



On behalf of the City of Lincoln Park, welcome to our community.

Lincoln Park is a great place in which to raise a family and do business. Our strategic location in the downriver area with easy access to I-75, I-94 and M-39 puts residents, visitors and businesses within easy reach of various recreational and cultural opportunities.

Lincoln Park is a prime location for new and expanding businesses. The Economic Development Corporation (EDC) and the Downtown Development Authority (DDA) can assist you in identifying a suitable site for your business, guide you through the planning and development process, and direct you to any available financing resources and incentives.

We invite you to visit us today and explore what our City has to offer. We value your investment and we offer a business friendly environment to serve you. We look forward to working with you and wish you a successful and productive future in Lincoln Park.

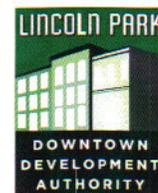
Sincerely,

A handwritten signature in black ink that reads 'Thomas E. Karnes'.

Thomas Karnes Mayor,
City of Lincoln Park



ECONOMIC DEVELOPMENT CORPORATION



DOWNTOWN DEVELOPMENT AUTHORITY

INDUSTRIAL • DINING • RETAIL



INDUSTRIAL STRENGTH

Lincoln Park is located with easy access to all major thoroughfares and freeways – I-75, I-94 and Southfield Road.

The City's Industrial Park, located on John Papalas Drive, is a modern platted park with all infrastructure and utilities available. It is home to several automotive suppliers, tool and die operations, food service suppliers, warehousing, packaging and several manufacturing and distribution firms.

DINING AND RETAIL

Lincoln Park has several premier restaurants and bars primarily located in the downtown area on Fort Street and along Dix Highway, such as:

- Fort Street Brewery
- McCaffery's Bar & Grill
- Maria's Mexican Restaurant
- El Paso Mexican Restaurant
- Billy Sims Barbecue
- Tijuana's Mexican Kitchen
- Zuki's Rib Shack
- Hop Sheing Noodle House
- Cathay House
- Park Restaurant
- Charlies Family Dining

Major grocery chains, such as Meijer and Kroger, are located at major intersections.

Sears is the major retailer located in the City at the corner of Southfield Road and Dix Highway.

Several premier development sites are available in the City for redevelopment. The City will work co-operatively with developers and the MEDC to assist in the development process.

DEMOGRAPHICS



Lincoln Park is the largest City in the Downriver area with a population of 38,144 (2010 census) and is bordered by Allen Park, Detroit, Ecorse, River Rouge, Southgate and Wyandotte.

Lincoln Park has a good mix of single family and multiple family housing in well maintained neighborhoods; and is well served by several parks and community facilities such as the museum, library and roller skating rink. Opportunities exist for commercial development/redevelopment in the downtown area and along major thoroughfares; and industrial development in the modern Industrial Park on John Papalas Drive.

LINCOLN PARK DEMOGRAPHICS AT A GLANCE

Population	38,144	Geographic area	5.9 sq. miles
Persons per square mile	6,478	Median age	36.7
No. of housing units	16,530	Persons per household	2.55
Median household income	\$42,123	Per capita income	\$19,343
Median housing value	\$99,700	Total workforce	18,245
No. of businesses	2,228	No. of businesses in downtown area . .	125

MARKET DEMOGRAPHICS FOR DOWNTOWN AREA

	Local Trade Area (5 min. drive time)	Regional Trade Area (15 min. drive time)
Population	85,648	215,397
Households	33,522	79,725
Median disposable income	\$39,191	\$38,938
Per capita income	\$22,169	\$20,970

Source: 2010 Census and 2010 Downtown Marketing Study

ECONOMIC DEVELOPMENT INCENTIVES



The City of Lincoln Park strives to partner with businesses to create a successful environment and ensure their success. Whether starting, expanding or relocating your business the City's Economic Development Corporation is ready to assist you. Our mission is to facilitate the retention, expansion, attraction of new businesses and jobs, create opportunities for investment and enhance the business climate of the city.

The City of Lincoln Park offers a wide range of financial incentives and works closely with the Michigan Economic Development Corporation (MEDC) to avail of any additional incentives offered by the State.

LOCAL PROGRAMS AVAILABLE

Brownfield Redevelopment Authority (BRA)

Established in 2002, the BRA provides incentives to develop environmentally distressed, functionally obsolete or blighted properties in the City. The developer can recoup approved development costs by reimbursement from tax increment financing.

Downtown Development Authority (DDA)

The DDA helps businesses by providing financial assistance for redevelopment of commercial properties in the downtown area. The DDA's Façade Improvement program provides incentives to owners and businesses for improving the exterior façade of buildings in accordance with established guidelines.

Small Business Loan Program

The EDC administers a low interest loan program to assist businesses in making capital improvements to their property.

Redevelopment Liquor Licenses

Liquor licenses are available in the downtown area for redevelopment.

Commercial/Industrial Properties For Sale/Lease: www.cpix.net

Other Resources: <http://www.michiganbusiness.org/community/development-assistance>

CONTACT INFORMATION



CITY HALL

313-386-1800

Mayor, Thomas Karnes Ex. 1225

CITY COUNCIL

Thomas Murphy, Mark Kandes, Mario Disanto, Elliott Zelenak, Deborah Henderson, Larry Kelsey

CITY DEPARTMENTS

City Manager Ex. 1232

Finance Department Ex. 1233

Treasurer Ex. 1287

City Clerk Ex. 1288

Business registration / licenses, birth and death certificates, voter registration

Building Department Ex. 1224

Building codes, site plan reviews, zoning, permits, inspections, certificate of occupancy

Economic Development Corporation/Downtown Development Authority Ex. 1289

Business assistance, site selection, financial incentives, business loans,
starting a business or new development, facade improvements

City Assessor Ex. 1236

Property taxes and assessments

Police Department Ex. 2230

Water Billing Ex. 1252

Department of Public Services 313-386-9000

Street maintenance, water and sewer information, right-of-way permits

Parks and Recreation 313-386-1817

Community Planning 313-386-3100

Fire Department 313-381-1100



Lincoln Park DDA Boundary

Base Map Source: City of Lincoln Park, 2003
 Data Source: City of Lincoln Park

- DDA Boundary
- Municipal Boundary

