

NEW ORLEANS CITY COUNCIL

JOSEPH I. GIARUSSO III
COUNCILMEMBER - DISTRICT A

PUBLIC HEARING REQUEST

November 12, 2025

Aisha Collier
Clerk of Council
City Hall – Room 1E04
1300 Perdido Street
New Orleans, LA 70112

Dear Madam Clerk:

Pursuant to the procedures and conditions of the Tax Abatement program set forth in RTA Resolution No. R-20-10, the New Orleans City Council, District A, has acquired its recommendation of *approval* from the Mayor's Office of Economic Development and now seeks to request a scheduled public hearing date for the following Restoration Tax Abatement application:

RTA Application #20240290, 628 Jefferson Avenue, Yvonne Cazalot
Laura Barth
Zach Smith Consulting & Design
1000 S Norman C Francis Pkwy | New Orleans, LA 70125

If you have any questions, please contact me at 658-1010.

Respectfully submitted,

Claire Byun
Communications and Land Use Director
Councilmember, District "A"
New Orleans City Council

Attachments: RTA Report

cc: Tracey Jackson Bush, Mayor's Office of Economic Development



CITY OF NEW ORLEANS

Mayor's Office of Economic Development
1340 Poydras Street • Suite 1800 • New Orleans, Louisiana 70112 • (504)658.4200

Restoration Tax Abatement Review Committee Review

Tuesday, October 28, 2025

CONSIDERATION:

RTA RULES: RTA Resolution #[R-20-10](#)

RTA APPLICATION #: [20240290](#) | [Initial 5-Year Tax Exemption](#)

APPLICANT: [Yvonne M Cazalot](#)

PROJECT ADDRESS: [628 Jefferson Avenue](#)

PROJECT: [Single-Family Owner-Occupied Project](#) | [Residential](#)

PREPARED BY:

Tracey Jackson Bush, Restoration Tax Abatement Administrator
Mayor's Office of Economic Development

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RTA REQUEST | SINGLE-FAMILY OWNER-OCCUPIED RESIDENCIAL PROJECT

I. PROPERTY OWNER(S)

- Applicant / Owner: Yvonne M Cazalot
- Principal Owners: Yvonne M Cazalot
- Applicant Representative(s): Laura Barth

II. PROJECT DESCRIPTION

This project includes the structural renovation of an owner-occupied single-family home located at 628 Jefferson Avenue. The renovation includes electrical, plumbing, gas and HVAC work as well as framing, siding, new windows, insulation, drywall, painting, flooring, carpentry, and doors. The renovation was a complete rehabilitation of the owner-occupied single-family home, so that the property could be habitable.

III. PROJECT ENROLLMENT

Pursuant to RTA Council Resolution R-20-10 adopted January 16, 2020 (as well as La Admin Code Title 13 Section I-903), the applicant shall file an Advance Notification Form and Application prior to the beginning of construction.

Advance Note Filed: July 17, 2024
Application Filed: October 1, 2024
Project Dates: July 17, 2024 ~ February 1, 2025

Projected effective date of the tax exemption: July 31, 2025
Projected 5-year period: August 1, 2025 ~ July 31, 2030

IV. BEFORE & AFTER APPRAISAL VALUES

- Pre-improvement appraisal value of the property = \$100,000
- Post-improvement appraisal projection = \$550,000

V. PROJECT LOCATION

- PHYSICAL LOCATION: 628 Jefferson Avenue between Annunciation and Laurel Streets
- LEGAL DESCRIPTION: 1. SQ 132 LOTS 7A JEFFERSON AV, 2. 59X120, 3. 628 JEFFERSON AV
- COUNCIL DISTRICT: District A, Joe Giarrusso
- DISTRICT LOCATION: Uptown Historic District (local – HDLC and national – NRHD)
- ZONING DISTRICT | LAND USE | CZO: Historic Urban Two-Family Residential District | Residential Low Density Pre-War

- PERMITTED AND CONDITIONAL USES: listed in Table 11.1
actual intended use is a "single family dwelling" which is permitted within the zoning district



VI. CAPITAL INVESTMENT

The cost of the restoration and improvements for 628 Jefferson Avenue is defined in the contractor’s Project Completion Report and Accounting Summary upon contract completion. See projections below:

