

1312790200065



Office of the Minnesota Secretary of State

Minnesota Public Benefit Corporation / Annual Benefit Report

Minnesota Statutes, Chapter 304A



Read the instructions before completing this form
Must be filed by March 31
Filing Fee: \$55 for expedited service in-person, \$35 if submitted by mail

The Annual Benefit Report covers the 12 month period ending on December 31 of the previous year.
Notice: Failure to file this form by March 31 of this year will result in the revocation of the corporation's public benefit status without further notice from the Secretary of State, pursuant to Minnesota Statutes, Section 304A.301

1. File Number

2. Corporate Name: (Required)

3. The public benefit corporation's board of directors has reviewed and approved this report.

4. In the field below, enter the information required by section 304A.301 subd. 2 or 3 for the period covered by this report, (see instructions for further information): Note: Use additional sheets if needed. (Required)

5. I, the undersigned, certify that I am the chief executive officer of this public benefit corporation. I further certify that I have signed this document no more than 30 days before the document is delivered to the secretary of state for filing, and that this document is current when signed. I further certify that I have completed all required fields, and that the information in this document is true and correct and in compliance with the applicable chapter of Minnesota Statutes. I understand that by signing this document I am subject to the penalties of perjury as set forth in Section 609.48 as if I had signed this document under oath.

Signature of Public Benefit Corporation's Chief Executive Officer

Date (Must be dated within 30 days before the report is delivered to the Secretary of State for Filing)

Email Address for Official Notices

Enter an email address to which the Secretary of State can forward official notices required by law and other notices:

Check here to have your email address excluded from requests for bulk data, to the extent allowed by Minnesota law.

List a name and daytime phone number of a person who can be contacted about this form:

Contact Name

Phone Number

Entities that own, lease, or have any financial interest in agricultural land or land capable of being farmed must register with the MN Dept. of Agriculture's Corporate Farm Program.

Does this entity own, lease, or have any financial interest in agricultural land or land capable of being farmed?
Yes No



January 9, 2023

RE: Public Benefit Corporation Annual Benefit Report

During the first calendar year of operations for Platform Commercial Real Estate, SBC ("Platform") we are proud to have taken meaningful steps toward advancing our public purpose, which is "to democratize access to real estate development as a driver of community power."

We have provided a number of services that meet that purpose (li and lii).

1. Providing custom development pro forma training for the LISC Developers of Color 2023 cohort to assist in equipping emerging BIPOC developers with a tool to help them be successful in future projects. LISC paid our fee, so it was free for the developers to receive the information, including a full working copy of the template for their use.
2. Providing two separate specialized pro forma trainings to the Midway Investment Cooperative, a new grassroots neighborhood real estate investment cooperative that is working to identify opportunities to invest collectively in buildings that are important to the neighborhood. Each training reflected a real opportunity, and included guided work for participants to actively gather information needed to determine feasibility, increasing their understanding of the real estate development process.
3. Platform is representing the Creative Enterprise Zone in the purchase of a critical community asset and is supporting the creation of opportunities for tenants and community members to participate in the ownership structure. Platform is providing a higher level of service to CEZ than a typical brokerage arrangement in order to ensure this new organization is fully equipped to be successful.
4. Platform supported a number of community based clients in a preliminary way that has not yet produced revenue for the organization, but which we hope will come to fruition in 2023. This includes an East African restaurateur seeking to purchase his building, a food ecosystem nonprofit needing to be relocated as it is being displaced, a Black woman owned business seeking to purchase its building

PLATFORM COMMERCIAL REAL ESTATE, SBC.



Work Item 1368275500032
Original File Number 1312790200065

STATE OF MINNESOTA
OFFICE OF THE SECRETARY OF STATE
FILED
01/24/2023 11:59 PM

Steve Simon

Steve Simon
Secretary of State