

LCRA Active Projects Tracking System (APTS)

In Process

EXHIBIT 8A

LCRA 6/27/23

URA	Project	Staff	Last Action	Next Action	Applicant	MBE/WBE Status		Project Description
29 Belle	913 W. 29th	BL	3/28/23 - affirmed 10 year/100% TA and approved Assignment and Assumption of Redevelopment Contract from REMEZ PARTNERS, LLC to BELLEVIEW TOWNHOMES, LLC	Monitor construction	Bellevue Townhomes, LLC	TDC:	N/A	Creation of 9 three – bedroom townhouses
URP Expiration: 8/26/2036					Redevelopment Contract: 12/27/21 Construction Completion: 12/31/23 Incentive: 10 years / 100%	MBE/WBE Status:		
33rd & Montgall	Palestine Gardens Senior Citizen Housing	BL	3/8/23 - recorded revised Redevelopment Contract	Monitor construction	PG PGN OWNER, LLC, affiliated with Palestine Gardens North, Inc., Palestine Gardens, Inc., and Dromara Development	TDC: \$10.6 Million		Low income multi-family - development of 10 buildings, including a community building into 39 units for very low-income and moderate - income households
URP Expiration: 10 yr. renewal					Redevelopment Contract: 1/31/23 Construction Completion: 12/31/25 Incentive: 10 years / 100%	MBE/WBE Status:		
Brooklyn West	Winndolyn single-family homes / 13th & Euclid	BL	4/25/23 - approved extension of Redevelopment Ag completion date	Monitor construction	OG Investments	TDC: \$5.5 Million		Winndolyn Single-Family Homes - 25 market-rate, Victorian-style
URP Expiration: 6/27/2026					Redevelopment Contract: 9/23/2020 Construction Completion: 4/30/2025 Incentive: 10 year / 100%	MBE/WBE Status:		
Central Business District	720 Oak	BE	1/24/23 - Approved modification to Commerce Bank Loan to convert variable interest rate to fixed interest rate	Finalize and execute documents	Kansas City Oak Street Partners, LLC	TDC:sale leaseback		Modification to Commerce Bank loan to developer
URP Expiration: 10 yr. renewal					Redevelopment Contract: 2/12/2007 Construction Completion: sale/leasebac Incentive: sale/leaseback	MBE/WBE Status:		

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Central Business District	802 Broadway	BL	12/12/22 - approved tax abatement and redevelopment contract	Finalize and execute Redevelopment Contract	Exact 802, LLC (affiliate of Exact Partners)	TDC: \$9.8 Million	Historic rehab of commercial building into 39 loft style apartments and @ 4,300 sq. ft. of retail and restaurant space
URP Expiration: 10 yr renewal					Redevelopment Contract: TBD Construction Completion: TBD Incentive: 10 years / 75%	MBE/WBE Status:	
Central Business District	900 Broadway/Hyatt House Hotel	BE	5/23/23 - approved New Redeveloper to assume tax incentives and legal counsel to prepare bond docs	Finalize and execute bond docs	HH KC Partners, LLC, joint venture of O'Reilly Hospitality Management, LLC and Lotus Holdings, LLC	TDC: \$39 Million	Hotel - Hyatt House Hotel renovation into 13-story, 153 - room extended-stay select-service hotel
URP Expiration: 10 yr. renewal					Redevelopment Contract: 10/9/19 Construction Completion: 10/30/22 Incentive: 25 years (100% 1-10; 37.5% 11-25) / STECM	MBE/WBE Status:	
Central Business District	906-910 Grand	BE	11/1/22 - closed loan docs	Monitor construction	906 Grand Boulevard Hospitality LLC	TDC: \$7,300,000	85% Years 1-2; 75% Years 3-10
URP Expiration: 10 yr. renewal					Redevelopment Contract: 10/1/22 Construction Completion: 12/31/24 Incentive: sale/leaseback	MBE/WBE Status:	
Columbus Park	1018 E. Missouri Avenue	BL	5/23/23 - approved tax abatement and Redevelopment Contract	Finalize and execute Redevelopment Contract	Forrester, LLC	TDC: \$1.1 Million	8 residential apartments available for long term rental
URP Expiration: 10 yr. renewal					Redevelopment Contract: Construction Completion: Incentive: 10 yr/100%	MBE/WBE Status:	

