



STATE OF MICHIGAN  
DEPARTMENT OF TREASURY  
LANSING

GRETCHEN WHITMER  
GOVERNOR

RACHAEL EUBANKS  
STATE TREASURER

December 19, 2023

Daniel Dimitroff  
Monarch Associates, LLC  
3865 Wilder Road, Suite 7  
Bay City, MI 48706

Dear Sir or Madam:

The State Tax Commission, at their December 19, 2023 meeting, considered and approved your application for an obsolete property rehabilitation project, in accordance with Public Act 146 of 2000, as amended. Enclosed is certificate number 3-23-0025, issued to Monarch Associates, LLC for the project located at 116 Rodd Street, City of Midland, Midland County.

A party aggrieved by the issuance, refusal to issue, revocation, transfer or modification of this exemption certificate may appeal a final decision of the State Tax Commission by filing a petition with the Michigan Tax Tribunal within 35 days. MCL 205.735a (6). More information on how to file a petition with the Michigan Tax Tribunal can be found at [www.mich.gov/taxtrib](http://www.mich.gov/taxtrib) or by calling (517) 335-9760.

For questions regarding this letter, please contact the Community Services Division at (517) 335-7491, [pte@michigan.gov](mailto:pte@michigan.gov), or P.O. Box 30760, Lansing, MI 48909. Information about the exemption can also be found at [www.mich.gov/propertytaxexemptions](http://www.mich.gov/propertytaxexemptions).

Sincerely,

A handwritten signature in blue ink, appearing to read "David Buick".

David A. Buick, Executive Director  
State Tax Commission

Enclosure  
By Certified Mail  
cc: Kayla Ripley, Assessor, City of Midland  
Clerk, City of Midland



## Obsolete Property Rehabilitation Exemption Certificate

Certificate No. **3-23-0025**

Pursuant to the provisions of Public Act 146 of 2000, as amended, the State Tax Commission hereby issues an Obsolete Property Rehabilitation Exemption Certificate for the commercial property, as described in the approved application, owned by **Monarch Associates, LLC**, and located at **116 Rodd Street, City of Midland, County of Midland**, Michigan.

This certificate provides the authority for the assessor to exempt the commercial property for which this Obsolete Property Rehabilitation Exemption Certificate is in effect, but not the land on which the rehabilitated facility is located or the personal property, from ad valorem taxation. This certificate further provides the authority to levy a specific tax known as the Obsolete Property Rehabilitation tax.

This certificate, unless revoked as provided by Public Act 146 of 2000, as amended, shall remain in force for a period of **12 year(s)**;

**Beginning December 31, 2023 and ending December 30, 2035.**

The real property investment amount for this obsolete facility is **\$3,500,000**.

The taxable value of the real property related to this certificate is **\$89,585**.

The State Treasurer **has not** excluded local school operating or state education tax levied from the specific Obsolete Property Rehabilitation.

This Obsolete Property Rehabilitation Exemption Certificate is issued on **December 19, 2023**



A handwritten signature in cursive script that reads "Peggy L. Nolde".

Peggy L. Nolde, Chairperson  
State Tax Commission

A TRUE COPY  
ATTEST:

A handwritten signature in cursive script that reads "Patrick Huber".  
Patrick Huber  
Michigan Department of Treasury



STATE OF MICHIGAN  
DEPARTMENT OF TREASURY  
LANSING

GRETCHEN WHITMER  
GOVERNOR

RACHAEL EUBANKS  
STATE TREASURER

December 19, 2023

Mark Walker  
3592 Military, LLC  
911 Military Street  
Port Huron, MI 48060

Dear Sir or Madam:

The State Tax Commission, at their December 19, 2023 meeting, considered and approved your application for an obsolete property rehabilitation project, in accordance with Public Act 146 of 2000, as amended. Enclosed is certificate number 3-23-0026, issued to 3592 Military, LLC for the project located at 3592 Military Street, City of Port Huron, St. Clair County.

A party aggrieved by the issuance, refusal to issue, revocation, transfer or modification of this exemption certificate may appeal a final decision of the State Tax Commission by filing a petition with the Michigan Tax Tribunal within 35 days. MCL 205.735a (6). More information on how to file a petition with the Michigan Tax Tribunal can be found at [www.mich.gov/taxtrib](http://www.mich.gov/taxtrib) or by calling (517) 335-9760.

For questions regarding this letter, please contact the Community Services Division at (517) 335-7491, [pte@michigan.gov](mailto:pte@michigan.gov), or P.O. Box 30760, Lansing, MI 48909. Information about the exemption can also be found at [www.mich.gov/propertytaxexemptions](http://www.mich.gov/propertytaxexemptions).

Sincerely,

A handwritten signature in blue ink, appearing to read "David Buick".

David A. Buick, Executive Director  
State Tax Commission

Enclosure  
By Certified Mail  
cc: Ryan P. Porte, Assessor, City of Port Huron  
Clerk, City of Port Huron



## Obsolete Property Rehabilitation Exemption Certificate

Certificate No. **3-23-0026**

Pursuant to the provisions of Public Act 146 of 2000, as amended, the State Tax Commission hereby issues an Obsolete Property Rehabilitation Exemption Certificate for the commercial property, as described in the approved application, owned by **3592 Military, LLC**, and located at **3592 Military Street, City of Port Huron**, County of St. Clair, Michigan.

This certificate provides the authority for the assessor to exempt the commercial property for which this Obsolete Property Rehabilitation Exemption Certificate is in effect, but not the land on which the rehabilitated facility is located or the personal property, from ad valorem taxation. This certificate further provides the authority to levy a specific tax known as the Obsolete Properties tax.

This certificate, unless revoked as provided by Public Act 146 of 2000, as amended, shall remain in force for a period of **9** year(s);

**Beginning December 31, 2023 and ending December 30, 2032.**

The real property investment amount for this obsolete facility is **\$2,750,000**.

The frozen taxable value of the real property related to this certificate is **\$57,673**.

The State Treasurer **has excluded** from the specific tax **one-half of the mills levied for local school operating purposes and one-half of the state education tax** to be levied for this certificate for a period of six years, beginning **December 31, 2023** and ending **December 30, 2029**.

This Obsolete Property Rehabilitation Exemption Certificate is issued on **December 19, 2023**.



