

# LCRA Active Projects Tracking System (APTS)

In Process

EXHIBIT 9A  
LCRA 4/22/20

URA	Project	Staff	Last Action	Next Action	Applicant	MBE/WBE Status	Project Description
14th & Agnes	Plan Creation	BL	10/23/19 - Approved finding of blight and Plan recommendation to City Council	City Council approval expected 4/16/20; Redevelopment Contract approval 4/22/20	Centerfield Asset Properties, LLC	TDC	Development of 1326 Agnes Avenue, 1301 Agnes Avenue and 3020 E. 14th Street into affordable artist studios
URP Expiration: 15 years from creatio					Redevelopment Contract: TBD Construction Completion: TBD  Incentive: Tax Abatement		
16th & Jefferson	Plan Amendment to extend Plan termination to 12/31/2023	BL	12/18/19 - approved extension of Plan to 12/31/2023	City Council approval	N/A	TDC	Plan Amendment to extend Plan termination to 12/31/2023
URP Expiration: 2/17/2020					Redevelopment Contract: N/A Construction Completion: N/A  Incentive: N/A		
22nd & Prospect	Kiddie Depot	BL	1/29/20 - approved 10 year/100% TA and Redevelopment Agreement with developer	Monitor construction	MacPen Enterprises, LLC	TDC \$3.2 Million	Development of 2105 - 2125 Prospect Avenue into a 24-hour daycare facility and an associated pediatric use
URP Expiration: 15 years from creatio					Redevelopment Contract: TBD Construction Completion: TBD  Incentive: 10 year / 100% TA		
23rd & Jarboe	Termination of Plan	BL	12/31/19 - approved termination of Plan	City Council approval	N/A	TDC	Termination of Plan
URP Expiration: 2/17/2020					Redevelopment Contract: N/A Construction Completion: N/A  Incentive: N/A		
6434 Paseo	6410 Paseo/Brookside East Senior Apartments	BE	7/24/19 - approved Collateral Assignment of Redevelopment Contract to Mutual of Omaha Bank	Monitor construction	6410 Paseo Blvd., LLC, an affiliate of UC-B Properties, LLC	TDC \$13,892,951	Brookside East Apts. - a 96,443 sf, 82- unit age-restricted (senior) apartment building
URP Expiration: 10/12/2032					Redevelopment Contract: 8/22/18 Construction Completion: 6/1/20  Incentive: 10 year / 100% TA & STECM		

# LCRA Active Projects Tracking System (APTS)

In Process

URA	Project	Staff	Last Action	Next Action	Applicant	MBE/WBE Status	Project Description
Central Business District	1219 and 1227 Wyandotte Street and 1200 Baltimore Avenue - Muehlebach Apartments	DM	12/19/18 - approved sale/leaseback structure, STECM, and tax abatement	Developer looking to close on office project in 2019; approval of additional documents at December meeting. Closing on Muehlebach in second quarter of 2020	Platform Ventures, LLC	TDC \$114M	Renovation of KC Club to upscale hotel, Muehlebach Hotel to apts., and new construction of parking garage and office building
URP Expiration: 10 yr. renewal					Redevelopment Contract: TBD Construction Completion: TBD  Incentive: 25 years (75% 1-10; 37.5% 11-20); STECM		
Central Business District	900 Broadway/Hyatt House	BE	10/7/19 - bond closing and execution of documents	Monitor construction	Pedersen Development Co., LLC	TDC \$39 Million	Hyatt House Hotel \$39 million development, 13-story, 153 - room extended-stay select-service hotel
URP Expiration: 10 yr. renewal					Redevelopment Contract: 10/9/19 Construction Completion: 12/31/21  Incentive: 25 years (100% 1-10; 37.5% 11-25) / STECM		
Central Business District	Mark Twain Building - 106 W. 11th	BE/DM	11/20/19 - approved rescission of certain incentives for the project	Monitor construction	KCAC Partners, LLC	TDC \$50 Million	\$50 Million mixed-use rehab of historic Mark Twain building
URP Expiration: 10 yr. renewal					Redevelopment Contract: 11/20/19 Construction Completion: 2/28/2021  Incentive: 90% for 10 years		
Columbus Park	Columbus Park development - Phase 2	BE	1/29/20 - approved 3rd Amendment to Sale Contract	Execute 3rd Amendment and monitor deadline	Columbus Park Development Group 2, LLC.	TDC	Columbus Park development - apts/construction office/community garden/farmer's market
URP Expiration: 10 yr. renewal					Redevelopment Contract: 10/1/19 Construction Completion: 3/31/20  Incentive: N/A		

