimes includes letters. It is on the property tax bill and on the assessment notice. 33-01-01-05-402-201		6. Seller's (Transferor) Name GARY L. POTTER AND DIANNE L. POTTER LIVING TRUST DATED MAY 9, 2005	
		8. Buyer's (Transferee) Name and Mailing Address DELAIN H. SWAIN 2823 Hollywood St. Lansing, MI 48906	
		9. Buyer's (Transferee) Telephone Number	

Items 10 – 15 are optional. However, by completing them you may avoid further correspondence.

10. Type of Transfer. <u>Transfers</u> include, but are not limited to, deeds, land contracts, transfers involving trusts or wills, certain long-term leases and business interest. See page 2 for list. ☐ Land Contract ☐ Lease ☐ Deed ☐ Other (specify) _____			
11. Was property purchased from a financial institution? ☐ Yes ☐ No		12. Is the transfer between related persons? ☐ Yes ☐ No	
14. If you financed the purchase, did you pay market rate of interest? ☐ Yes ☐ No		13. Amount of Down Payment	
		15. Amount Financed (Borrowed)	

EXEMPTIONS

Certain types of transfers are exempt from uncapping. If you believe this transfer is exempt, indicate below the type of exemption you are claiming. If you claim an exemption, your assessor may request more information to support your claim.

- ☐ Transfer from one spouse to the other spouse
- ☐ Change in ownership solely to exclude or include a spouse
- ☐ Transfer between certain family members *(see page 2)
- ☐ Transfer of that portion of a property subject to a life lease or life estate (until the life lease or life estate expires)
- ☐ Transfer between certain family members of that portion of a property after the expiration or termination of a life estate or life lease retained by transferor ** (see page 2)
- ☐ Transfer to effect the foreclosure or forfeiture of real property
- ☐ Transfer by redemption from a tax sale
- ☐ Transfer into a trust where the settlor or the settlor's spouse conveys property to the trust and is also the sole beneficiary of the trust
- ☐ Transfer resulting from a court order unless the order specifies a monetary payment
- ☐ Transfer creating or ending a joint tenancy if at least one person is an original owner of the property (or his/her spouse)
- ☐ Transfer to establish or release a security interest (collateral)
- ☐ Transfer of real estate through normal public trading of stock
- ☐ Transfer between entities under common control or among members of an affiliated group
- ☐ Transfer resulting from transactions that qualify as a tax-free reorganization under Section 368 of the Internal Revenue Code.
- ☐ Transfer of qualified agricultural property when the property remains qualified agricultural property and affidavit has been filed.
- ☐ Transfer of qualified forest property when the property remains qualified forest property and affidavit has been filed.
- ☐ Transfer of land with qualified conservation easement (land only - not improvements)
- ☐ Other, specify: _____

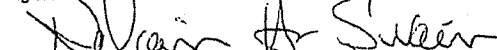
CERTIFICATION

I certify that the information above is true and complete to the best of my knowledge.

Printed Name

DELAIN H. SWAIN

Signature



Date

9/28/21

Name and title, if signer is other than the owner

Daytime Phone Number

517-719-4003

E-mail Address

Principal Residence Exemption (PRE) Affidavit

Issued under authority of Public Act 206 of 1893.

Read the instructions before completing the form. This form is not valid unless certified by the assessor. Do not submit this form if the property is not your principal residence and/or any of the disqualifying factors apply as listed in MCL 211.7(cc). For information regarding the PRE, please review the PRE Guidelines at www.michigan.gov/pre.

Type or print in blue or black ink.

ASSESSOR'S DATE

PART 1: PROPERTY INFORMATION Type or print legibly. Use a separate form for each property tax identification

1. Property Tax Identification Number 33-01-01-05-402-201		2. Name of Local Unit (Check Township or City) ☐ Township Lansing ☒ City	3. County Ingham
4. Street Address of Property (Provide a Complete Address) 2823 Hollywood St., Lansing, MI 48906			
5. Name of Owner (First, Middle, Last) DELAINE H. SWAIN		6. Owner's Last Four Digits of Social Security Number XXX-XX-8996	7. Owner's Daytime Telephone Number 517-269-4003
8. Name of Co-Owner (First, Middle, Last)		9. Co-Owner's Last Four Digits of Social Security Number	10. Co-Owner's Daytime Telephone Number

11. Date you owned and occupied the property in line 1

The property in line 1 above is my: 11a. ☒ Principal residence

11b. ☐ Unoccupied adjoining or contiguous property that is classified residential or timber-cutover.

