



# GENESEE COUNTY

## MICHIGAN

### Genesee County

### Community & Economic Development Committee

### Agenda

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Wednesday, March 19, 2025

5:30 PM

Harris Auditorium, 1101 Beach St.

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I. CALL TO ORDER

II. ROLL CALL

III. APPROVAL OF MINUTES

IV. PUBLIC COMMENT TO COMMITTEE

V. COMMUNICATIONS

[25-157](#)

2024 Annual Report - Explore Flint & Genesee

VI. OLD BUSINESS

1. [RES-2025-1297](#) Letter of Support for Priority Waste's Materials Recovery Facility and Processing and Transfer Facility

VII. NEW BUSINESS

VIII. OTHER BUSINESS

IX. ADJOURNMENT



# Genesee County

## Staff Report

Genesee County  
Administration Building  
1101 Beach St  
Flint, MI 48502

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**File #:** 25-157

**Agenda Date:** 3/19/2025

**Agenda #:**

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2024 Annual Report - Explore Flint & Genesee



# Genesee County

## Staff Report

Genesee County  
Administration Building  
1101 Beach St  
Flint, MI 48502

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**File #:** RES-2025-1297

**Agenda Date:** 3/19/2025

**Agenda #:** 1.

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**To:** Dr. Beverly Brown, Community & Economic Development Committee Chairperson

**From:** Derek Bradshaw, Director

**RE:** Letter of Support for Priority Waste's Materials Recovery Facility and Processing and Transfer Facility

### **BOARD ACTION REQUESTED:**

Staff is requesting approval of a letter of support for Priority Waste's proposed Materials Recovery Facility and Processing and Transfer Facility to be consistent with the Genesee County Materials Management Plan (MMP), and for Board Chairman Delrico J. Loyd to sign the letter.

### **BACKGROUND:**

The existing Processing and Transfer Facility at 5125 Dort Hwy, Flint, MI 48505. As required under Part 115 of the Act 451, the Natural Resources and Environmental Protection Act, this facility must be consistent with the Genesee County Materials Management Plan. Currently, all Michigan counties are in the process of developing their first Materials Management Plan, and in the interim, the Michigan Department of Environment, Great Lakes, and Energy (EGLE) has established a process for determining consistency with the MMP. This process includes getting a letter of support first from the local municipality and then the county in which the development will be located for a proposed materials management facility. The City of Flint has provided a signed letter of support for the facility, which is attached, thus staff is requesting the Genesee County Board of Commissioners to approve and sign a letter of support. A facility description summary has been included with the letter of support. Priority Waste's MRF and Processing and Transfer Facility will be approximately 68,000 square feet in size on a property of about 7.25 acres. The processing and transfer facility will be 35,000 square feet, the MRF will be 25,829 square feet, and 7,000 square feet will be dedicated to an additional service area. The MRF initially will process about 25,000 or more tons of recyclable materials annually. This includes items like plastic bottles and containers, aluminum and steel cans, glass bottles and jars, cardboard, and various paper materials. The Processing and Transfer Facility will accept general household and commercial waste materials. This facility unloads and sorts material from smaller collection vehicles and then reloads the material on larger trucks for transport to a final disposal site like a landfill. Overall, the entire location will serve 5 surrounding counties and will create approximately 100 permanent jobs as well as 150 temporary construction related jobs during development. The project will cost Priority Waste an estimated \$40,000,000 and is expected to be completed mid-2025.

### **DISCUSSION:**

Staff is requesting approval of a letter of support, and for Board of Commissioners Chairman Delrico

J. Loyd to sign the letter, regarding Priority Waste's proposed Materials Recovery Facility and Processing and Transfer Facility to be consistent with the Genesee County Materials Management Plan. Paired with the attached City of Flint's Letter of Support for this development, Genesee County's written support will allow Priority Waste to move to the next necessary steps of getting proper permitting and approval of the development through EGLE.

**IMPACT ON HUMAN RESOURCES:**

No impact on human resources.

**IMPACT ON BUDGET:**

No impact on budget. This approval is only for a letter of support, the development is entirely funded by Priority Waste.

**IMPACT ON FACILITIES:**

No impact on facilities. This facility is proposed to be developed entirely by Priority Waste, this letter of support is to provide consistency of the site with the Genesee County Materials Management Plan.

**IMPACT ON TECHNOLOGY:**

No impact on technology.

**CONFORMITY TO COUNTY PRIORITIES:**

To meet Genesee County's priority of healthy, livable, and safe communities, this project will support the development of Priority Waste's Materials Recovery Facility and Processing and Transfer Facility. These facilities will provide Genesee County with a much-needed local solution for recycling, reducing landfill waste, and supporting circular economy, ultimately promoting environmental stewardship.

TO THE HONORABLE CHAIRPERSON AND MEMBERS OF THE GENESEE COUNTY BOARD OF COMMISSIONERS, GENESEE COUNTY, MICHIGAN

LADIES AND GENTLEMEN:

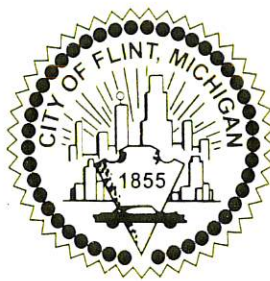
BE IT RESOLVED, by this Board of County Commissioners of Genesee County, Michigan, that the request by the Director of Planning to approve sending a letter of support for Priority Waste's Proposed Materials Recovery Facility and Transfer Facility to be consistent with the Genesee County Materials Management Plan is approved (a copy of the memorandum request and supporting documentation being on file with the official records of the March 5, 2025 meeting of the Community and Economic Development Committee of this Board).