- Estimated materials purchased = \$312,228
- Estimated equipment purchased = \$13,963
- Estimated labor = \$166,528
- Estimated engineering = \$13,846
- The estimated grand total of the entire project = \$506,565

Meets minimum renovation of 25% of the pre-improvement basis value of the existing structure = Yes ($\$313,000 \times 25\% = \$78,250$)

VII. PERMITS (see exhibit 4)

Declared Building Permit Job Value = \$533,674
(materials, machinery/equipment, and labor are reported at \$492,719 and are fully reflected in permitting as required)

VIII. OTHER FINANCIAL RESOURCES

Additional Tax Breaks and Financial Incentives pursued by the Applicant:

- None reported

IX. VALUE OF TAX ABATEMENT (see exhibits 1 and 2)

Assessor's Office and Bureau of Treasury Information):
(based on 2024 Pre-construction Tax Year)

- Improvement/building assessed value pre-renovation to be considered for tax abatement = \$31,000
- The amount of ad valorem (property) taxes paid on this property for the year prior to construction: \$8,463
- If awarded the RTA, the owner will pay property taxes at the total pre-improved assessed valuation (\$63,160) of the building for 5 years
- The projected total post-renovation assessed value is estimated at \$81,240 which reflects a significantly large increase in property value (estimating roughly \$10,723 [\$49,380 - post building assessment] in post-renovated taxes)
- 37% increase in assessed building value forecasted resulting from project improvements (increasing from \$49,380 to \$31,300)
- Applicant's Property Tax Status is currently "up to date"

Estimated Incentive Value | ASSESSOR'S OFFICE Formula:

- 5-year estimated cumulative deferred building assessment valued at \$90,400
- 5-year estimated recipient tax benefit is valued at \$13,271; value based on the property's pre-assessed value and a post-projected assessed value (if land value remains unchanged)

X. LABOR MARKET IMPACT

- The estimated number of *construction jobs* is 48
- The estimated number of *permanent jobs* created is 0

XI. DBE PARTICIPATION STATUS

Not applicable to residential projects with less than 7 units.

XII. IMPACT MODEL / COST BENEFIT ANALYSIS (CBA) SUMMARY

Not applicable to projects without tax revenue generated.

XIII. HIRE NOLA/LIVING WAGE

Office of Workforce Development's Validation Report confirms compliance.

XIV. PROJECT ASSESSMENT SUMMARY (see exhibit 6)

The OED determined that the Application satisfies all requisite program criteria set forth in La Admin Code Title 13 Chapter 9 R.T.A. and RTA Council Resolution R-20-10.

XV. RTA REVIEW COMMITTEE RECOMMENDATION

The RTA Committee unanimously recommended approval of this project 5-0 based upon its compliance with all local council criteria.

5 Approve 0 Disapprove 0 Abstain

SUPPORT DOCUMENTS

Exhibit 1: ASSESSOR'S OFFICE VALUE INFORMATION

Est Constr Period Start	Est Constr Period End	Pre-Constr Millage
7/17/2024	2/1/2025	0.14681

	PRE Constr Value Land	PRE Constr Value Bldg	PRE Constr Value Total	PRE Constr Value Land	PRE Constr Value Bldg	PRE Constr Value Total
PRE Constr Year	Apr	Apr	Apr	Assmt	Assmt	Assmt
2024	318,600	313,000	631,600	31,860	31,300	63,160

	POST Constr Value Land	POST Constr Value Bldg	POST Constr Value Total	POST Constr Value Land	POST Constr Value Bldg	POST Constr Value Total
	Apr	Apr	Total Apr	Assmt	Assmt	Assmt
	318,600	493,800	812,400	31,860	49,380	81,240

RTA Local Incentive Value (tax savings)	Est Imp Taxes/Yr	Cumulative 5-Yr Deferered Bldg Assmt
13,271	2,654	90,400