A handwritten signature in cursive script that reads "Peggy L. Nolde".

Peggy L. Nolde, Chairperson  
State Tax Commission

A TRUE COPY  
ATTEST:

A handwritten signature in cursive script that reads "Patrick Huber".  
Patrick Huber  
Michigan Department of Treasury



STATE OF MICHIGAN  
DEPARTMENT OF TREASURY  
LANSING

GRETCHEN WHITMER  
GOVERNOR

RACHAEL EUBANKS  
STATE TREASURER

December 19, 2023

Kurt Hines  
Marigold Houses, LLC  
29688 Telegraph Road, Suite 200  
Southfield, MI 48238

Dear Sir or Madam:

The State Tax Commission, at their December 19, 2023 meeting, considered and approved your application for an obsolete property rehabilitation project, in accordance with Public Act 146 of 2000, as amended. Enclosed is certificate number 3-23-0027, issued to Marigold Houses, LLC for the project located at 3200 Tyler Street, City of Detroit, Wayne County.

A party aggrieved by the issuance, refusal to issue, revocation, transfer or modification of this exemption certificate may appeal a final decision of the State Tax Commission by filing a petition with the Michigan Tax Tribunal within 35 days. MCL 205.735a (6). More information on how to file a petition with the Michigan Tax Tribunal can be found at [www.mich.gov/taxtrib](http://www.mich.gov/taxtrib) or by calling (517) 335-9760.

For questions regarding this letter, please contact the Community Services Division at (517) 335-7491, [pte@michigan.gov](mailto:pte@michigan.gov), or P.O. Box 30760, Lansing, MI 48909. Information about the exemption can also be found at [www.mich.gov/propertytaxexemptions](http://www.mich.gov/propertytaxexemptions).

Sincerely,

A handwritten signature in blue ink, appearing to read "David A. Buick".

David A. Buick, Executive Director  
State Tax Commission

Enclosure  
By Certified Mail  
cc: Charles Ericson, Assessor, City of Detroit  
Clerk, City of Detroit



## Obsolete Property Rehabilitation Exemption Certificate

Certificate No. **3-23-0027**

Pursuant to the provisions of Public Act 146 of 2000, as amended, the State Tax Commission hereby issues an Obsolete Property Rehabilitation Exemption Certificate for the commercial property, as described in the approved application, owned by **Marigold Houses, LLC**, and located at **3200 Tyler Street, City of Detroit, County of Wayne**, Michigan.

This certificate provides the authority for the assessor to exempt the commercial property for which this Obsolete Property Rehabilitation Exemption Certificate is in effect, but not the land on which the rehabilitated facility is located or the personal property, from ad valorem taxation. This certificate further provides the authority to levy a specific tax known as the Obsolete Property Rehabilitation tax.

This certificate, unless revoked as provided by Public Act 146 of 2000, as amended, shall remain in force for a period of **12 year(s)**;

**Beginning December 31, 2023 and ending December 30, 2035.**

The real property investment amount for this obsolete facility is **\$1,655,040**.

The taxable value of the real property related to this certificate is **\$34,741**.

The State Treasurer **has not** excluded local school operating or state education tax levied from the specific Obsolete Property Rehabilitation.

This Obsolete Property Rehabilitation Exemption Certificate is issued on **12/19/2023**.



A handwritten signature in cursive script that reads "Peggy L. Nolde".

Peggy L. Nolde, Chairperson  
State Tax Commission

A TRUE COPY  
ATTEST:

A handwritten signature in cursive script that reads "Patrick Huber".  
Patrick Huber  
Michigan Department of Treasury



STATE OF MICHIGAN  
DEPARTMENT OF TREASURY  
LANSING

GRETCHEN WHITMER  
GOVERNOR

RACHAEL EUBANKS  
STATE TREASURER

December 19, 2023

Emmett Moten Jr.  
Bagley Development Group, LLC  
3633 Michigan Avenue  
Detroit, MI 48216

Dear Sir or Madam:

The State Tax Commission, at their December 19, 2023 meeting, considered and approved your application for an obsolete property rehabilitation project, in accordance with Public Act 146 of 2000, as amended. Enclosed is certificate number 3-23-0028, issued to Bagley Development Group, LLC for the project located at 150 Bagley Street, City of Detroit, Wayne County.

A party aggrieved by the issuance, refusal to issue, revocation, transfer or modification of this exemption certificate may appeal a final decision of the State Tax Commission by filing a petition with the Michigan Tax Tribunal within 35 days. MCL 205.735a (6). More information on how to file a petition with the Michigan Tax Tribunal can be found at [www.mich.gov/taxtrib](http://www.mich.gov/taxtrib) or by calling (517) 335-9760.

For questions regarding this letter, please contact the Community Services Division at (517) 335-7491, [pte@michigan.gov](mailto:pte@michigan.gov), or P.O. Box 30760, Lansing, MI 48909. Information about the exemption can also be found at [www.mich.gov/propertytaxexemptions](http://www.mich.gov/propertytaxexemptions).

Sincerely,

A handwritten signature in blue ink, appearing to read "David A. Buick".

David A. Buick, Executive Director  
State Tax Commission

Enclosure  
By Certified Mail  
cc: Charles Ericson, Assessor, City of Detroit  
Clerk, City of Detroit



## Obsolete Property Rehabilitation Exemption Certificate

Certificate No. **3-23-0028**

Pursuant to the provisions of Public Act 146 of 2000, as amended, the State Tax Commission hereby issues an Obsolete Property Rehabilitation Exemption Certificate for the commercial property, as described in the approved application, owned by **Bagley Development Group, LLC**, and located at **150 Bagley Street, City of Detroit**, County of Wayne, Michigan.

This certificate provides the authority for the assessor to exempt the commercial property for which this Obsolete Property Rehabilitation Exemption Certificate is in effect, but not the land on which the rehabilitated facility is located or the personal property, from ad valorem taxation. This certificate further provides the authority to levy a specific tax known as the Obsolete Properties tax.

This certificate, unless revoked as provided by Public Act 146 of 2000, as amended, shall remain in force for a period of **12 year(s)**;

**Beginning December 31, 2023 and ending December 30, 2035.**

The real property investment amount for this obsolete facility is **\$3,217,330**.

