



# 2020 Economic Development Strategy

City of Hamtramck

# Acknowledgements

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# Executive Summary

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As the city moves into the next decade, with the competitive and challenging forces of today's urban landscape, global economy, and the desire to become a walkable and green community, Hamtramck recognizes the need to evolve, grow, and expand its identity.

This Economic Development Strategy has been designed to create a framework for a prosperous, sustainable, walkable, and vibrant destination community for the residents and businesses of Hamtramck. The need for economic restructuring is evident as the global economy increasingly embraces innovative economic models. These include a shift toward a service-oriented economy that is driven by knowledge, innovation, and mass collaboration. Hamtramck needs to plan for swift and innovative economic transition in order to maneuver itself into a position of sustainable prosperity.

This vision for economic development will focus on a combination of making economic development a priority for the city, workforce training, continuing to promote the city's main commercial activity, supporting small business and leveraging local culture and the arts. In relation to economic development, it is vitally important to create aggressive plans that address outdated and crumbling infrastructure that connects Hamtramck to Detroit and the Southeast Michigan region.

Many issues act as challenges to the revitalization of the city. These issues are centered on rebuilding the city's infrastructure. Other issues include Hamtramck resident's access to transportation to outside the region, and vice-versa.

The City of Hamtramck shares borders with Detroit and Highland Park and is less than a 10-minute drive from Detroit's New Center and Midtown neighborhoods. According to Census estimates, Hamtramck is home to approximately 21,716 – all who live within the 2.2 square miles of the city's boundaries. Tens of thousands of commuters drive everyday through I-75 and I-94, two main interstates that pass along the city's borders. Hamtramck is bursting with potential and requires a development strategy to prioritize economic activity based on the city's Master Plan and the regional economic strategy. Strategic coordination with local and regional goals will position Hamtramck for future success.

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# Situational Analysis

The city of Hamtramck was incorporated in 1922, and its history dates back 1796 (where it became a township in 1798). Hamtramck is in Wayne County, Michigan and is 2.1 square miles. I-75 and I-94 border the city, which tens of thousands of commuters use daily.

## Population

According to 2018 census estimates, the City of Hamtramck's population is approximately 21,716 people. This is a slight decrease from 21,977 in the year 2010. The Southeast Michigan Council of Governments (SEMCOG) projects the City's population will continue to grow, potentially to 23,349 by 2045.

## Median Age

The median age of all people in Hamtramck is 27.8. Demographic information suggests that the median age of the population is decreasing. This decrease may come from young professionals moving into the city after being priced out of Detroit, or it could come from the increase in families moving to Hamtramck.

## Regional Trends

Regionally, Southeast Michigan will see a slight population increase through the year 2045. Trends for Hamtramck are consistent with the trends in the region. Neighboring parts of Detroit will see varying trends – to the north and to the east, the population will fall significantly compared to the region, while parts of Detroit to the south and west of Hamtramck will see significant population growth.

## Housing

The total number of housing units occupied in Hamtramck for 2017 was estimated at 6,158 with around 3,097 (50.2%) of those being owner-occupied and 3,061 (49.7%) were rental units. The median home value for the city is \$53,900 and median residential rent is \$672/month. The median property value in Hamtramck in 2017 was \$53,900. This showed a significant increase from 2014, where the median property value was \$39,800.







A recent Target Market Analysis (TMA) showed there is a demand for new housing development in Hamtramck. There is an annual market potential for at least 10 new and rehab houses, which will increase annually. The TMA identifies a much larger annual market potential of at least 130 new-build and rehabbed rental units.

### Economy and Jobs

In 2017, it was estimated that 6,120 Hamtramck residents were employed, largely in Production Occupations (1,311), Sales & Related Occupations (1,003), and Food Preparation & Serving Related Occupations (766). The most common employment sectors for those who live in Hamtramck are Manufacturing (1,454 people), Retail Trade (1,090), and Accommodation & Food Services (876 people).

The education attainment of Hamtramck residents varies. 33.3% of residents have no high school diploma. 33.9% are high school graduates, while 22.5% have some college experience. Only 10.2% have a bachelors/graduate/professional degree.