Compiled by: Devin Johnson, Orleans Parish Assessor's Office

Valuation

	2026 Uncertified	2025 Certified	2024 Certified
Land Value	\$318,600	\$318,600	\$318,600
+ Building Value	\$313,000	\$313,000	\$313,000
= Total Value	\$631,600	\$631,600	\$631,600
Assessed Land Value	\$31,860	\$31,860	\$31,860
+ Assessed Building Value	\$31,300	\$31,300	\$31,300
= Total Assessed Value	\$63,160	\$63,160	\$63,160
- Total Exemption Value	\$0	\$0	\$0
= Taxable Assessment	\$63,160	\$63,160	\$63,160
Special Assessment Treatment			
Age Freeze			
Disability Freeze			
Assessment Change			
Tax Contract			

Change Orders

Year	Date Approved	Reason	Assessed Land Value	Assessed Building Value	Total Assessed Value	Homestead Exemption Value	Taxable Assessment
2023	8/11/2023	Other - Reason: RESCIND 2023 HOMESTEAD EXEMPTION and REMOVE S.A.L.VALUES -	\$24,780	\$38,320	\$63,100	\$0	\$63,100

LED Formula:

$$\text{Project Amount} \times \text{Asmt} \times \text{Milage Rate} \times 5 =$$

$$\$506,565 \times .10 \times 0.14681 \times 5 = \mathbf{\$37,184}$$

Note: Unlike the state's cost value approach which factors in only the investment amount, the Assessor's Office income-based approach produces a figure that reflects actual market value which explains the differing projections

Exhibit 2: BUREAU OF TREASURY TAX INVOICE INFO

CITY OF NEW ORLEANS 2024 Original Real Estate Tax Bill

BUREAU OF THE TREASURY
1300 PERDIDO ST RM 1W40
NEW ORLEANS, LA 70112



TAX BILL NO	LAND ASSESSMENT
614105304	31,860
DELINQUENT DATE	IMPROVEMENT ASSESSMENT
03/01/2024	31,300
PROPERTY LOCATION	HOMESTEAD EXEMPTION
628 JEFFERSON AV	0
LEGAL DESCRIPTION	
SQ 132 LOTS D 7 JEFFERSON 59X120 S-W	

CAZALOT YVONNE M
417 JOSEPH ST
NEW ORLEANS LA 70115

Mortgage lenders have direct access to pay real estate taxes that they have escrowed. If you are unsure of your lender's intent, please contact them directly, to ensure a timely, single tax payment.

NEED TO CORRECT YOUR MAILING ADDRESS?
Please provide your authorization for a change of address DIRECTLY to the assessor. Use the form available at the assessor's website (www.nolaassessor.com) or call the assessor's office at 504-754-8811 for directions.

ONLY PAYMENTS are processed at P.O Box 62600 as shown on our payment stub
Legal process and other correspondence must be sent to 1300 PERDIDO ST RM 1W40, NEW ORLEANS, LA 70112

Delinquency interest accrues at 1% per month on all delinquent taxes and special district fees. Any partial payments tendered will be applied to oldest debts first and in compliance with city ordinance outstanding liens will be paid before other debts owed. Residential properties meeting the criteria for phase-in of the total assessment increase have been identified here by the "Act 718" notation and the tax computations adjusted accordingly.

DETAIL OF BILL
This bill reflects payments through 01/31/2024

Period	Type	Delinquent Date	Tax/Lien	Interest	City/Coll. Fee	Tax Sale Costs	Total Paid	Total Due
2024	REAL ESTATE	03/01/2024	8,462.80	0.00	0.00	0.00	0.00	8,462.80

TAXES SOLD FOR YEARS: NONE

ATTENTION TAXPAYERS

Non-Adjudicated properties with 2021, 2022, or 2023 delinquent taxes or fees may be included for tax sale processing and its cost in 2024. Full payment now is the only means to ensure avoidance of tax sale processing and costs. The Treasury Bureau in City Hall, Room 1W40, is staffed Monday through Friday. For payment questions call 1-888-387-8027.

If you qualify for a homestead exemption that has not been granted for 2024 or you have questions on your assessed value, owner's name, mailing address or legal description, contact the assessor's office at 504-754-8811. However delinquent taxes under review for adjustment by the assessor remain subject to tax sale processing and costs. Tax refunds are available if a lower tax liability is later authorized.

