



MARKET ONE
Economic & Community Development

Stakeholder Update

January - March 2026

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Introduction to Dan Peat - Market One Interim Executive Director

Dan Peat joined the Market One Team on March 9, 2026.

Dan Peat serves as the Interim Executive Director for Market One. During this interim period, he will provide steady leadership, ensure operational continuity, internal and external collaboration and advance the Market One strategic priorities. He previously worked at Kinexus Group for nearly a decade in a variety of roles, and most recently facilitated a strategic planning session to support Market One's economic development initiatives.

Dan is the co-founder of Peat's Cider, an award winning hard cider company with a primary production space in Paw Paw and a taproom and 16 lane bowling center called The Peat's Cider Social in Stevensville. He has a varied background in farming, sales, and economic development.

Peat's Cider was formed by Dan and his wife Leah at the end of 2014 as Dan was finishing up his MBA at Michigan State University, with their launch in the summer of 2016. In early 2020, they opened the doors to the Social. Through his business Dan is a Pioneer Investor for Market One and has been engaged with the organization since its inception.

Dan lives in St. Joseph with his wife and three kids.



Business Development Update:

Pipeline of Projects:



Inform | Programs:

- AMEX Shop Small Business Grant
- MDARD's Value Added, Underserved, Regional Food Systems & Supply Chain Grant
- MDARD's Rural Development Fund
- Going PRO Talent Fund (Cycle II)
- State of Michigan | R&D Tax Incentive

Attraction:

- Project Vitality | Mattawan Life Sciences Park
- Indiana Michigan Power Ready Sites Program | Mattawan Life Sciences Park
- MEDC MiSites Program | Mattawan Life Sciences Park & MEC SMART Park

Regional and State Partner Meetings & Advocacy:

- Southwest Michigan Planning Commission Kickoff Meeting
- MEDA Education Committee
- Southwest Michigan First Regional Partners Meeting
- Southwest Michigan Regional Mapping
- Economic Development Lens to Childcare
- Southwest Michigan First | State of Economic Address
- South Haven Regional Business Hub Partners Meeting
- Lunch with Leaders | Dowagiac Chamber of Commerce
- CEDS Kickoff Meeting
- Cornerstone & Entrepreneurial Services Partner Meetings
- Insight & Impact for Business Growth
- Manufacturing Round Table



Community Development Update:

Grants:

- **Identified (not exhaustive):**

- MSHDA Community Development Block Grant (CDBG) to support community and economic development projects that benefit low- and moderate-income (LMI) residents, eliminate slum and blight conditions, and address urgent community needs across Michigan's non-entitlement communities.
- DNR Michigan Natural Resources Trust Fund (MNRTF) for development of public recreation facilities.
- DNR Recreation Passport for development of public recreation facilities, including the development of new facilities and the renovation of old facilities.
- DNR Land and Water Conservation Fund (LWCF) for the acquisition and development of public outdoor recreation areas and facilities.
- MDARD Regenerative Value Chains Grant for purchase of on-farm point-of-sale equipment, marketing materials, light processing equipment, and wash/pack infrastructure.
- MDARD Underserved, Value-Added, Regional Food Systems, and Supply Chain Grants for the expansion of value-added agriculture production, processing, development of food systems, healthy food access, underserved business development, and supply chain business development.
- USDA Rural Business Development Grant (RBDG) to promote economic development and job creation projects.
- USDA Community Facilities Loan and Grants Program provides affordable funding to develop essential community facilities in rural areas.

- **Submitted:**

- MSHDA Community Development Block Grant (CDBG) for Covert Township

- **Awarded/On-going:**

- PNC Foundation Grant to support Market One's existing services
- Van Buren County Revolving Loan Fund – in compliance
- MEDC RAP 2.0 – in compliance
- MEDC Strategic Site Readiness Program – in compliance



Community Development Update:

- **Awarded/On-going Continued:**

- MSHDA Community Development Block Grant (CDBG) administration for:
 - Arlington Township
 - Lawrence Township
 - Village of Lawrence
 - City of South Haven
 - Village of Decatur
 - Village of Edwardsburg
- Pending award from:
 - City of Gobles
 - City of Bangor
 - Village of Paw Paw
 - Van Buren County

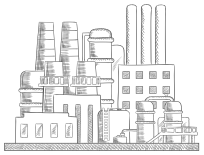
- **Exploratory Meetings**

- Covert Township Educational Session for MSHDA CDBG Program to educate the public on program guidelines before submitting application.
- Paw Paw Chamber Lunch | M1 Presenting to educate the Chamber on available funding opportunities and partnership benefits.
- Columbia Township Project & Funding Discussion to explore funding opportunities available and investor benefits.

We recently welcomed Molly McFadden as our Community Development Manager. In this role, she is dedicated exclusively to housing initiatives and the administration of the CDBG Grant. Over the past few months, her key areas of focus have included:

- Assist with Community Development Block Grants (CDBG) administration, including:
 - Familiarizing myself with administration and implementation procedures
 - Assisting UGLG with grant agreement submission and MSHDA IGX portal navigation
 - Preparing to respond to RFP to serve as Third-Party Administrator (TPA) for UGLGs
- Preparation for Office of Rural Prosperity Rural Readiness Grant LOI (Grant is projected to officially open in Q1 2026)

Organization Highlights



27

Business Retention & Expansion Visits

7

Community Development Exploration Meetings



16

Investor Connect Meetings

22

Community/Promotional Meetings



7,328

Social Media Engagements**



New followers across 3 social media platforms: 98

56,873

Social Media Impressions*

Posts on Social Media: 25



* The number of times your content was displayed to users

** The number of times users engaged with your content (Includes Reactions, Comments, Shares, Saves, Post Link Clicks, etc.)

Regional & Local County Meetings/Events:

- Mattawan Business Association | Coffee & Connect | Member Appreciation Night
- Cass County Economic Development/Brownfield Redevelopment Board Meetings
- Van Buren Economic Development Board Meetings
- Edwardsburg Chamber of Commerce | Lunch Meeting
- Brew Belt Byway Meeting
- CDBG Basic Training
- Southwest Michigan Regional Chamber Annual Business Recognition Awards & Meeting
- Van Buren County Township Supervisors Meeting
- Edwardsburg Library Branch Grand Opening
- Cass County Board of Commissioner Meetings
- Paw Paw Chamber of Commerce | Lunch Meeting
- Cass County Data Center Policy Framework Meeting

Business Site Visits & Community Events

3rd Annual Investors Gala | Lawton



Vibracoustic | South Haven



Edward Lowe Foundation | Cassopolis



Lawrence Township



Village of Edwardsburg



Business Site & Community Visits

City of Hartford



**Holtec Palisades
Power Plant | Covert**



Village of Cassopolis



Grand Opening of Edwardsburg Library



St. Julian | Paw Paw



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