The frozen taxable value of the real property related to this certificate is **\$12,696**.

The State Treasurer **has excluded** from the specific tax **one-half of the mills levied for local school operating purposes and one-half of the state education tax** to be levied for this certificate for a period of six years, beginning **December 31, 2023** and ending **December 30, 2029**.

This Obsolete Property Rehabilitation Exemption Certificate is issued on **December 19, 2023**.



A handwritten signature in cursive script that reads "Peggy L. Nolde".

Peggy L. Nolde, Chairperson  
State Tax Commission

A TRUE COPY  
ATTEST:

A handwritten signature in cursive script that reads "Patrick Huber".  
Patrick Huber  
Michigan Department of Treasury





STATE OF MICHIGAN  
DEPARTMENT OF TREASURY  
LANSING

GRETCHEN WHITMER  
GOVERNOR

RACHAEL EUBANKS  
STATE TREASURER

December 19, 2023

Sterling McGregor  
DPM Woodbine Self Storage, LLC  
22815 Ventura Blvd, Suite 310  
Woodland Hills, CA 91364

Dear Sir or Madam:

The State Tax Commission, at their December 19, 2023 meeting, considered and approved your application for an obsolete property rehabilitation project, in accordance with Public Act 146 of 2000, as amended. Enclosed is certificate number 3-23-0029, issued to DPM Woodbine Self Storage, LLC for the project located at 12286-12238 Woodbine, Charter Township of Redford, Wayne County.

A party aggrieved by the issuance, refusal to issue, revocation, transfer or modification of this exemption certificate may appeal a final decision of the State Tax Commission by filing a petition with the Michigan Tax Tribunal within 35 days. MCL 205.735a (6). More information on how to file a petition with the Michigan Tax Tribunal can be found at [www.mich.gov/taxtrib](http://www.mich.gov/taxtrib) or by calling (517) 335-9760.

For questions regarding this letter, please contact the Community Services Division at (517) 335-7491, [pte@michigan.gov](mailto:pte@michigan.gov), or P.O. Box 30760, Lansing, MI 48909. Information about the exemption can also be found at [www.mich.gov/propertytaxexemptions](http://www.mich.gov/propertytaxexemptions).

Sincerely,

A handwritten signature in blue ink, appearing to read "David Buick".

David A. Buick, Executive Director  
State Tax Commission

Enclosure

By Certified Mail

cc: Jessica V. Gracer, Assessor, Charter Township of Redford  
Clerk, Charter Township of Redford



## Obsolete Property Rehabilitation Exemption Certificate

Certificate No. **3-23-0029**

Pursuant to the provisions of Public Act 146 of 2000, as amended, the State Tax Commission hereby issues an Obsolete Property Rehabilitation Exemption Certificate for the commercial property, as described in the approved application, owned by **DPM Woodbine Self Storage, LLC**, and located at **12286-12238 Woodbine, Charter Township of Redford**, County of Wayne, Michigan.

This certificate provides the authority for the assessor to exempt the commercial property for which this Obsolete Property Rehabilitation Exemption Certificate is in effect, but not the land on which the rehabilitated facility is located or the personal property, from ad valorem taxation. This certificate further provides the authority to levy a specific tax known as the Obsolete Properties tax.

This certificate, unless revoked as provided by Public Act 146 of 2000, as amended, shall remain in force for a period of **9** year(s);

**Beginning December 31, 2023 and ending December 30, 2032.**

The real property investment amount for this obsolete facility is **\$7,500,000**.

The frozen taxable value of the real property related to this certificate is **\$610,600**.

The State Treasurer **has excluded** from the specific tax **one-half of the mills levied for local school operating purposes and one-half of the state education tax** to be levied for this certificate for a period of six years, beginning **December 31, 2023** and ending **December 30, 2029**.

This Obsolete Property Rehabilitation Exemption Certificate is issued on **December 19, 2023**.



Handwritten signature of Peggy L. Nolde in black ink.

Peggy L. Nolde, Chairperson  
State Tax Commission

A TRUE COPY  
ATTEST:

Handwritten signature of Patrick Huber in black ink.  
Patrick Huber  
Michigan Department of Treasury



STATE OF MICHIGAN  
DEPARTMENT OF TREASURY  
LANSING

GRETCHEN WHITMER  
GOVERNOR

RACHAEL EUBANKS  
STATE TREASURER

December 19, 2023

Michael Rivait  
St. Agnes Lofts, LLC  
P.O. Box 20083  
Ferndale, MI 48220

Dear Sir or Madam:

The State Tax Commission, at their December 19, 2023 meeting, considered and approved your application for an obsolete property rehabilitation project, in accordance with Public Act 146 of 2000, as amended. Enclosed is certificate number 3-23-0030, issued to St. Agnes Lofts, LLC for the project located at 7625 Rosa Parks Boulevard, City of Detroit, Wayne County.

A party aggrieved by the issuance, refusal to issue, revocation, transfer or modification of this exemption certificate may appeal a final decision of the State Tax Commission by filing a petition with the Michigan Tax Tribunal within 35 days. MCL 205.735a (6). More information on how to file a petition with the Michigan Tax Tribunal can be found at [www.mich.gov/taxtrib](http://www.mich.gov/taxtrib) or by calling (517) 335-9760.

For questions regarding this letter, please contact the Community Services Division at (517) 335-7491, [pte@michigan.gov](mailto:pte@michigan.gov), or P.O. Box 30760, Lansing, MI 48909. Information about the exemption can also be found at [www.mich.gov/propertytaxexemptions](http://www.mich.gov/propertytaxexemptions).

Sincerely,

A handwritten signature in blue ink, appearing to read "David Buick".

David A. Buick, Executive Director  
State Tax Commission

Enclosure  
By Certified Mail  
cc: Charles Ericson, Assessor, City of Detroit  
Clerk, City of Detroit



## Obsolete Property Rehabilitation Exemption Certificate

Certificate No. **3-23-0030**

Pursuant to the provisions of Public Act 146 of 2000, as amended, the State Tax Commission hereby issues an Obsolete Property Rehabilitation Exemption Certificate for the commercial property, as described in the approved application, owned by **St. Agnes Lofts, LLC**, and located at **7625 Rosa Parks Boulevard, City of Detroit**, County of Wayne, Michigan.