12. List the percentage (100% to 1%) of the property that is occupied by the owner claiming the property as a principal residence. If the property has more than one home on it, it is a multi-dwelling, used for purposes other than a principal residence, or partially rented, the owner may claim only a partial exemption. Please consult with your local assessor to determine the percentage of the exemption the owner is allowed to claim in these situations.

100

12. _____ %

13. Have you or your spouse claimed a principal residence exemption for another Michigan principal residence?

13. ☐ Yes ☒ No

14. If yes to 13, enter the property address and parcel number: _____

15. If yes to 13, have you rescinded that principal residence exemption?

15. ☐ Yes ☐ No

16. Do you or your spouse claim a similar exemption, credit or deduction on property located in another state?

16. ☐ Yes ☒ No

17. If yes to 16, enter the property address and parcel number: _____

18. Have you or your spouse filed a tax return as a non-resident of Michigan or resident of another state?

18. ☐ Yes ☒ No

19. If yes to 18, enter the state: _____

PART 2: CERTIFICATION

Certification: I certify under penalty of perjury that I own and occupy as a principal residence on the date stated in Line 11 and that I have not claimed a substantially similar exemption/deduction/credit in property in another state and that the information contained on this document is true and correct to the best of my knowledge.

20. Owner's Signature
DeLaine H. Swain

Date: **9/28/21**

21. Co-Owner's Signature

Date:

22. Mailing Address, if Different than Property Address Above

LOCAL GOVERNMENT USE ONLY (do not write below this line)

23. Indicate property classification

Did the Assessor Approve or Deny the Affidavit?

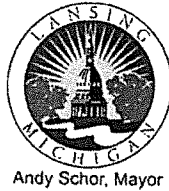
☐ Approved ☐ Denied (Attach a copy of the Local Unit Denial)

What is the year the Affidavit will be posted to the tax roll?

Certification: I certify that, to the best of my knowledge, the information contained in this form is complete and accurate.

Assessor's Signature

Date Certified by Assessor (MM/DD/YYYY)



ECONOMIC DEVELOPMENT & PLANNING
CODE ENFORCEMENT OFFICE

02/02/12 Brought into team per Officer Goforth. jw-cs

01/08/13 No evidence of any repairs and/or activity/alc

10/21/13 360 done. Property is secure. There is one pane of one basement window broken, however it is too small for a person to fit thru/alc

01/15/14 - property is secure. One pane of one basement window still broken, very small opening/alc

02/10/14- property is secure. 360 done/no change in status/alc

09/04/2014 M Morrison 360 Update

10/23/2014 M Morrison --- 360 Update---

7/20/2015 M Morrison ---360 Update----

9-20-16 D Klein 360 Secure Re-tagged Sent Grass letter

DK 11-22-16 360 Secure

DK 12-15-16 360 Secure

DK 1-30-17 360 OK

DK 02-16-17 360 Secure

LMP MOVED TO BILL STATUS HUD SOLD TO WASHINGTON MUTUAL BANK
LMP MOVED TO BILL STATUS NEW OWNER AS OF SEPT TO HAVE THEM CONTACT
INSPECTOR/LMP

12/05/2018-owner called wanted to talk about monitoring fee I told them they purchased a tagged property and they are getting billed because they failed to get in touch with our office and we don't see that any work is being done on the property/she indicated they are working on the property I told her she had to get with officer castillo she wanted to know if we would void bill I told her she would need to take this up with the code officer and she would need to let officer castillo know what their work plans are and pull permits if required/lmp called from 885-5131

12/17/18 - Spoke to Surin 517-885-8195. He stated that they purchased this summer and have started on the repairs/alc

9-3-20 360 SECURE. JDO
2-24-21 360 SECURE. JDO
3-18-21 360 secure. retagged. jdo
4-27-21 360 SECURE. JDO
6-28-21 360 SECURE. TRASH VIOLATION WRITTEN. RETAGGED. JDO
7-28-21 360 SECURE. RETAGGED. JDO
8-27-21 360 SECURE. JDO
9-29-21 360 SECURE. RETAGGED. JDO

10/19/21 - it is obvious that this property has been occupied for a while now. Was tagged for LRU only.
Removed the red tag and sending a FTR as it appears to be a rental/alc

September 26, 2022

Re: Claim – 2306 E. Michigan Ave

Dear Lansing City Council – We would like to appeal the decision of the Claims Review Committee regarding our property at 2306 E. Michigan Ave.

