



REQUEST FOR COUNCIL ACTION

AGENDA DATE: May 13, 2024

AGENDA ITEM: Consider the approval of a resolution approving certain lender documents related to the L&M Supply Distribution Center Project

PREPARED BY: Rob Mattei, Director of Community Development

BACKGROUND:

GREDA has recently completed the final of four land sales to SE 7th Ave. Distribution LLC (Developer) for the site that will be the location of the L&M Supply Distribution Center (Project).

To finance the Project, the Developer has received a loan from Alerus Financial, a national banking association. As a condition of receiving the loan, Alerus requires that GREDA subordinate certain rights of entry and reverter related to the property, which are included within the purchase agreements and deeds. This was approved by GREDA at their May 9th regular meeting.

The City of Grand Rapids and GREDA have previously approved a Development Assistance Agreement with the Developer. As a condition of the loan, Alerus requires that the City and GREDA execute the Consent and Estoppel Agreement. This consent will allow assignment of the TIF Note to Park State Bank who will be the TIF lender.

REQUESTED COUNCIL ACTION:

Make a motion to approve a resolution approving certain lender documents related to the L&M Supply Distribution Center Project.