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Columbus Park	Columbus Park Apts.	BE	3/8/23 - revised Redevelopment Contract with DAK Pacific recorded	Monitor construction	DAK Pacific, LLC	TDC: \$6.6 million	Construction of 10 for-sale townhomes on Pacific Street; construction of 5 duplexes; small commercial building on the southwest corner of Pacific and Troost
URP Expiration: 10 yr. renewal					Redevelopment Contract: 1/31/23 Construction Completion: 12/31/25 Incentive: 10 years / 75% on for sale townhomes and 100% on rental apts.	MBE/WBE Status: TBD	
East 23rd Street	2331 -2333 Lister Avenue	BL	12/28/21 - approved 100%/10 year TA and Redevelopment Contract with ACS	Monitor construction	ACS, LLC	TDC: \$405,893	Renovation of long-vacant three-story, brick apartment into six, three-bedroom residential units
URP Expiration: 10 yr. renewal					Redevelopment Contract: 7/28/22 Construction Completion: 8/31/2023 Incentive: 10 year / 100%	MBE/WBE Status:	
East 23rd Street	Kensington Heights Apartments/Gabriel Towers/1600 Jackson	DM/BE	6/30/21 - executed Supplemental Agreement	Monitor sale	Millennia Housing Development, L.L.C.	TDC:	Affordable elderly housing
URP Expiration: 10 yr. renewal					Redevelopment Contract: 10/24/03 Construction Completion: Incentive: sale/leaseback expires 12/1/2049	MBE/WBE Status:	
Eastside	500 E. 8th / AT&T Building	BE	3/28/23 - approved additional tax incentives, extended TA to 15 years, and approved STECM	Finalize sale/leaseback	Well TBC Kansas City JV, LLC	TDC: \$82.2 million	Affordable historic rehab to convert vacant office building into studios, 1 & 2-bed apts. w/25 affordable studio apts
URP Expiration: 10 yr. renewal					Redevelopment Contract: 3/22/22 Construction Completion: 3/31/2025 Incentive: 100% years 1-10; 50% years 11-15; STECM; sale/leaseback	MBE/WBE Status: TBD	

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Garfield	NewView Place II affordable housing	BL	2/22/22 - approved property tax abatement of 10 year / 100% and Redevelopment Contract	Monitor construction	NewView Place II, LLC	TDC: \$15.3 million	Development of 8 buildings on 7 parcels, with a total of 69 apartments, in the Pendleton Heights neighborhood. All 69 units will be reserved for very low-income and moderate - income households
URP Expiration: 10 yr. renewal					Redevelopment Contract: 12/15/2022 Construction Completion: 3/31/2024 Incentive: 10 years / 100%	MBE/WBE Status:	
Longfellow Dutch Hill	3130 Gillham / Aines Dairy Lofts	BL	2/22/22 - approved 100% / 10 year TA and Redevelopment Contract	Monitor construction	Exact Landmark, LLC	TDC: \$9.5 million	Aines Dairy historic rehab/adaptive reuse of two-story commercial/industrial building into a mixed-use commercial/multi-family
URP Expiration: 11/30/23					Redevelopment Contract: 8/19/22 Construction Completion: 12/31/2023 Incentive: 10 year / 100% TA	MBE/WBE Status:	
Main 31 Holmes	Plan Termination	BL	2/28/23 - approved termination of Plan	City Council approval of termination	N/A	TDC:	Plan Termination
URP Expiration: 3/6/2023					Redevelopment Contract: N/A Construction Completion: N/A Incentive: N/A	MBE/WBE Status:	
Main Street - ABC/36 Block	3240 & 3244 Main Street - ABC Storage and Anderson Electric Car Buildings	BL	5/23/23 - approved 80% tax abatement and redevelopment contract	Finalize and execute Redevelopment Contract	Exact ABC, LLC	TDC: \$14.5 Million	Mixed use - 74 apartments with commercial space
URP Expiration: 15 years from date of					Redevelopment Contract: TBD Construction Completion: TBD Incentive: 80%	MBE/WBE Status: TBD	

