

MEETING NUMBER 2646

JOURNAL OF PROCEEDINGS OF THE BOARD OF TRUSTEES OF THE  
POLICE AND FIRE RETIREMENT SYSTEM OF THE CITY OF DETROIT



PROCEEDINGS HELD THURSDAY, SEPTEMBER 20, 2007  
9:00 A.M.  
IN THE CONFERENCE ROOM OF THE RETIREMENT SYSTEMS  
910 COLEMAN A. YOUNG MUNICIPAL CENTER  
DETROIT, MICHIGAN 48226



PRESENT

Marty Bandemer	Elected Trustee/Vice Chairperson
Jeffrey Beasley	Ex/Officio Trustee/Treasurer
Gregory Best	Elected Trustee/Chairperson
Seth Doyle	Ex/Officio Trustee
Shereece Fleming-Freeman	Ex/Officio Alternate Trustee
DeDan Milton	Ex/Officio Alternate Trustee
James Moore	Elected Trustee
George Orzech	Elected Trustee
Tyrone Scott	Ex/Officio Trustee-Fire Commissioner
Paul Stewart	Elected Trustee
Alberta Tinsley-Talabi	Ex/Officio Trustee/City Council Rep.
Walter Stampor	Executive Secretary
Cynthia Thomas	Assistant Executive Secretary
Janet S. Lenear	Recording Secretary
Ronald Zajac	Legal Counsel
Joe Turner	Special Legal Counsel
Richard Huddleston	Investment Analyst
Reginald O'Neal	Medical Director

EXCUSED

Jeffrey Pegg	Elected Trustee
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ABSENT

None

CHAIRPERSON

Gregory Best

ROLL CALL WAS TAKEN AT 9:09 A.M. BY THE BOARD'S RECORDING SECRETARY AND THE MEETING WAS CALLED TO ORDER.

CLOSED SESSION

BY MR. BANDEMER – SUPPORTED BY MR. STEWART

WHEREAS, The Board's Medical Director is now before the Board of Trustees of the Police and Fire Retirement System of the City of Detroit to discuss the medical and psychiatric reports of the individuals whose names are designated on the pages which follow relative to disability retirement applications and re-examinations, and

WHEREAS, The Michigan Open Meetings Act provides for Closed Sessions in certain circumstances, including the foregoing matter, and

WHEREAS, The Board has discussed this matter consistent with the Michigan Open Meetings Act, Therefore be it

RESOLVED, That the Board enter into Closed Session consistent with the Michigan Open Meetings Act:

A Roll Call vote was taken as follows:

YEAS – TRUSTEES BANDEMER, FREEMAN, ORZECH, STEWART AND  
CHAIRMAN BEST – 5

NAYS – NONE

CLOSED SESSION

The Board entered into Closed Session at **9:09 A.M.**

OPEN SESSION

BY MR. BANDEMER – SUPPORTED BY MR. STEWART

Resolved, That the Board return to Open Session:

A Roll Call vote was taken as follows:

YEAS – TRUSTEES BANDEMER, BEASLEY, MILTON, ORZECH,  
STEWART AND CHAIRMAN BEST – 6

NAYS – NONE

The Board returned to Open Session at **9:28 A.M.** and Medical Director Reginald O’Neal was excused for the remainder of the Meeting.

**DISABILITY RETIREMENT APPLICATIONS**

**NAME, TITLE, DEPARTMENT**

JASON ALEXANDER – FIRE FIGHTER - FIRE

**DISABILITY, PLAN**

**DUTY - NEW**

**INJURIES**

RIGHT WRIST

**DOCTOR'S RECOMMENDATION**

**BOARD ACTION**

APPROVE – APPROVE, ANNUAL RE-EXAMINATIONS  
NOT REQUIRED – DENY – TABLE – REFER TO DETROIT  
MEDICAL CENTER – REFER TO ARBITRATION – REFER  
TO MEDICAL BOARD OF REVIEW

**DISABILITY RETIREMENT APPLICATIONS**

**NAME, TITLE, DEPARTMENT** DEVON FIELDS – FIRE FIGHTER - FIRE  
**DISABILITY, PLAN** **DUTY - NEW**  
**INJURIES** NECK, BACK, POST TRAUMATIC STRESS DISORDER  
**DOCTOR'S RECOMMENDATION**  
**BOARD ACTION** APPROVE – APPROVE, ANNUAL RE-EXAMINATIONS  
NOT REQUIRED – DENY – TABLE – REFER TO DETROIT  
MEDICAL CENTER – REFER TO ARBITRATION – REFER  
TO MEDICAL BOARD OF REVIEW

**NAME, TITLE, DEPARTMENT** CHARLES LEONARD – SERGEANT - POLICE  
**DISABILITY, PLAN** **DUTY - NEW**  
**INJURIES** LOWER BACK  
**DOCTOR'S RECOMMENDATION**  
**BOARD ACTION** APPROVE – APPROVE, ANNUAL RE-EXAMINATIONS  
NOT REQUIRED – DENY – TABLE – REFER TO DETROIT  
MEDICAL CENTER – REFER TO ARBITRATION – REFER  
TO MEDICAL BOARD OF REVIEW

**NAME, TITLE, DEPARTMENT** JEFFREY WIELCZOPOLSKI – FIRE FIGHTER - FIRE  
**DISABILITY, PLAN** **DUTY - NEW**  
**INJURIES** NECK  
**DOCTOR'S RECOMMENDATION**  
**BOARD ACTION** APPROVE – APPROVE, ANNUAL RE-EXAMINATIONS  
NOT REQUIRED – DENY – TABLE – REFER TO DETROIT  
MEDICAL CENTER – REFER TO ARBITRATION – REFER  
TO MEDICAL BOARD OF REVIEW

RE-EXAMINATIONS

NAME DEPARTMENT DISABILITY TYPE RE-EXAM NUMBER	CONTINUE ON DISABILITY RETIREMENT PAYROLLS WITH NEXT EXAM IN ONE (1) YEAR	NO FURTHER EXAMS REQUIRED	MUST RECEIVE NEXT EXAM IN DETROIT, MICHIGAN
JOE MAHAFFY – FIRE – DUTY - 3	APPROVE RETURN TO WORK		
STANLEY WILLIAMS – FIRE – DUTY - 1	CONTINUE ON DISABILITY RETIREMENT PAYROLL		
SANA BRIKHO – POLICE – NON- DUTY - 1	CONTINUE ON DISABILITY RETIREMENT PAYROLL		

TRUSTEES **MILTON AND MOORE** ENTERED THE MEETING.

