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June 20, 2019

HONORABLE CITY COUNCIL

RE: Neighborhood Enterprise Zone Certificate Application for a new 4-story mixed-use building with 92 apartments at 8001 Kercheval Avenue in the West Village NEZ area (RECOMMEND APPROVAL)

The office of the City Planning Commission (CPC) has received an application for Neighborhood Enterprise Zone (NEZ) certificate forwarded from the office of the City Clerk. The application is for a new 4-story mixed-use building with 92 apartments at 8001 Kercheval Avenue in the West Village NEZ area. The project is being developed by Kercheval Associates LLC. CPC staff has reviewed the applications and recommends approval.

The subject properties have been confirmed as being within the boundaries of the West Village NEZ which was established on November 15, 2000, and should be eligible for an NEZ certificate under State Act 147 of 1992 as currently written. The property to be developed is at the northeast corner of Kercheval and Van Dyke Avenues. The NEZ certificate application appears to have been submitted prior to the issuance of any applicable building permits.

Please contact our office should you have any questions.

Respectfully submitted,



Marcell R. Todd, Jr., Director CPC
Christopher J. Gulock, AICP

cc: Janice Winfrey, City Clerk