This certificate provides the authority for the assessor to exempt the commercial property for which this Obsolete Property Rehabilitation Exemption Certificate is in effect, but not the land on which the rehabilitated facility is located or the personal property, from ad valorem taxation. This certificate further provides the authority to levy a specific tax known as the Obsolete Properties tax.

This certificate, unless revoked as provided by Public Act 146 of 2000, as amended, shall remain in force for a period of **12 year(s)**;

**Beginning December 31, 2023 and ending December 30, 2035.**

The real property investment amount for this obsolete facility is **\$4,580,000**.

The frozen taxable value of the real property related to this certificate is **\$79,157**.

The State Treasurer **has excluded** from the specific tax **one-half of the mills levied for local school operating purposes and one-half of the state education tax** to be levied for this certificate for a period of six years, beginning **December 31, 2023** and ending **December 30, 2029**.

This Obsolete Property Rehabilitation Exemption Certificate is issued on **December 19, 2023**.



A handwritten signature in cursive script that reads "Peggy L. Nolde".

Peggy L. Nolde, Chairperson  
State Tax Commission

A TRUE COPY  
ATTEST:

A handwritten signature in cursive script that reads "Patrick Huber".  
Patrick Huber  
Michigan Department of Treasury



STATE OF MICHIGAN  
DEPARTMENT OF TREASURY  
LANSING

GRETCHEN WHITMER  
GOVERNOR

RACHAEL EUBANKS  
STATE TREASURER

December 19, 2023

Michael Rivait  
St. Agnes Lofts, LLC  
P.O. Box 20083  
Ferndale, MI 48220

Dear Sir or Madam:

The State Tax Commission, at their December 19, 2023 meeting, considered and approved your application for an obsolete property rehabilitation project, in accordance with Public Act 146 of 2000, as amended. Enclosed is certificate number 3-23-0031, issued to St. Agnes Lofts, LLC for the project located at 7601 Rosa Parks Boulevard, City of Detroit, Wayne County.

A party aggrieved by the issuance, refusal to issue, revocation, transfer or modification of this exemption certificate may appeal a final decision of the State Tax Commission by filing a petition with the Michigan Tax Tribunal within 35 days. MCL 205.735a (6). More information on how to file a petition with the Michigan Tax Tribunal can be found at [www.mich.gov/taxtrib](http://www.mich.gov/taxtrib) or by calling (517) 335-9760.

For questions regarding this letter, please contact the Community Services Division at (517) 335-7491, [pte@michigan.gov](mailto:pte@michigan.gov), or P.O. Box 30760, Lansing, MI 48909. Information about the exemption can also be found at [www.mich.gov/propertytaxexemptions](http://www.mich.gov/propertytaxexemptions).

Sincerely,

A handwritten signature in blue ink, appearing to read "David Buick".

David A. Buick, Executive Director  
State Tax Commission

Enclosure  
By Certified Mail  
cc: Charles Ericson, Assessor, City of Detroit  
Clerk, City of Detroit



## Obsolete Property Rehabilitation Exemption Certificate

Certificate No. **3-23-0031**

Pursuant to the provisions of Public Act 146 of 2000, as amended, the State Tax Commission hereby issues an Obsolete Property Rehabilitation Exemption Certificate for the commercial property, as described in the approved application, owned by **St. Agnes Lofts, LLC**, and located at **7601 Rosa Parks Boulevard, City of Detroit**, County of Wayne, Michigan.

This certificate provides the authority for the assessor to exempt the commercial property for which this Obsolete Property Rehabilitation Exemption Certificate is in effect, but not the land on which the rehabilitated facility is located or the personal property, from ad valorem taxation. This certificate further provides the authority to levy a specific tax known as the Obsolete Properties tax.

This certificate, unless revoked as provided by Public Act 146 of 2000, as amended, shall remain in force for a period of **12 year(s)**;

**Beginning December 31, 2023 and ending December 30, 2035.**

The real property investment amount for this obsolete facility is **\$1,280,000**.

The frozen taxable value of the real property related to this certificate is **\$24,852**.

The State Treasurer **has excluded** from the specific tax **one-half of the mills levied for local school operating purposes and one-half of the state education tax** to be levied for this certificate for a period of six years, beginning **December 31, 2023** and ending **December 30, 2029**.

This Obsolete Property Rehabilitation Exemption Certificate is issued on **December 19, 2023**.



Handwritten signature of Peggy L. Nolde in cursive.

Peggy L. Nolde, Chairperson  
State Tax Commission

A TRUE COPY  
ATTEST:

Handwritten signature of Patrick Huber in cursive.  
Patrick Huber  
Michigan Department of Treasury



STATE OF MICHIGAN  
DEPARTMENT OF TREASURY  
LANSING

GRETCHEN WHITMER  
GOVERNOR

RACHAEL EUBANKS  
STATE TREASURER

December 19, 2023

Michael Rivait  
St. Agnes Lofts, LLC  
P.O. Box 20083  
Ferndale, MI 48220

Dear Sir or Madam:

The State Tax Commission, at their December 19, 2023 meeting, considered and approved your application for an obsolete property rehabilitation project, in accordance with Public Act 146 of 2000, as amended. Enclosed is certificate number 3-23-0032, issued to St. Agnes Lofts, LLC for the project located at 1967 South La Salle Gardens, City of Detroit, Wayne County.

A party aggrieved by the issuance, refusal to issue, revocation, transfer or modification of this exemption certificate may appeal a final decision of the State Tax Commission by filing a petition with the Michigan Tax Tribunal within 35 days. MCL 205.735a (6). More information on how to file a petition with the Michigan Tax Tribunal can be found at [www.mich.gov/taxtrib](http://www.mich.gov/taxtrib) or by calling (517) 335-9760.

For questions regarding this letter, please contact the Community Services Division at (517) 335-7491, [pte@michigan.gov](mailto:pte@michigan.gov), or P.O. Box 30760, Lansing, MI 48909. Information about the exemption can also be found at [www.mich.gov/propertytaxexemptions](http://www.mich.gov/propertytaxexemptions).

Sincerely,

A handwritten signature in blue ink, appearing to read "David Buick".

