



Item Number: 5

CITY OF GRAND RAPIDS AGENDA ACTION REQUEST

DATE: August 13, 2024

TO: Mark Washington, City Manager

COMMITTEE: Committee of the Whole
LIAISON: Mark Washington, City Manager

FROM: Sarah Rainero, Economic Development Director
Economic Development

SUBJECT: **Resolution establishing an Obsolete Property Rehabilitation District, pursuant to PA 146 of 2000, for The Diatribe at 2040 Division Avenue S.**

Attached is a resolution approving the establishment of an Obsolete Property Rehabilitation Act (OPRA) District, pursuant to Michigan Public Act 146 of 2000, for The Diatribe (the "Applicant") for the property located at 2040 Division Avenue S (the "Property"). A public hearing was held on July 30, 2024.

The Developer owns the Property, which currently contains an 18,345 square foot, vacant, two-story building with a basement that is in significant disrepair. The Developer plans to rehabilitate the existing building into a mixed-use property that will include programmatic and office space for The Diatribe's headquarters and commercial space on the ground floor. The second floor will be renovated into eight (8) apartments, to be rented to households earning at or below 60% of the Area Median Income (AMI), and the basement will be a performing arts venue. It is anticipated the project will also seek LEED certification. Total investment in the project is estimated to be almost \$7 million with approximately \$5 million in construction costs.

A Brownfield Plan Amendment for the project is also being considered pursuant to the Brownfield Redevelopment Financing Act, Michigan Public Act 381 of 1996, as amended. The previous agenda item describes the overall project and includes tax projections.

The subsequent agenda item contains additional information and a resolution approving a twelve (12) year OPRA Certificate.

Attachments

SLR/js

Your COMMITTEE OF THE WHOLE recommends the adoption of the following resolution establishing an Obsolete Property Rehabilitation District, pursuant to PA 146 of 2000, for The Diatribe at 2040 Division Avenue S.

WHEREAS:

1. The Diatribe has filed a request with the City of Grand Rapids for the establishment of an Obsolete Property Rehabilitation District, pursuant to PA 146 of 2000, at 2040 Division Avenue S; and
2. Before acting upon said request, a public hearing was held on July 30, 2024, in accordance with Section 3(3) of PA 146 of 2000; therefore

RESOLVED:

1. That based upon the facts and information submitted, the City Commission does hereby establish an Obsolete Property Rehabilitation District at 2040 Division Avenue S (PPN 41-18-07-101-010); and
2. That based upon the facts and information submitted, the City Commission does also hereby find and determine that the above-mentioned property is Obsolete Property as defined in Section 2(h) of PA 146 of 2000.

CORRECT IN FORM

CITY ATTORNEY