The facts are that we did not dump the trash in between the buildings of our property and the neighboring property (2312 E. Michigan Ave), and we had no knowledge when and who dumped all the trash in the alley. There was a wooden board blocked the “claim” area and the board remained in place when we met an architect on the property in late March, until the claim was incurred in April.

Our building has been vacant since we purchased it. We have always planned to renovate it. However, the renovation project kept delayed and pushed back due to change of business plan and pandemic. Some people took advantage of the vacant lot and dumped trash on our property. We had reported trespassing to the local police in the past, and were also charged by City of Lansing last year. Since then, we have been taking extra measures to prevent trespassing on our property

- 1) visiting the building from time to time;
- 2) putting up a “No Trespassing” sign on the building;
- 3) hiring a contractor to put up steel bollards with chains to lock the parking lot at the front and back.
- 4) Contacted Lansing Police Department and they agreed to pay extra attention to our property.

We have put our best efforts to prevent trespassing and protect our property, Unfortunately, someone still trespassed, and dumped trash on our property. We always hold a good faith in City of Lansing as a good place to put our investment. We recently submitted renovation blueprint and was reviewed by City Building Department. We are in good progress to start the construction work in early 2023. We hope to enhance and better the neighborhood through our renovation project. Meanwhile we would highly appreciate if City Council would consider waiving the charges given the facts set forth above.

Thank you again for your time to assess our case.

Best Regards



Min Hu

Kings Property LLC

7342760802



City of Lansing

OFFICE OF THE CITY ATTORNEY

James D. Smiertka, City Attorney

August 30, 2022

Min Hu
P.O. Box 833
Northville, MI 48167

Re: Claim – 2306 E. Michigan Ave.

Dear Ms. Hu:

Please be advised that the Claims Review Committee reviewed the claim you submitted in the amount of \$1,057.00 for a trash violation for property located at 2306 E. Michigan Ave., Lansing, Michigan, and denied the claims you filed with the City of Lansing.

You do have the right to appeal the decision of the Claims Review Committee to the Lansing City Council. If you desire to do so, please submit your appeal in writing, within thirty (30) days of the date of this letter, to the Lansing City Clerk, 9th Floor, City Hall, Lansing, MI 48933, for placement on the Council's agenda.

If you have any questions concerning this matter, please contact this office.

Sincerely,

Venus Kumar

Venus Kumar
Paralegal

Claim: 1911

Lansing MI

September 17, 2022

City of Lansing

Office of the City Attorney

SEP21'22 3PMCLERK

Re: Claim – 1802 Stirling Ave. (claim 1913)

To whom it may concern.

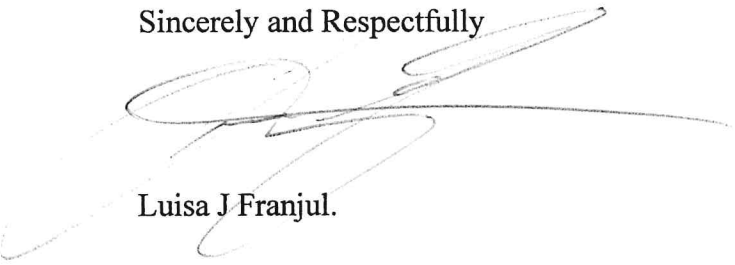
Kindly I am requesting an appeal for reconsideration on the decision of my claim, which was denied despite that I explain in detail the reasons behind, on a zoom meeting on August 26, 2022, including that I was residing in the State of Florida prior to July 1, 2022, and many efforts and unable to find someone to take care of the lawn.

I will greatly appreciate if you could reconsider or at least reduce the penalty, at this moment I am leaving on SS fix income and the penalty is a third of my SS check amount.

Your kindness and reconsideration are truly appreciated.

Thank you in advance,

Sincerely and Respectfully



Luisa J Franjul.



City of Lansing

OFFICE OF THE CITY ATTORNEY

James D. Smiertka, City Attorney

August 30, 2022

Luisa Franjul
1802 Stirling Avenue
Lansing, MI 48910

Re: Claim – 1802 Stirling Ave.

Dear Ms. Franjul:

Please be advised that the Claims Review Committee reviewed the claim you submitted in the amount of \$455.00 for a grass violation for property located at 1802 Stirling Ave., Lansing, Michigan, and denied the claims you filed with the City of Lansing.

You do have the right to appeal the decision of the Claims Review Committee to the Lansing City Council. If you desire to do so, please submit your appeal in writing, within thirty (30) days of the date of this letter, to the Lansing City Clerk, 9th Floor, City Hall, Lansing, MI 48933, for placement on the Council's agenda.