Key Facts	Education
Population: 21,716 Average Household Size: 3.44 Median Household Income: \$24,369	  No High School Diploma: 33.3% High School Graduate: 33.9% Some College: 22.5% Bachelor's/Graduate/Professional Degree: 10.2%
Housing Status	Income
Median Home Value: \$53,900 Median Rent: \$672	  Median Household Income: \$24,369 Per Capita Income: \$10,933



# Economic Development Strategy Process

This plan draws heavily from concepts and goals stated in the city's Master Plan, Hamtramck's Target Market Analysis, and the Capital Improvement Plan. This is done in order to establish a cohesive direction and aligned vision that results from a collaboration of ambitions set forth by prior documents. Additional documents are used to coordinate local and regional goals, such as SEMCOG's Increasing Jobs and Prosperity in Southeast Michigan, a regional economic development document highlighting eleven points of economic development for Southeastern Michigan.

A "Strengths, Weaknesses, Opportunity, and Challenges" analysis was done during the creation of the city's Master Plan, which shaped the Master Plan's creation process. The following are the results from that public participation:

## Strengths

The community identified the following areas of strength for Hamtramck (in no order):

- Cultural and ethnic diversity.
- Reputation as a culturally unique community.
- Growing artistic class.
- Good cultural and community events.
- Strong industrial property and workforce assets.
- Progressive, technological industries within or nearby the community.
- Rail access to most industrial properties and good access to regional, national and international transport facilities.
- Adequate supply of affordable commercial and industrial properties.
- Several excellent educational institutions are within commuting range.
- Good career development resources are within commuting range.
- A dense, walkable built environment.
- Affordable homes.
- Safety: Hamtramck feels like an oasis in Detroit
- Village character: density; walkability; "good bones"; not designed for the automobile
- "You get an urban environment in a small town... so everybody knows each other but we have lofts, we have galleries, we have shops—we have most things you would associate with being "urban."
- Easy access to I-75 and I-94, international airport and rail system
- Endurance: less visible indicators of abandonment than what is seen in Detroit
- "This is the only place you can come back to, find your house and people are still living in it. You can find your church, friends and where you bought your paczki's. This is not true in Detroit."
- Affordability
- Small, locally owned businesses
- Creative community
- Unique identity
- "Hamtramck doesn't need to come back, it's already here and we just need to bring it out more. There's a lot of kick left in it."
- Local destinations: bars and culturally specific food and shopping draws
- We are a town that is known for our music festivals, our ethnic festivals, our bars, our food.
- Well-attended events
- Access to food, especially fresh fruits and vegetables, in the midst of the "food deserts" of Detroit
- Strength of community
- "The only reason that Hamtramck has survived at all is because of the sense of community."

**Weaknesses**

The community also identified the following weaknesses for Hamtramck (in no order):

- Low educational attainment rates.
- Relatively few transit choices.
- Non-descript, deteriorating retail districts.
- Aging and underutilized industrial districts.
- Lack of upper-income neighborhoods reduces the incentives for commerce and industry leadership to reside in Hamtramck and contribute to the social, political, and knowledge capital of the community.
- Lack of prominence of economic development in the city's leadership and community outreach.
- Low level of organizational capital in the retail districts.
- Public transportation options
- Arts scene as a destination
- Perception of the quality of education
- Effects of industry and infrastructure on property values, neighborhood character, and the public realm
- Street chaos: many accidents, no bike infrastructure, disregard for traffic laws
- Public realm basics: maintenance of streets, sewer and stormwater infrastructure
- Disconnect between the community and the city government
- Tree cover and green sensibilities [impervious surfaces, etc.]
- Commercial vacancy, struggling commercial corridor, and retail leakage
- Perception [or lack of awareness] of Hamtramck from surrounding communities
- "I think there's an enormous amount of misconception about Hamtramck...people came from Rochester Hills for Labor Day and were like 'I can't believe Hamtramck is like this! I thought it was the ghetto!'"
- Residential leakage: deterrents to long-term residency include crime, local schools and higher costs compared with suburbs.
- Every time the community changes, you lose some of the connections. There's too much turnover.

