

## **A PUBLIC HEARING ON A PROPOSED TRANSFORMATIONAL BROWNFIELD PLAN FOR THE FACTORY YARDS PROJECT**

A public hearing will be held before the Grand Rapids City Commission at The Goei Center, 818 Butterworth Street S.W., in the City of Grand Rapids on Tuesday, September 19, 2023, at 5:30 p.m., in accordance with the Brownfield Redevelopment Financing Act, Act 381 of the Public Acts of Michigan of 1996, as amended, MCL 125.2651 et seq. ("Act 381"). The meeting is called to order at 5:30 p.m. and public hearings will begin at 7:00 p.m. or soon thereafter.

The hearing is to consider whether an amendment to the Brownfield Plan of the City of Grand Rapids Brownfield Redevelopment Authority (the "Authority") related to the proposed Factory Yards Transformational Brownfield Project (the "Project"), as described therein and recommended to the City Commission (the "Amendment"), (a) meets the requirements of Act 381, (b) proposes a method of financing the costs of eligible activities which is able to be arranged and is feasible, (c) proposes eligible activities that are reasonable and necessary to carry out the purposes of Act 381, and (d) sets forth a reasonable estimate of captured taxable value to result from adoption of the Amendment.

The Amendment applies to several properties located on a portion of Godfrey Avenue SW south of Market Avenue SW from approximately the railroad tracks to north of Oxford Street SW including 565, 573, 640, 655, 835, and 943 Godfrey Avenue SW, 700 Martin Luther King Jr. Street SE, and 615, 620, and 644 Chestnut Street SW in the City of Grand Rapids, Michigan. The Project described in the Amendment involves both renovation of existing buildings and construction of new buildings over approximately 15.5 acres. Current estimates for the proposed uses include a total of 467 apartments, 31,000 square feet of ground floor commercial space, a 22,000 square foot food hall and event space, 30,000 square feet of commercial offices, a 28,000 square foot fitness/recreation use and 50,000 square feet of self-storage, altogether totaling approximately 489,000 square feet. Total investment in the Factory Yards project is estimated to be approximately \$147 million.

All information related to the Project and the Amendment, including maps and a description of the Project and the Amendment is available for public inspection online at [www.grandrapidsmi.gov/FactoryYards](http://www.grandrapidsmi.gov/FactoryYards), or at the City's Economic Development Office, 9th Floor, City Hall, 300 Monroe Avenue NW, Grand Rapids, Michigan, between the hours of 8:00 a.m. and 5:00 p.m. weekdays. Any aspect of the Project and the Amendment may be discussed at the public hearing and all interested persons will be given an opportunity to be heard.

If you would prefer to send written comments for consideration, please forward them prior to the public hearing to the City's Economic Development Office, Attention: Jonathan Klooster, Executive Director, Grand Rapids Brownfield Redevelopment Authority, at the above address. Or, if you have questions, you may call 616-456-3431. We will be pleased to answer them.

Joel H. Hondorp, City Clerk