If you have any questions concerning this matter, please contact this office.

Sincerely,

Venus Kumar

Venus Kumar
Paralegal

Claim: 1913



City of Lansing

OFFICE OF THE CITY ATTORNEY

James D. Smiertka, City Attorney

August 30, 2022

Luisa Franjul
1802 Stirling Avenue
Lansing, MI 48910

Re: Claim – 1802 Stirling Ave.

Dear Ms. Franjul:

Please be advised that the Claims Review Committee reviewed the claim you submitted in the amount of \$455.00 for a grass violation for property located at 1802 Stirling Ave., Lansing, Michigan, and denied the claims you filed with the City of Lansing.

You do have the right to appeal the decision of the Claims Review Committee to the Lansing City Council. If you desire to do so, please submit your appeal in writing, within thirty (30) days of the date of this letter, to the Lansing City Clerk, 9th Floor, City Hall, Lansing, MI 48933, for placement on the Council's agenda.

If you have any questions concerning this matter, please contact this office.

Sincerely,

Venus Kumar

Venus Kumar
Paralegal

Claim: 1913

RECEIVED JUL 18 2022

DATE: 7/18/2022

1913

PPN: 33-01-01-20-486-241
DATE SUBMITTED: 7/06/2022
ADDRESS OF VIOLATION: 1802 Stirling Ave
LISTED TAXPAYER OF RECORD: Franjul, Luisa
OTHER TAXPAYER OF RECORD:
CLAIMANT: Franjul, Luisa
CLAIMANT'S ADDRESS: 1802 Stirling Ave
Lansing, MI 48910
TYPE OF ACTIONS CONTESTED: Grass Mowing
VIOLATION DATE: 5/12/2022
NOTIFICATION DATE: 5/12/2022
2ND NOTICE ASSESSMENT DATE:
AMOUNT OF ASSESSMENT: \$455.00
CONTRACTOR NAME - INVOICE NO. - DATE: Tomlinson 22-G0002
6/02/2022
AMOUNT OF CLAIM:

ADDITIONAL ACTIONS CONTESTED:
VIOLATION DATE:
NOTIFICATION DATE:
2ND NOTICE ASSESSMENT DATE:
AMOUNT OF ASSESSMENT:
CONTRACTOR NAME - INVOICE NO. - DATE:
AMOUNT OF CLAIM:
MEMO DATE - INVOICE NO.:

HISTORY: Grass
Violation
5/12/2022

CITATIONS IN PREVIOUS YEAR:

CLAIMANT'S CIRCUMSTANCES: See Attached

CODE OFFICER'S NOTES: The above property was cited for a grass violation with a compliance due date of 5/19/2022. The officer returned on 5/24/2022 the grass had not yet been mowed the property was then submitted to the grass contractor to abate. The grass contractor arrived on 6/02/2022 22 days after the initial notification was sent, as noted in the pictures the contractor mowed and weed whipped the property. This office recommends denial of the claim.



RECEIVED JUL 06 2022

City of Lansing

OFFICE OF THE CITY ATTORNEY

Claims Review Committee Form

(Commonly including: Grass, Trash, Weeds and Board-Up Violations)

1913

NAME: Luisa Franjul DATE: 6/22/22
MAILING ADDRESS: 1802 Stirling Ave EMAIL: _____
CITY: Lansing STATE: MI ZIP CODE: 48106
TELEPHONE: Home (954-639-3812) Work (517-410-2497)

Please provide the following information on the incident(s) for which you are filing a claim. WE MAY NOT BE ABLE TO PROCESS YOUR CLAIM IF YOU DO NOT PROVIDE ALL OF THE INFORMATION BELOW.

ADDRESS: 1802 Stirling Ave PARCEL NO. 00201599 Record # E22-03590
DATE OF INCIDENT: 6/8/22 AMOUNT YOU WERE BILLED: \$455.00
TOTAL AMOUNT YOU ARE CONTESTING: \$455.00
TYPE OF ASSESMENT: Grass & Weeds

Please give a detailed description of the circumstances surrounding the incident, including why you feel the City should not have charged you this fee. You may attach additional pages or documentation to this form as needed.

During this time I was still living in FL. finishing my hours for my retirement. My son had a child and can only take care of the property every 3 weeks as his baby was born prematurely. I did not have access to a service for lawn care or the money to pay for such service. Since the notice my son made a trip to the property and took care of the issue. Please find it in your

A description of the claims review process is available on our website at: <https://www.lansingmi.gov/211/Claims-Against-Lansing>

wants to do away with this fee. I do not have the money and it has been cancelled.