David A. Buick, Executive Director  
State Tax Commission

Enclosure  
By Certified Mail  
cc: Charles Ericson, Assessor, City of Detroit  
Clerk, City of Detroit



## Obsolete Property Rehabilitation Exemption Certificate

Certificate No. **3-23-0032**

Pursuant to the provisions of Public Act 146 of 2000, as amended, the State Tax Commission hereby issues an Obsolete Property Rehabilitation Exemption Certificate for the commercial property, as described in the approved application, owned by **St. Agnes Lofts, LLC**, and located at **1967 South La Salle Gardens, City of Detroit, County of Wayne**, Michigan.

This certificate provides the authority for the assessor to exempt the commercial property for which this Obsolete Property Rehabilitation Exemption Certificate is in effect, but not the land on which the rehabilitated facility is located or the personal property, from ad valorem taxation. This certificate further provides the authority to levy a specific tax known as the Obsolete Property Rehabilitation tax.

This certificate, unless revoked as provided by Public Act 146 of 2000, as amended, shall remain in force for a period of **12 year(s)**;

**Beginning December 31, 2023 and ending December 30, 2035.**

The real property investment amount for this obsolete facility is **\$439,668**.

The taxable value of the real property related to this certificate is **\$25,374**.

The State Treasurer **has not** excluded local school operating or state education tax levied from the specific Obsolete Property Rehabilitation.

This Obsolete Property Rehabilitation Exemption Certificate is issued on **December 19, 2023**.



A handwritten signature in cursive script, reading "Peggy L. Nolde".

Peggy L. Nolde, Chairperson  
State Tax Commission

A TRUE COPY  
ATTEST:

A handwritten signature in cursive script, reading "Patrick Huber".  
Patrick Huber  
Michigan Department of Treasury





STATE OF MICHIGAN  
DEPARTMENT OF TREASURY  
LANSING

GRETCHEN WHITMER  
GOVERNOR

RACHAEL EUBANKS  
STATE TREASURER

December 19, 2023

Michael Rivait  
St. Agnes Lofts, LLC  
P.O. Box 20083  
Ferndale, MI 48220

Dear Sir or Madam:

The State Tax Commission, at their December 19, 2023 meeting, considered and approved your application for an obsolete property rehabilitation project, in accordance with Public Act 146 of 2000, as amended. Enclosed is certificate number 3-23-0033, issued to St. Agnes Lofts, LLC for the project located at 1950 West Bethune, City of Detroit, Wayne County.

A party aggrieved by the issuance, refusal to issue, revocation, transfer or modification of this exemption certificate may appeal a final decision of the State Tax Commission by filing a petition with the Michigan Tax Tribunal within 35 days. MCL 205.735a (6). More information on how to file a petition with the Michigan Tax Tribunal can be found at [www.mich.gov/taxtrib](http://www.mich.gov/taxtrib) or by calling (517) 335-9760.

For questions regarding this letter, please contact the Community Services Division at (517) 335-7491, [pte@michigan.gov](mailto:pte@michigan.gov), or P.O. Box 30760, Lansing, MI 48909. Information about the exemption can also be found at [www.mich.gov/propertytaxexemptions](http://www.mich.gov/propertytaxexemptions).

Sincerely,

A handwritten signature in blue ink, appearing to read "David Buick".

David A. Buick, Executive Director  
State Tax Commission

Enclosure  
By Certified Mail  
cc: Charles Ericson, Assessor, City of Detroit  
Clerk, City of Detroit



## Obsolete Property Rehabilitation Exemption Certificate

Certificate No. **3-23-0033**

Pursuant to the provisions of Public Act 146 of 2000, as amended, the State Tax Commission hereby issues an Obsolete Property Rehabilitation Exemption Certificate for the commercial property, as described in the approved application, owned by **St. Agnes Lofts, LLC**, and located at **1950 West Bethune, City of Detroit, County of Wayne, Michigan**.

This certificate provides the authority for the assessor to exempt the commercial property for which this Obsolete Property Rehabilitation Exemption Certificate is in effect, but not the land on which the rehabilitated facility is located or the personal property, from ad valorem taxation. This certificate further provides the authority to levy a specific tax known as the Obsolete Property Rehabilitation tax.

This certificate, unless revoked as provided by Public Act 146 of 2000, as amended, shall remain in force for a period of **12 year(s)**;

**Beginning December 31, 2023 and ending December 30, 2035.**

The real property investment amount for this obsolete facility is **\$275,000**.

The taxable value of the real property related to this certificate is **\$9,864**.

The State Treasurer **has not** excluded local school operating or state education tax levied from the specific Obsolete Property Rehabilitation.

This Obsolete Property Rehabilitation Exemption Certificate is issued on **December 19, 2023**.



Handwritten signature of Peggy L. Nolde in cursive.

Peggy L. Nolde, Chairperson  
State Tax Commission

A TRUE COPY  
ATTEST:

Handwritten signature of Patrick Huber in cursive.  
\_\_\_\_\_  
Patrick Huber  
Michigan Department of Treasury



STATE OF MICHIGAN  
DEPARTMENT OF TREASURY  
LANSING

GRETCHEN WHITMER  
GOVERNOR

RACHAEL EUBANKS  
STATE TREASURER

December 19, 2023

Michael Rivait  
St. Agnes Lofts, LLC  
P.O. Box 20083  
Ferndale, MI 48220

Dear Sir or Madam:

The State Tax Commission, at their December 19, 2023 meeting, considered and approved your application for an obsolete property rehabilitation project, in accordance with Public Act 146 of 2000, as amended. Enclosed is certificate number 3-23-0034, issued to St. Agnes Lofts, LLC for the project located at 1945 S. La Salle Gardens, City of Detroit, Wayne County.

A party aggrieved by the issuance, refusal to issue, revocation, transfer or modification of this exemption certificate may appeal a final decision of the State Tax Commission by filing a petition with the Michigan Tax Tribunal within 35 days. MCL 205.735a (6). More information on how to file a petition with the Michigan Tax Tribunal can be found at [www.mich.gov/taxtrib](http://www.mich.gov/taxtrib) or by calling (517) 335-9760.

For questions regarding this letter, please contact the Community Services Division at (517) 335-7491, [pte@michigan.gov](mailto:pte@michigan.gov), or P.O. Box 30760, Lansing, MI 48909. Information about the exemption can also be found at [www.mich.gov/propertytaxexemptions](http://www.mich.gov/propertytaxexemptions).