# LCRA Active Projects Tracking System (APTS)

In Process

URA	Project	Staff	Last Action	Next Action	Applicant	MBE/WBE Status	Project Description
Garfield	2300 Independence Avenue	BL	8/23/17 - approved Redevelopment Contract and 100% / 10 year TA	Issue tax abatement	Pendleton ArtsBlock, LLC., affiliate of Brinshore Development and Housing Authority of Kansas City  Redevelopment Contract: 12/21/17 Construction Completion: 3/31/20  Incentive: 10 year / 100%	TDC \$8.2 Million	Paseo Gateway/Choice Neighborhoods grant to replace aging Chouteau Courts with mixed-use building
URP Expiration: 10 yr. renewal							
Garfield	2600 Independence Blvd./Independence Retail Plaza	BL	12/18/19 - approved Redevelopment Ag and 10 year 100% TA	Finalize and execute Redevelopment Agreement	BA Property, LLC  Redevelopment Contract: In Process Construction Completion: TBD  Incentive: 10 year / 100%	TDC \$3,270,245	Redevelopment of a vacant site into a 20,583 square foot, two-story, mixed-use project
URP Expiration: 10 yr. renewal							
Hospital Hill II	2500 Block of Troost - Beacon House	BL	8/13/19 - closed sale/leaseback	Monitor construction	Beacon House, LLC (GSSW WR III, LLC)  Redevelopment Contract: 4/24/19 - sa Construction Completion: 12/1/2020  Incentive: 10 year / 100% TA & STECM	TDC	Sale/leaseback - \$44 Million multi-building development on vacant lot
URP Expiration: 10 yr. renewal							
Hospital Hill II	25th & Tracy sale of Lots 1, 2, and 3	BE	1/29/20 - approved Sale Contract for Lot 1 to Raine	Lot 3 - Parcel Area Dev Ag to title co; Lot 2 - title docs ordered; Lot 1 - requested final contract from Zimmer	N/A  Redevelopment Contract: N/A Construction Completion: N/A  Incentive: N/A	TDC	25th & Tracy LCRA owned lots
URP Expiration: 10 yr. renewal							

# LCRA Active Projects Tracking System (APTS)

## In Process

URA	Project	Staff	Last Action	Next Action	Applicant	MBE/WBE Status	Project Description
Hospital Hill II	Beacon Hill - 27th & Troost / Two Corners / 2701 and 2702 Troost Avenue	BL	3/4/20 - approved Purchase Agreement and Sale & Redevelopment Contract	Finalize and execute sale documents	Exact Partners	TDC	Two Corners / 27th & Troost / 2701 and 2702 Troost
					Redevelopment Contract:	TBD	
					Construction Completion:	TBD	
URP Expiration: 10 yr. renewal					Incentive:	N/A	
Hospital Hill II	Plan Amendment - 6th Amendment	BL	1/30/20 - introduced to City Council	City Council approval	Beacon Hill Developers/City of Kansas City	TDC	Amend URA boundaries to include 1015 E. 27th Street/2702 Troost Avenue, on southwest corner of E. 27th Street & Troost Avenue (former Alana Hotel)
					Redevelopment Contract:	N/A	
					Construction Completion:	N/A	
URP Expiration: 10 yr. renewal					Incentive:	N/A	
Hospital Hill North	2121 Charlotte - TMC/Landmark M.O.B. Purchase/Leaseback	BE	3/4/20 - approved transfer of interest to Welltower and loan docs	Finalize transfer of interest and loan docs	TMC/Landmark	TDC \$30 Million	TMC/Landmark M.O.B. - sale leaseback
					Redevelopment Contract:	7/25/14	
					Construction Completion:	sale/leaseback -	
URP Expiration: 4/21/2031					Incentive:	sale/leaseback	
Linwood Prospect	Linwood Square Shopping Center	BE	12/18/19 - approved RNDA with Citi Trends	Finalize and execute RNDA; monitor construction	Linwood Shopping Center Redevelopment Company, LLC	TDC TBD	Citi Trends Recognition, Non-Disturbance and Attornment Agreement
					Redevelopment Contract:	1/23/19	
					Construction Completion:	12/31/2020	
URP Expiration: 10 yr. renewal					Incentive:	Ground Lease expires 2/16/2091	

