Reinventing Industry, Revitalizing Growth

Michigan Central & Newlab Supporting Detroit's Industrial Comeback

At Michigan Central, reindustrialization is taking root as Newlab members – critical technology startups from all over the world - move from concept to commercialization, all within a dense, urban innovation ecosystem purpose-built for making real things. Michigan Central's 30-acre innovation hub brings together over 25 infrastructure assets – including workshops, testbeds, prototyping facilities, and flexible space to manufacture – enabling startups to design, test, build, and ship next-generation technologies in mobility, robotics, and advanced manufacturing. Along with ecosystem partner Newlab, Michigan Central is setting a new standard for how cities can lead the industrial future, offering access to resources like venture capital, logistics infrastructure, engineering support, and workforce development.

Supporting Early-Stage Founders

- **18K sq ft of advanced prototyping and fabrication facilities** with 3D printers, CNC machines, welding bays, and flexible assembly space in Newlab Detroit's hub at Michigan Central.
- **8 additional acres of nearby industrial-zoned real estate** can potentially be activated for manufacturing as startups move from prototype to production—including facilities tooled with resources like overhead cranes, truck bays, and an active rail spur.
- Michigan Central partners with others across the state like Wayne State University's TechTown to support early-stage companies in leveraging the full extent of the region's resources to accelerate their path to scale. For example, the regional ecosystem was able to organize and support AmHyTech in procuring wetlab space to further develop their technologies.
- Nearly **30 venture capital firms** have a presence at Michigan Central, providing startups with access to funding.

18K

SQ FT OF ADVANCED PROTOTYPING & FABRICATION FACILITIES AT NEWLAB AT MICHIGAN CENTRAL

8

ACRES OF NEARBY INDUSTRIAL-ZONED REAL ESTATE

~30

VENTURE CAPITAL FIRMS

NEWLAB NEWS

As more resident startups scale their operations and move from prototyping to production, the demand for space to accommodate transitional manufacturing activities has increased significantly. Newlab is activating a dedicated section of a 380,000-square-foot industrial manufacturing campus located on a 16-acre site just west of the Michigan Central district to support startup growth. The facility is called **The 23rd.**

