



MLK CORRIDOR AUTHORITY MEETING AGENDA

DATE: Thursday, March 28, 2024

TIME: 5:30 p.m.

LOCATION: King Recreation Center, 1107 Adrian St., Jackson, MI 49203

- I. Call to Order
- II. Roll Call
- III. Adoption of the Agenda
- IV. Citizen Comments (3-Minute Limit)
- V. Approval of Meeting Minutes from February 22, 2024, Board Meeting (Exhibit A)
- VI. Presentation Request: K & R Real Investments Inc. – Rafael Golden
- VII. Old Business
 - a. Entrepreneurial Fund Update
 - b. 2024 Strategic Plan Summary- Draft
- VIII. New Business
 - a. Property Sales- MLK Recommendation
 - b. Marketing and Communications- Contract Renewal with Idea 39
- IX. Staff Report
- X. Director's Comments
- XI. Adjournment



MLK CORRIDOR AUTHORITY MEETING MINUTES

February 22, 2024

CALL TO ORDER:

The MLK Corridor Improvement Authority (MLK CIA) met in-person at the Jackson King Center Recreation Center, 1107 Adrian St., Jackson, MI 49203. The meeting was called to order at 5:37 pm by Anthony Parker.

ROLL CALL:

PRESENT: John Willis, Daniel Mahoney, Thaddeus Williams, Arlene Robinson, George Brown, Anthony Parker, Philicia Richmond

ABSENT: James Johnson, Mindy Bradish-Orta

EXCUSED: Diane Washington

ALSO PRESENT: Malik Goodwin-GWJ, Briana Wilson & Adrienne Pickett- Idea 39

ADOPTION OF THE AGENDA:

A motion was made by Daniel Mahoney to adopt the agenda modified to remove the 'nomination of officers' item. The Motion carried, and the agenda was adopted.

CITIZEN COMMENTS:

There were five (5) citizen comments made. Citizen comments included announcing the availability of fentanyl test kits and supplies and a narcan dispensary location at Segue, concerns about the source of the local match monies needed to secure federal funding to reconstruct the S. MLK Drive right of way, concerns regarding the lack of visibility/ transparency regarding the MLK CIA committee assignments, and interest from Senator Shink's office in supporting the MLK CIA's efforts to make MLK CIA corridor investments happen.

APPROVAL OF MINUTES:

A motion was made by John Willis to approve the minutes from the January 25, 2024 Board of Directors Meeting. The Motion carried.

OLD BUSINESS:

John Willis provided an update on the progress of the second round of funding for the MLK CIA

Entrepreneurial Fund, with 15 applications received by the Jackson Community Foundation so far.

NEW BUSINESS:

Adrienne Pickett from Idea 39 provided a marketing and communications update to the Board, introduced Briana Wilson as its new account executive, and presented new marketing collateral designed to help improve the visibility of the MLK CIA in the community. Malik Goodwin confirmed that the strategic planning session will take place on March 6, 2024 at 5:30 pm, and that the meeting location will be confirmed with the Board Directors in a few days.

STAFF REPORT:

Malik Goodwin provided an update on the grocery store attraction activities to the Board.

DIRECTOR'S COMMENTS:

The Directors provided parting comments. The comments ranged from addressing some of the citizen comments made earlier, including the public concerns about how funds will be raised to pay for the local match required to advance the proposed S. MLK Drive streetscape improvement project, acknowledgment of the need for clarity on the current committee assignments, along with the endorsement of the marketing materials developed by Idea 39. Other Director comments included expressed need to find other funding sources (other than special assessments) to satisfy the local match requirement for the streetscape project, clarifying that non-profit organizations are eligible to apply for funding under the Entrepreneurial Program, expressed appreciation for public comments and their participation, expressed thanks for the participation of the Jackson Community Foundation and evaluation committee members.

ADJOURNMENT:

The meeting was adjourned at 7:34 pm.

