

LCRA Active Projects Tracking System (APTS)

In Process

EXHIBIT 5A
LCRA 1/24/23

URA	Project	Staff	Last Action	Next Action	Applicant	MBE/WBE Status	Project Description
29 Belle	913 W. 29th	BL	10/27/21 - approved 10 year / 100% abatement and a redevelopment contract with Remez Partners	Monitor construction	Remez Partners, 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	10/27/22 - authorized bonds in max amount of \$11 Million, execution of bond and project docs to fund development and approved PG/PGN as redeveloper and terminated 8/2/96 Redevelopment Contract	Execute documents	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: TBD Construction Completion: TBD Incentive: Tax Abatement	MBE/WBE Status:
3930 Troost Avenue	3930 Troost / Oglesby Hotel	BL	8/25/21 - Approved extension of commencement date to 8/31/21 and end construction date to 6/30/23	Monitor construction	3930 Troost, LLC, an affiliate of DowCon, LLC, with Dromar Development	TDC: \$6.1 Million	Affordable multifamily - 25 one-bedroom housing units in former Oglesby Hotel
URP Expiration: 8/13/2035						Redevelopment Contract: 4/27/21 Construction Completion: 6/30/23 Incentive: 10 years / 100%	MBE/WBE Status: MHDC
Brooklyn West	Winndolyn single-family homes / 13th & Euclid	BL	9/30/20 - approved 10 year 100% tax abatement, Redevelopment Contract, and conflict waiver letter	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: 4/30/2023 Incentive: 10 year / 100%	MBE/WBE Status:

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Central Business District URP Expiration: 10 yr renewal	802 Broadway	BL	12/12/22 - approved tax abatement and redevelopment contract	Finalize and execute Redevelopment Contract	Exact 802, LLC (affiliate of Exact Partners) Redevelopment Contract: TBD Construction Completion: TBD Incentive: 10 years / 75%	TDC: \$9.8 Million MBE/WBE Status:	Historic rehab of commercial building into 39 loft style apartments and @ 4,300 sq. ft. of retail and restaurant space
Central Business District URP Expiration: 10 yr. renewal	900 Broadway/Hyatt House Hotel	BE	12/12/22 - approved assignment of tax incentives and Redevelopment Contract to New Redeveloper	Finalize and execute relevant documents	HH KC Partners, LLC, joint venture of O'Reilly Hospitality Management, LLC and Lotus Holdings, LLC Redevelopment Contract: 10/9/19 Construction Completion: 10/30/22 Incentive: 25 years (100% 1-10; 37.5% 11-25) / STECM	TDC: \$39 Million MBE/WBE Status:	Hotel - Hyatt House Hotel renovation into 13-story, 153 - room extended-stay select-service hotel
Central Business District URP Expiration: 10 yr. renewal	906-910 Grand	BE	11/1/22 - closed loan docs	Monitor construction	906 Grand Boulevard Hospitality LLC Redevelopment Contract: 10/1/22 Construction Completion: 12/31/24 Incentive: sale/leaseback	TDC: \$7,300,000 MBE/WBE Status:	85% Years 1-2; 75% Years 3-10
Central Business District URP Expiration: 10 yr. renewal	Mark Twain Building - 106 W. 11th	BE/DM	2/24/21 - approved extension of completion date to 10/31/2022	Monitor construction	KCAC Partners, LLC Redevelopment Contract: 11/20/19 Construction Completion: 10/31/2022 Incentive: 90% for 10 years	TDC: \$50 Million MBE/WBE Status:	Mix-use commercial - renovate Mark Twain hotel into 202 apts. with ground floor retail

