



CITY OF YPSILANTI
945 COMMUNITY BENEFITS COMMITTEE MEETING
MARCH 29, 2022 @ 7:00 PM
CITY HALL - COUNCIL CHAMBERS
One South Huron, Ypsilanti, MI 48197
[VIRTUAL ACCESS](#)

Page

I. CALL TO ORDER

II. ROLL CALL

Alyssa Newsome
Desirae Simmons
Lisa Voelker
Jon Lusk
Tegwyn John
Alice Elliott
Steve Wilcoxon

III. AGENDA APPROVAL

IV. PUBLIC COMMENT (3 MINUTES)

V. DISCUSSION ITEMS

2 - 3

- A. Approving the minutes of the March 18, 2022 Meeting.
[945 Clark Community Benefits Committee - 18 Mar 2022 - Minutes](#)
- B. Potential Benefits
- AMI Calculation
 - Hiring Practices
 - Property Management/Entities Involved in Development

4

- C. Benefit Prioritization/Criteria
[Benefits](#)

VI. COMMITTEE PROPOSED BUSINESS

VII. ADJOURNMENT



DRAFT MINUTES SPECIAL Meeting

7:00 PM - Friday, March 18, 2022
Council Chambers

The 945 Clark Community Benefits Committee of the City of Ypsilanti was called to order on Friday, March 18, 2022, at 7:00 PM, in the Council Chambers, with the following members present:

I CALL TO ORDER

The meeting was called to order at 7:06 PM

II ROLL CALL

Alyssa Newsome	Present (7:08 pm)
Desirae Simmons	Present
Lisa Voelker	Present
Jon Lusk	Absent (attended virtually)
Tegwyn John	Present
Alice Elliott	Present
Steve Wilcoxon	Present

III AGENDA APPROVAL

The agenda was approved as submitted.

IV PUBLIC COMMENT (3 MINUTES)

None

V DISCUSSION ITEMS

a) Approving the minutes of the March 3, 2022 Meeting

S. Wilcoxon moved, seconded by A Elliott, to approve the minutes.

On a voice vote, the motion carried

Yes - 6; No - 0; Absent - 1

b) Potential Community Benefits

- CBO Meeting List
- Additional Potential Incentives

c) Discussion Regarding Proposed Development

- Property Management/Resident Dynamic
- Environmental Impact
- Development Design
 - Spatial
 - Senior Specific - Age in Place
- Affordability

- AMI Calculation
- Span of PILOT
- Contractors/Sub-Contractor - Hire Local
- Entities involved in Development

VI COMMITTEE PROPOSED BUSINESS

- AMI Calculation
- Hiring practices
- Management company alternatives
- Prioritization/criteria of benefits

VII ADJOURNMENT

The meeting adjourned at 9:20 pm

Benefits for People Living at Development	Could be a Benefit to Both	Benefits for the City-at-Large
upkeep/maintenance/street presence	Onsite tutoring/activities for children	Support for pedestrian crossing elsewhere in city (i.e. N. Huron etc)
Electric appliances	Food pantry/free store	Easement Agreement (Pen Park)
Residents/Tenants Committee	More affordable units/units for incomes at lower AMI	Staffing- local, formerly incarcerated, amount of permanent staff
Property Management relationship accountability	Recycling pilot for large multi-unit households	