AGENDA

1. Introductions & Project Overview
2. Development Plan
3. Construction Update
4. Mobility Update & City:One Challenge
5. Community Outreach & Grant Program
6. Q&A Session
“With the redevelopment of Michigan Central Station, we can reimagine what is possible and create tomorrow, together.”

~Bill Ford, 2018
GUIDING PRINCIPLES FOR THE DEVELOPMENT

MAKE AN INCLUSIVE + AUTHENTIC PLACE

CELEBRATE HERITAGE + LEGACY

MAKE DECISIONS THAT CREATE EQUITY

OPTIMIZE FOR INNOVATION

BUILD THE FUTURE OF MOBILITY
Michigan Central Station will be the centerpiece of a new innovation hub that will bring together 2,500+ Ford employees and 2,500+ other entrepreneurs/partners.

In Corktown, new mobility solutions will be tested in an urban environment that will address the way people will live and get around tomorrow.

Ultimately, we will work with others to create a southeast Michigan Avenue mobility corridor that spans from Detroit to Dearborn to Ann Arbor.
DEVELOPMENT PLAN
WHAT IS A MASTER PLAN AND VISION?

A good master plan...

1. Embodies Guiding Principles
2. Is Flexible
3. Is Diverse
4. Is Now, Near & Far
5. Eases Connections
6. Provides a Framework
WHAT HAVE WE BEEN DOING?

- Listened and Learned Through CBO Process
- Information Gathering
- Engaged Urban Land Institute
- Engaging Our Teams
- Starting Construction
- Placemaking
COORDINATING WITH CITY AND CIVIC PARTNERS
MICHIGAN CENTRAL STATION:
(POTENTIAL PROGRAMING)
BOOK DEPOSITORY BUILDING
(POTENTIAL PROGRAMING)
CONSTRUCTION UPDATE
MICHIGAN CENTRAL STATION
CONSTRUCTION HIGHLIGHTS

December 2018 – March 2019

• First phase of construction underway which involves winterizing the building and securing the structure
• Temporary roofing being installed
• Cornice inspection on the roof
• Debris piles being removed from tower
• Covering vertical openings of the elevator shafts

Upcoming

• Probe and testing work starting in basement and on the roof
• Complete removal of tower debris piles
• Tower scaffold erected for Masonry work
• Cornice restoration
• Guastavino Tile early procurement
• Second phase of construction begins in May
PROGRESS PHOTOS: EXTERIOR FRONT

BEFORE

AFTER
PROGRESS PHOTOS: WAITING ROOM ROOF

BEFORE

AFTER
PROGRESS PHOTOS: CONCOURSE ROOF

BEFORE

AFTER
PROGRESS PHOTOS: LIGHT WELL TEMPORARY ROOF

BEFORE

AFTER
PROGRESS PHOTOS: FLOOR CLEAN UP

BEFORE

AFTER
PROGRESS PHOTOS: ELEVATOR LOBBY CLEAN UP

BEFORE

AFTER
PROGRESS PHOTOS: BASEMENT CLEAN UP

BEFORE

AFTER
PROGRESS PHOTOS: TEMP. ELECTRICAL CONDUIT

BEFORE

AFTER
PROGRESS PHOTOS: TOP ROOF ENCLOSURES

BEFORE

AFTER
STATION RESTORATION
Ford Motor Company
Former Brass Factory Demolition
Environmental Protection Plan
April 2019

CONTACT INFORMATION
Corktown@ford.com
313-845-FORD (3673)
https://corporate.ford.com/campuses/corktown-campus.html

OUR TIMELINE

2019
- 4/10: Trailer Mobilization
- 4/15: Power to site
- 4/30: Site Fencing and Prep
- 5/10: Start Interior Abatement
- 5/20: Start Building Demo
- 5/30: Abatement Completed
- 6/10: Building Demo Completed
- 7/1: Start Slab Demo
- 7/22: Start Soil Remediation
- 8/18: Complete Slab Demo
- 9/30: Complete Soil Remediation

2020
- 1/31: Bldg. Design Starts

2021
- 1/31: Bldg. Completed

2022
IMPLEMENTATION

• Comply With And Exceed City Ordinances, State And Federal Regulations

• Secure Site, Prevent Unauthorized Entrants, Fencing

• Removal Of Regulated Building Materials Prior To Demolition – Asbestos, Fluorescent Lights, Oils, Etc.

• Safe Work Practices To Prevent Dust Generation (Wet Demolition Methods)

• Protection Of Storm Water Drains And Cleaning Of Surrounding Streets

EXECUTE PROJECT IN ACCORDANCE WITH APPROVED PLANS
COMMUNITY INFORMATION BOARD

FORD CORKTOWN DEVELOPMENT

Our significant investment in Corktown will amplify the ongoing strength and resilience of the neighborhood, the City of Detroit and all of Southeast Michigan. Our mission has always been to build better communities everywhere by starting with the ones we call home. It’s how we create tomorrow, together.

SITE TRAFFIC FLOW

Traffic for the site will enter and exit along Rosa Parks Boulevard to limit noise, congestion, and dust along neighborhood streets. This diagram shows the routing for site traffic entering and exiting from the I-75 corridor. These routes will be used after the site security and setup has been completed.

AIR MONITORING LOCATIONS

The purple circles show approximate air monitor locations. The locations of the air monitors will be adjusted regularly to account for weather, and locations of work. The monitor closest to Muleki Park will stay in that area to ensure we always are collecting data close to the park.