JASON ALEXANDER

BY MR. ORZECH – SUPPORTED BY MR. BANDEMER

RESOLVED, THAT THE BOARD ACCEPT THE REPORT AND RECOMMENDATION OF ITS MEDICAL DIRECTOR REGARDING JASON ALEXANDER, AND BE IT FURTHER

RESOLVED, THAT BASED UPON THE BOARD'S MEDICAL DIRECTOR'S RECOMMENDATION, THE BOARD HEREBY APPROVES JASON ALEXANDER'S APPLICATION FOR DUTY DISABILITY RETIREMENT:

YEAS – TRUSTEES BANDEMER, FREEMAN, MILTON, MOORE, ORZECH, STEWART AND CHAIRMAN BEST – 7

NAYS – NONE

SPECIAL COUNSEL **JOE TURNER** AND TRUSTEE **BEASLEY** ENTERED THE MEETING.

DEVON FIELDS

BY MR. STEWART – SUPPORTED BY MR. ORZECH

RESOLVED, THAT THE BOARD ACCEPT THE REPORT AND RECOMMENDATION OF ITS MEDICAL DIRECTOR REGARDING DEVON FIELDS, AND BE IT FURTHER

RESOLVED, THAT BASED UPON THE BOARD'S MEDICAL DIRECTOR'S RECOMMENDATION, THE BOARD HEREBY APPROVES DEVON FIELDS' APPLICATION FOR DUTY DISABILITY RETIREMENT:

DEVON FIELDS

YEAS – TRUSTEES BANDEMER, BEASLEY, FREEMAN, MILTON,  
MOORE, ORZECH, STEWART AND CHAIRMAN BEST – 8

NAYS – NONE

TRUSTEES **FREEMAN** AND **MOORE** TEMPORARILY EXCUSED  
THEMSELVES.

CHARLES LEONARD

BY MR. BANDEMER – SUPPORTED BY MR. STEWART

RESOLVED, THAT THE BOARD ACCEPT THE REPORT AND  
RECOMMENDATION OF ITS MEDICAL DIRECTOR REGARDING  
CHARLES LEONARD, AND BE IT FURTHER

RESOLVED, THAT BASED UPON THE BOARD'S MEDICAL  
DIRECTOR'S RECOMMENDATION, THE BOARD HEREBY  
APPROVES CHARLES LEONARD'S APPLICATION FOR DUTY  
DISABILITY RETIREMENT:

YEAS – TRUSTEES BANDEMER, BEASLEY, MILTON, ORZECH,  
STEWART AND CHAIRMAN BEST – 6

NAYS – NONE

JEFFREY WIELCZOPOLSKI

BY MR. BANDEMER – SUPPORTED BY MR. ORZECH

JEFFREY WIELCZOPOLSKI

RESOLVED, THAT THE BOARD ACCEPT THE REPORT AND RECOMMENDATION OF ITS MEDICAL DIRECTOR REGARDING JEFFREY WIELCZOPOLSKI, AND BE IT FURTHER

RESOLVED, THAT BASED UPON THE BOARD'S MEDICAL DIRECTOR'S RECOMMENDATION, THE BOARD HEREBY APPROVES JEFFREY WIELCZOPOLSKI'S APPLICATION FOR DUTY DISABILITY RETIREMENT:

YEAS – TRUSTEES BANDEMER, BEASLEY, MILTON, ORZECH,  
STEWART AND CHAIRMAN BEST – 6

NAYS – NONE

RE-EXAMINATIONS

BY MR. BANDEMER – SUPPORTED BY MR. ORZECH

RESOLVED, THAT IN ACCORDANCE WITH THE RECOMMENDATION OF THE BOARD'S MEDICAL DIRECTOR, WITH THE EXCEPTION OF JOE MAHAFFY, THE RETIRANTS WHOSE NAMES ARE REFERENCED ON PAGE 5 BE CONTINUED ON THE DISABILITY RETIREMENT PAYROLLS, AND BE IT FURTHER

RESOLVED, THAT IN ACCORDANCE WITH THE RECOMMENDATION OF THE BOARD'S MEDICAL DIRECTOR, JOE MAHAFFY BE RETURNED TO WORK AND HIS NAME BE REMOVED FROM THE DISABILITY RETIREMENT PAYROLLS AS OF THE DATE HE RETURNS TO WORK:

YEAS – TRUSTEES BANDEMER, BEASLEY, MILTON, ORZECH,  
STEWART AND CHAIRMAN BEST – 6

NAYS – NONE

MAYFIELD GENTRY REALTY ADVISORS, LLC  
PFRS DUBLIN CORPORATION

BY MR. STEWART – SUPPORTED BY MR. ORZECH

Whereas, The Board has been presented with a September 18, 2007 communication from Mayfield Gentry Realty Advisors, LLC wherein Mayfield Gentry requests that the Board fund the capital call due for PFRS Dublin Corporation in the amount of \$565,590.99, Therefore Be It

Resolved, That subject to final approval of all transaction documents by the Board's Legal Counsel, the Board approve said funding:

YEAS – TRUSTEES BANDEMER, BEASLEY, MILTON, ORZECH,  
STEWART AND CHAIRMAN BEST – 6

NAYS – NONE

MAYFIELD GENTRY REALTY ADVISORS, LLC  
GRAND PARK CENTRE

BY MR. STEWART – SUPPORTED BY MR. ORZECH

Whereas, The Board has been presented with a communication from Mayfield Gentry Realty Advisors, LLC wherein Mayfield Gentry requests that the Board fund the capital call due for Grand Park Centre in the amount of \$432,062.31, Therefore Be It

MAYFIELD GENTRY REALTY ADVISORS, LLC  
GRAND PARK CENTRE

Resolved, That subject to final approval of all transaction documents by the Board's Legal Counsel, the Board approve said funding:

YEAS – TRUSTEES BANDEMER, BEASLEY, MILTON, ORZECH,  
STEWART AND CHAIRMAN BEST – 6

NAYS – NONE

RDD INVESTMENT CORPORATION

BY MR. STEWART – SUPPORTED BY MR. ORZECH

Whereas, The Board has been presented with a September 17, 2007 communication from RDD Investment Corporation wherein RDD Investment Corporation requests that the Board fund Draw 12 for RDD Investment Corporation in the amount of \$51,000.00, Therefore Be It

