

City of Detroit
OFFICE OF THE CITY CLERK

Janice M. Winfrey
City Clerk

Andre P. Gilbert II
Deputy City Clerk

December 10, 2021

Honorable City Council
1340 Coleman A. Young Municipal Center
Detroit, MI 48226

**Re: Application for Neighborhood Enterprise Zone Certificate for
Corktown**

Dear Council Members:

On October 21, 1992, your Honorable Body established Neighborhood Enterprise Zones. I am in receipt of twenty-two (22) applications for a Neighborhood Enterprise Zone Certificate. **THESE APPLICATIONS HAVE BEEN REVIEWED AND RECOMMENDED FOR APPROVAL BY THE CITY PLANNING COMMISSION, A COPY OF WHICH IS ATTACHED.** Therefore, the attached Resolution, if adopted by your Honorable Body, will approve these applications.

Respectfully submitted,



Andre P. Gilbert, II
Deputy City Clerk

APG:aj
Enc.

Resolution

By Council Member _____

WHEREAS, Michigan Public Act 147 of 1992 allows the local legislative body to establish Neighborhood Enterprise Zones for the purpose of providing exemption from as valorem property taxes, and the imposition of specific property tax in lieu of as valorem taxes; and

WHEREAS, The Detroit City Council has established a Neighborhood Enterprise Zone for the following area, in the manner required by and pursuant to Public Act 147 of 1992.

NOW, THEREFORE, BE IT RESOLVED, That the City Council approve the following address for receipt of Neighborhood Enterprise Zone Certificate for a fifteen-year period:

<u>Zone</u>	<u>Address</u>	<u>Application No.</u>
Corktown	1650 Bagley, Unit 1	07-0307
Corktown	1650 Bagley, Unit 2	07-0308
Corktown	1650 Bagley, Unit 3	07-0309
Corktown	1650 Bagley, Unit 4	07-0310
Corktown	1650 Bagley, Unit 5	07-0311
Corktown	1650 Bagley, Unit 6	07-0312
Corktown	1650 Bagley, Unit 7	07-0313
Corktown	1650 Bagley, Unit 8	07-0314
Corktown	1650 Bagley, Unit 9	07-0315
Corktown	1650 Bagley, Unit 10	07-0316
Corktown	1650 Bagley, Unit 11	07-0317
Corktown	1650 Bagley, Unit 12	07-0318
Corktown	1650 Bagley, Unit 13	07-0319
Corktown	1650 Bagley, Unit 14	07-0320
Corktown	1650 Bagley, Unit 15	07-0321
Corktown	1650 Bagley, Unit 16	07-0322
Corktown	1650 Bagley, Unit 17	07-0323
Corktown	1650 Bagley, Unit 18	07-0324
Corktown	1650 Bagley, Unit 19	07-0325
Corktown	1650 Bagley, Unit 20	07-0326
Corktown	1650 Bagley, Unit 21	07-0327
Corktown	1650 Bagley, Unit 22	07-0328

Lauren Hood, MCD
Chairperson
Donovan Smith
Vice Chair/Secretary

Marcell R. Todd, Jr.
Director

City of Detroit
CITY PLANNING COMMISSION
208 Coleman A. Young Municipal Center
Detroit, Michigan 48226
Phone: (313) 224-6225 Fax: (313) 224-4336
e-mail: cpc@detroitmi.gov

Brenda Goss Andrews
Kenneth R. Daniels
Damion W. Ellis
David Esparza, AIA, LEED
Ritchie Harrison
Gwen Lewis
Frederick E. Russell, Jr.

December 9, 2021

HONORABLE CITY COUNCIL

RE: Neighborhood Enterprise Zone Certificate Applications for the construction of a new 22-unit multi-family development at 1650 Bagley Street in the Corktown Neighborhood Enterprise Zone area (RECOMMEND APPROVAL)

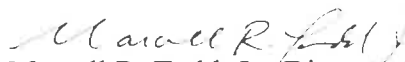
The City Planning Commission (CPC) via the City Clerk's office received applications requesting Neighborhood Enterprise Zone (NEZ) certificates for the construction of a four-building multi-family development at 1650 Bagley Street. The property, which is presently vacant, is generally located on the north side of Bagley between 10th Street and Rosa Parks.

The request is for a 15-year NEZ certificate for a new facility. The developer is proposing to construct four buildings containing a total of 22 condominium units. Below are some images of the proposed development. The developer is expecting each unit to cost about \$175,000 to construct. There will be 22 units total in two 3-story buildings along Bagley Street and in two rear carriage house buildings.

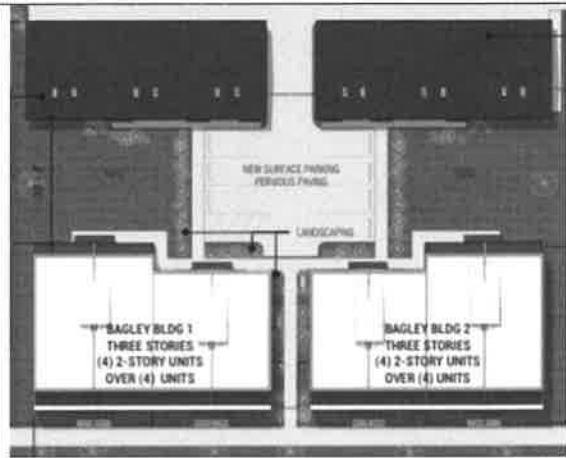
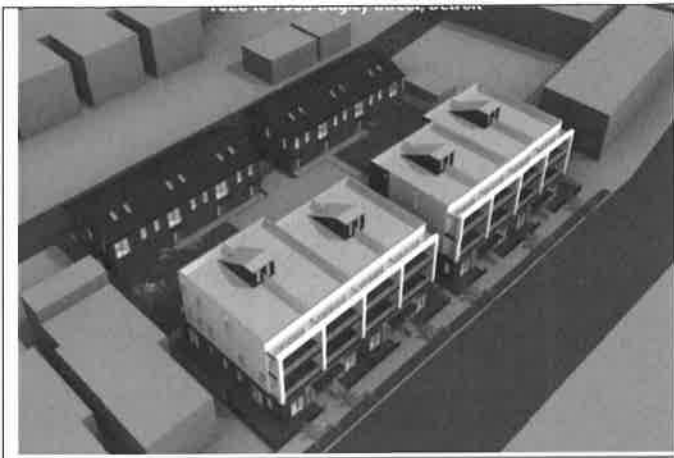
The subject property has been confirmed as being within the boundaries of the Corktown NEZ which was established by a vote of Council on October 26, 1994. The NEZ Act (Act 147 of 1992) requires that NEZ certificate applications be filed before a building permit is issued. The petitioner submitted certificate applications dated November 3, 2021 to the City Clerk's office; a building permit has been applied for, but not yet issued.

CPC staff has reviewed the applications and recommends approval. The City Clerk's office is submitting a resolution for approval. Please contact our office should you have any questions.

Respectfully submitted,


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

cc: Angela Jones, City Clerk



S BAGLEY SOUTH ELEVATION (STREET)