PLEASE MAKE CHECKS PAYABLE TO THE CITY OF NEW ORLEANS
ALWAYS RETURN this portion when paying by mail.

Please ensure the City's return address appears in the return envelope window and write your property location on your check.
You may pay this bill online at www.nola.gov. See reverse for how your tax dollars are spent

2024 Original Real Estate Tax Bill
Tax Bill No.: 614105304
Location: 628 JEFFERSON AV
Owner: CAZALOT YVONNE M
417 JOSEPH ST
NEW ORLEANS LA 70115

TOTAL DUE BY: 02/29/2024	PAYMENT AMOUNT ENCLOSED
\$8,462.80	

*All payments must be made in U.S. funds
and drawn on a U.S. financial institution*

City of N.O. Ad Valorem Tax
Department 165025
P O Box 62600
New Orleans, LA 70162-2600



9*****628-JEFFERSONAV0000846280202401650256

Treasury notes that there have been no payments made under protest as reflected in the payment history. Construction was completed on February 2025. Improvements are not yet reflected on the tax rolls.

Exhibit 3: HIRE NOLA/LIVING WAGE VALIDATION SHEET



HIRE NOLA
OFFICE OF WORKFORCE DEVELOPMENT
Contract Routing Form

HIRE NOLA			
RTA#20240290		Project:628 Jefferson Avenue	
Date: 09/29/2025		Department: Economic Development	
Contract Value: \$533,674		Project Manager: Tracey Jackson	
Hire NOLA GFE Participation Goals			
Hire NOLA GFE Attestation: Document Received			
Hire NOLA Manpower Utilization Form: Document Received			
Hire NOLA Local Hire Plan: Document Received			
Hire NOLA Compliance Review			
	The bidder/respondent has demonstrated sufficient <u>good faith</u> efforts and submitted all required Hire NOLA documentation in their post-bid package.		
Hire NOLA Participation Summary			
Contractor	Scope of Work	Contract Value	Number of New Hires
General Contractors	General Demo/Construction	\$533,674	33

If you have any questions or require additional information, please contact me via e-mail or telephone.
Trey Tapp- tremontapp@nola.gov

SAFETY & PERMITS

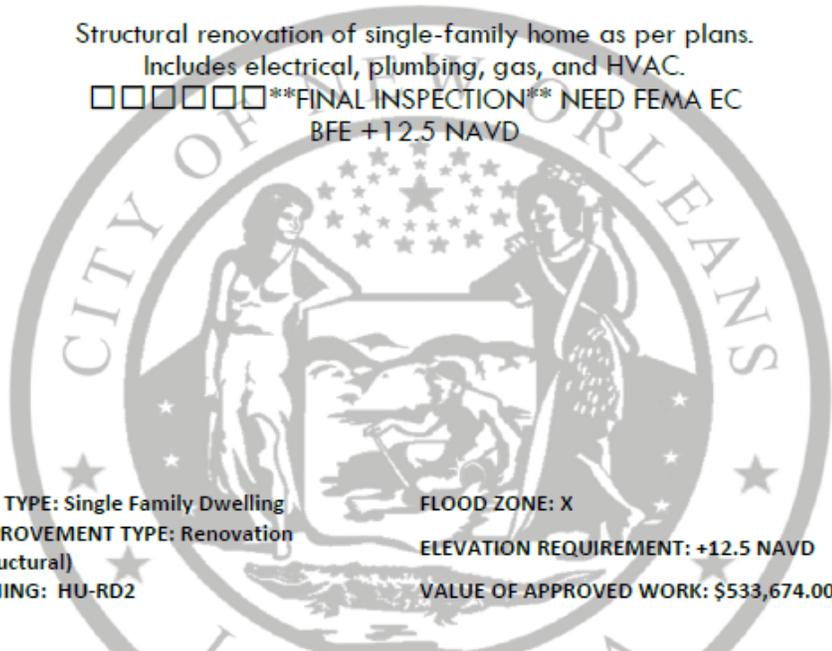
BUILDING PERMIT

DESCRIPTION OF APPROVED WORK

Structural renovation of single-family home as per plans.

Includes electrical, plumbing, gas, and HVAC.