Economic Development & Planning Code Enforcement Office

316 N. Capitol, Ste C-1, Lansing, MI 48933-1238
(517) 483-4361 FAX (517) 377-0100

GRASS AND WEEDS CORRECTION NOTICE

FRANJUL LUISA or Current Occupant
1802 STIRLING AVE
LANSING, MI 48910

Violation date: 05/12/2022

Violation Location: 1802 STIRLING AVE
Parcel No: 33-01-01-20-486-241
Compliance Due Date: 05/19/2022

You are hereby notified that this Office has found a violation of the City of Lansing Housing Code Section 302 EXTERIOR PROPERTY AREA at the above referenced location.

Description

Grass & Weeds: Entire Yard Grass and weeds must be below the 8" maximum allowed length.

Any Premises or portion thereof on which there exists growth of grass and/or weeds exceeding eight inches in height located anywhere on the premises - which includes but not limited to front, side, rear, back yard, driveway, next to fences, between curb and sidewalk or next to vehicles - shall be deemed, and hereby declared to be a substandard premises and is subject to abatement pursuant to Section 302.4 of the Lansing Housing Code.

Failure to comply by the compliance due date will leave no alternative but to have the work completed by our contractor. All costs incurred, which consist of the contractors fees plus \$265.00 City service charge, shall be charged to you as an assessment against your property. **Please be advised that, in an effort to discourage repeat offenses of this nature, the City will assess graduated fees from \$75.00 to \$300.00 for each time there is an additional premise violation at the violation address above during this calendar year.**

If you have any questions or concerns about complying within the time indicated, you may contact me Monday through Friday between the hours of 8-9 - AM or 12-1 - PM

Pursuant to Section 107.2 of the IPMC, you have the right to appeal this notice of violation. In accordance with Section 106.3 any action taken by the City on such premises shall be charged against the real estate upon which the structure is located and shall be a lien upon such real estate.

Officer: Karac Brown (517) 702 4750 Karac.Brown@lansingmi.gov

Taxpayer's Copy



Andy Schor, Mayor

Economic Development & Planning Code Enforcement Office

316 N. Capitol, Ste C-1, Lansing, MI 48933-1238
(517) 483-4361 FAX (517) 377-0100

Weeds Authorization Form

Submitted to: David B Tomlinson on 05/24/2022

TAXPAYER: FRANJUL LUISA, 1802 STIRLING AVE LANSING, MI 48910

Location of Work:

Enf Num: E22-03590

Address: 1802 STIRLING AVE

Lot No:

Description:

Parcel No: 33-01-01-20-486-241

Violation:

Grass & Weeds: Entire Yard Grass and weeds must be below the 8" maximum allowed length.

Estimated Time required to complete work: 2

Warning Comment:

<NONE>

Submitted By: Karac Brown (517) 702 4750

This action is authorized by the Manager of Code Compliance

Document's Author: KBrown Date Created:05/24/22 03:36 PM

Date work completed: 06-08-22

From:
David Tomlinson
2500 Pinch Hwy.
Charlotte, MI 48813

Bill To:
City Of Lansing
Office of Code Compliance
316 North Capitol Avenue
Lansing, MI 48933-1238

Vendor Number: V001476

Purchase Order No: 86653

Violation Type:	Grass and Weeds
Invoice Number:	22-G0002
Work Authorized:	Entire Lot
Location:	1802 STIRLING AVE
Location Description:	
Parcel Number:	33-01-01-20-486-241

Mowing Done by Tomlinson

TOTAL INVOICE \$190.00



Nuisance Fees
 City of Lansing Treasurers Office
 124 W Michigan Ave 1st Floor
 Lansing, MI 48933
 Ph: (517) 483-4361 Fx: (517) 377-0169

Nuisance Fee Billing Statement

Date Created: 06/08/2022
 Due Date: 07/08/2022
 Pay Invoice In Full



FRANJUL LUISA
 1802 STIRLING AVE
 LANSING MI 48910

Inv Number: 00201599
 Parcel: 33-01-01-20-486-241
 Address: 1802 STIRLING AVE

Parcel: 33-01-01-20-486-241

Bill Detail

Invoice Number	Date of Service	Enforcement Num	Address	Amount Due
00201599		E22-03590	1802 STIRLING AVE	\$455.00
Fee Details:				Balance
Quantity	Description			
1.000	Grass and Weeds - Admin Fee			\$ 265.00
190.000	Grass and Weeds - Contractor Cha			\$ 190.00
Total Amount Due				\$ 455.00

Questions regarding this invoice: Contact **CODE ENFORCEMENT** at 517.483.4361

Payment Information:

- Make checks payable to: City of Lansing
- Mail payments or pay in person at:
 City of Lansing Treasurers Office
 124 W Michigan Ave 1st Fl
 Lansing MI 48933
- In order to assure proper credit, please send the top portion of this bill along with your payment.
- Payment in full is due within 30 days from the billing date
- Any unpaid balance remains as a lien against this property and will be added to the next property tax bill.