Resolved, That subject to final approval of all transaction documents by the Board's Legal Counsel, the Board approve said funding:

YEAS – TRUSTEES BANDEMER, BEASLEY, MILTON, ORZECH,  
STEWART AND CHAIRMAN BEST – 6

NAYS – NONE

## CONFIRMATIONS

BY MR. BANDEMER – SUPPORTED BY MR. ORZECH

RESOLVED, THAT THE RECEIPTS AND DISBURSEMENTS WHICH ARE OUTLINED BELOW BE CONFIRMED:

YEAS – TRUSTEES BANDEMER, BEASLEY, MILTON, ORZECH, STEWART AND CHAIRMAN BEST – 6

NAYS – NONE

## RECEIPTS

THE BOARD RECEIVED THE SUM OF **\$39,200.00** ON SEPTEMBER 13, 2007 FROM TOUCHSTONE OPPORTUNITY FUND I

THE BOARD RECEIVED THE SUM OF **\$445,105.57** ON SEPTEMBER 13, 2007 FROM TOUCHSTONE OPPORTUNITY FUND II

THE BOARD RECEIVED THE SUM OF **\$472,270.00** ON SEPTEMBER 13, 2007 FROM GSC PARTNERS – CDO

THE BOARD RECEIVED THE SUM OF **\$289,715.37** ON SEPTEMBER 14, 2007 FROM THE GENERAL FUND – WEEKLY ANNUITY CONTRIBUTIONS

THE BOARD RECEIVED THE SUM OF **\$81,169.40** ON SEPTEMBER 14, 2007 FROM INLAND'S AMERICAN REIT

THE BOARD RECEIVED THE SUM OF **\$58,941.33** ON SEPTEMBER 14, 2007 FROM THE SHEFFIELD

## **RECEIPTS**

THE BOARD RECEIVED THE SUM OF **\$56,621.16** ON AUGUST 17, 2007 FROM BEHRINGER'S HARVARD REIT

TOTAL: **\$1,443,022.83**

## **DISBURSEMENTS**

THE BOARD DISBURSED THE SUM OF **\$5,000.00** ON SEPTEMBER 14, 2007 TO PAY KELLY CAWTHORNE'S FINAL RETAINER FEE

THE BOARD DISBURSED THE SUM OF **\$19,765.03** ON SEPTEMBER 14, 2007 TO FUND THE GENERAL FUND – ADMINISTRATIVE EXPENSES

THE BOARD DISBURSED THE SUM OF **\$63,840.73** ON SEPTEMBER 14, 2007 TO FUND CHURCHILL MORTGAGE INVESTMENT, LLC

THE BOARD DISBURSED THE SUM OF **\$223,803.00** ON SEPTEMBER 17, 2007 TO FUND SYNDICATED COMMUNICATION VENTURE PARTNERS – DRAW "8"

THE BOARD DISBURSED THE SUM OF **\$2,210.00** ON SEPTEMBER 17, 2007 TO PAY HOWARD & HOWARD'S LEGAL FEES FOR THE PERIOD JULY 26, 2007 THROUGH AUGUST 30, 2007 (GSC PARTNERS)

THE BOARD DISBURSED THE SUM OF **\$3,479,894.99** ON SEPTEMBER 18, 2007 – REFUND LIST NUMBER 3253

THE BOARD DISBURSED THE SUM OF **\$4,494.07** ON SEPTEMBER 18, 2007 TO PAY PDS

## **DISBURSEMENTS**

TOTAL: **\$3,799,007.82**

## **REFUNDS OF ACCUMULATED CONTRIBUTIONS**

BY MR. STEWART – SUPPORTED BY MR. ORZECH

RESOLVED, THAT THE CONTRIBUTIONS TO THE ANNUITY SAVINGS FUND, BY MEMBERS OF THE POLICE AND FIRE RETIREMENT SYSTEM OF THE CITY OF DETROIT, AS SET FORTH ON LIST #3254, IN THE AMOUNT OF **\$466,277.72**, INCLUDING INTEREST, BE REFUNDED PENDING AUDIT BY RETIREMENT SYSTEM ACCOUNTING STAFF:

YEAS – TRUSTEES BANDEMER, BEASLEY, MILTON, ORZECH,  
STEWART AND CHAIRMAN BEST – 6

NAYS – NONE

MINUTES OF THURSDAY, SEPTEMBER 6, 2007

BY MR. ORZECH – SUPPORTED BY MR. STEWART

RESOLVED, THAT THE MINUTES OF THE MEETING HELD THURSDAY, SEPTEMBER 6, 2007 BE APPROVED AS RECORDED AND SUBMITTED BY THE BOARD'S RECORDING SECRETARY:

YEAS – TRUSTEES BANDEMER, BEASLEY, MILTON, ORZECH,  
STEWART AND CHAIRMAN BEST – 6

NAYS – NONE

TRUSTEE **BEASLEY** TEMPORARILY EXCUSED HIMSELF.

BILL PAYMENT REQUESTS

BY MR. STEWART – SUPPORTED BY MR. BANDEMER

WHEREAS, THE BOARD IS IN RECEIPT OF THE FOLLOWING BILLINGS REQUESTING PAYMENT FOR SERVICES RENDERED, AND

WHEREAS, THE BOARD IS SATISFIED THAT THE SERVICES THAT WERE REQUESTED BY THE BOARD WERE PROVIDED TO THE BOARD, THEREFORE BE IT

RESOLVED, THAT SUBJECT TO STAFF AUDIT, THE BOARD APPROVE PAYMENT OF SAID BILLINGS:

**FIRM OR INDIVIDUAL, DATE, AMOUNT, SERVICE(S) PROVIDED**

DAVIDSON, F. LOGAN – SEPTEMBER 7, 2007 - \$825.00 – LEGAL SERVICES RENDERED THROUGH SEPTEMBER 4, 2007

THE DETROIT LEGAL NEWS – JULY 31, 2007 - \$70.00 – POLICE AND FIRE PORTION OF \$140.00 - SUPPLIES

THE ECONOMIST – AUGUST 30, 2007 - \$49.90 – SUPPLIES

THE EVALUATION GROUP – VARIOUS DATES - \$3,850.00 – MEDICAL EVALUATION FEES

THE HARTFORD – SEPTEMBER 7, 2007 - \$475.50 – POLICE AND FIRE PORTION OF \$951.00 – CONTRACT/MISCELLANEOUS SERVICES

IRON MOUNTAIN – AUGUST 31, 2007 - \$732.01 – POLICE AND FIRE PORTION OF \$1,464.01 – SUPPLIES

LIEBERT GLOBAL SERVICES – SEPTEMBER 10, 2007 - \$4,937.63 – POLICE AND FIRE PORTION OF \$9,875.25 – REPAIRS AND MAINTENANCE

