



# Vernon Township/City of Durand Meeting

April 19, 2022

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## Why Are We Here?

- Work was done to assemble land options (right to purchase) for the potential “Project Tim” development, with a focus on the area bordered by Durand Rd, Lansing Rd, Brown Rd, and Goodall Rd (south of I-69)
- Some of the property is still under option but not all



## Why Are We Here?

- While that project has not moved ahead, there is new interest in the property from the Michigan Economic Development Corporation & Detroit Regional Partnership
- They are engaged with domestic & international business prospects who are looking for large-scale properties in Michigan and there are very few sites to offer making this one potentially attractive

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## Tonight's Goals

- Our goal tonight is to provide you with information on what these opportunities look like and their potential impacts (both positive and negative)
- We would like your input on what you would like to see/not see with such a development, and encourage you to be part of a proactive and collaborative planning process to ensure that if anything moves ahead there, it will be with community support

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## Topic Areas

- Topic areas we want to cover:
- Potential businesses/industries
- Economic impact
- Workforce
- Housing
- Public safety
- Utilities
- Transportation

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## Topic Areas

- Environmental impact
- Governmental control/master planning/zoning/permitting
- Incentives
- Community identity

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## Speakers

- Panel discussion format with Q & A
- Nicole Whitehead – Business Operations Director, Michigan Economic Development Corporation
- Justin Robinson - Senior Vice President, Business Development, Detroit Regional Partnership
- Glenn Stevens – Executive Director, MichAuto
- Drew Coleman - Director, US & Foreign Direct Investment, Michigan Economic Development Corporation

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# Engagement Opportunities

- Multiple opportunities to be engaged tonight:
- Public comment portion of the governmental meetings
- Note cards are available at your seat for questions/comments that can be asked during the panel discussion
- Follow up information will be posted on [www.sedpweb.org](http://www.sedpweb.org) shortly after (including contact info)

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## Site Readiness | Property Characteristics

Property location, size/building; property control and acquisition; pre-development due diligence including, but not limited to, environmental, survey, title work, endangered species, SHPO, Geotech, flood plain status, wetlands, zoning

Accessibility and transportation logistics – vehicle, rail, water, air, public transportation

Infrastructure and energy – requirements, availability, how to meet gap and on-going utility costs

Development approval timelines – local, state, MSF, other project approval requirements with timelines