Sincerely,

A handwritten signature in blue ink, appearing to read "David Buick".

David A. Buick, Executive Director  
State Tax Commission

Enclosure  
By Certified Mail  
cc: Charles Ericson, Assessor, City of Detroit  
Clerk, City of Detroit



## Obsolete Property Rehabilitation Exemption Certificate

Certificate No. **3-23-0034**

Pursuant to the provisions of Public Act 146 of 2000, as amended, the State Tax Commission hereby issues an Obsolete Property Rehabilitation Exemption Certificate for the commercial property, as described in the approved application, owned by **St. Agnes Lofts, LLC**, and located at **1945 S. La Salle Gardens, City of Detroit**, County of Wayne, Michigan.

This certificate provides the authority for the assessor to exempt the commercial property for which this Obsolete Property Rehabilitation Exemption Certificate is in effect, but not the land on which the rehabilitated facility is located or the personal property, from ad valorem taxation. This certificate further provides the authority to levy a specific tax known as the Obsolete Properties tax.

This certificate, unless revoked as provided by Public Act 146 of 2000, as amended, shall remain in force for a period of **12 year(s)**;

**Beginning December 31, 2023 and ending December 30, 2035.**

The real property investment amount for this obsolete facility is **\$1,650,000**.

The frozen taxable value of the real property related to this certificate is **\$3,426**.

The State Treasurer **has excluded** from the specific tax **one-half of the mills levied for local school operating purposes and one-half of the state education tax** to be levied for this certificate for a period of six years, beginning **December 31, 2023** and ending **December 30, 2029**.

This Obsolete Property Rehabilitation Exemption Certificate is issued on **December 19, 2023**.



A handwritten signature in cursive script that reads "Peggy L. Nolde".

Peggy L. Nolde, Chairperson  
State Tax Commission

A TRUE COPY  
ATTEST:

A handwritten signature in cursive script that reads "Patrick Huber".  
Patrick Huber  
Michigan Department of Treasury



STATE OF MICHIGAN  
DEPARTMENT OF TREASURY  
LANSING

GRETCHEN WHITMER  
GOVERNOR

RACHAEL EUBANKS  
STATE TREASURER

December 19, 2023

Michael Rivait  
St. Agnes Lofts, LLC  
P.O. Box 20083  
Ferndale, MI 48220

Dear Sir or Madam:

The State Tax Commission, at their December 19, 2023 meeting, considered and approved your application for an obsolete property rehabilitation project, in accordance with Public Act 146 of 2000, as amended. Enclosed is certificate number 3-23-0035, issued to St. Agnes Lofts, LLC for the project located at 1925 S. La Salle Gardens, City of Detroit, Wayne County.

A party aggrieved by the issuance, refusal to issue, revocation, transfer or modification of this exemption certificate may appeal a final decision of the State Tax Commission by filing a petition with the Michigan Tax Tribunal within 35 days. MCL 205.735a (6). More information on how to file a petition with the Michigan Tax Tribunal can be found at [www.mich.gov/taxtrib](http://www.mich.gov/taxtrib) or by calling (517) 335-9760.

For questions regarding this letter, please contact the Community Services Division at (517) 335-7491, [pte@michigan.gov](mailto:pte@michigan.gov), or P.O. Box 30760, Lansing, MI 48909. Information about the exemption can also be found at [www.mich.gov/propertytaxexemptions](http://www.mich.gov/propertytaxexemptions).

Sincerely,

A handwritten signature in blue ink, appearing to read "David Buick".

David A. Buick, Executive Director  
State Tax Commission

Enclosure  
By Certified Mail  
cc: Charles Ericson, Assessor, City of Detroit  
Clerk, City of Detroit



## Obsolete Property Rehabilitation Exemption Certificate

Certificate No. **3-23-0035**

Pursuant to the provisions of Public Act 146 of 2000, as amended, the State Tax Commission hereby issues an Obsolete Property Rehabilitation Exemption Certificate for the commercial property, as described in the approved application, owned by **St. Agnes Lofts, LLC**, and located at **1925 S. La Salle Gardens, City of Detroit**, County of Wayne, Michigan.

This certificate provides the authority for the assessor to exempt the commercial property for which this Obsolete Property Rehabilitation Exemption Certificate is in effect, but not the land on which the rehabilitated facility is located or the personal property, from ad valorem taxation. This certificate further provides the authority to levy a specific tax known as the Obsolete Properties tax.

This certificate, unless revoked as provided by Public Act 146 of 2000, as amended, shall remain in force for a period of **12 year(s)**;

**Beginning December 31, 2023 and ending December 30, 2035.**

The real property investment amount for this obsolete facility is **\$11,384,781**.

The frozen taxable value of the real property related to this certificate is **\$73,262**.

The State Treasurer **has excluded** from the specific tax **one-half of the mills levied for local school operating purposes and one-half of the state education tax** to be levied for this certificate for a period of six years, beginning **December 31, 2023** and ending **December 30, 2029**.

This Obsolete Property Rehabilitation Exemption Certificate is issued on **December 19, 2023**.



A handwritten signature in cursive script that reads "Peggy L. Nolde".

Peggy L. Nolde, Chairperson  
State Tax Commission

A TRUE COPY  
ATTEST:

A handwritten signature in cursive script that reads "Patrick Huber".  
Patrick Huber  
Michigan Department of Treasury



STATE OF MICHIGAN  
DEPARTMENT OF TREASURY  
LANSING

GRETCHEN WHITMER  
GOVERNOR

RACHAEL EUBANKS  
STATE TREASURER

December 19, 2023

Dennis Griffin  
91 North OZ, LLC  
91 North Saginaw  
Pontiac, MI 48342

Dear Sir or Madam:

The State Tax Commission, at their December 19, 2023 meeting, considered and approved your application for an obsolete property rehabilitation project, in accordance with Public Act 146 of 2000, as amended. Enclosed is certificate number 3-23-0036, issued to 91 North OZ, LLC for the project located at 91 North Saginaw, City of Pontiac, Oakland County.