BILL PAYMENT REQUESTS

**FIRM OR INDIVIDUAL, DATE, AMOUNT, SERVICE(S) PROVIDED**

MAYFIELD GENTRY REALTY ADVISORS, LLC – SEPTEMBER 19, 2007  
- \$255,373.95 – SEPTEMBER, 2007 ASSET MANAGEMENT AND  
SERVICING FEES

NEOPOST – SEPTEMBER 10, 2007 - \$84.98 – POLICE AND FIRE  
PORTION OF \$169.96 – SUPPLIES

NORTH POINT ADVISORS – SEPTEMBER 18, 2007 - \$27,500.00 –  
CONSULTING FEES FOR OCTOBER AND NOVEMBER, 2007  
(\$12,500.00) AND DUE DILIGENCE FEE FOR Life Assurance  
Company (\$15,000.00)

PAYDEN & RYGEL – SEPTEMBER 10, 2007 - \$13,098.00 – AUGUST,  
2007 FEES – 1612 – M-807

PAYDEN & RYGEL – SEPTEMBER 10, 2007 - \$17,677.00 – AUGUST,  
2007 FEES – 1613 – M-807

PLANTE & MORAN – SEPTEMBER 14, 2007 - \$4,960.00 – POLICE  
AND FIRE PORTION OF \$5,140.00 – 2007 AUDITING SERVICES

TECH DEPOT – SEPTEMBER 7, 2007 - \$20.57 – POLICE AND FIRE  
PORTION OF \$41.14 – SUPPLIES

TT INTERNATIONAL – SEPTEMBER 13, 2007 - \$190,259.29 – 2007  
SECOND QUARTER FEES

VERIZON WIRELESS – SEPTEMBER 4, 2007 - \$2,056.15 – PHONE  
SERVICES – ACCOUNT 581000015-00001

BILL PAYMENT REQUESTS

YEAS – TRUSTEES BANDEMER, MILTON, ORZECH, STEWART  
AND CHAIRMAN BEST – 5

NAYS – NONE

LEGAL COUNSEL'S BILLING

BY MR. STEWART – SUPPORTED BY MR. BANDEMER

RESOLVED, THAT LEGAL COUNSEL'S BILLING DATED SEPTEMBER 27, 2007, FOR THE MONTH OF SEPTEMBER, 2007, IN THE AMOUNT OF **\$12,913.64**, BE APPROVED AND SAID AMOUNT BE PAID PURSUANT TO WIRE-TRANSFER INSTRUCTIONS ON FILE WITH THE POLICE AND FIRE RETIREMENT SYSTEM:

YEAS – TRUSTEES BANDEMER, MILTON, ORZECH, STEWART  
AND CHAIRMAN BEST – 5

NAYS – NONE

Pre-Employment Military Service Credit

By Mr. Orzech – Supported by Mr. Bandemer

Whereas, The individuals whose names are designated below have applied to this Board for Pre-Employment Military Service Credit and have complied with all of the necessary requirements of Section 54-30-3-B of the Charter Provisions, as amended by Board resolution of February 3, 1983, Therefore Be It

Resolved, That payment of the full amounts be made to the Pension Accumulation Fund by the method selected by the individuals and the number of months eligible active duty be

Pre-Employment Military Service Credit

credited them as membership service credit subject to the conditions and limitations of the authorizing Ordinance Provisions as amended by Board resolution of February 3, 1983:

David Clarke – Police

Brett Riccinto – Police

Timothy Smith – Police

YEAS – TRUSTEES BANDEMER, MILTON, ORZECH, STEWART  
AND CHAIRMAN BEST – 5

NAYS – NONE

LEGAL COUNSEL'S REPORTS

LEGAL COUNSEL RONALD ZAJAC DISCUSSED VARIOUS MATTERS WITH THE BOARD, INCLUDING PERSEUS AND STEPHENS VERSUS STEPHENS.

PERSEUS PARTNERS VII

BY MR. STEWART – SUPPORTED BY MR. BANDEMER

Whereas, The Board has been requested to execute Amendment #1 to the Fourth Amended and Restated Agreement of Limited Partnership (dated August 31, 2007) relative to the foregoing transaction, and

Whereas, The execution of said document has been reviewed and approved as to form by the Board's Legal Counsel, and the execution of said document is consistent with prior action of the Board, Therefore Be It

PERSEUS PARTNERS VII

Resolved, That said document be executed by two (2) authorized signatories on behalf of the Board, and be it further

Resolved, That the executed original document be forwarded to the appropriate party, and be it further

Resolved, That the Retirement System retain copies of said executed original document:

YEAS – TRUSTEES BANDEMER, MILTON, ORZECH, STEWART  
AND CHAIRMAN BEST – 5

NAYS – NONE

STEPHENS VERSUS STEPHENS  
WAYNE COUNTY CASE #98-820350-DM

BY MR. BANDEMER – SUPPORTED BY MR. STEWART

WHEREAS, THE BOARD IS IN RECEIPT OF AN APRIL 23, 1999 ELIGIBLE DOMESTIC RELATIONS ORDER WHICH AMENDS/SUPPLEMENTS AN APRIL 23, 1999 JUDGMENT OF DIVORCE WHEREIN **ELAINE STEPHENS** IS AWARDED CERTAIN RIGHTS TO THE DEFINED BENEFIT PLAN AND DEFINED CONTRIBUTION PLAN BENEFITS OF **LEERAY STEPHENS** WHO IS CURRENTLY AN ACTIVE EMPLOYEE; AND WHEREAS, PARTICIPANT'S DATE OF BIRTH IS SEPTEMBER 4, 1959, AND, TO DATE, PARTICIPANT HAS ATTAINED 22 YEARS, AND 01 MONTH OF SERVICE CREDIT, AND

