

BEFORE





Kingsley Condominiums

221 and 223 Felch Street, Ann Arbor

COMPLETED 2019

Project overview

This two-acre parcel was a former brownfield site with contamination and flood plain issues and functionally obsolete industrial buildings. The site had been used since at least 1931 for various commercial and industrial uses and was primarily vacant except for the storage of commercial equipment storage prior to redevelopment.

The project consisted of the construction of an approximately 125,000-square-foot building containing 51 condominiums with first-floor parking underneath the building. The development incorporated a single-story onsite office building that was rehabilitated for reuse as flexible commercial/office space with associated permeable low impact design parking. The project created approximately two full-time equivalent jobs and a total capital investment of \$44,166,144.

MEDC investment: \$977,010 Brownfield Tax Increment Financing

Local investment: \$3,022,990 Brownfield Tax Increment Financing

Private investment: \$44,166,144

Jobs created: 2 FTE

