



Coleman A. Young Municipal Center
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April 4, 2024

Detroit City Council
Coleman A. Young Municipal Center
2 Woodward Avenue, Suite 1340
Detroit, MI 48226

RE: Request for a Public Hearing to Approve a Commercial Facilities Exemption Certificate, in the Area of 1420 Holden and 6217 Lincoln, Detroit, Michigan, in Accordance with Public Act 255 of 1978 on behalf of 1400 Holden LLC. (Petition #2024-039)

Honorable City Council:

The Housing and Revitalization Department has reviewed the application of **1400 Holden, LLC**, and find that it satisfies the criteria set forth by P.A. 255 of 1978 and would consistent with development and economic goals of the Master Plan.

Per Public Act 255 of 1978, prior to acting upon the application for a Commercial Facilities Exemption Certificate, the legislative body of the local governmental unit shall hold a public hearing, and the City Clerk must provide written notice of the hearing to the applicant, the assessor, a representative of the affected taxing jurisdictions, and the general public.

We request that a public hearing be scheduled on the issue of approving the application for the Commercial Facilities Exemption Certificate. Attached for your consideration, please find a resolution establishing a date and time for the public hearing.

Respectfully submitted,

DocuSigned by:

Rebecca Labov

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Rebecca Labov

Chief Investment & Development Officer

RL/jc

cc: G. Fulton, Mayor's Office
A. Bryant, PDD
J. Schneider, HRD
J. Cook, HRD



Housing and Revitalization
Department

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BY COUNCIL MEMBER _____

WHEREAS, pursuant to Public Act 255 of 1978 (“the Act”) this City Council may adopt a resolution approving the application of a Commercial Facilities Exemption Certificate within the boundaries of the City of Detroit; and

WHEREAS, 1400 Holden, LLC has made application for a Commercial Rehabilitation Exemption Certificate whose boundaries are particularly described in the map and legal description attached hereto; and

WHEREAS, prior to such approval, the City Council shall provide an opportunity for a Public Hearing, at which a Public Hearing on such adoption of a resolution providing such tax exemption, at which Public Hearing representatives of any taxing authority levying *ad valorem* taxes within the City, or any other resident or taxpayer of the City of Detroit may appear and be heard on the matter.

NOW THEREFORE BE IT

RESOLVED, that on the _____, 2024, a Public Hearing be held on the above-described application and be it finally

RESOLVED, that the City Clerk shall give notice of the Public Hearing to the general public and shall give written notice of the Public Hearing by certified mail to all taxing authorities levying an *ad valorem* tax within the City of Detroit.