**Opportunities**

The community also identified the following opportunities for Hamtramck (in no order):

- Develop new industries and career options through ethnic, cultural and artistic assets.
- Encourage and support small business development and entrepreneurship, especially in foreign born and first-generation communities.
- Diversify the employment and industry composition of the community, especially in the community's growth industries such as information, educational services, finance and insurance, and professional, scientific and technical services.
- Capitalize on the production of the GM Volt to encourage more "green" technologies in Hamtramck.
- Rehabilitate and improve retail districts and diversify retail and entertainment offerings.
- Develop social and political capital through inclusion and leadership training, especially in the immigrant and first-generation communities.
- Expand the community's regional reputation beyond Polish culture to include the cultures of more recent immigrant and first-generation communities.
- Uniqueness and identity
- Greater flexibility in community and economic development with resolution of the R31 issue; potentially more room in the budget for public realm, civic services, and local infrastructure improvements
- Bigger planning initiatives Hamtramck could tap into such as mass transportation, bike routes, etc.
- Detroit suffers from "brain drain," but Hamtramck has a chance to retain educated residents
- Connections/proximity to waterfront amenities, Wayne State, Canada

**Challenges**

The community also identified the following challenges for Hamtramck (in no order):

- Aging public and private built environment with higher rehabilitation and replacement costs relative to suburban areas.
- Costs and challenges of competing with neighboring communities for growing industries and commercial development.
- Cost and challenge of balancing cultural and ethnic diversity of the foreign-born population with assimilation into American business and society.
- Providing educational and career preparation opportunities that meet the demands of the fast-changing workplace.
- Industrial development within proximity of residential neighborhoods
- Language barrier; cultural misunderstandings
- Small government with questionable capacity given current staffing
- Perception: those who really know Hamtramck know that it's a great place to raise a family, but residents of wealthier suburbs in the Detroit area [who might otherwise be a good draw for visitor destinations in Hamtramck] either assume that Hamtramck is ghetto or simply don't know it exists
- Residential leakage: Hamtramck has a solid population of lifetime residents and families who have lived here for many generations, but it also fails to retain much of its new resident population. People move away to other cities [typically Warren, Sterling Heights, and Troy] as soon as they can afford to do so for better schools and other quality of life concerns.
- Local budget constraints and the struggling larger economy

# Local & Regional Economic Development Goals

For an economic development strategy to follow the best practices put forth by the Redevelopment Ready Communities program, the individual objectives must tie back to one or more of the local goals and goals identified in the regional context. Each of the goals put forth in this strategy meets this criterion.

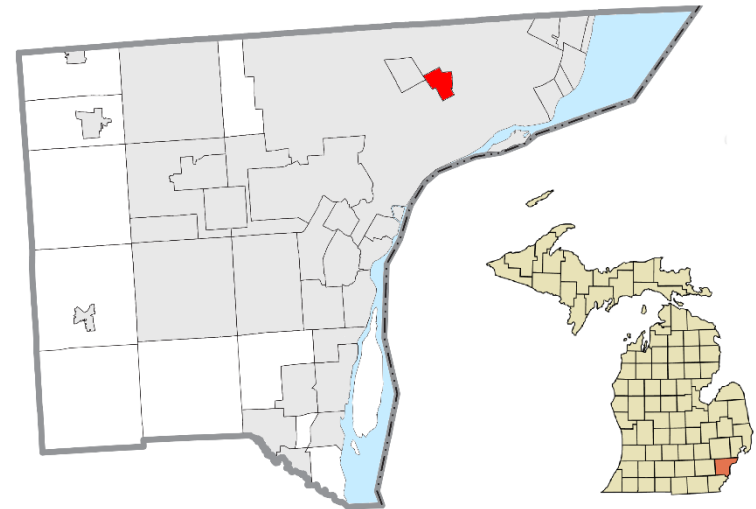
## Local Economic Goals

The City of Hamtramck has set the following priority for its local economic development efforts<sup>1</sup>:

1. Economic development
2. Workforce training
3. Promote the city's main commercial activity
4. Supporting small business
5. Leveraging local culture and the arts

The Master Plan expands on these points:

- Engage stakeholders and community leaders in a collaborative effort to maximize the potential of Hamtramck's creative and productive economy.
- Cultivate local businesses while attracting outside investments to create new jobs.
- Promote the city's unique and diverse cultures and local destinations to the greater Detroit area and beyond.
- Promote, support and expand the arts.