HIGHLIGHTS

Relocation Due to Resurgence

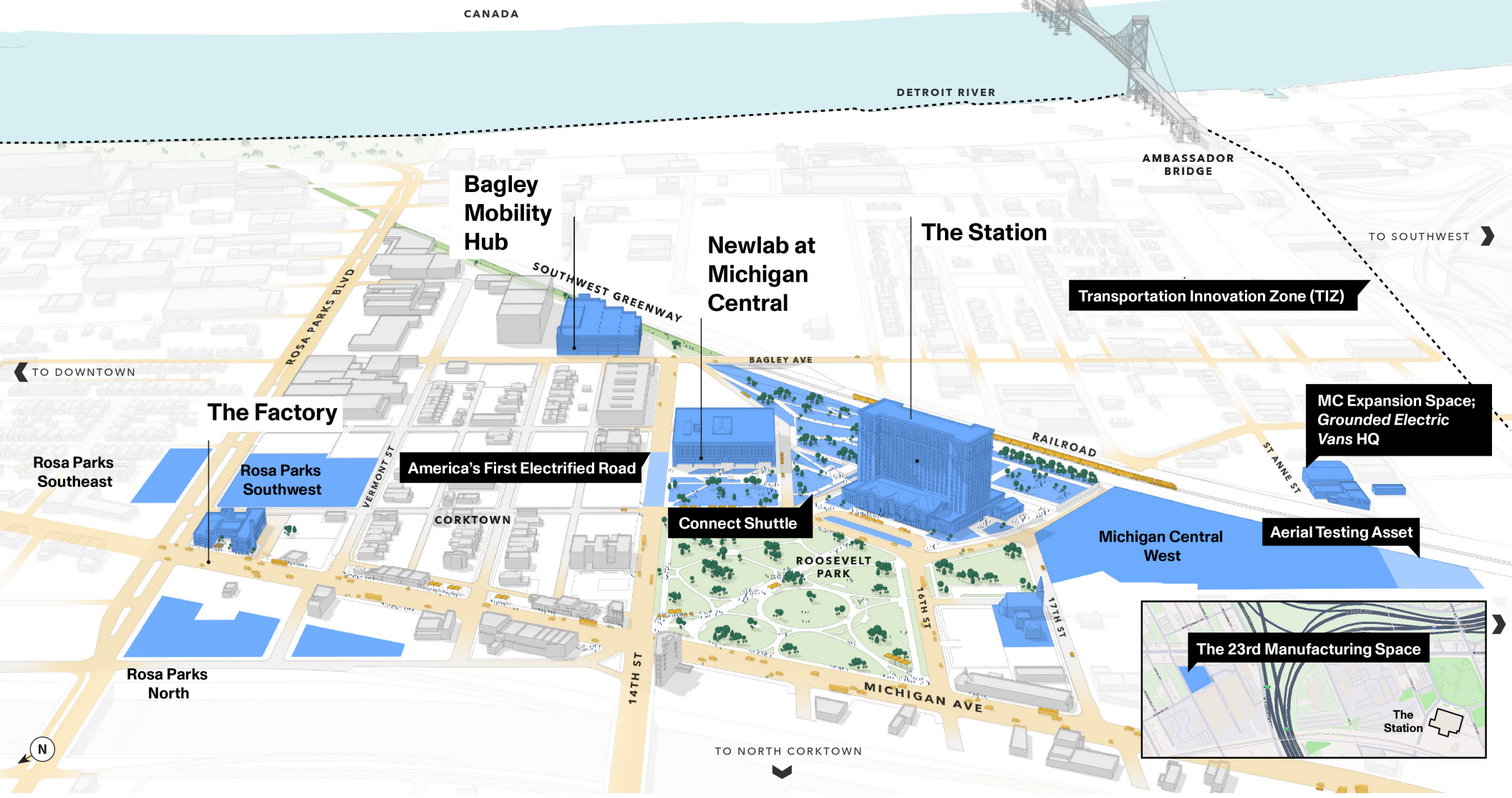
This resurgence in reindustrialization is driving companies to relocate or launch at Michigan Central – not only to take advantage of the region's industrial legacy and network, but also for the small- and large-scale prototyping and manufacturing infrastructure at Michigan Central and Newlab.

Innovation Can't Rely on Scale

Emerging technologies, like small drones and autonomous sensors, require manufacturing and operational infrastructure that can bridge to the existing large-scale supplier base. This bridge must index on speed, flexibility, and variability—characteristics that are no longer barriers, they're what Detroit is built to solve.

Doubling Down on Regional Industrial Innovation Leadership

Already #8 nationally in patent generation, the state passed a $60M Innovation Fund in 2024 to accelerate the commercialization of technology, particularly hard tech and deep tech. As part of this effort, the state is doubling down on the mobility industry, committed to evolving its long-standing automotive leadership position into new mobility sectors as well.



Expansion of Infrastructure

Across the 30-acre district, Michigan Central is building the infrastructure that doesn't exist anywhere else to help industries and companies test and scale, such as:

- **Advanced Aerial Innovation Region (AAIR)** spans more than 3 square miles across southeast Michigan, creating one of the country's largest dedicated zones for urban drone testing
- **Transportation Innovation Zone** cuts permitting process from months to weeks as startups use 4 square miles for real-world testing of new aerial, energy, and supply chain solutions
- In addition to **270K square feet of manufacturing space and workspace** in the Newlab building, at least 5 companies have already expanded from Newlab to larger spaces within or near the innovation district footprint

7
PROTOTYPING LABS AT NEWLAB

ADVANCED AERIAL INNOVATION REGION SPANNING
3 SQ MI

270K
SQ FT OF MANUFACTURING & WORKSPACE WITHIN NEWLAB

Building a Future-Ready Workforce

Michigan Central is building a highly-skilled talent pool - from youth to adults - powered by community and academic partnerships, and rooted in opportunity for Detroiters to sustain the rising trend in reindustrialization and the future of mobility.