CITY OF FLINT

February 24, 2025

Sheldon Neeley  
Mayor of Flint  
1101 S. Saginaw St.  
Flint, Michigan 48502



Sheldon A. Neeley  
~MAYOR~

Dear Genesee County Commissioners and Michigan Department of Environment Great Lakes and Energy,

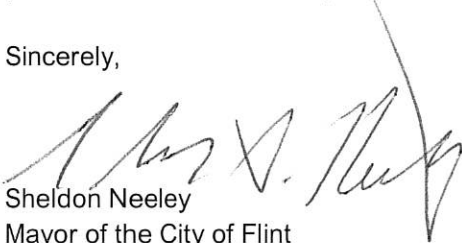
I have asked the various departments of my administration to support the Priority Waste development project taking place at the intersection of Pierson Rd. and Dort Hwy in our city. The Priority Materials Recovery Facility, MRF, and Transfer Station, are a major development initiative that stands to bring significant benefits to our community. As Mayor of Flint, I firmly believe that this project will play a pivotal role in shaping the future of recycling and garbage management in our region, enhancing our economic vibrancy, and improving the quality of life for our residents.

The MRF Transfer Station aligns with our city's long-term goals of diverting waste products from the landfills, increasing recyclable products into the circular economy of Michigan, revitalizing an underserved commercial zone of our city with a 40-million-dollar development, creating 100 jobs, and enhancing the tax base. This project represents a forward-thinking approach to development, fostering innovation and sustainability, and providing valuable opportunities for local employment and business growth.

Not only will this development enhance the perception of our city as a model for sustainability, but it will also serve as a catalyst for further investment in recycling as a replicable design that can be built elsewhere in Michigan. I am confident that the Priority MRF Transfer Station will contribute to making Flint a more dynamic, accessible, and prosperous place for all who live, work, and visit here.

Therefore, my support for this important project should be an indicator for everyone to increase their level of partnership with Priority to expedite approvals and permits. I encourage Priority to continue moving forward with their plans. Our city is excited to be a part of this transformative endeavor, and we stand ready to collaborate and assist in any way necessary to ensure its successful completion. Thank you for your commitment to Flint and for your continued efforts to improve and enhance our community.

Sincerely,

  
Sheldon Neeley  
Mayor of the City of Flint

City of Flint Mayor's Office, Rm 101  
1101 S. Saginaw Street ~ Flint, Michigan 48502  
(810) 766-7346

(INSERT LETTERHEAD)

DATE

Matt Allen  
Director of Public Relations and Government Affairs  
Priority Waste  
45000 River Ridge Drive, Suite 200  
Clinton Township, MI 48038

Subject: Letter of Support for Priority Waste's Proposed Materials Recovery Facility/Processing and Transfer Facility

Dear Mr. Allen,

This letter is to signify Genesee County's support as well as to demonstrate consistency with Genesee County's Materials Management Plan (MMP) for the proposed Materials Recovery Facility (MRF) and Processing and Transfer Facility to be developed in the City of Flint by Priority Waste.

A modern MRF and Processing and Transfer Facility will provide Genesee County with a much-needed local solution for recycling, reducing landfill waste, and promoting circular economy. By processing recyclable materials more efficiently, the facility will help to decrease environmental pollution, conserve natural resources, and support Genesee County's priority of healthy, livable, and safe communities through environmental stewardship.

Beyond the environmental benefits, this project will create valuable jobs for Genesee County residents, offering employment opportunities in the waste management industry. The economic impact of a state-of-the-art MRF will be significant, attracting further investment into the region while fostering a culture of sustainability and environmental responsibility.

Priority Waste has a proven track record in providing waste management and recycling services to Genesee County municipalities, and their investment in this facility underscores their commitment to both a circular economy and community development. The establishment of this facility will further support Genesee County's position as a leader in sustainable waste solutions and encourage greater participation in recycling programs across the county.

Included with this letter of support is a description of the proposed facility including site acreage, facility size, services provided by the facility, and other relevant information.

Thank you for your commitment to enhancing materials management efforts in Genesee County.

Sincerely,

NAME, TITLE  
AGENCY

(INSERT LETTERHEAD)

## Genesee County Materials Management Plan – Facility Description

Owner: Priority Waste

Facility Type: Materials Recovery Facility (MRF) / Processing and Transfer Facility

Address: 5125 Dort Hwy, Flint, MI 48505

County: Genesee County

Parcel Number(s): 47.32.101.032; 47.31.226.005; 47.32.101.033

Property Size: 7.25 acres

Facility Size: 67,829 sq ft total (Transfer Facility is 35,000 sq ft; MRF is 25,829 sq ft; Other Service Area 7,000 sq ft)

MRF Capacity: Initially 25,000+ tons of recyclables processed annually

Materials Received:

- MRF – Plastic bottles and containers, aluminum and steel cans, glass bottles and jars, cardboard, and various types of paper materials from both residential and commercial.
- Transfer Station – general household and commercial waste to include non-hazmat bulk material.
- Will service 5 surrounding counties.

Additional Info:

- Total project cost is estimated at \$40,000,000.
- Will create approximately 100 permanent jobs, adding \$7,800,000 to the local economy, as well as 150 temporary construction-related jobs during development.
- MRF will utilize the latest Artificial Intelligence sorting machinery and scanning technology to process materials.
- Underground water detention system holding 39,300 cubic feet of water.
- Completion is expected mid-2025.