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Columbus Park	Columbus Park Apts.	BE	3/22/22 - Approved TA and Redevelopment Contract with DAK Pacific	Redevelopment Contract approved but unsigned; Developer considering converting to a sale/leaseback project with STECM	DAK Pacific, LLC	TDC: \$6.6 million Redevelopment Contract: TBD Construction Completion: 12/31/24 MBE/WBE Status: TBD Incentive: 10 years / 75% on townhomes and 100% on apts.	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							
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 Redevelopment Contract: 7/28/22 Construction Completion: 8/31/2023 MBE/WBE Status: Incentive: 10 year / 100%	Renovation of long-vacant three-story, brick apartment into six, three-bedroom residential units
URP Expiration: 10 yr. renewal							
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: Redevelopment Contract: 10/24/03 Construction Completion: MBE/WBE Status: Incentive: sale/leaseback expires 12/1/2049	Affordable elderly housing
URP Expiration: 10 yr. renewal							
Eastside	500 E. 8th / AT&T Building	BL	3/22/22 - approved 10 year 75% TA and Redevelopment Contract	Monitor construction	Well TBC Kansas City JV, LLC	TDC: \$82.2 million Redevelopment Contract: 3/22/22 Construction Completion: 3/31/2025 MBE/WBE Status: TBD Incentive: 10 years / 75%	Affordable historic rehab to convert vacant office building into studios, 1 & 2-bed apts. w/25 affordable studio apts
URP Expiration: 10 yr. renewal							

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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:
Hospital Hill II	2700 & 2701 Troost multi-family project	BL	5/26/21 - approved TA, STECM, sale/leaseback	Finalize and execute sale/leaseback and STECM documents; Bond authorization needed	Emunah Partners, LLC, affiliate of Exact Partners	TDC: \$6.8 Million	Create 2, three-story apartment buildings into 26 studio and 1-bed apartments
URP Expiration: 10 yr. renewal						Redevelopment Contract: TBD Construction Completion: TBD Incentive: 10 year / 100%; STECM; sale/leaseback	MBE/WBE Status:
Hospital Hill II	Western Baptist Bible College / 2119 Tracy	DM	6/23/21 - approved tax abatement and authorized preparation of sale/leaseback agreement and related bond documents	Bond authorization needed; Finalize documents; Developer is searching for lender.	District Row, LLC	TDC: \$9,176,545	Mixed-use development of main building into classrooms, business offices, seminar venues, and event space
URP Expiration: 10 yr. renewal						Redevelopment Contract: TBD Construction Completion: TBD Incentive: 7 years / 100%; STECM; sale/leaseback	MBE/WBE Status: TBD
Longfellow Dutch Hill	3000 Troost	BL	9/12/22 - developer not in compliance with CREO MBE/WBE	Attempt to work with developer to obtain compliance	Exact Troost, LLC	TDC: \$22.5 Million	Development of a five-story apartment building with 132 apartments. The project will wrap-around the existing Ruby Jean's building
URP Expiration: 11/20/2023						Redevelopment Contract: TBD Construction Completion: TBD Incentive: 10 year / 100% TA	MBE/WBE Status:

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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 Street - ABC/36 Block	8 parcels on west side of Main Street, with 2 parcels in the 3200 – block and 6 parcels in the 3600 – block of Main Street and Baltimore Avenue	BL	5/24/22 - approved blight finding and Plan	City Council approval of blight finding and Plan	Exact Landmark, LLC	TDC: \$13 Million	Plan creation
URP Expiration: 15 years from date of						Redevelopment Contract: TBD Construction Completion: TBD Incentive: Tax Abatement	MBE/WBE Status: TBD
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
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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The Cleveland Duplexes	Cleveland Avenue affordable duplexes	BL	11/1/22	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 - sa Construction Completion: 3/31/24 Incentive: 25 years / 100%; STECM; sale/leaseback	MBE/WBE Status:	
Wendell Phillips	2400 – and 2500 – Blocks of Highland Avenue	BL	2/22/22 - Approved TA; Redevelopment Contract; and UNI Crescendo as developer	Finalize and execute Redevelopment Contract and related docs; Bond authorization needed; developer plans to close in fall 2022	UNI Crescendo	TDC: \$10.6 million	Affordable housing development of 10 buildings
URP Expiration: 10 yr. renewal					Redevelopment Contract: TBD Construction Completion: TBD Incentive: 10 year / 100%; STECM	MBE/WBE Status: MHDC	
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:	
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	