

**MINUTES  
REGULAR MEETING  
CHARTER TOWNSHIP OF NORTHVILLE  
Brownfield Redevelopment Authority**

**DATE:** August 29, 2019  
**TIME:** 7:00pm  
**PLACE:** Northville Township Hall, 44405 Six Mile Road, Northville, MI 48168

**CALL TO ORDER:** Meeting called to order at 7:10pm

**PRESENT:** Scott Frush, Matthew Heron, Joseph Hige, James Petrie, Joseph Vig, Janice Wilkiemeyer, Mark Knoth

**ABSENT:** Michael Nolta

1. **Approval of Minutes:**
  - A. **Regular Amended Agenda and the Consent Agenda items**  
No amendment(s) to agenda
  - B. Minutes from July 29, 2019 - Approved
2. **Public Hearing:** None
3. **Brief Public Comments:** None
4. **New Business:**
  - A. Charter Township of Northville (former Northville Psychiatric Hospital Property). Request for developer borrow pit reimbursement. Represented by Township Supervisor Robert R. Nix.

Motions to approve payment of \$1,500,000 from available tax increment revenues in the Brownfield Redevelopment authority Fund to pay for, in whole or in part, eligible activities approved in the Brownfield Plan as amended and the Act 381 Work Plan, and consistent with the Northville Psychiatric Hospital site Brownfield Redevelopment and Reimbursement Agreement.

Motioned by Matthew Heron and support by Janice Wilkiemeyer

**VOTE:** **AYES:** Knoth, Frush, Heron, Hige, Petrie, Vig, Wilkiemeyer  
**NAYS:** None

**Motion Approved**

Supervisor Nix reviewed the expenses incurred by the developer, which needed to be reimbursed pursuant to the prior Reimbursement Agreement. Nix indicated that four (4)

existing Northville State Psychiatric Hospital out buildings were taken down in furtherance of the development of the corporate campus on the former psychiatric hospital property. The actual cost of the demolition for the four buildings was approximately \$1,900,000 incurred by the developer of which only \$1,500,000 was due to be reimbursed by the Brownfield Development Fund from existing accumulating funds. Nix indicated that the Developer REIS is now paid off for all reimbursable work for the four buildings. There is an excess fund balance of \$230,000 in the Brownfield Development Fund. Nix also reported that the University of Michigan has exercised its option to lease a second building on an adjacent 10 acres of former psychiatric hospital property, which adjoins the current medical clinic offices.

- B.** Charter Township of Northville (former Northville Psychiatric Hospital Property). Request for developer borrow pit interest reimbursement. Represented by Township Supervisor Robert R. Nix.

Motion to authorize payment to REIS in the amount of \$38,965.89 from available tax increment revenues in the Brownfield Redevelopment Authority Fund to pay for, in whole or in part, eligible activities approved in the Brownfield Plan as amended and the Act 381 Work Plan, and consistent with the Northville Psychiatric Hospital site Brownfield Development and Reimbursement Agreement.

Motioned by Petrie; supported by Heron.

**VOTE:**    **AYES:**                      Frush, Heron, Hige, Petrie, Vig, Wilkiemeyer, Knoth  
              **NAYS:**                         None

**Motion Approved**

Supervisor Nix stated there were sufficient funds in the Brownfield Fund to pay the \$38,956.80 interest payment. Nix pointed out that although the developer did not use the borrow pit for the corporate campus development, REIS could still exercise its right to mine the 4-5 acre borrow area. The cutoff time on the mining of the barrow pit is when the development is completed.

**5. Discussion:**

Supervisor Nix provided updates to members as follows:

1. There are currently eleven (11) remaining buldings (of 22 original buildings), which require demotion on the Northville Psychiatric Hospital site.

2. The Tonwship owns the remaining buildings and is exploring the Possibility of putting a mountain bike trail on the property.

**6. Unfinished Business: None**

7. **ADJOURN:** There being no further business, the meeting adjourned at 7:31 pm.

**Respectfully submitted:**

Mark Knoth

**EDC/BRA member**