*Hamtramck's location in the Metro-Detroit area*

<sup>1</sup> The City of Hamtramck, *Master Plan* pg. 8

### Regional Economic Goals

SEMCOG employed a comprehensive approach to economic development as shown in their guide to regional economic development *Partnering for Prosperity*. SEMCOG has identified the following goals for the region's economic development goals<sup>2</sup>:

1. **Marketing the Region:** Market the region to local, regional, statewide, national, and international audiences. Highlight Southeast Michigan's advantages as a choice location to live, work, visit, and conduct business. Continue and strengthen collaborative efforts to grow business, jobs, and tourism at a local, national, and international level.
2. **Strengthening Quality of Place:** Support efforts, at the regional and sub-regional level, to expand upon, create, and publicize a diverse set of places sought by residents and businesses making location decisions. Promote a range of experiences, services, and infrastructure that attract creative workers and industries, increase hospitality and retail business clientele, and support tourism. Use natural assets and outdoor recreational opportunities to develop small businesses and attract residents and visitors to the area. Contribute to a positive image and promote emerging green-economy industries by highlighting and encouraging sustainable development.
3. **Investing in Critical Infrastructure:** Maximize infrastructure investments and, where appropriate, make efficient use of resources by better coordinating different types of infrastructure projects. Engage in collaborative efforts and seek innovation in financing, building, operating, and maintaining infrastructure systems. Take actions that sustain the region's economy and quality of life.
4. **Enhancing Transportation Connections:** Use transportation assets to sustain our economy, attract new business, and connect people at various stages of life with opportunities for employment, education, health care, and other services. Maintain and enhance the safety, efficiency, condition, and resiliency of the region's transportation system by investing in transportation needs, as set forth in SEMCOG's Regional Transportation Plan. Pursue adequate funding at federal, state, and local levels to sustain and enhance the system. Support development of Intelligent Transportation Systems, connected vehicles, and other emerging technologies to help address regional transportation system challenges. Sustain resilient, reliable, and efficient international border connections with Ontario to reinforce Southeast Michigan's ability to serve as host to the primary ports of entry to Canada, the United States' largest two-way trading partner.
5. **Expanding Trade and Investment:** Build upon core and emerging business clusters (e.g., automotive and advanced materials), increase export of goods and services, attract business investment, and diversify the economy. Link strategies focused on existing clusters and target industries with growing exports and foreign direct investment.
6. **Supporting Business Growth:** Support business growth by improving the ease and cost of conducting business in a manner that meets community values and maintains vital public services and infrastructure.

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<sup>2</sup> SEMCOG, *Partnering for Prosperity* pgs. 10-12

7. **Increasing Capital Funding:** Match businesses with the appropriate sources of financial capital needed to launch or operate their enterprise. Increase availability of capital to businesses, both in the amount of funding and its accessibility. Continue building funding availability across a continuum of business financing sources, including equity, debt, and less traditional sources such as venture capital, angel capital, and early-stage financing. Connect business owners with these financing sources, including those located in economically distressed and underserved communities.
8. **Growing Entrepreneurship:** Encourage business ventures by making it easier for entrepreneurs to take calculated risks to start and grow small businesses. Match aspiring entrepreneurs and small businesses with the information, business finance, and technical resources they need to succeed. Help entrepreneurs identify growth sectors
9. **Advancing Innovation and Technology:** Build upon Southeast Michigan's business expertise, research and educational institutions, and other support services to grow investment and jobs in existing industries as well as other fields that diversify the economy. Ensure that workforce skills and training continue to evolve to take advantage of new economic and career opportunities.
10. **Educating Our Future Workforce:** Strengthen and build collaboration between education and business to ensure students develop problem solving, critical thinking, analytical, and other skills needed for lifelong learning and career success. Promote best practices for creating career- and college-ready students through collaborative programs such as career technical education, early/middle college, and community college programs. Develop career pathways in partnership with employers to help students identify potential areas of interest and make informed decisions about post-secondary education options and careers.
11. **Connecting People and Jobs:** Identify causes of the disconnect between people and employment opportunities. Develop recommendations, strategies, and tools to connect people with jobs and career advancement opportunities. Strengthen collaboration among workforce development agencies, education and training organizations, state and federal agencies, labor organizations, employers, and others to further develop an infrastructure for improving access to jobs, which may include transportation and support services, career readiness programs, and training for in-demand careers.

# Economic Development Strategy

This Economic Development Strategy is a direct reflection of the input of stakeholders, regional economic goals and trends, a target market analysis, and the city's Master Plan. It balances the desires of the community with market feasibility and the city's capacity for this strategy's execution.