- **Over 3,000 youth and adults** served through our talent programs since 2023 to attract and retain key talent to fill Michigan's vast pipeline of opportunities like advanced manufacturing
- New Talent Innovation Training Fund recently provided 14 startups - including 10 Newlab members - with **funding of up to $10,000 per person** to train for critical roles like advanced manufacturing and robotics
- **Michigan universities** co-located at Michigan Central, **creating dozens of fellowships/internships, consulting teams and post-secondary programming** for startup members
- Newest Youth Floor tenant at The Station, Boys & Girls Club SE MI, equips youth with the exact skills needed for careers in automation, robotics, and mobility through Industry Clubs - to launch at The Station this Winter

NEWLAB MEMBER SPOTLIGHT

Peer Robotics

Peer Robotics transforms manufacturing through intelligent mobile robots that learn directly from humans, eliminating the complexity and cost barriers of traditional automation.

Grounded

After relocating to Detroit and joining the Michigan Central ecosystem in 2023, Grounded has grown from a small assembly operation in the Newlab workshops to the on-campus 13K sq ft. industrial space supporting their continued growth and product production.

Aerialoop

To support local manufacturing operations, Aerialoop is using Michigan Central's AAIR infrastructure for a middle-mile cargo delivery pilot utilizing drones to deliver parts from Newlab for assembly at a nearby facility.

OUR FOUNDING PARTNERS

Ford · Michigan.gov · City of Detroit · Newlab · Google · Henry Ford Health

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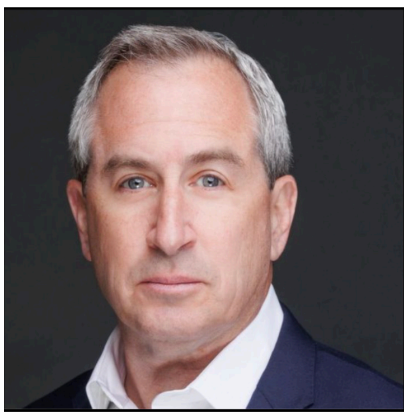
Michigan Central x Newlab Roundtable Leadership Bios



Josh Sirefman is Chief Executive Officer of Michigan Central, where he leads the vision and strategy for the 30-acre innovation district in Detroit.

His work is grounded in decades of experience at the intersection of urban development and public policy, and a deep belief in Detroit's potential to shape a more sustainable and inclusive future.

Josh Sirefman

Chief Executive Officer,
Michigan Central

Garrett Winther is Chief Product Officer at Newlab, where he leverages his background as an engineer, investor, and venture builder to support critical technology startups.

He previously held leadership roles at SOSV's HAX accelerator, IDEO, and MIT Engineering .

Winther leads Newlab's venture strategy and authors the monthly "New/Letter" newsletter focused on climate and deep tech.

Garrett Winther

Chief Product Officer,
Newlab

Startup Bios

Aerialoop
Website / LinkedIn

Aerialoop is a drone delivery company focused on revolutionizing urban logistics by building drone-based delivery networks.

It was co-founded in 2020 by CEO Pedro Meneses, CTO Andreas Antener and COO Santiago Barrera.

Aerialoop expanded its footprint in the U.S. with Newlab for a cutting-edge drone delivery project in Detroit.

Drawn by the city's rapidly evolving mobility ecosystem, Aerialoop sees Detroit as a natural fit for its mission—where government support, private-sector innovation, and infrastructure like Michigan Central's Advanced Aerial Innovation Region (AAIR) converge to enable real-world testing and deployment.

Boaz Bikes
Website / LinkedIn

Boaz Bikes is a Detroit-based micromobility company founded in 2018 by Emil Nnani, specializing in shared, sit-down electric scooters.

The company focuses on safety, convenience and community impact, aiming to solve the "first and last mile" problem in urban transportation.

Boaz has launched an on-demand rental service in Detroit, and its scooters can also be found in cities like Tempe, Plano, Scottsdale and Chandler.

Grounded

Website / LinkedIn

Grounded is a Detroit-based electric RV startup founded in 2022 by Sam Shapiro, a former SpaceX engineer. The company recently unveiled its most advanced camper van to date: the G3.