Rafael Golden
K & R Real Investments Inc.
1737 Spring Arbor Road, Suite #208
Jackson, Michigan, 49203

March 27, 2024

Mr. Shane LaPorte
Asst. City Manager
Director of Community Development Department

Mr. John Willis
Chief Equity Officer

Mr. Chris Atkin
Planning Director

Mr. Brian Taylor
Asst. Dir. Community Development Department

Gentlemen,

I appreciate the City of Jackson's consideration of my request to approve a purchase and land sale of two (2) parcels owned by the City of Jackson located within the Martin Luther King Corridor Improvement Authority (MLK CIA) development area; those being 116 Mason Street and 115 East Mason Street, Jackson, MI 49203, for the purpose of developing a proposed mixed-use residential complex. As developer, my proposed project would add roughly 58 units to the MLK Corridor Improvement Authority development area. Attached is additional information related to the proposed project.

I'd like to extend my gratitude to the City of Jackson for its support of this development to increase the inventory of housing at various price points for Jackson residents. Partnering with the City of Jackson to address the urgent housing crisis, is equally important to me. I hope this endeavor will encourage further redevelopment in the MLK Corridor Improvement Authority development area. I'm prepared to make myself available to the MLK CIA Board of Directors to present the project and respond to any questions or concerns that they may have as they consider acting as required by the City of Jackson to recommend approval of my purchase and land sale request.

Sincerely,



Rafael Golden

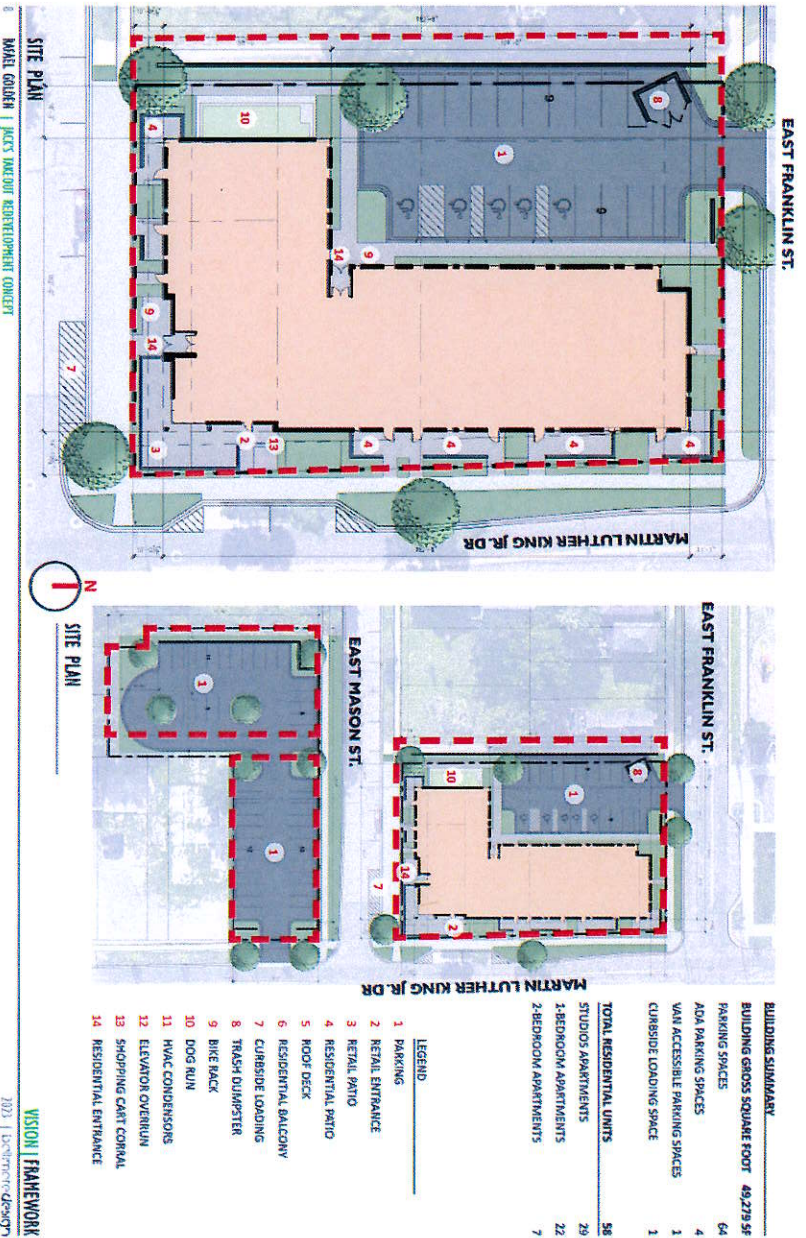
CC: Malik Goodwin, GWJ
Attachments: Proposed Mixed Use Residential Development- Concept Site Plan