FINAL INSPECTION NEED FEMA EC
BFE +12.5 NAVD



USE TYPE: Single Family Dwelling
IMPROVEMENT TYPE: Renovation
(Structural)
ZONING: HU-RD2

FLOOD_ZONE: X
ELEVATION REQUIREMENT: +12.5 NAVD
VALUE OF APPROVED WORK: \$533,674.00

NOT VALID UNLESS POSTED ON SITE

THIS PERMIT MUST REMAIN PUBLICLY POSTED AT ALL TIMES WHILE WORK IS IN PROGRESS

Verify the authenticity of this permit or find more information about the project by visiting nola.gov/onestop or by scanning this code using a smartphone and searching the permit number in the dark blue oval at the top of the page.



This permit conveys no right to violate any provisions of the New Orleans Amendments to the International Building Code or Comprehensive Zoning Ordinance. A permit becomes invalid unless the work authorized by the permit is commenced within 180 days after its issuance, or if the work authorized on the permit is suspended or abandoned for a period of 180 days after the time the work is commenced. This permit conveys no right to occupy any street, alley, or part thereof, either temporarily or permanently. Encroachments on public property must be approved by the appropriate City agency; separate permits must be obtained from other City or State agencies as required by law. This permit is subject to issuance of a final Certificate of Occupancy or Certificate of Completion; otherwise same is null and void. It is unlawful to occupy any building or portion thereof without said certificate.

IT IS UNLAWFUL TO POUR ANY FOUNDATION, CLOSE ANY WALL, OR COVER ANY SPACE WITHOUT PRIOR APPROVAL FROM THE BUILDING INSPECTION DIVISION. FOR INFORMATION OR TO SCHEDULE AN INSPECTION, PLEASE CALL 504-658-7100.

1340 Poydras St, Suite 800 • New Orleans • LA • 70112 • (504) 658-7100 • nola.gov/onestop
SOLO EL TRABAJO DESCRITO ANTERIORMENTE PUEDE REALIZARSE LEGALMENTE EN ESTE EDIFICIO

628 Jefferson Ave

24-17914-RNVS

7/26/2024

Applicant: Zach Smith Consulting

Exhibit 5: PHOTOS

Before Renovation





Kitchen



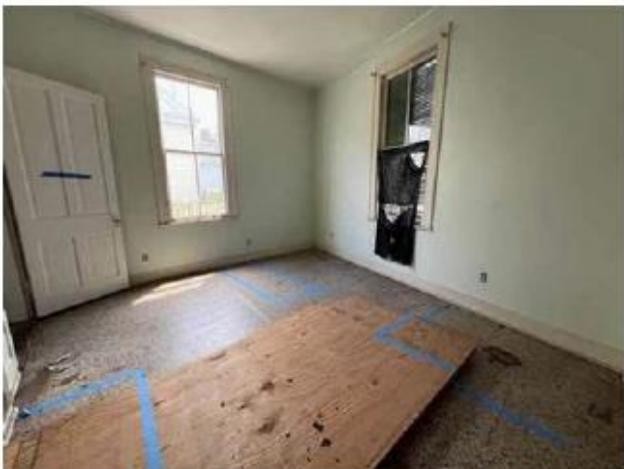
Laundry Room



Rear Bedroom



Rear Bath



Office

Current Photos/Post Renovation





Additional Street View



Front Left



Front Right



Meters



Driveway and Charging Port



Water Filtration System



Whole House Generator



Rear Left



Right Side



Pool, Porch and Grill Area



Grill Area and Gym



Gym



Gym



Mini-Split System in Gym



Half Bath At Gym, Exterior Door



Main Entrance to House



Sidehall



Front Parlor



Restored Fireplace Detail



Bedroom 1



Restored Hardware



Fireplace Detail



Walk-in Closet



Bath 1



Family Room



Fireplace Detail, Family Room



Bedroom 2



Bath 2



Bath 2



Bath 2



Bath 2



Walk-in Closet and Laundry



Family Room



Kitchen



Kitchen



Kitchen

Exhibit 6: RESTORATION TAX ABATEMENT PROJECT COMPLIANCE REVIEW SUMMARY

Assessment of RTA applicant's submission based on local guideline requirements found in New Orleans City Council Resolution No. R-20-10.
 RTA#: 20240290 Address: 628 Jefferson Avenue Type: Single Owner-Occupied Residence Project