Appeals Process:

If you intend to appeal this nuisance fee and it is attached to your tax bill, you or your agent must file a written protest with the Claims Review Committee within 30 days after the nuisance fee is placed on the July or December Tax Roll. Claims forms are available in the City Attorney's Office and the City of Lansing's web address: www.lansingmi.gov. Return completed claim to: Lansing City Attorney's Office, 124 West Michigan Ave 5th Fl, Lansing, MI 48933

Other Information:

- July property taxes are due and payable on or before August 31st. December property taxes are due and payable on or before February 14th.
- For Red Tag Monitoring Fees Only – invoices not paid within 30 days are subject to a 5% penalty which will be applied on the 31st day.

By Authority of the Lansing City Council - Ordinance Numbers 655, 676, 1060.08 and 1460.04

Payments may be made online or in person Monday thru Friday 8:00 a.m. - 4:30 p.m., at the above address or by mail





06/02/2022 12:45







September 26, 2022

Re: Claim – 2306 E. Michigan Ave

Dear Lansing City Council – We would like to appeal the decision of the Claims Review Committee regarding our property at 2306 E. Michigan Ave.

The facts are that we did not dump the trash in between the buildings of our property and the neighboring property (2312 E. Michigan Ave), and we had no knowledge when and who dumped all the trash in the alley. There was a wooden board blocked the “claim” area and the board remained in place when we met an architect on the property in late March, until the claim was incurred in April.

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Thank you again for your time to assess our case.

Best Regards



Min Hu

Kings Property LLC

7342760802

Fall Jamboree

Sponsored by the
Lansing Eaton Neighborhood Assoc LENA
and City of Lansing

Woodcreek Park

4130 Woodcreek Ln.

Saturday, October 15

1 p.m.-4 p.m.

FREE

**Bounce House, Pizza, and
Check out a City Fire Truck**

Voter Registration & Info



You will not be called to speak unless all required blanks on this form are completed.



Public Comment on City Government Matters Registration

*The City of Lansing welcomes and encourages public comment relating to City Government Related Matters. In order to facilitate public input, you **MUST** complete this card and submit it to the City Clerk or City Clerk Staff prior the close of registration as announced by the City Clerk.*

Each member of the public who has registered to speak will have up to a total of three minutes to address Council on City Government Related Matters that concern them. A **City Government Related Matter** is an issue or topic relevant to the operation or governance of the City.*

Topic(s) to be addressed "Lansing First Responders Deserve Better"

Name (print) Kyle Richard E-Mail (optional) 517kyle@gmail.com

Address (street, city, zip) 916 West St

Company or organization represented, etc. (if applicable) _____

Signature Kyle Richard

- Public speakers will be called by the City Clerk. When the City Clerk recognizes you, please proceed to the speaker's podium and speak directly and clearly into the microphone. Do not touch the microphone.
- Direct your comments to the Council President.
- No speaker called upon to speak shall by speech or conduct disturb, disrupt, delay, interfere with, or otherwise impede the orderly conduct of the Council meeting.
- No personal attacks or defamatory remarks towards any person will be permitted.
- Questions raised during public comment may or may not be answered by the President, another Council Member, the Mayor, or member of the City Staff during the meeting.
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Thank you for your involvement and interest in our City,
Chris Swope, Lansing City Clerk, MiPMC / MMC

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Persons with disabilities who need an accommodation to fully participate in this meeting should contact the City Clerk's Office at (517) 483-4131 (TDD (517) 483-4479). 24 hour notice may be needed for certain accommodations. An attempt will be made to grant all reasonable accommodation requests.