ATTACHMENT Concept Site Plan

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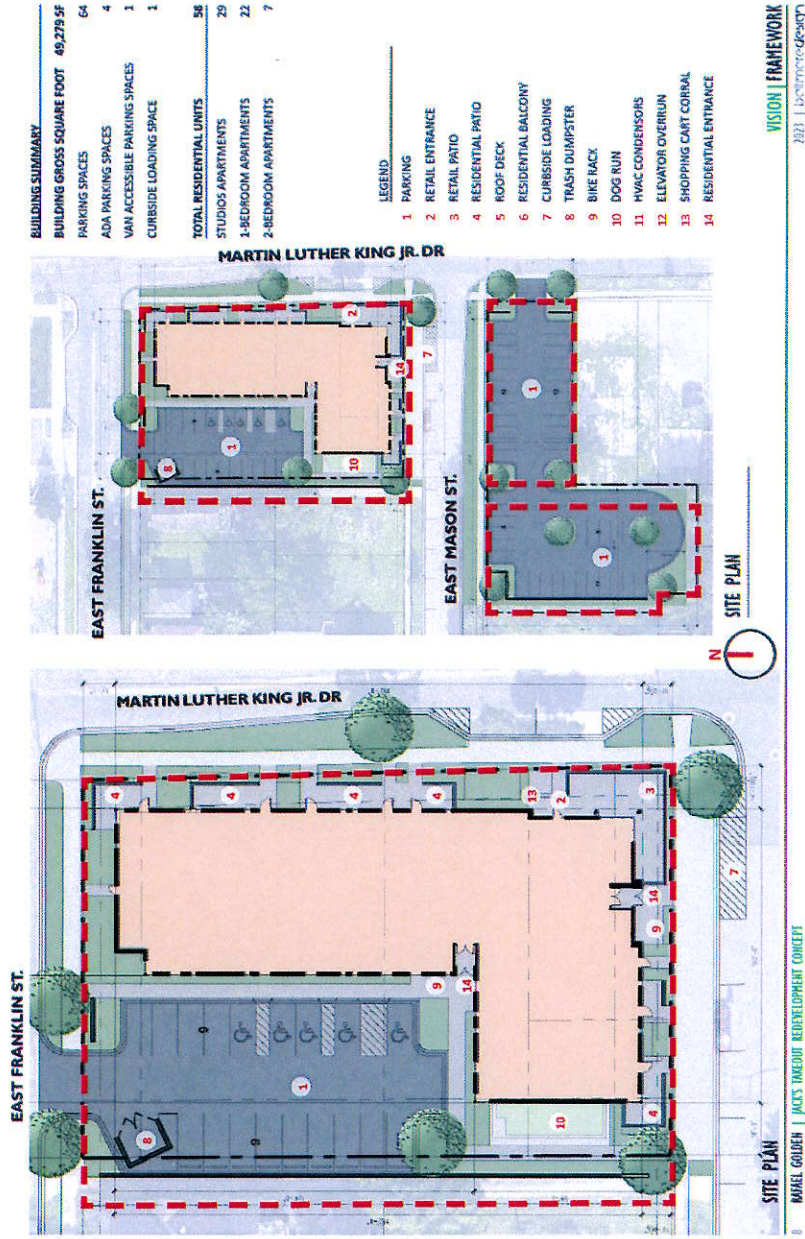