IMPLEMENTATION AND PHASES OF BRASS FACTORY DEMOLITION

- Site Security and Setup - Installation of fence with screening, truck gates, sidewalk closure, crossing walk re-establishment, storm water controls, and site job trailers.
- Asbestos Abatement - Removal of asbestos containing materials prior to demolition, conducted by State of Michigan licensed contractors and monitored by licensed technicians in accordance with OSHA regulations.
- Materials Removal - Cleaning and removal of other regulated materials prior to demolition of the structure. Such as elevator cars, batteries, cell phones, and other materials that should be safely removed prior to demolition.
- Utility Disconnection - After interior decommissioning work is complete, utility lines will be traced and disconnected in preparation for demolition.
- Demolition - Physical demolition of structures to slab level using excavator equipment (not explosives) and structure and filling of basements with clean fill materials to grade to prevent falling hazards. Permanent air monitoring and use of water for dust control will be implemented during demolition activities.

SCHEDULE

- Decommissioning & Demolition to Slab
- Slab Removal
- Soil Remediation
- April 15 - May 19
- April 30 to June 28
- July 1 to August 18
- July 22 to September 30
- Regulated Demanding Materials Abatement
- Demolition to Slab

THIS WEEK’S ACTIVITIES

April 1st through April 8th
- Electricians coordinating power drop for trailer city.
- Coordinating Mobilization.
- Working with DTE to disconnect remaining power feed in parking lot.
- Completing baseline testing for air monitoring.

SITE AIR QUALITY

- Particulate Dust (PM10)
- Asbestos
- Crystalline Silica
- Lead
- Total Volatile Organic Compounds (VOCs)

SAFETY RECORD

- Good - Air quality within normal levels.
- Poor - Work stopped immediately. Community will be notified by the project team and an update will be posted on boards and website.

CONTACT INFORMATION

PHONE (313) 845-FORD(3673)
EMAIL CORKTOWN@FORD.COM
WEBSITE https://corporate.ford.com/campuses/corktown-campus.html
CONSTRUCTION TIMELINE

**MICHIGAN CENTRAL STATION**
- **2018**:Make Safe, 12/4
- **2019**:Tower Masonry Starts, 6/14
- **2020**:Structural Repair Starts, 8/19
- **2021**:Exterior Waiting Room Masonry, 10/7
- **2022**:Roof Starts, 4/1; Mech/Elec Starts, 10/1

**BOOK DEPOSITORY**
- **2020**:Bldg. Design Starts, 6/1
- **2022**:Bldg. Completed, 12/1

**BRASS FACTORY**
- **2018**:Trailer Mobilization Power to site, 4/18
- **2019**:Site Fencing and Prep, 4/15; Start Interior Abatement, 4/30
- **2020**:Start Building Demo, 5/10; Building Demo Completed, 6/28
- **2021**:Start Slab Demo, 7/1; Start Remediation, 7/22
- **2022**:Complete Slab Demo, 8/18; Complete Remediation, 9/30; Bldg. Design Starts, 1/31

**TODAY**
MOBILITY SOLUTIONS IN THE COMMUNITY

GORIDE HEALTH

SPIN SCOOTER
We put community first, we design with the neighborhood perspective.
COMMUNITY OUTREACH + GRANT PROGRAM
COMMUNITY ENGAGEMENT

FORD RESOURCE AND ENGAGEMENT CENTER

MCS WINTERFEST

TRUNK OR TREAT

DETROIT ST. PATRICK’S PARADE
As part of the Community Benefits Ordinance, Ford is conducting a request for proposal process (RFP) focusing on priorities identified by impact area residents.

- 2019 Funding will total $250,000 ($100,000 maximum grant per project)
- Proposals will be accepted from 501(c)(3) non-profit organizations
- Must be implemented within the impact area
- Future RFPs: Streetscapes & Neighborhood Beautification; Entrepreneurship & Job Creation; Mobility & Innovation
2019 CELEBRATING COMMUNITY + CULTURE RFP

RFP SCHEDULE

April 1 – Grant submissions open
April 30 – Submission process closes
May 15 – Finalists announced
May 30 – Finalists pitch the community
June 15 – Grant winners announced
June 2020 – Projects completed

HOW TO SUBMIT

• Visit http://community.ford.com
• Click on “Apply for Funding,” (login or create a profile)
• Title applications “Celebrating Community & Culture RFP”
• Select Shawn Thompson as the Ford Fund Manager
COMMUNITY COMMUNICATIONS

NEWSLETTER

A PLACE OF POSSIBILITY

When first announced in 2015, the Michigan Central Station was the site of an innovative effort to turn the historic train station into a modern and vibrant place. The renovation included the transformation of the station into a technology hub, with a focus on creating a space that would attract tech companies and entrepreneurs. The renovation also included the development of a park on the property, which has now opened to the public.

The renovation project, which included a new office building, apartments, and a hotel, was completed in 2019. The station is now home to a variety of companies, including Ford, which has its global headquarters there.

We are excited to announce that we are launching a new initiative called "A Place of Possibility," which will focus on creating a new park on the property. The park will be open to the public and will feature a variety of amenities, including a playground, a picnic area, and a fitness trail.

We hope that you will join us in celebrating this new addition to the community. The park will be opened to the public on Saturday, September 18, with a ribbon-cutting ceremony. We look forward to seeing you there!

#FORDDETROIT

HABLA ESPAÑOL?

Ford es líder en transformación. "A Place of Possibility" busca crear un espacio que alienta la innovación y el desarrollo, así como la inclusión y la diversidad. La empresa ha invertido millones de dólares en el proyecto, lo que ha impactado a la economía local. "A Place of Possibility" es un espacio que busca inspirar a las personas a pensar fuera de la caja, hacia nuevas formas de pensar y actuar.

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COMMUNITY COMMUNICATIONS

COMMUNITY MEETINGS
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