



“The Island City”

Plainwell Paper Summary: “What’s Going On With The Mill?”

It is my pleasure to share with you a summary of events, accomplishments, and action items surrounding the redevelopment of the former Plainwell Paper site.

The City of Plainwell understands that while the redevelopment project is complex, its challenges represent great opportunities to shape the future of the City of Plainwell for future generations.

The city will continue to dedicate time and resources to ensure a high quality redevelopment reflective of the wants and needs of the local community. In this summary, the newest entry will be listed first, followed by historical entries.

Sincerely,

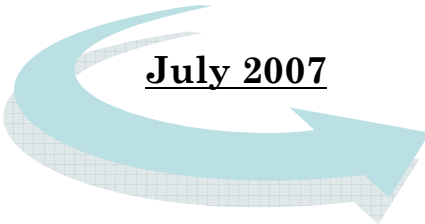
Rick Brooks, Mayor
City of Plainwell



November 2007

The City of Plainwell is preparing to host an informative meeting on Tuesday, November 13 at 6 p.m. at the Plainwell Community Center, 798 E. Bridge.

The purpose of the meeting is to update the public on the mill's redevelopment process and generate input and ideas for the site's future re-use possibilities.



July 2007

In cooperation with Ann Arbor-based planning firm, JJR, an Architectural Analysis/Building Assessment was begun in order to inventory the strengths, weaknesses, opportunities and threats associated with the mill buildings. This process helps determine which buildings might be demolished in the future, and the appropriate uses of the buildings. The study will be available shortly.



June 2007

JJR's services were rendered in order to develop a single Land Use Plan, reflecting the community's redevelopment goals for the mill site.



January 2007

In partnership with JJR, the City of Plainwell hosted a “Developer’s Forum” during which three regional developers experienced with “Superfund” development projects, were invited to share their opinions and reactions about development opportunities at the mill site. The process generated “points of agreement” that have sense created a framework for action, next steps, and land use opportunities-- from pursuing mixed-use residential, retail, recreation, and civic uses on the mill site.



Ongoing

By reaching out to regional and national economic development agencies, including Southwest Michigan First, Michigan State Housing and Development Authority, and the United States Department of Agriculture, the city continuously searches for resources to support the costs of site infrastructure preparation and improvement.



Ongoing

Demonstrating Pride of Ownership, the city of Plainwell has invested its staff and resources toward the mill by engaging work crews and volunteers to prepare the site for development, remove scrap and trash, cut overgrown vegetation, and repair parking lots on the site.



Ongoing

The City of Plainwell has established a solid working relationship built on a foundation of open lines of communication with the Weyerhaeuser Corporation, which has a \$6 million obligation by the Environmental Protection Agency to remediate some of the mill's contaminated sites.



Ongoing

A section on dedicated to the Plainwell Paper Mill was created and is continuously managed and updated on the city's website, www.plainwell.org. This website is a central location for information related to the mill, equipped with photos, building layouts, surveys, and reports.



September 2006

Services from Chicago-based Economic Research Associates (ERA) were rendered in September 2006 in order to generate a “Market Overview of the Former Mill Property.” This report provides timely and reliable data related to demographics in and around Plainwell, and identifies a variety of uses that should be considered for the mill site, including professional office space, residential options, specialty retail, entertainment destinations, and civic buildings.



September 2006

The Environmental Protection Agency funded a participatory planning process involving the community, “Planning for the Future: A Reuse Planning Report for the Plainwell Paper Mill Property.”

August 2006

Thanks to a creative effort involving the cooperation of Allegan County in addressing delinquent tax issues, the City of Plainwell acquired the 36-acre mill site for a net cost of \$411,455.



Plainwell Mayor Richard Brooks signs the paperwork transferring ownership to the City.

June 2006

The city's Brownfield Redevelopment Authority was structured as the purchaser, and to use Tax Increment Financing to re-invest in the mill property.

June 2006

"A Mill Committee," consisting of city staff and community members, was formed to collect and analyze information related to the mill development.

November 6, 2000

Originally founded in 1886, on November 6, 2000, the Plainwell Paper Company notified the City that it would close its facility due to "unprofitability."