



Legislation Text

File #: 250963

ORDINANCE NO. 250963

Approving a modification of the incentivized project construction timeline for the Wheatley-Provident Hospital at 1826 Forest.

WHEREAS, the City Council initially approved the Wheatley-Provident Hospital Urban Renewal Plan ("The Plan") by Ordinance No. 210546 on July 1, 2021, to eliminate and prevent the spread, development and recurrence of the blighted conditions within the Wheatley-Provident Hospital Urban Renewal Area ("Plan Area"); and

WHEREAS, pursuant to Land Clearance Redevelopment Authority ("LCRA") Resolution No. 07-03-21 dated July 28, 2021, the LCRA selected 1826 Forest RE Holdings, L.L.C., (the "Developer") for a project located at 1826 Forest Ave ("Project Area") and approved a ten year abatement of the increase in property taxes at 100%; and

WHEREAS, on April 13, 2023, Council approved Ordinance No. 230316, enacting Code § 74-12, which provides default construction timelines for incentivized projects; and

WHEREAS, LCRA initially established a completion date of December 21, 2023 which was later extended; and

WHEREAS, the construction delay for the Project is due to design changes and cost increases driven by a need to provide highly specialized design standards to the intended tenant; and

WHEREAS, the project will entail the stabilization and redevelopment of the Wheatley-Provident Hospital building to house health care/tech/life sciences, research and development, and other related uses; and

WHEREAS, the Council believes that the public purpose supporting the Project remains unchanged and the incentives remain appropriate; and

WHEREAS, Code § 74-12 provides that Council may modify the construction timelines for projects; NOW, THEREFORE,

BE IT ORDAINED BY THE COUNCIL OF KANSAS CITY:

Section 1. That pursuant to Code § 74-12, the timeline for the substantial completion of the Wheatley-Provident Hospital Project, located at 1826 Forest Ave, is hereby modified to require substantial completion by June 30, 2027.

Approved as to form:



Emalea Kohler
Associate City Attorney



Authenticated as Passed



Quinton L. Sanders, Mayor

Marilyn Sanders, City Clerk

NOV 13 2025

Date Passed