The mission for this Economic Development Strategy is a multipronged approach. One aspect is to promote the city's assets such as cultural diversity, walkability, arts and culture scene, affordability, unique small businesses/entrepreneurs, and proximity to Detroit's Midtown, New Center, and Downtown. Others include the need to support and promote the city's commercial activity, encourage higher education/specialized training, repair commercial infrastructure, attract new developments, repair critical infrastructure, increase transportation, and placemaking efforts. These goals all align with regional goals. Implementation (explained later in the guide) will require collaboration with organizations outside of City Hall.



**Fully Utilize Social Media to Market Hamtramck** - Social media is one of the most cost-effective ways to advertise the community's benefits, accomplishments and offerings on a continual basis to people around the world. The city should more actively use their Facebook page to promote good news stories about Hamtramck, its residents and businesses, as well as make people aware of various business and employment opportunities. The city should strongly consider adding Instagram accounts to visually promote the beauty and unique businesses of Hamtramck.

**Promote Hamtramck's Unique Urban Environment** – Hamtramck must brand itself as an opportunity by highlighting the benefits of its geographical location, cultural diversity, walkability (as it is the most walkable city in Michigan), affordability, small businesses, and its local arts and culture scene. Hamtramck should work with stakeholders to create low-cost resources to improve access to information on Hamtramck destinations.

**Market Hamtramck's Commercial Activity** – Hamtramck is home to many one-of-a-kind small businesses. These small businesses may not afford the marketing tools and methods that many bigger companies can. The city should work with residents and organizations such as the Michigan Economic Development Corporation (MEDC), the city's Downtown Development Authority (DDA), and regional organizations that will assist in marketing the positive aspects of Hamtramck's commercial corridors.

**Create a Low-Cost Tour of Hamtramck** – Focusing on Hamtramck's history, the city should work with the Hamtramck Historical Museum on creating low-cost tours that will attract crowds. These tours can focus on specific heritage, overall history, and other aspects that will help Hamtramck's placemaking, and should include nonmotorized transport (such as bike tours) to encourage patronage at nearby shops.

**Encourage Higher Education/Workforce Training Paths** – Identified in the Master Plan as a priority, the city should work with the public school system, local charter schools, Wayne County Community College, the State of Michigan's Workforce Development Agency, MiWorks!, labor organizations, Wayne County, and nearby employers on promoting specialized training opportunities to residents and high school students.

**Repair Infrastructure** – Main thoroughfares that connect Hamtramck to the outside region are greatly in need of repair. Since these roads are home to Hamtramck's main commercial activity, the city should work with Wayne County, the Department of Public Works, and the city of Detroit to coordinate infrastructure repairs.

**Develop New Housing** – According to a recent Target Market Analysis (TMA), there is large market potential for updated and new housing units, finding that there is a minimum annual market potential for 10 new build/rehab houses for sale (with a maximum annual market potential of 30 new houses), and a much larger minimum annual market potential of at least 130 new build/rehabbed rental units (with a maximum annual market potential of 390 new for-lease units). The city should consider selling their lots to developers who can meet these targets, working alongside the MEDC to find funding opportunities for developers. The city should also work with service organizations and nonprofits to determine ways to develop new housing without driving out long-time residents.



**Hold an Annual Hamtramck Restaurant Week** – Holding a restaurant week that features the diversity and quality of local food would be a fantastic way to build on the city’s brand and promote local business. To build an awareness of the event, the first Restaurant Week should be organized in concert with an existing event that already draws crowds.

**Redevelopment Sites** – Through the Master Plan engagement process, Hamtramck residents have particularly identified two sites ideal for redevelopment:

**Hamtramck Town Center** – The Hamtramck Town Center parking lot has been identified by residents as a redevelopment site due to its large, suburban-style parking lot. It is recommended that the city, DDA, and owners of the Town Center begin discussions on the feasibility of incrementally adapting the Town Center as a mixed-use urban “town center”.

**The “Belmont Building”** – Both the Master Plan and the TMA have identified the old Hausner Building at Jos. Campau and Belmont as a redevelopment opportunity for retail/office space and rental units.

**Improve Appearance of Commercial Corridors** – Business and property owners need to be educated on best practices for façade and storefront appearances, as well as the various financing and grant options that may be available. Every effort should be made to make connection between property owners and façade improvement grants through the MEDC and DDA.