A party aggrieved by the issuance, refusal to issue, revocation, transfer or modification of this exemption certificate may appeal a final decision of the State Tax Commission by filing a petition with the Michigan Tax Tribunal within 35 days. MCL 205.735a (6). More information on how to file a petition with the Michigan Tax Tribunal can be found at [www.mich.gov/taxtrib](http://www.mich.gov/taxtrib) or by calling (517) 335-9760.

For questions regarding this letter, please contact the Community Services Division at (517) 335-7491, [pte@michigan.gov](mailto:pte@michigan.gov), or P.O. Box 30760, Lansing, MI 48909. Information about the exemption can also be found at [www.mich.gov/propertytaxexemptions](http://www.mich.gov/propertytaxexemptions).

Sincerely,

A handwritten signature in blue ink, appearing to read "David Buick".

David A. Buick, Executive Director  
State Tax Commission

Enclosure  
By Certified Mail  
cc: Micheal R. Lohmeier, Assessor, City of Pontiac  
Clerk, City of Pontiac



## Obsolete Property Rehabilitation Exemption Certificate

Certificate No. **3-23-0036**

Pursuant to the provisions of Public Act 146 of 2000, as amended, the State Tax Commission hereby issues an Obsolete Property Rehabilitation Exemption Certificate for the commercial property, as described in the approved application, owned by **91 North OZ, LLC**, and located at **91 North Saginaw, City of Pontiac**, County of Oakland, Michigan.

This certificate provides the authority for the assessor to exempt the commercial property for which this Obsolete Property Rehabilitation Exemption Certificate is in effect, but not the land on which the rehabilitated facility is located or the personal property, from ad valorem taxation. This certificate further provides the authority to levy a specific tax known as the Obsolete Properties tax.

This certificate, unless revoked as provided by Public Act 146 of 2000, as amended, shall remain in force for a period of **12 year(s)**;

**Beginning December 31, 2023 and ending December 30, 2035.**

The real property investment amount for this obsolete facility is **\$8,300,000**.

The frozen taxable value of the real property related to this certificate is **\$277,730**.

The State Treasurer **has excluded** from the specific tax **one-half of the mills levied for local school operating purposes and one-half of the state education tax** to be levied for this certificate for a period of six years, beginning **December 31, 2023** and ending **December 30, 2029**.

This Obsolete Property Rehabilitation Exemption Certificate is issued on **December 19, 2023**.



A handwritten signature in cursive script that reads "Peggy L. Nolde".

Peggy L. Nolde, Chairperson  
State Tax Commission

A TRUE COPY  
ATTEST:

A handwritten signature in cursive script that reads "Patrick Huber".  
Patrick Huber  
Michigan Department of Treasury





STATE OF MICHIGAN  
DEPARTMENT OF TREASURY  
LANSING

GRETCHEN WHITMER  
GOVERNOR

RACHAEL EUBANKS  
STATE TREASURER

December 19, 2023

Loren Guzik  
46 N. Saginaw HCP, LLC  
1 S Dearborn Street, Suite 2000  
Chicago, IL 60603

Dear Sir or Madam:

The State Tax Commission, at their December 19, 2023 meeting, considered and approved your application for an obsolete property rehabilitation project, in accordance with Public Act 146 of 2000, as amended. Enclosed is certificate number 3-23-0037, issued to 46 N. Saginaw HCP, LLC for the project located at 46 North Saginaw, City of Pontiac, Oakland County.

A party aggrieved by the issuance, refusal to issue, revocation, transfer or modification of this exemption certificate may appeal a final decision of the State Tax Commission by filing a petition with the Michigan Tax Tribunal within 35 days. MCL 205.735a (6). More information on how to file a petition with the Michigan Tax Tribunal can be found at [www.mich.gov/taxtrib](http://www.mich.gov/taxtrib) or by calling (517) 335-9760.

For questions regarding this letter, please contact the Community Services Division at (517) 335-7491, [pte@michigan.gov](mailto:pte@michigan.gov), or P.O. Box 30760, Lansing, MI 48909. Information about the exemption can also be found at [www.mich.gov/propertytaxexemptions](http://www.mich.gov/propertytaxexemptions).

Sincerely,

A handwritten signature in blue ink, appearing to read "David Buick".

David A. Buick, Executive Director  
State Tax Commission

Enclosure  
By Certified Mail  
cc: Micheal R. Lohmeier, Assessor, City of Pontiac  
Clerk, City of Pontiac



## Obsolete Property Rehabilitation Exemption Certificate

Certificate No. **3-23-0037**

Pursuant to the provisions of Public Act 146 of 2000, as amended, the State Tax Commission hereby issues an Obsolete Property Rehabilitation Exemption Certificate for the commercial property, as described in the approved application, owned by **46 N. Saginaw HCP, LLC**, and located at **46 North Saginaw, City of Pontiac, County of Oakland**, Michigan.

This certificate provides the authority for the assessor to exempt the commercial property for which this Obsolete Property Rehabilitation Exemption Certificate is in effect, but not the land on which the rehabilitated facility is located or the personal property, from ad valorem taxation. This certificate further provides the authority to levy a specific tax known as the Obsolete Property Rehabilitation tax.

This certificate, unless revoked as provided by Public Act 146 of 2000, as amended, shall remain in force for a period of **12 year(s)**:

**Beginning December 31, 2023 and ending December 30, 2035.**

The real property investment amount for this obsolete facility is **\$5,000,000**.

The taxable value of the real property related to this certificate is **\$283,880**.

The State Treasurer **has not** excluded local school operating or state education tax levied from the specific Obsolete Property Rehabilitation.

This Obsolete Property Rehabilitation Exemption Certificate is issued on **December 19, 2023**.



A handwritten signature in cursive script that reads 'Peggy L. Nolde'.

Peggy L. Nolde, Chairperson  
State Tax Commission

A TRUE COPY  
ATTEST:

A handwritten signature in cursive script that reads 'Patrick Huber'.

Patrick Huber  
Michigan Department of Treasury



STATE OF MICHIGAN  
DEPARTMENT OF TREASURY  
LANSING

GRETCHEN WHITMER  
GOVERNOR

RACHAEL EUBANKS  
STATE TREASURER

December 19, 2023

Alan Ira Bishop  
HASAP, LLC  
4326 Commerce Road  
Orchard Lake, MI 48324

Dear Sir or Madam:

The State Tax Commission, at their December 19, 2023 meeting, considered and approved your application for an obsolete property rehabilitation project, in accordance with Public Act 146 of 2000, as amended. Enclosed is certificate number 3-23-0038, issued to HASAP, LLC for the project located at 48 Huron, City of Pontiac, Oakland County.