Built on the all-electric General Motors BrightDrop platform, the G3 delivers a 286-mile combined range on a single charge and introduces industry-leading advancements in modular design, all-season comfort, and sustainability. Grounded is part of a growing wave of companies shaping the future of how we move and live.

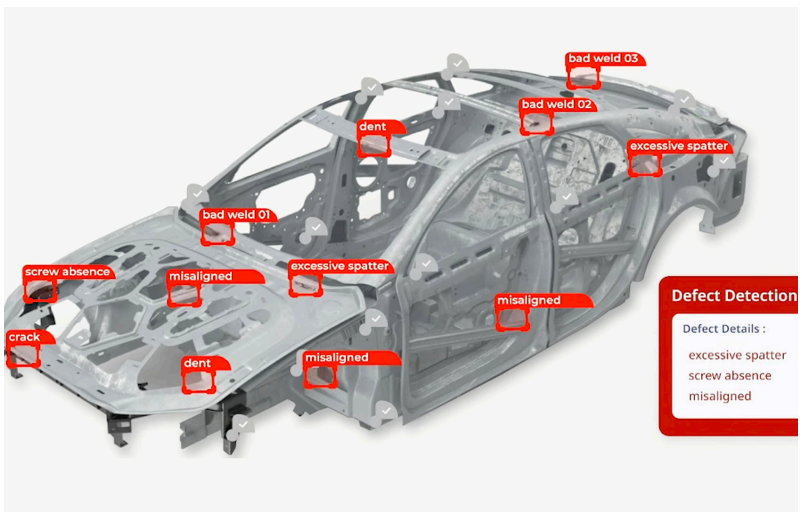
The G3 reflects that mission by combining off-grid capability with smart, sustainable design for travelers who want freedom without compromising their values.

Intramotev

Website / LinkedIn

Intramotev is a technology company founded in 2020 focused on developing battery-electric, autonomous railcars to revolutionize freight rail transportation.

Intramotev retrofits existing railcars with electric motors, batteries, and control systems, enabling them to move independently and efficiently, potentially reducing reliance on traditional locomotives and fossil fuels. Its technology aims to make rail transport more flexible, cost-effective, and environmentally friendly.



Lincode Labs

Website / LinkedIn

Lincode Labs Inc. is an artificial intelligence (AI) and computer vision company that empowers manufacturers and supply chain partners to conduct real-time quality inspections of components, assemblies, and packaging.

The flagship product, LIVIS (Lincode Intelligent Visual Inspection System) conducts real-time quality inspections using advanced AI to enhance the accuracy and capabilities of traditional machine vision.

The company was founded in 2017 by Rajesh Iyengar and Ritika Nigam. Lincode Labs has two main offices: one in Sunnyvale, California, and one in Newlab at Michigan Central in Detroit.

Peer Robotics

Website / LinkedIn

Founded in 2019 by Rishabh Agarwal and Tanya Raghuvanshi, Peer Robotics transforms manufacturing through intelligent mobile robots that learn directly from humans, eliminating the complexity and cost barriers of traditional automation.

Peer Robotics is headquartered out of the U.S., with an office in Detroit, and an R&D center in India. Through its extensive network of partners and system integrators, Peer Robotics can cater and service the needs of manufacturers anywhere across the globe.

Sharrow Engineering

Website / LinkedIn

Founded in 2012 by Greg Sharrow, Sharrow Engineering is a Detroit-based company pioneering breakthrough technologies in propulsion, energy, and mobility.

It's best known for inventing the Sharrow™ Propeller—the first major advancement in propeller technology since the 1830s—which delivers up to 30% greater fuel efficiency and up to 80% noise reduction compared to traditional designs. Sharrow Engineering holds over 150 patents worldwide and is the parent company of Sharrow Marine, which manufactures and delivers high-performance marine propulsion systems to customers around the globe.

Since joining the Michigan Central ecosystem, Sharrow has scaled its Michigan-based manufacturing to more than 600 propellers per month and relocated its global headquarters to Newlab at Michigan Central.

This move also includes the launch of Sharrow Labs, a dedicated research and development hub. Sharrow's continued growth reinforces Detroit's position as a center for advanced manufacturing and next-generation mobility solutions.