**Barriers to Finance** – Business owners and residents should receive resources related to financing real estate development and business start-up and expansion. Gathering information on financing options, grants, and loans into a central location that is easily accessible and understandable is recommended.

**Transportation** – Improving transportation options, including mass transit, is an important part of Hamtramck’s economic development strategy. Residents have expressed the need for better coordinated and more frequent public transportation options to major employers, Detroit, and to the Southeast Michigan region.





<b>3. Market Hamtramck's Commercial Activity</b>	<b>1,3</b>	<b>2, 5, 6, 8</b>	<b>Not Started</b>	<b>City Staff</b>	<b>DDA</b>	<b>Sept-20</b>	<b>Advertisements/marketing ideas produced and distributed, evaluating efforts yearly</b>
3a. Determine marketing budget and materials			Not Started	City Staff	DDA		
3b. Determine audience and marketing strategy			Not Started	City Staff	DDA		
3c. Engage Hamtramck's business community for input			In Progress	City Staff	DDA		
3d. Develop a complete and robust economic development page on the Hamtramck website			In Progress	City Staff	DDA		
3e. Priority redevelopment sites listed on Hamtramck website			In Progress	City Staff	DDA, City Council		
<b>4. Create a Low-Cost Tour of Hamtramck</b>	<b>5</b>	<b>1, 2</b>	<b>Not Started</b>	<b>City Staff</b>	<b>Hamtramck Historical Society</b>	<b>Dec-20</b>	<b>At least 1 tour of Hamtramck created and implemented</b>
4a. Determine theme of tour(s)			In Progress	City Staff	Hamtramck Historical Society		
4b. Identify dates and target audience			Not Started	City Staff	Hamtramck Historical Society		
4c. Work with community partners to advertise tour			Not Started	City Staff	DDA		
4d. Review and revise efforts			Not Started	City Staff	Hamtramck Historical Society		
<b>5. Encourage Higher Education/Workforce Training Paths</b>	<b>2, 4</b>	<b>10, 11</b>	<b>In Progress</b>	<b>City Staff</b>	<b>Hamtramck Public Schools, MiWorks</b>	<b>July-20</b>	<b>At least 1 future career path fair at local high schools</b>
5a. Identify local higher education/workforce training paths			In Progress	City Staff	MiWorks		

5b. Encourage Hamtramck school systems to hold consistent fairs/assemblies for juniors & seniors to review these options			In Progress	City Staff	Hamtramck Public Schools		
5c. Post information on these paths in City buildings and to local religious institutions			In Progress	City Staff	Hamtramck Public Schools		
<b>6. Repair Infrastructure</b>	<b>1, 3</b>	<b>4, 7</b>	<b>In Progress</b>	<b>City Staff</b>	<b>Wayne County, State Legislators, Federal Congressional Representatives</b>	<b>Dec-21</b>	<b>At least one main commercial corridor repaved</b>
6a. Identify public infrastructure vital to commercial activity			Not Started	City Staff	Wayne County, City of Detroit		
6b. Lobby county/state/federal representatives for funds to complete infrastructure plans			Not Started	City Staff	Wayne County, State Legislators, Federal Congressional Representatives		
6c. Lobby those in charge of thoroughfares (outside of City owned) to prioritize road repairs			Not Started	City Staff	Wayne County, State Legislators, Federal Congressional Representatives		
6d. Coordinate with City of Detroit and City of Highland Park on road repairs			Not Started	City Staff	City of Detroit		
<b>7. Develop New Housing</b>	<b>1</b>	<b>6</b>	<b>In Progress</b>	<b>City Staff</b>		<b>May-20</b>	<b>City has prepared information for developers</b>
7a. Determine city-owned properties			Complete	City Staff			
7b. Prepare sale of city-owned properties to developers			In Progress	City Staff			
7c. Advertise TMA findings on City website			Complete	City Staff			