#	LOCAL REVIEW BASED ON COUNCIL CRITERIA & GUIDELINES			COMPLIANT		
				Yes	No	N/A
1	Advance Notification and Application filed prior to construction (Original Commercial and Residential Applicants): <input checked="" type="checkbox"/>	Renewal Application filed within six months of original contract expiration. Must substantiate proof that property taxes have not been paid on the "renewal" improvements made by the project: <input type="checkbox"/>	Transfer Application filed during the term of contract: <input type="checkbox"/>	X		
2	RTA applicant's estimated project investment total is reflected in their declared building permit(s) job value			X		
3	A minimum renovation investment of 25% of the pre-improvement improvement basis value of the existing structure is being satisfied			X		
4	Project expansion does not extend beyond 10% of the original footprint / exterior walls			X		
5	Cost Benefit Analysis forecasts a net impact (including general fund and public benefits) that outweighs the local tax incentive value (income producing projects ONLY)					X
6	Property Tax Account is current in accordance with state and local rules (R.S. 47:4315 (A) (4) and R.S. 47:1998). These taxes shall be paid under protest			X		
7	DBE Goal Met: 35% DBE participation or Good Faith Efforts (applicable to commercial projects and residential projects exceeding six residential units)					X
8	Hire NOLA and Living Wage goals met (applicable to projects ≥ \$150,000)			X		
9	Commercial Administrative Documents: Affidavit, Detailed Project Description, Project Cost Reporting form, Pre and Post Comprehensive Appraisal, Eligibility Certification Form, Pro Forma and Project Photos. Absence of any 1(one) of these items shall result in noncompliance: <input checked="" type="checkbox"/>	Residential Administrative Documents: Affidavit, Detailed Project Description, Project Cost Reporting form, Pre and Post Comprehensive Appraisal, Eligibility Certification Form, Pro Forma and Project Photos. Absence of any 1(one) of these items shall result in noncompliance: <input type="checkbox"/>	Renewal Administrative Documents: Affidavit, Detailed Project Description, Project Cost Reporting form, DBE, Mortgage Amortization Schedule (if applicable), Tax Returns. Absence of any 1(one) of these items shall result in noncompliance: <input type="checkbox"/>	Transfer Administrative Documents: Affidavit, Hotel/Motel Eligibility Documentation, For Transfer projects implementing new improvements – "original application" request documents apply. Absence of any 1(one) of these items shall result in noncompliance: <input type="checkbox"/>	X	
10	No property violations				X	
11	Positive Return On Equity Assessment (In lieu of cost benefit analysis – for RENEWAL PROJECTS only)					X
12	RTA contract transfer request submitted to the Mayor's Office of Economic Development prior to March 19, 2009, during the initial term of the RTA. RTA contract transfer request for hotel and motel projects where the "property management company remains unchanged." Property owners that held reasonable beliefs that they were participants in the RTA program in that these owners were given assurances of their property's coverage by an RTA and property tax rolls, in fact, reflected an RTA, but failed to complete all required paperwork					X



CITY OF NEW ORLEANS

RESTORATION TAX ABATEMENT (RTA) REVIEW COMMITTEE

Meeting Minutes Summary

Tuesday, October 28, 2025

Proceedings/Opening Remarks:

Meeting called to order at 10:39 a.m. by RTA program administrator, Tracey Jackson Bush

Roll Call of Committee Members to Establish Quorum:

A quorum was present to conduct business

- Present In-Person: Kelly Butler (CAO), Tanya Irvin (Law), Justin Nwokolo (OSD), Jeffrey Schwartz (OED), Tremon Tapp (Workforce), Courtney Wilson (Law)
- Absent: Tracy St. Julien (HDLC)

Others Present:

Nicole Webre – Webre Consulting – 2400 Napoleon Ave St | 2400 Napoleon Avenue LLC

Laura Barth – Zach Smith Consulting – 628 Jefferson St | Yvonne M Cazalot

Missy Quigley – Sherman Strategies – 111 Iberville St | 111 Iberville LLC

Approval of minutes from the last RTA Committee Meeting | August 26th, 2025

- A MOTION was MADE (Schwartz) and SECONDED (Butler) to recommend *Approval* of the August 26th, 2025 RTA Meeting Minutes

Ayes (in Approval): 5

Nays (in Denial): 0

Abstain: 0

Motion **Approved**.

