

2 Fulton St W, LLC

Address: 2 Fulton Street W

Project type: Commercial Facilities Exemption (Michigan Public Act 255)



- Rehabilitation of the former Urban Institute for Contemporary Art (UICA) building
- Repurposing the former gallery space into a modern coworking space with enhancements that include:
 - 45 new private offices that seat one (1) to ten (10) individuals
 - Eight (8) high-tech conference rooms with seating for four (4) to 16 individuals
 - 2,600 square foot food mezzanine for event space
 - 4,000 square foot outdoor patio for events and event rentals
 - Anchor tenant with a 3,400 square foot private suite is anticipated to be Start Garden
- \$8 million total project costs
- \$2.7 million construction costs
- Inclusion Plan
 - 25% overall or \$687,500
 - 5% MLBE
 - 5% WBE
 - 20% MBE
- 12-year Commercial Facilities exemption certificate
- Construction started Winter 2025
- Anticipated project completion Summer 2025

