

Hunter Pasteur

March 11, 2024

Dear Neighboring Residents,

Hunter Pasteur and its construction partners are actively starting to commence the initial construction phases for the redevelopment of Northville Downs. The first activities and priorities around the site will be to create a safe and contained site, install the necessary measures to prevent soil erosion and sedimentation control, deploy pest mitigation measures throughout the site, and begin demolition and abatement.

Our partners at Renascent and Midwest Environmental, Inc. are the primary subcontractors on site working on the above and below mentioned activities and will be managed by Franklin Construction Company who are serving as the construction manager during this phase. Over the next several months, the site will transform from what's been seen on the site for many decades as we prepare it for underground utilities, infrastructure, roads, etc., all in preparation for vertical construction. The preliminary work schedule for the next few months is as follows:

1. Demolition and Abatement
 - a. Perimeter site fencing: end of March
 - b. Soil erosion measures: end of March
 - c. Abatement (removal of asbestos and other contamination from the buildings): March – May
 - d. House demolition (single family homes along Beal & Center St.): end of March
 - e. Hardscape demolition south (parking lots): May-June
 - f. Hardscape demolition north (parking lots): April
 - g. Building demolition (paddocks and track building, east to west): April – June

The City and Developer will be sponsoring an in-person community meeting to be held in late March. The meeting will be an opportunity for residents to learn about the upcoming construction activities and schedule along with construction impact mitigation measures taken by Developer. Details to follow in a separate correspondence, once the meeting date, time and location are confirmed.

As construction advances, we will continue to update you on our progress. Should you have any questions or comments, please don't hesitate to contact: info@hunterpasteurhomes.com.

Sincerely,



Seth Herkowitz
Partner/Chief Operating Officer
Hunter Pasteur

248-539-5511
www.HunterPasteur.com

32300 Northwestern Hwy., Suite 230
Farmington Hills, MI 48334