New Business Agenda Item(s)

Requesting Committee Recommendation of 2 Initial RTA Applications and 1 Renewal RTA Application:

- *RTA Application #20230182, 2400 Napoleon Avenue, 2400 Napoleon Ave LLC:*

A MOTION was MADE (Butler) and SECONDED (Irvin) for committee recommendation of **RTA Application #20230182, 2400 Napoleon Avenue**

Project Highlights/Feedback/Comments:

- The PROJECT was represented by Nicole Webre
- The subject project consisted of the adaptive reuse and renovation of the Our Lady of Lourdes Church into an event space which has improved the streetscape of a major corridor in the Uptown Historic District.
- All local criteria were met, including compliance with state filings and construction commencement, qualifying district location, 100% DBE participation, secured permitting, and a positive net impact
- 40 construction jobs
- Although not a requirement, 33 new permanent jobs have been created
- 5-Year Incentive Value is estimated by the Assessor's Office at \$160,548
- 2024 Tax Year (the year prior to construction) is subject to tax abatement. \$19,615 was paid that year. Post-projected taxes are estimated at \$48,191.
- In summary, the Application satisfied all requisite program criteria

Ayes (in Approval): 5
Nays (in Denial): 0
Abstain: 0

Motion **Approved**. The Committee recommended *approval* based on the applicant's compliance with local council criteria.

▪ RTA Application #20240290, 628 Jefferson Avenue, Yvonne Cazalot:

A MOTION was MADE (Butler) and SECONDED (Irvin) for committee recommendation of **RTA Application #20240290, 628 Jefferson Avenue**

Project Highlights/Feedback/Comments:

- The PROJECT was represented by Laura Barth
- The subject project consists of the restoration of an owner-occupied single-family home in the Uptown Historic District.
- All local criteria were met, including compliance with state filings and construction commencement, qualifying district location, and secured permitting
- 48 construction jobs
- 5-Year Incentive Value is estimated by the Assessor's Office at \$13,271
- 2024 Tax Year (the year prior to construction) is subject to tax abatement. \$8,463 was paid that year. Post-projected taxes are estimated at \$10,723.
- In summary, the Application satisfied all requisite program criteria

Ayes (in Approval): 5
Nays (in Denial): 0
Abstain: 0

Motion **Approved**. The Committee recommended *approval* based on the applicant's compliance with local council criteria.

▪ RTA Renewal Application #20161122, 111 Iberville Street, 111 Iberville LLC:

A MOTION was MADE (Butler) and SECONDED (Irvin) for committee recommendation of **RTA Renewal Application #20161122, 111 Iberville Street**

Project Highlights/Feedback/Comments:

- The PROJECT was represented by Missy Quigley
- The subject renewal request does not involve additional investment.
- 5-Year Renewal Incentive Value is estimated by the Assessor's Office at \$693,222
- 2018 Tax Year (the year prior to construction) is subject to tax abatement. \$20,912 was paid that year. Post-projected taxes are estimated at \$154,529.
- In summary, the Application does not satisfy all requisite program criteria. The Applicant has not made any additional investment for renewal consideration. An additional minimum 25% renovation investment of the existing structure's post-improvement fair market building value is required to qualify for renewal eligibility. Also, the APPLICANT has an outstanding violation reported after the initial construction phase in 2021 for work without permit.

Ayes (in Approval): 0
Nays (in Denial): 6
Abstain: 0

Motion **Denied**. The Committee recommended *denial* based on the applicant's noncompliance with local council criteria (a S&P violation and failure to provide additional investment).

Adjournment:

A MOTION was MADE (Schwartz) and SECONDED (Butler) to **approve** adjournment of the meeting at 11:14 a.m.

Full Meeting Recording:

[Recap: Restoration Tax Abatement Committee Meeting \[In Person\] Tuesday, October 28 | Meeting | Microsoft Teams](#)