WHEREAS, ALTERNATE PAYEE IS ENTITLED TO CLAIM A PORTION OF PARTICIPANT'S DEFINED CONTRIBUTION PLAN, PAYMENT OF WHICH IS SUBJECT TO PARTICIPANT'S ELIGIBILITY FOR WITHDRAWAL FROM DEFINED CONTRIBUTION PLAN AND

STEPHENS VERSUS STEPHENS  
WAYNE COUNTY CASE #98-820350-DM

SUBJECT TO ALTERNATE PAYEE FILING AN APPLICATION FOR SAME, AND ALTERNATE PAYEE IS ENTITLED TO CLAIM A PORTION OF PARTICIPANT'S DEFINED BENEFIT PLAN, AND

WHEREAS, DEFINED CONTRIBUTION PLAN AMOUNTS CAN BE MADE TO THE PARTICIPANT OR ALTERNATE PAYEE UPON PARTICIPANT ATTAINING 25 YEARS OF SERVICE CREDIT, AND THE EARLIEST DATE THAT PAYMENTS FROM THE DEFINED BENEFIT PLAN CAN BE MADE TO THE PARTICIPANT OR ALTERNATE PAYEE IS UPON PARTICIPANT ATTAINING 25 YEARS OF SERVICE CREDIT; AND WHEREAS THE BOARD'S POLICY IS TO REQUIRE THAT THE COST FOR THE ACTUARY'S CALCULATIONS ARE TO BE BORNE BY THE PARTIES TO THE DOMESTIC RELATIONS PROCEEDINGS, AND THE COURT ORDER PROVIDES FOR THE PARTIES TO SHARE THE COST OF THE ACTUARY'S FEES, AND

WHEREAS, SAID MATTER HAS BEEN DISCUSSED WITH LEGAL COUNSEL WHO HAS OPINED THAT THE APPLICABLE TERMS OF SAID COURT ORDER ARE CONSISTENT WITH THE PROVISIONS OF THE RETIREMENT SYSTEM AND APPLICABLE LAW, INCLUDING PUBLIC ACT 46 OF 1991 (MCLA 38.1701), AS APPLICABLE, THEREFORE BE IT RESOLVED THAT THE BOARD ACKNOWLEDGE RECEIPT OF SAID COURT ORDER AND PAY PENSION BENEFITS CONSISTENT WITH SAID COURT ORDER, A COPY OF THIS RESOLUTION BE IMMEDIATELY ATTACHED AS THE TOP SHEET OF THE PENSION FILE, OTHER APPROPRIATE RECORDS BE RETAINED BY THE RETIREMENT SYSTEM RELATIVE TO THIS MATTER, AND A COPY OF THIS RESOLUTION BE FORWARDED TO ATTORNEY LUCILLE WATTS, ATTORNEY CHARLES WILSON, AND ELAINE STEPHENS AND LEERAY STEPHENS:

STEPHENS VERSUS STEPHENS  
WAYNE COUNTY CASE #98-820350-DM

YEAS – TRUSTEES BANDEMER, MILTON, ORZECH, STEWART AND  
CHAIRMAN BEST – 5

NAYS – NONE

RDD INVESTMENT CORPORATION/CLOSED SESSION

BY MR. BANDEMER – SUPPORTED BY MR. STEWART

Resolved, That the Board enter into Closed Session for the purpose of discussing matters involving attorney/client privilege:

A Roll Call Vote was taken as follows:

YEAS – TRUSTEES BANDEMER, MILTON, ORZECH, STEWART  
AND CHAIRMAN BEST – 5

NAYS – NONE

The Board entered into Closed Session at **9:45 A.M.**

TRUSTEE **SCOTT** ENTERED THE MEETING DURING CLOSED SESSION.

TRUSTEE **MOORE** RE-JOINED THE MEETING DURING CLOSED SESSION.

OPEN SESSION

BY MR. BANDEMER – SUPPORTED BY MR. STEWART

Resolved, That the Board return to Open Session:

OPEN SESSION

A Roll Call Vote was taken as follows:

YEAS – TRUSTEES BANDEMER, MILTON, MOORE, ORZECH,  
SCOTT, STEWART AND CHAIRMAN BEST – 7

NAYS – NONE

The Board returned to Open Session at **10:55 A.M.**

TRUSTEES **FREEMAN** AND **BEASLEY** RE-JOINED THE MEETING.

TRUSTEE **TALABI** ENTERED THE MEETING.

HSBC

**MARY ELLEN** AND TWO ASSOCIATES APPEARED BEFORE THE BOARD, DISCUSSED PERFORMANCE AND THEN EXCUSED THEMSELVES.

MILESTONE REALTY SERVICES, INC.

**MARTY WEST** AND TWO ASSOCIATES APPEARED BEFORE THE BOARD, DISCUSSED 7850 EAST JEFFERSON AND THE GREENING OF DETROIT PARK.

THE BOARD THEN EXCUSED MR. WEST AND HIS ASSOCIATES.

MILESTONE REALTY SERVICES, INC.

BY MR. MILTON – SUPPORTED BY MR. SCOTT

WHEREAS, THE BOARD IS IN RECEIPT OF A SEPTEMBER 18, 2007 BOOKLET REPORT WHICH INCLUDES A RECOMMENDATION AND REQUEST TO THE BOARD FOR APPROVAL OF OBTAINING A

MILESTONE REALTY SERVICES, INC.

SECOND EXTENSION PERIOD TO NOVEMBER 10, 2007 AND PAYMENT BY THE SYSTEM OF ONE-HALF OF THE \$32,000.00 NON-REFUNDABLE EXTENSION FEE, AND

WHEREAS, THE BOARD HAS DISCUSSED THIS MATTER, THEREFORE BE IT

RESOLVED, THAT THE REQUESTS ARE APPROVED, AND BE IT FURTHER

RESOLVED, THAT THE AMOUNT OF \$16,000.00 BE WIRE-TRANSFERRED SUBJECT TO APPROVAL OF THE BOARD'S GENERAL COUNSEL AND ESTABLISHED PROCEDURES AND AUTHORIZED SIGNATORIES, AND BE IT FURTHER

RESOLVED, THAT A COPY OF THIS RESOLUTION BE FORWARDED TO MILESTONE REALTY SERVICES, INC. AND RETIREMENT SYSTEM ACCOUNTING STAFF:

YEAS – TRUSTEES BANDEMER, BEASLEY, FREEMAN, MILTON, MOORE, ORZECH, SCOTT, STEWART, TALABI AND CHAIRMAN BEST – 10

NAYS – NONE

RETIREMENTS

BY MR. BANDEMER – SUPPORTED BY MR. SCOTT

RESOLVED, THAT THE RETIREMENT APPLICATIONS WHICH ARE REFERENCED BELOW BE APPROVED:

RETIREMENTS

YEAS – TRUSTEES BANDEMER, BEASLEY, FREEMAN, MILTON,  
MOORE, ORZECH, SCOTT, STEWART, TALABI AND CHAIR-  
MAN BEST – 10

NAYS – NONE

RETIREMENTS

NAME, TITLE, DEPARTMENT	WILLIAM HETHERINGTON – SERGEANT - POLICE
RETIREMENT, PLAN	EARLY RETIREMENT - NEW
SERVICE CREDIT, EFFECTIVE DATE	24 05 17 – 09 10 07

NAME, TITLE, DEPARTMENT	JAMES KELLY, III – OFFICER - POLICE
RETIREMENT, PLAN	SERVICE - NEW
SERVICE CREDIT, EFFECTIVE DATE	33 10 06 – 08 21 07

DEROY & DEVEREAU

**TOM YOUNGBLOOD** AND AN ASSOCIATE APPEARED BEFORE THE BOARD, DISCUSSED AN ALL-CAP EQUITY PROPOSAL AND THEN EXCUSED THEMSELVES.

PRESTIGIOUS INVESTMENT GROUP

**PHILIP MISICK** APPEARED BEFORE THE BOARD, DISCUSSED AN OFF-SHORE REAL ESTATE (TURKS AND CAICOS ISLAND/BRITISH WEST INDIES) PROPOSAL AND THEN EXCUSED HIMSELF.

NORTH POINT ADVISORS

**ADRIAN ANDERSON** APPEARED BEFORE THE BOARD, DISCUSSED THE MILLER AND JACOBS ACADIA CLO 1, LTD. FUND AND THEN EXCUSED HIMSELF.

**\$20,000,000.00 ACADIA CLO 1, LTD. FUND  
MILLER AND JACOBS INVESTMENT**

**BY MR. STEWART – SUPPORTED BY MR. TALABI**

**WHEREAS**, the Board of Trustees of the Police and Fire Retirement System of the City of Detroit (the “Board”) invested in the collateralized loan obligations (CLO) structure managed by Miller and Jacobs (the Manager), and

**WHEREAS**, due to the volatility of the credit and equity markets over the last six months the value of the warehouse loan portfolio substantially decreased and a liquidation of the portfolio as permitted by the warehousing agreement and threatened by Union Bank of Switzerland (UBS), the warehouse lender, would cause the Board an estimated \$8,000,000 loss, and

**WHEREAS**, Adrian Anderson of North Point Advisors (the “Board’s Advisor”) engaged in numerous work out discussions with the Manager and UBS for an extension of the warehousing period to permit the Manager to secure a replacement warehouse lender, and as of September 7, 2007, reached an agreement in principle with the Manager and UBS, and

**WHEREAS**, subsequent to reaching the foregoing agreement, UBS rejected the agreement terms and issued a letter dated September 14, 2007 to the Board and the General Retirement System of the City of Detroit (GRS), a co-equity investor, providing notice that a sale trigger event had occurred and UBS intended to pursue its remedies, including the liquidation of the warehouse portfolio, and

**WHEREAS**, a warehouse extension agreement has been presented by UBS and agreed to by the Manager, and

**\$20,000,000.00 ACADIA CLO 1, LTD. FUND**  
**MILLER AND JACOBS INVESTMENT**

**WHEREAS**, it is in the Board's best interest to extend the warehouse period while the Manager secures a replacement warehouse lender, and

**WHEREAS**, the Board has accepted the Board's Advisor's letter dated September 18, 2007 recommending, inter alia, the Board  
**WHEREAS**, the Board's General Counsel and Special Counsel have provided a legal review which is acceptable to the Board and the documentation is subject to the review and approval of the Special Counsel and General Counsel, and

**WHEREAS**, the Board' has considered this matter in open session, **THEREFORE BE IT**

**RESOLVED**, that the Board hereby approves the signing of the warehouse extension documents (the Extension Documents), subject to the review and approval by General Counsel and Special Counsel. The Extension Documents include but are not limited to:

Omnibus Amendment No. 1

and be it further

**RESOLVED**, that the Board authorizes its signatories, two (2) trustees, to execute, and deliver the Extension Documents and any documentation required by the Board's General Counsel and Special Counsel to extension of the warehouse period of the investment, and be it further

**RESOLVED**, that a copy of this resolution be forwarded to Miller and Jacobs, the Board's Advisor and the Board's Special Legal Counsel:

\$20,000,000.00 ACADIA CLO 1, LTD. FUND  
MILLER AND JACOBS INVESTMENT

YEAS – TRUSTEES BANDEMER, BEASLEY, FREEMAN, MILTON,  
MOORE, ORZECH, SCOTT, STEWART, TALABI AND CHAIR-  
MAN BEST – 10

NAYS – NONE

IRS FILINGS

LEGAL COUNSEL PROVIDED EACH MEMBER OF THE BOARD WITH  
COPIES OF :

TRANSMITTAL LETTER FROM ISAACS RUBENSTEIN, P.C.  
("RUBENSTEIN") TO DONALD SETTLES (OF PAYROLL AUDIT), ET AL,  
DATED SEPTEMBER 10, 2007

LETTER FROM RUBENSTEIN TO PAYROLL AUDIT DATED SEPTEMBER  
10, 2007

IRS LETTER TO POLICE AND FIRE RETIREMENT SYSTEM DATED  
SEPTEMBER 3, 2007

IRS LETTER TO RUBENSTEIN DATED OCTOBER 18, 2005

JP MORGAN

BY MR. BANDEMER – SUPPORTED BY MR. MOORE

RESOLVED, THAT **CLARENCE LEWIS, JR.** AND ANY ASSOCIATE OF  
HIS CHOOSING BE REQUESTED TO APPEAR BEFORE THE BOARD  
FOR PRESENTATION PURPOSES (SOCIALY RESPONSIBLE  
INVESTING):

JP MORGAN

YEAS – TRUSTEES BANDEMER, BEASLEY, FREEMAN, MILTON,  
MOORE, ORZECH, SCOTT, STEWART, TALABI AND CHAIR-  
MAN BEST – 10

NAYS – NONE

STEWARDSHIP REAL ESTATE

TRUSTEE **ORZECH** REPORTED TO THE BOARD, AFTER ATTENDING  
THE STEWARD ADVISORY BOARD MEETING, A STATUS UPDATE  
REGARDING THE STEWARD REAL ESTATE FUND.