A party aggrieved by the issuance, refusal to issue, revocation, transfer or modification of this exemption certificate may appeal a final decision of the State Tax Commission by filing a petition with the Michigan Tax Tribunal within 35 days. MCL 205.735a (6). More information on how to file a petition with the Michigan Tax Tribunal can be found at [www.mich.gov/taxtrib](http://www.mich.gov/taxtrib) or by calling (517) 335-9760.

For questions regarding this letter, please contact the Community Services Division at (517) 335-7491, [pte@michigan.gov](mailto:pte@michigan.gov), or P.O. Box 30760, Lansing, MI 48909. Information about the exemption can also be found at [www.mich.gov/propertytaxexemptions](http://www.mich.gov/propertytaxexemptions).

Sincerely,

A handwritten signature in blue ink, appearing to read "David Buick".

David A. Buick, Executive Director  
State Tax Commission

Enclosure  
By Certified Mail  
cc: Micheal R. Lohmeier, Assessor, City of Pontiac  
Clerk, City of Pontiac



## Obsolete Property Rehabilitation Exemption Certificate

Certificate No. **3-23-0038**

Pursuant to the provisions of Public Act 146 of 2000, as amended, the State Tax Commission hereby issues an Obsolete Property Rehabilitation Exemption Certificate for the commercial property, as described in the approved application, owned by **HASAP, LLC**, and located at **48 Huron, City of Pontiac**, County of Oakland, Michigan.

This certificate provides the authority for the assessor to exempt the commercial property for which this Obsolete Property Rehabilitation Exemption Certificate is in effect, but not the land on which the rehabilitated facility is located or the personal property, from ad valorem taxation. This certificate further provides the authority to levy a specific tax known as the Obsolete Properties tax.

This certificate, unless revoked as provided by Public Act 146 of 2000, as amended, shall remain in force for a period of **12 year(s)**;

**Beginning December 31, 2023 and ending December 30, 2035.**

The real property investment amount for this obsolete facility is **\$7,000,000**.

The frozen taxable value of the real property related to this certificate is **\$514,520**.

The State Treasurer **has excluded** from the specific tax **one-half of the mills levied for local school operating purposes and one-half of the state education tax** to be levied for this certificate for a period of six years, beginning **December 31, 2023** and ending **December 30, 2029**.

This Obsolete Property Rehabilitation Exemption Certificate is issued on **December 19, 2023**.



A handwritten signature in cursive script that reads "Peggy L. Nolde".

Peggy L. Nolde, Chairperson  
State Tax Commission

A TRUE COPY  
ATTEST:

A handwritten signature in cursive script that reads "Patrick Huber".  
Patrick Huber  
Michigan Department of Treasury



STATE OF MICHIGAN  
DEPARTMENT OF TREASURY  
LANSING

GRETCHEN WHITMER  
GOVERNOR

RACHAEL EUBANKS  
STATE TREASURER

December 19, 2023

Niccolo G. Mastromatteo  
Red Chickweed, LLC  
31 N. Astor Street  
Pontiac, MI 48342

Dear Sir or Madam:

The State Tax Commission, at their December 19, 2023 meeting, considered and approved your application for an obsolete property rehabilitation project, in accordance with Public Act 146 of 2000, as amended. Enclosed is certificate number 3-23-0039, issued to Red Chickweed, LLC for the project located at 31 N. Astor Street, City of Pontiac, Oakland County.

A party aggrieved by the issuance, refusal to issue, revocation, transfer or modification of this exemption certificate may appeal a final decision of the State Tax Commission by filing a petition with the Michigan Tax Tribunal within 35 days. MCL 205.735a (6). More information on how to file a petition with the Michigan Tax Tribunal can be found at [www.mich.gov/taxtrib](http://www.mich.gov/taxtrib) or by calling (517) 335-9760.

For questions regarding this letter, please contact the Community Services Division at (517) 335-7491, [pte@michigan.gov](mailto:pte@michigan.gov), or P.O. Box 30760, Lansing, MI 48909. Information about the exemption can also be found at [www.mich.gov/propertytaxexemptions](http://www.mich.gov/propertytaxexemptions).

Sincerely,

A handwritten signature in blue ink, appearing to read "David Buick".

David A. Buick, Executive Director  
State Tax Commission

Enclosure  
By Certified Mail  
cc: Micheal R. Lohmeier, Assessor, City of Pontiac  
Clerk, City of Pontiac



## Obsolete Property Rehabilitation Exemption Certificate

Certificate No. **3-23-0039**

Pursuant to the provisions of Public Act 146 of 2000, as amended, the State Tax Commission hereby issues an Obsolete Property Rehabilitation Exemption Certificate for the commercial property, as described in the approved application, owned by **Red Chickweed, LLC**, and located at **31 N. Astor Street, City of Pontiac**, County of Oakland, Michigan.

This certificate provides the authority for the assessor to exempt the commercial property for which this Obsolete Property Rehabilitation Exemption Certificate is in effect, but not the land on which the rehabilitated facility is located or the personal property, from ad valorem taxation. This certificate further provides the authority to levy a specific tax known as the Obsolete Properties tax.

This certificate, unless revoked as provided by Public Act 146 of 2000, as amended, shall remain in force for a period of **12 year(s)**;

**Beginning December 31, 2023 and ending December 30, 2035.**

The real property investment amount for this obsolete facility is **\$31,885,850**.

The frozen taxable value of the real property related to this certificate is **\$15,230**.

The State Treasurer **has excluded** from the specific tax **one-half of the mills levied for local school operating purposes and one-half of the state education tax** to be levied for this certificate for a period of six years, beginning **December 31, 2023** and ending **December 30, 2028**.

This Obsolete Property Rehabilitation Exemption Certificate is issued on **December 19, 2023**.



A handwritten signature in cursive script that reads "Peggy L. Nolde".

Peggy L. Nolde, Chairperson  
State Tax Commission

A TRUE COPY  
ATTEST:

A handwritten signature in cursive script that reads "Patrick Huber".  
Patrick Huber  
Michigan Department of Treasury