# LCRA Active Projects Tracking System (APTS)

In Process

URA	Project	Staff	Last Action	Next Action	Applicant	MBE/WBE Status	Project Description
Longfellow Dutch Hill	2600 and 2618 Independence	bl	3/4/20 - approved 10 year / 100% TA and Redevelopment Agreement	Finalize and execute Redevelopment Agreement	620 Linwood Dev Co, LLC	TDC \$2,872,279	Mixed-use commercial project
URP Expiration: 11/20/2023					Redevelopment Contract: TBD Construction Completion: TBD  Incentive: 10 year / 100% TA		
Longfellow/Dutch Hill	3110 & 3130 Troost Avenue	BL	10/23/19 - approved 10 year/100% tax abatement and redevelopment contract	Monitor construction	Legacy Crossing Development, LLC, Clemons affiliate	TDC	Commercial acquisition and renovation of 3110 Troost and 3130 – 3134 Troost
URP Expiration: 11/20/2023					Redevelopment Contract: TBD Construction Completion: TBD  Incentive: 10 year / 100% TA		
Manheim Park	2nd Amendment to extend Plan for 15 years	BL	12/18/19 - approved 15 year extension to Plan	City Council approval	N/A	TDC	2nd Amendment to extend Plan for 15 years
URP Expiration: 1/13/2020					Redevelopment Contract: N/A Construction Completion: N/A  Incentive: N/A		
Marlborough Community Coalition	Plan Creation	BL	1/9/2020 - City Council approved URA/URP	Monitor project approval process	Marlborough Community Coalition	TDC	Plan creation
URP Expiration: 2044					Redevelopment Contract: Construction Completion:  Incentive: Tax Abatement		
Oak Park	3200 Block of Michigan/Linwood Gardens	BL	9/24/19 - Redevelopment Agreement executed and recorded	Monitor construction	Linwood Gardens, LP, an affiliate of PrairieFire Dev. Group	TDC \$7.2M	Affordable multifamily housing with supportive services
URP Expiration: 10 yr. renewal					Redevelopment Contract: 9/24/19 Construction Completion: 12/31/2020  Incentive: 10 year / 100% TA		

# LCRA Active Projects Tracking System (APTS)

In Process

URA	Project	Staff	Last Action	Next Action	Applicant	MBE/WBE Status	Project Description
Oak Park	3855 Woodland	BL	6/19/19 - approved TA and Redevelopment Agreement	Monitor construction	HMC Holdings, LLC	TDC	\$400,000 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: 6/30/2021  Incentive: 10 year / 100% TA		
Truman & Wyandotte	Downtown Convention Center Hotel	BE	3/27/19 - approved amendments to limits re Trust Indentures Series A & B	Monitor construction; 5/31/20 Redeveloper progress report to TIF and LCRA	KC Hotel Developers, LLC	TDC \$300 million	800 – room convention hotel with meeting space and off-street parking
URP Expiration: 7/23/2050					Redevelopment Contract: 1/18/18 Construction Completion: Winter 2020  Incentive: sale/leaseback 30 years		
Waldo Ice House	226 W. 75th Street / Waldo Ice House	BL	3/4/20 - approved 10 year 75% TA and Redevelopment Ag	Monitor construction	Ice House Partners, LLC	TDC	Waldo Ice House, 226 W. 75th Street
URP Expiration: 2034					Redevelopment Contract: TBD Construction Completion:  Incentive: 10 years / 75%		
Walnut Grove Apartments	Walnut Grove Apts., 3121 NE 37th Street, Kansas City, MO	BE	11/20/19 - approved termination of lease; 1/29/20 - approved conflict waiver letter	Prepare and execute lease termination docs; execute conflict waiver letter	Walnut Grove Apartments, L.P.	TDC	Lease termination
URP Expiration: 3/29/2020					Redevelopment Contract: 5/30/2000 - Construction Completion:  Incentive: sale/leaseback		