

## GENERAL

**150434****Ordinance Number**

### Ordinance Fact Sheet

**Brief Title****Approval Deadline****Reason****63<sup>rd</sup> & Holmes Urban Renewal Plan****Details****Purpose:**

The purpose is for the City Council to consider approval of a Finding of Blight and approval of the 63<sup>rd</sup> & Holmes Urban Renewal Plan.

**Redevelopment Plan Area:**

The redevelopment area described by the Plan is generally bound by E. 62<sup>h</sup> Street on the north, E. 63<sup>rd</sup> Street on the south, Cherry Street on the west, and Holmes Street on the east (the "Redevelopment Area"), all in Kansas City, Jackson County, Missouri. The exact address is 626 E. 63<sup>rd</sup> Street.

**Purpose:**

The proponent of the 63rd & Holmes Urban Renewal Plan is UC-B Brookside, LLC. UC-B Brookside, LLC is affiliated with local developers, John Hoffman and Lance Carlton.

The 63<sup>rd</sup> & Holmes Urban Renewal Plan is located within the Western 49-63 Neighborhood and is adjacent to the Astor Place Homes Association. This proposed Urban Renewal Plan would include a single parcel located at 626 E. 63<sup>rd</sup> Street, which is the northwest corner of E. 63<sup>rd</sup> & Holmes Streets. The parcel is currently an underutilized surface parking lot, but had previously been the site of a gas station. The parcel is located in the E. 63<sup>rd</sup> Street corridor, which is currently commercial and office uses. These commercial and office uses are generally only one-half block deep, with residential uses lying behind them.

The proponent for the Urban Renewal Plan is proposing the construction of approximately 23 units of market-rate apartments at the northwest corner of 63<sup>rd</sup> & Holmes, 626 E. 63<sup>rd</sup> Street. The Plan's proponents believe that this proposed redevelopment will provide for new housing opportunities in the

neighborhood and will attract new residents to an area that neighbors an established single family neighborhood.

The Plan's proponents have proposed the construction of a \$4.1 Million three-story multifamily building with approximately 23 market-rate apartments and approximately 33 off-street parking spaces. See Exhibit H for additional project information. The Plan's proponents believe that this project is well-positioned to attract new residents to the E. 63<sup>rd</sup> Street corridor because of the new housing units being created and the proximity and easy access to both the Brookside neighborhood and the Research Medical Center.

<b>Sponsor</b>	John Sharp, 6 <sup>th</sup> District
<b>Programs, Departments, or Groups Affected</b>	<b>Council District</b> 6 <sup>th</sup> District <b>Other Districts (school, etc.,)</b>
<b>Applicants / Proponents</b>	<b>Applicant</b> Land Clearance for Redevelopment Authority <b>City Department</b>  <b>Other:</b>
<b>Opponents</b>	<b>Groups or Individuals:</b>  <b>Basis of opposition:</b>

<b>Recommendation</b>		Approval of a Finding of Blight and the 63 <sup>rd</sup> & Holmes Urban Renewal Plan.
<b>Board or Commission Recommendation</b>  Approval		<b>By</b> Land Clearance for Redevelopment Authority
<b>Council Committee Actions</b>		

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