



PROPOSED DEAL TO DEVELOP MICHIGAN STATE FAIRGROUNDS

THE DEVELOPMENT DETAILS

- No tax breaks or public subsidies
- Under the terms of the proposed deal, the development team – Texas-based Hillwood and local partner the Sterling Group – will pay \$9 million for the land and pay \$7 million for a new DDOT transit center
- Newly constructed 3.8 million square-foot anchor tenant facility
- Developer also plans to redevelop the remaining 70 acres with other auto parts suppliers or other job generators
- Developer to pay for cost of any demolition, environmental remediation and construction of facility
- Construction could begin as early as October, with an anticipated open date of mid-2022

NEW TRANSIT CENTER

- New \$7 million state-of-the-art transit center to replace the current one on Woodward Avenue near State Fair.
- Center to provide service to 30,000 riders a week from 9 separate bus routes
- Offer an indoor waiting area for customers with heat and air conditioning
- New Center will improve pedestrian safety
- Site will offer clean bathrooms for both customers and operators

Center will provide residents safe, convenient pedestrian connections to the Meijer/Gateway Plaza, the new development at the State Fairgrounds, Woodward Avenue, and State Fair Ave.