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Topic(s) to be addressed Lansing's Wards
Name (print) Nicholas Zande E-Mail (optional) nwzande@gmail.com
Address (street, city, zip) 411 W Willard Avenue
Company or organization represented, etc. (if applicable) Decentralize Lansing
Signature Nicholas Zande

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Topic(s) to be addressed Homeless Fraud and doctoring of documents
Name (print) Jessica Verlinde E-Mail (optional) jrverlinde@gmail.com
Address (street, city, zip) 2928 Kenwick Circle Apt 2 Lansing MI 48912
Company or organization represented, etc. (if applicable) MLA
Signature [Handwritten Signature]

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Topic(s) to be addressed misc

Name (print) Loretha Faraway E-Mail (optional) _____

Address (street, city, zip) 546 Armstrong

Company or organization represented, etc. (if applicable) _____

Signature Loretha Faraway

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\\lansing.local\Group_Storage\Dept\Clerk_Staff\City Council\Public Comment Sign Up\Public Comment Card City Matters - Yellow.doc

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Topic(s) to be addressed Affordable Hsg. for median income + CIT Trg

Name (print) NORMA BAUER E-Mail (optional) on record

Address (street, city, zip) 205 E Jolly Rd Lansing 48910

Company or organization represented, etc. (if applicable) Metro Lansing Poor People's Campaign

Signature Norma D Bauer

- Public speakers will be called by the City Clerk. When the City Clerk recognizes you, please proceed to the speaker's podium and speak directly and clearly into the microphone. Do not touch the microphone.
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Topic(s) to be addressed Pilots

Name (print) Claretta Duckett-Freeman E-Mail (optional) _____

Address (street, city, zip) 919 N Martin Luther King Jr Blvd Lansing, MI 48915

Company or organization represented, etc. (if applicable) _____

Signature Claretta Duckett-Freeman

- Public speakers will be called by the City Clerk. When the City Clerk recognizes you, please proceed to the speaker's podium and speak directly and clearly into the microphone. Do not touch the microphone.
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Thank you for your involvement and interest in our City,
Chris Swope, Lansing City Clerk, MiPMC / MMC

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Persons with disabilities who need an accommodation to fully participate in this meeting should contact the City Clerk's Office at (517) 483-4131 (TDD (517) 483-4479). 24 hour notice may be needed for certain accommodations. An attempt will be made to grant all reasonable accommodation requests.

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Public Comment on City Government Matters Registration

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Topic(s) to be addressed Pilots

Name (print) Ryan J Smith E-Mail (optional) _____

Address (street, city, zip) 3705 Park Dr

Company or organization represented, etc. (if applicable) _____

Signature Ryan J Smith

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Topic(s) to be addressed _____

Name (print) Jody Washington E-Mail (optional) _____

Address (street, city, zip) Lansing _____

Company or organization represented, etc. (if applicable) _____

Signature [Signature]

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Topic(s) to be addressed Various, Navally, Judge Canada, Vote

Name (print) Linda Appling E-Mail (optional) _____

Address (street, city, zip) 4010 Thackin

Company or organization represented, etc. (if applicable) _____

Signature Linda Appling

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Topic(s) to be addressed

BAD COPS

Name (print)

John Morin

E-Mail (optional)

Morinjohn@att.net

Address (street, city, zip)

2040 Delhi St N/E Hls / 310 S. Francis Ave

Company or organization represented, etc. (if applicable)

Signature

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Topic(s) to be addressed FRANDER

Name (print) DAVID ELLIS E-Mail (optional) davjefellis@gmail.com

Address (street, city, zip) 323 N Walnut St #908, Lansing 48933

Company or organization represented, etc. (if applicable) _____

Signature Dennis J. Ellis

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NOTICE OF PUBLIC HEARING
HOME ARP (American Rescue Plan) Allocation Plan

Notice is hereby given that the City of Lansing City Council will hold a public hearing to solicit public input on the proposed HOME ARP Allocation Plan for the City of Lansing. The HOME ARP Allocation Plan will be included as a substantial amendment to the FY2021 Annual Action Plan. As required by the U.S. Department of Housing and Urban Development (HUD), the City of Lansing must amend its FY2021 Annual Action Plan to allow the city to receive the HOME ARP funds. The City of Lansing has been awarded \$2,784,822 to the needs of Qualifying Populations by creating affordable housing or non-congregate shelter units, providing tenant based rental assistance (TBRA) or supportive services to qualifying (homeless, at-risk of homelessness, those fleeing domestic violence, etc.) populations. For additional information regarding the HOME ARP Program and Qualifying Populations, please visit <https://www.hudexchange.info/programs/home-arp/>

The City encourages participation at the public hearing to allow citizens an opportunity to provide input on the proposed HOME ARP Allocation Plan and the projected use of the funds. A copy of the HOME ARP Allocation Plan can be reviewed on the City of Lansing Development Office website at: www.lansingmi.gov/development. Comments received during the 15-day public comment period of October 27th through November 14th will be considered prior to final submission of the HOME ARP Allocation Plan to the Department of Housing and Urban Development (HUD).