ATTACHMENT Concept Site Plan

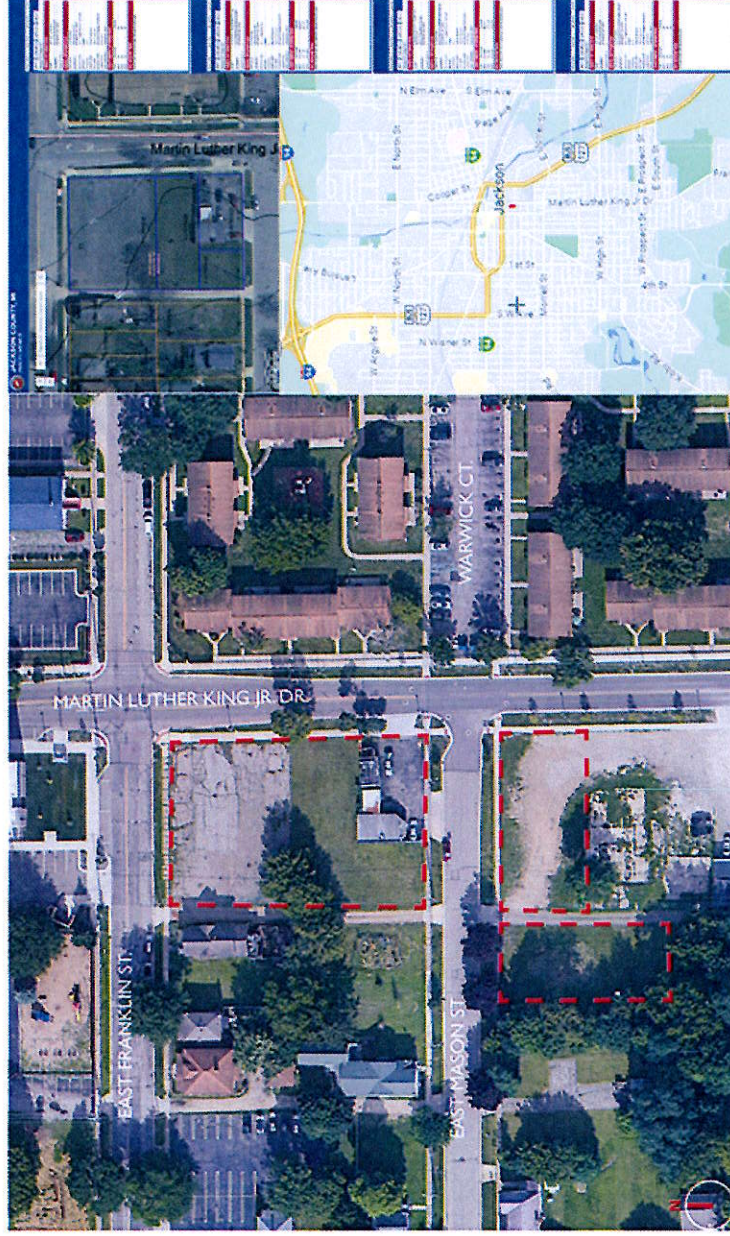


ATTACHMENT

Concept Site Plan



CC: Malik Goodwin, GWJ
Attachments: Proposed Mixed Use Residential Development-Concept Site Plan



SITE AERIAL VIEW

RAJAEEL GOLDEN | JACK'S TAKEOUT REDEVELOPMENT CONCEPT

PROJECT | CONTEXT

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