



Brownfield Redevelopment Authority

The Morley Building
1 Tuscola Street, Suite 300
January 13, 2026
1:30 p.m.

MINUTES

Chair Tankersley called the meeting to order at 1:31 pm.

ROLL CALL:

1. Present: Delena Spades-Allen, Greg Bator, Lori Brown, Mary Malocha, Christina McEmber, Tom Miller, Eric Tankersley

2. Absent: John Miller

City Staff: Yolanda Bland, Vicki Davis, Amy Lusk

Guests: Grace Smith, Sabrina Shaheen Cronin

ANNOUNCEMENTS: None

PUBLIC HEARING:

1. Regarding the Interlocal Agreement between the Saginaw Downtown Development Authority and the Brownfield Redevelopment Authority for the Genesee Avenue Brownfield Redevelopment Project located at 409 W Genesee. Chair Tankersley called for public comment. No public comments. Chair Tankersley called for public comment 2 additional times. No comments were made.

Moved by T. Miller, seconded by M. Malocha, to close the Public Hearing. All in favor, motion carried.

PUBLIC COMMENTS: None

MINUTES:

1. Approve the July 29, 2025 meeting minutes.
The minutes from July 29, 2025 were reviewed. Motion by T. Miller, seconded by M. Malocha to approve the July 29, 2025 minutes. All in favor, motion carried.

UNFINISHED BUSINESS: None

NEW BUSINESS:

1. Election of 2026 Officers for the Brownfield Redevelopment Authority
Motion by T. Miller, seconded by D. Spades-Allen, to keep current slate for the officers for 2026. All in favor. Motion carried.

Officers for 2026 are as follows:

- 2026 Chair Eric Tankersley
- 2026 Vice Chair Lori Brown
- 2026 Treasurer Yolanda Bland

- 2026 Secretary Vicki Davis

J. Miller entered the meeting at 1:37pm

2. Approve the Brownfield Plan, Reimbursement Agreement and, contingent upon DDA approval, Interlocal Agreement for 409 W Genesee Avenue.

Chair Tankersley opened discussion on the plan. Sabrina Shaheen Cronin, West Gen QOZB, provided an update on the planned development. Interlocal agreement for this plan is contingent upon approval by the Saginaw Downtown Development Authority.

Motion by L. Brown, seconded by T. Miller to approve the Brownfield Plan, Reimbursement Agreement and Interlocal Agreement, contingent upon approval by the Saginaw DDA, for 409 W. Genesee Avenue

Discussion was held on the current zoning category for the property. City Planning and Zoning Division has advised that the property is currently zoned for Riverfront General Business. Plan lists the property as Riverfront Mixed Use. Plan will need to be amended to state property is currently zoned General Business. Motion by T. Miller, seconded by D. Spades-Allen, to amend the current Brownfield Plan for 409 W. Genesee, amending the current zoning to General Business. 7 ayes, 1 abstain (Tankersley). Motion carried.

Discussion was then held on the base year of the property. Plan states the initial taxable value is set in 2025. Developer would like to amend plan to establish initial taxable value in 2026. Motion by T. Miller, seconded by D. Spades-Allen, to amend the current Brownfield Plan to establish initial taxable value in 2026. 7 ayes, 1 abstain (Tankersley). Motion carried.

Vote was conducted on the main motion, as amended. 7 ayes, 1 abstain (Tankersley). Motion carried.

3. Approve the 2026 BRA Meeting Schedule

Chair Tankersley presented the proposed meeting schedule for 2026. No discussion. Motion by L. Brown, seconded by D. Spades-Allen, to approve the 2026 schedule. All in favor. Motion carried.

MOTIONS AND MISCELLANEOUS BUSINESS:

1. New members were introduced. Discussion was held on membership. BRA currently has 1 vacant position.

ADJOURN:

Motion by D. Spades-Allen, seconded by L. Brown, to adjourn the meeting. All in favor. Motion carried. Meeting adjourned at 1:57pm.

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