The public hearing will be held before City Council on Monday, November 14, 2022, 7:00 p.m. at 124 W. Michigan Avenue, 10th floor., City Hall, Lansing, MI 48933.

Further information regarding this issue, please contact Doris Witherspoon, Senior Planner of the City of Lansing Department of Economic Development and Planning Office, 316 North Capitol Avenue, Lansing, MI, doris.witherspoon@lansingmi.gov, (517) 483-4063.

For more information, please call 517-483-4177. If you are interested in this matter, please attend the public hearing or send a representative. Written comments will be accepted between 8 a.m. and 5 p.m. on City business days if received before 5 p.m., on the day of the Public Hearing at the City Clerk's Office, Ninth Floor, City Hall, 124 West Michigan Ave., Lansing, MI 48933 or email city.clerk@lansingmi.gov

Chris Swope, Lansing City Clerk, MMC/MiPMC
www.lansingmi.gov/Clerk
www.facebook.com/LansingClerkSwope

**CITY OF LANSING
NOTICE OF PUBLIC HEARING**

The Lansing City Council will hold a public hearing on Monday, November 14, 2022 at 7:00 p.m. in Council Chambers, 10th Floor, Lansing City Hall, 124 W. Michigan Avenue, Lansing, Michigan to consider an ordinance to amend Chapter 1300 of the City of Lansing codified ordinances, Sections 1300.02, 1300.04, 1300.09, and 1300.11 to update the Ordinance to reflect changes in laws and rules by the Cannabis Regulatory Agency, formerly known as the Marijuana Regulatory Agency, and adding Section 1300.17 to codify the process for temporary marihuana events.

For more information, please call Lansing City Council at 517-483-4177. If you are interested in this matter, please attend the public hearings or send a representative. Written comments will be accepted between 8 a.m. and 5 p.m. on City business days if received before 5 p.m., Monday, November 14, 2022 at the City Clerk's Office, Ninth Floor, City Hall, 124 West Michigan Ave., Lansing, MI 48933 or email city.clerk@lansingmi.gov.

Chris Swope, City Clerk

**CITY OF LANSING
NOTICE OF PUBLIC HEARING**

NOTICE IS HEREBY GIVEN that a Public Hearing will be held on Monday, October 24, 2022 at 7:00 p.m. in the City Council Chambers, 10th Floor Lansing City Hall, 124 W. Michigan Ave., Lansing, MI for the purpose of considering:

An Ordinance of the City of Lansing, Michigan, to amend the Lansing Codified Ordinances by amending Chapter 872, Section 872.01, and repealing Chapter 872, Sections 872.10 through 872.23, to eliminate City licensing, regulating, and operating requirements for wreckers.

Persons with disabilities who need an accommodation to fully participate in these meetings should contact the City Council Office at 517-483-4177 (TDD (517) 483-4479) 24 hour notice may be needed for certain accommodations. An attempt will be made to grant all reasonable accommodation requests.

For more information, please call 517-483-4177. If you are interested in this matter, please attend the public hearing or send a representative. Written comments will be accepted between 8 a.m. and 5 p.m. on City business days if received before 5 p.m., on the day of the Public Hearing at the City Clerk's Office, Ninth Floor, City Hall, 124 West Michigan Ave., Lansing, MI 48933 or email city.clerk@lansingmi.gov.

Chris Swope, Lansing City Clerk, MMC/MiPMC
www.lansingmi.gov/Clerk
www.facebook.com/LansingClerkSwope

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NOTICE IS HEREBY GIVEN that a Public Hearing will be held on Monday, October 24, 2022 at 7:00 p.m. in the City Council Chambers, 10th Floor Lansing City Hall, 124 W. Michigan Ave., Lansing, MI for the purpose of considering:

An Ordinance of the City of Lansing, Michigan, to amend the Lansing Codified Ordinances by amending Chapter 822, Sections 822.01 through 822.05, 822.11, 822.18, and 822.19, and repealing Chapter 822, Sections 822.16, 822.17, and 822.20, to eliminate City licensing requirements for massage therapists.

Persons with disabilities who need an accommodation to fully participate in these meetings should contact the City Council Office at 517-483-4177 (TDD (517) 483-4479) 24 hour notice may be needed for certain accommodations. An attempt will be made to grant all reasonable accommodation requests.

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