CONFERENCE

BY MR. BANDEMER – SUPPORTED BY MR. STEWART

Resolved, That the Board approve the attendance of all  
Trustees, the Executive Secretary, the Assistant Executive  
Secretary and General Counsel at the below-referenced  
conference, and be it further

Resolved, That the Board approve expenditures for all Trustees,  
the Executive Secretary, the Assistant Executive Secretary and  
General Counsel to attend said conference:

MANAGING RETIREE HEALTH CARE

CHICAGO

OCTOBER 28, 2007 – OCTOBER 31, 2007

YEAS – TRUSTEES BANDEMER, BEASLEY, FREEMAN, MILTON,  
MOORE, ORZECH, SCOTT, STEWART, TALABI AND CHAIR-  
MAN BEST – 10

NAYS – NONE

ICG Leaseback Fund I, LLC  
Proposed Up to a \$22,000,000.00 Investment

By Ms. Talabi – Supported by Mr. Milton

WHEREAS, the Board of Trustees has had the foregoing investment proposal under consideration, the basic and general proposed conditions of which are set forth in previously submitted written materials presented to the Board and discussed this date and at previous meetings, and to which certain modifications and additional requirements have been made and additional requirements may be added by the Board or Advisors to the Board, per discussion between or with the Board members, and

WHEREAS, The Board is in receipt of a report from Banyan Realty Advisors, LLC dated September 20, 2007, and the Board has discussed this matter and has considered the history regarding the proposed investment, and

WHEREAS, The Board deems the rate of return acceptable to the board to supersede other issues, such as fees, which rate of return is intended to have priority over other issues, Therefore Be It

RESOLVED, that the Board approves the investment transaction in an amount not to exceed \$22,000,000.00 generally consistent with scenario number 7 indicated on the Banyan report dated September 20, 2007 subject to approval of all documentation by the Board's General Counsel and the Board's Special Legal Counsel:

Yeas – Trustees Beasley, Freeman, Milton, Moore, Scott and Talabi – 6

Nays – Trustees Bandemer, Orzech, Stewart and Chairman Best – 4

MAYFIELD GENTRY REALTY ADVISORS, LLC  
GLENWOOD PLAZA CENTER AND YAMATO I AND II CENTER

BY MS. TALABI – SUPPORTED BY MR. MILTON

WHEREAS, THE BOARD HAS BEEN CONSIDERING TRANSFERRING THE **GLENWOOD PLAZA CENTER** (RALEIGH, NORTH CAROLINA), A PROPERTY HELD BY A 501(C) (25) CORPORATION (WHICH CORPORATION IS OWNED BY THE RETIREMENT SYSTEM), TO A MAYFIELD GENTRY REIT WHICH WOULD RESULT IN AN INVESTMENT CURRENTLY HELD BY THE RETIREMENT SYSTEM (CATEGORIZED IN SECTION 19(2) OF PUBLIC ACT 314 OF 1965) BEING RE-CATEGORIZED IN SECTION 19(1) OF PUBLIC ACT 314, AND

WHEREAS, THE BOARD HAS BEEN CONSIDERING TRANSFERRING THE **YAMATO I AND II CENTER** (BOCA RATON, FLORIDA), A PROPERTY HELD BY A 501(C) (25) CORPORATION (WHICH CORPORATION IS OWNED BY THE RETIREMENT SYSTEM), TO A MAYFIELD GENTRY REIT WHICH WOULD RESULT IN AN INVESTMENT CURRENTLY HELD BY THE RETIREMENT SYSTEM (CATEGORIZED IN SECTION 19(2) OF PUBLIC ACT 314 OF 1965) BEING RE-CATEGORIZED IN SECTION 19(1) OF PUBLIC ACT 314, THEREFORE BE IT

RESOLVED, THAT SUBJECT TO MANAGEMENT FEES BEING CURRENTLY PAID TO THE REAL ESTATE MANAGER NOT BEING INCREASED BY THE REAL ESTATE MANAGER TO THE REIT AND SUBJECT TO APPROVAL OF ALL DOCUMENTATION BY THE BOARD'S SPECIAL LEGAL COUNSEL, F. LOGAN DAVIDSON, P.C., AND THE BOARD'S GENERAL COUNSEL, THE TRANSFERS BE EFFECTUATED, AND BE IT FURTHER

RESOLVED, THAT A COPY OF THIS RESOLUTION BE FORWARDED TO MAYFIELD GENTRY REALTY ADVISORS, LLC AND THE BOARD'S SPECIAL LEGAL COUNSEL, F. LOGAN DAVIDSON, P.C.:

YEAS – TRUSTEES BANDEMER, BEASLEY, FREEMAN, MILTON, MOORE,  
SCOTT, STEWART, TALABI AND CHAIRMAN BEST - 9

NAYS – NONE

FANNIE MAE-TYPE MORTGAGE PROGRAM FOR NEWLY-HIRED  
POLICE OFFICERS AND FIRE FIGHTERS

BY MS. TALABI – SUPPORTED BY MR. MILTON

WHEREAS, THE BOARD IS AWARE THAT OTHER UNITS OF GOVERNMENT AND RETIREMENT SYSTEMS HAVE ADOPTED FANNIE MAE-TYPE MORTGAGE LOAN PROGRAMS FOR GOVERNMENT EMPLOYEES, AND

WHEREAS, THE BOARD IS INTERESTED IN LEARNING MORE ABOUT SUCH PROGRAMS AND WOULD CONSIDER PARTICIPATING IN SUCH A LOAN PROGRAM AS AN INVESTMENT, AND

WHEREAS, THE BOARD HAS DISCUSSED THIS MATTER, THEREFORE BE IT

RESOLVED, THAT NORTH POINT ADVISORS PROVIDE ADDITIONAL INFORMATION TO THE BOARD AND PROVIDE VARIOUS STRUCTURES OF PROPOSALS FOR CONSIDERATION BY THE BOARD, AND BE IT FURTHER

RESOLVED, THAT A COPY OF THIS RESOLUTION BE FORWARDED TO NORTH POINT ADVISORS, ATTENTION: **ADRIAN ANDERSON:**

YEAS – TRUSTEES BANDEMER, BEASLEY, FREEMAN, MILTON, MOORE, ORZECH, SCOTT, STEWART, TALABI AND CHAIRMAN BEST – 10

NAYS – NONE

TRUSTEE **TALABI** TEMPORARILY EXCUSED HERSELF.