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Oak Park	1601-03 Linwood Blvd.	BL	3/28/23 - approved 10 year/100% tax abatement and redevelopment contract	Execute Redevelopment Contract	Linvista Flats, LLC	TDC: \$4.2 Million		Rehab of historic 1601 – 1603 E. Linwood Blvd. of 2 3-story brick Colonnade-style apartment buildings with a total 14 units
URP Expiration: 10 yr. renewal					Redevelopment Contract: TBD Construction Completion: TBD Incentive: 10 year / 100% TA	MBE/WBE Status:		
Oak Park	3855 Woodland	BL	9/27/22 - approved contract extension to 12/31/23	Monitor construction	HMC Holdings, LLC	TDC: \$400,000		Commercial - acquisition and renovation of two small, vacant commercial buildings to relocate their existing businesses
URP Expiration: 10 yr. renewal					Redevelopment Contract: 11/22/19 Construction Completion: 12/31/2023 Incentive: 10 year / 100% TA	MBE/WBE Status: Exempt		
Oak Street	Plan Creation	BL	3/28/23 - approved finding of blight and approval of URP	City Council approval of URP	Skyline Homes, LLC	TDC:	N/A	Redevelopment of vacant parcels into approximately 12 market-rate for-sale single-family homes in area between E. 31st and E. Linwood Blvd.
URP Expiration: TBD					Redevelopment Contract: Construction Completion: Incentive: Tax Abatement	MBE/WBE Status:		
Seven Oaks	St. Michael's Veterans Center/Holy Temple Homes - Phase 3	BE	9/27/22 - approved STECM	Sale/leaseback contract and bond authorization needed; developer looking to fill a gap in financing. No information from the developer on a target closing date	St. Michael's Veterans Center, Inc.	TDC:	N/A	Construction of 62 units of housing for veterans
URP Expiration: 9/13/2042					Redevelopment Contract: Construction Completion: Incentive: Tax Abatement	MBE/WBE Status:		

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South Humboldt	Termination of Contract to Purchase re 1119 and 1121 Cherry Street	BL	2/28/23 - terminated Contract to Sell & Purchase re 1119 and 1121 Cherry	Prepare and execute documents necessary to terminate Contract	City of Kansas City, Missouri	TDC:	Termination of Contract to Sell and Purchase re 1119 and 1121 Cherry
URP Expiration: 10 yr. renewal					Redevelopment Contract: N/A Construction Completion: N/A Incentive: N/A	MBE/WBE Status: N/A	
The Cleveland Duplexes	Cleveland Avenue affordable duplexes	BL	11/1/22 - recorded Sale/Leaseback Agreement	Monitor construction and sale/leaseback	RCG II, LLC, affiliate of Community Builders of KC	TDC: \$12.6 Million	Renovation of 40 duplexes, with 80 total units, reserved for households at or below 60% of AMI
URP Expiration: 20 years after approv					Redevelopment Contract: 11/1/22 - re Construction Completion: 3/31/24 Incentive: 25 years / 100%; STECM; sale/leaseback	MBE/WBE Status:	
Troost 63rd to 53rd	Scholars Row - 5522 Troost Avenue	BL	4/25/23 - approved Assignment of Redevelopment Ag	Execute Assignment	Scholars Row LLC	TDC: \$4,600,000	Micro-apartment multifamily project targeted to college students
URP Expiration: 10 vr. renewal					Redevelopment Contract: 1/24/18 Construction Completion: 12/31/2018 Incentive: Tax Abatement	MBE/WBE Status:	
Wheatley-Provident Hospital	1826 Forest	BL	1/25/22 - approved extension of project commencement date to 9/15/22 and completion date to 9/15/24	Monitor construction	1826 Forest RE Holdings, LLC	TDC: \$8.4 Million	Commercial - Historic rehab and adaptive reuse of the deteriorated former hospital into commercial spaces
URP Expiration: 7/1/2036					Redevelopment Contract: 8/30/21 Construction Completion: 9/15/24 Incentive: 10 years / 100%	MBE/WBE Status:	

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Woodland	Sam Rodgers Housing	BL	6/23/21 - approved property tax abatement and preparation of Redevelopment Contract	Monitor construction	Rodgers Housing, LLC	TDC: \$15.3 million	Mixed-income multi-family
URP Expiration: 10 yr. renewal					Redevelopment Contract: 11/11/21 Construction Completion: 6/30/24 Incentive: 10 years / 100%	MBE/WBE Status: TBD	