7d. Prepare information of TMA findings when advertising properties to developers			In Progress	City Staff			
<b>8. Hold an Annual Hamtramck Restaurant Week</b>	<b>3, 4, 5</b>	<b>1, 2, 5, 6, 8</b>	<b>Not Started</b>	<b>City Staff</b>	<b>DDA, City Council, City Volunteers</b>	<b>June-20</b>	<b>Hold one Restaurant Week event (can happen during another event)</b>
8a. Determine already-established event to hold the first Restaurant Week with			Not Started	City Staff	DDA, City Council, City Volunteers		
8b. Identify legal/health codes to follow			Not Started	City Staff	DDA, City Council, City Volunteers		
8c. Meet with Dearborn and other cities to gather input on related events			Not Started	City Staff	City of Dearborn, other municipalities		
8d. Reach out to potential participants			Not Started	City Staff	DDA, City Council, City Volunteers		
8e. Create feedback mechanism for restaurant participants			Not Started	City Staff			
8f. Advertise Restaurant Week			Not Started	City Staff	DDA, City Council, City Volunteers		
8g. Host event			Not Started	City Staff	DDA, City Council, City Volunteers		
8h. Review feedback and identify appropriate changes			Not Started	City Staff	DDA, City Council, City Volunteers		
<b>9. Redevelopment Sites</b>	<b>1</b>	<b>6</b>	<b>Complete</b>	<b>City Staff</b>		<b>Dec-20</b>	<b>City has prepared information</b>
9a. Identify Owners and Contact Info for all property owners			Complete	City Staff			
9b. Create property information sheet on sites for redevelopment			Complete	City Staff			

9c. Identify redevelopment ideas for properties			In Progress	City Staff			
9d. Connect with property owners, determining if they are open to these redevelopment ideas			Not Started	City Staff			
9e. If applicable, market properties alongside agreed upon redevelopment ideas			Not Started	City Staff			
9f. Identify financial incentives city/state may give towards these property redevelopments			Not Started	City Staff			
<b>10. Improve Appearance of Commercial Corridors</b>	<b>3, 5</b>	<b>2, 6, 8</b>	<b>Not Started</b>	<b>City Staff</b>	<b>DDA</b>	<b>Jan-21</b>	<b>At least 1 business undergoes aesthetic changes</b>
10a. Hold informational meeting for property owners and DDA's Sign Grant Program			Not Started	City Staff	DDA		
10b. Assist applicants with applying for the grant (when needed)			Not Started	City Staff	DDA		
10c. Identify which stores shall receive grants			Not Started	City Staff	DDA		
10d. Celebrate success			Not Started	City Staff	DDA		
<b>11. Barriers to Finance</b>	<b>1, 3, 4</b>	<b>6, 8</b>	<b>Complete</b>	<b>City Staff</b>		<b>Nov-20</b>	<b>Programs continues; signs received by business. Regular info updates</b>
11a. Host meeting for business owners on applying for local loans and on basic accounting principles			Complete	City Staff			

11b. Gather information on available grants, loans, and financing options supplied by private and public institutions			Complete	City Staff			
11c. Inform business owners of available financing			Complete	City Staff	Detroit Community Loan Foundation, Account Aid Society		
11d. Keep business owners updated on ways to receive financial assistance			Complete	City Staff	DDA		
<b>12. Transportation</b>	<b>1</b>	<b>4, 5</b>	<b>In Progress</b>	<b>City Staff</b>	<b>Wayne County, City of Detroit</b>	<b>Nov-22</b>	<b>Increased amount of public transportation in the city</b>
12a. Engage local transportation services			In Progress	City Staff	Wayne County, City of Detroit		
12b. Gather relevant usage and potential usage data			In Progress	City Staff	Wayne County, City of Detroit		
12c. Lobby county and Detroit for increasing transportation options in Hamtramck's borders			Not Started	City Staff	Wayne County, City of Detroit		

# Additional Considerations

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In addition to the Economic Development Strategy, the community needs to keep several items in mind regarding economic development moving forward:

**Joe Louis Greenway** – The City will continue to work with the Detroit Greenways Coalition on ways to make Hamtramck more non-motorized transportation friendly. The Joe Louis Greenway, a large-scale bike path network that connects Detroit with Hamtramck and Highland Park is currently being built, and with part of the bike path being installed on Joseph Campau. The City will work with businesses and the DDA on creating incentives for bikers to stop in the city and explore Hamtramck. The City will also explore the idea of creating dedicated bike paths through the main commercial corridors.

**Nearby Colleges** – The City should consider building partnerships and relationships with nearby Wayne State University, U of D Mercy, Wayne County Community College, College for Creative Studies, and other regional schools, leveraging their resources for both the city and its residents.