PUBLIC FORUM

AT 1:47 P.M., CHAIRMAN BEST DECLARED THE MEETING IN OPEN FORUM FOR GENERAL DISCUSSION BY THE PUBLIC ATTENDING THE MEETING.

ADJOURNMENT

THERE BEING NO FURTHER BUSINESS BEFORE THE BOARD CHAIRMAN BEST ADJOURNED THE MEETING AT 1:50 P.M.

TRUSTEE **TALABI** RE-JOINED THE MEETING AND ASKED THAT THE MEETING BE RE-CONVENED. CHAIRMAN BEST RE-CONVENED THE MEETING AT **1:55 P.M.**

TRUSTEE **TALABI** THEN MADE THE MOTION WHICH FOLLOWS:

BY MS. TALABI – SUPPORTED BY MR. MILTON

RESOLVED, THAT THE BOARD'S MOTION OF THIS DATE REGARDING ICG BE AMENDED TO REFLECT THE BOARD ACCEPTING SCENARIO **8** INDICATED ON BANYAN'S SEPTEMBER 20, 2007 REPORT AS OPPOSED TO SCENARIO **7**:

A ROLL CALL VOTE WAS TAKEN AS FOLLOWS:

Yeas – Trustees Beasley, Freeman, Milton, Moore, Scott and Talabi – 6

Nays – Trustees Bandemer, Orzech, Stewart and Chairman Best – 4

FOLLOWING IS THE BOARD'S MOTION OF THIS DATE REGARDING ICG AS AMENDED:

ICG Leaseback Fund I, LLC

Proposed Up to a \$22,000,000.00 Investment

By Ms. Talabi – Supported by Mr. Milton

WHEREAS, the Board of Trustees has had the foregoing investment proposal under consideration, the basic and general proposed conditions of which are set forth in previously submitted written materials presented to the Board and discussed this date and at previous meetings, and to which certain modifications and additional requirements have been made and additional requirements may be added by the Board or Advisors to the Board, per discussion between or with the Board members, and

WHEREAS, The Board is in receipt of a report from Banyan Realty Advisors, LLC dated September 20, 2007, and

WHEREAS, The Board has discussed this matter and has considered the history regarding the proposed investment, and

WHEREAS, The Board deems the rate of return acceptable to the board to supersede other issues, such as fees, which rate of return is intended to have priority over other issues, Therefore Be It

RESOLVED, that the Board approves the investment transaction in an amount not to exceed \$22,000,000.00 generally consistent with scenario number 8 indicated on the Banyan report dated September 20, 2007 subject to approval of all documentation by the Board's General Counsel and the Board's Special Legal Counsel:

- A. The Retirement System will receive a minimum net interest rate of return of **9.20%**.

ICG Leaseback Fund I, LLC  
Proposed Up to a \$22,000,000.00 Investment

- B. Annual management fees are approved not to exceed forty (40) basis points and acquisition fees not to exceed two (2%), i.e., 1% for third parties and 1% for ICG Leaseback Fund I, LLC subject to approval of third party contracts by the due diligence advisor and special legal counsel.
- C. All due diligence and legal fees and any other costs of the Retirement System shall be paid by ICG Leaseback Fund I, LLC, Inheritance Capital Group, LLC or entities other than the Retirement System from escrow accounts established or to be established by any of said parties with the Retirement System.
- D. The General Retirement System of the City of Detroit (or substitute investor) shall invest an amount equal to the amount invested by the Police and Fire Retirement System.
- E. No Unrelated Business Taxable Income shall apply to the Retirement System.
- F. Closing costs shall be identified with itemization and details acceptable to the Retirement System's due diligence advisor, special legal counsel and general counsel and are subject to approval by the Board of Trustees, special legal counsel and general counsel.
- G. All documents shall be consistent with this Board resolution and are subject to the approval of special legal counsel, general counsel and the Board of Trustees.

ICG Leaseback Fund I, LLC  
Proposed Up to a \$22,000,000.00 Investment

- H. The Board reserves the right to require additional conditions, but generally consistent with representations (affecting the Board's concerns) made to the Board of Trustees.
- I. Any modification or clarification of this resolution is subject to approval by the Board of Trustees.
- J. Receipt by the Retirement System of written acknowledgment from ICG Leaseback Fund I, LLC and Robert Shumake that they have received a copy of this resolution and acknowledge and agree to the conditions and requirements herein.
- K. If the proposed investment is not closed due to failure of ICG Leaseback Fund I, LLC to meet all requirements, all due diligence and legal costs are the responsibility of ICG Leaseback Fund I or Inheritance Capital Group, LLC or other applicable parties.
- L. Any funds advanced by the Retirement System as to pre-closing matters must be fully refundable to the Retirement System if the transaction is not completed except for the \$320,000.00 fees referenced in the Banyan report which will be personally refundable by Robert Shumake.
- M. The Board of Trustees reserves the right to add further requirements if necessary to protect the interest of the Retirement System but generally consistent with this resolution.

ICG Leaseback Fund I, LLC  
Proposed Up to a \$22,000,000.00 Investment

RESOLVED, that a copy of this resolution be forwarded to ICG Leaseback Fund I, LLC, Robert Shumake, Banyan Realty Advisors, LLC and Special Legal Counsel F. Logan Davidson:

Yeas – Trustees Beasley, Freeman, Milton, Moore, Scott and Talabi – 6

Nays – Trustees Bandemer, Orzech, Stewart and Chairman Best – 4

ADJOURNMENT

CHAIRMAN BEST THEN RE-ADJOURNED THE MEETING AT 2:05 P.M. UNTIL THURSDAY, SEPTEMBER 27, 2007, AT 9:00 A.M., IN ROOM 910 OF THE COLEMAN A. YOUNG MUNICIPAL CENTER, DETROIT, MICHIGAN 48226.

RESPECTFULLY SUBMITTED,

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CYNTHIA A. THOMAS  
ASSISTANT EXECUTIVE SECRETARY