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TO: Detroit City Council

FROM: David Whitaker, Director
Legislative Policy Division

DATE: February 11, 2026

RE: District 6 Tax Abatements

The Legislative Policy Division (LPD) has been requested by Council Member Gabriela Santiago-Romero to provide a comprehensive report on all tax abatements that were provided in District 6 during the period of 2022-2025. LPD requested the assistance of the Detroit Economic Growth Corporation (DEGC) in providing this information as they are an instrumental part of the tax abatement process for the City of Detroit. The attached Excel spreadsheet was provided by the DEGC and contains the requested information.

Please call upon us if we can be of further assistance.

DISTRICT 6 TAX ABATEMENT APPROVALS (2022 - 2025)

Approval Year	Project	Address	District	Incentive	Asset Class	Total Investment	Total SF
2022	Bagley + 16th	2420 Bagley	District 6	PA 210 CRA	Mixed-Use	\$21,102,307	72,787
2022	1208 Woodward	1208 Woodward	District 6	PA 210 CRA	Mixed-Use	\$1,450,427,539	1,084,618
2022	3740 Second Ave	3740 Second	District 6	PA 147 NEZ	Residential - Rental	\$11,800,000	28,410
2022	5981 W Warren	5981 W Warren	District 6	PA 198 IFE	Industrial	\$6,850,000	256,564
2022	1133 Griswold	1133 Griswold	District 6	PA 210 CRA	Mixed-Use	\$12,740,000	26,324
2022	Belcrest Apartments	5440 Cass	District 6	PA 147 NEZ	Residential - Rental	\$25,900,000	144,200
2022	206 E Grand River	206 E Grand River	District 6	PA 146 OPRA	Hotel	\$44,050,000	63,861
2023	United Artist Building - 150 Bagley	150 Bagley	District 6	PA 146 OPRA	Mixed-Use	\$75,200,000	148,415
2023	District Detroit: 2200 Woodward	2200 Woodward	District 6	PA 210 CRA	Mixed-Use	\$340,113,253	702,600
2023	District Detroit: 2250 Woodward	2250 Woodward	District 6	PA 210 CRA + PA 147 NEZ	Mixed-Use	\$216,033,756	399,281
2023	District Detroit: 2211 Woodward	2211 Woodward	District 6	PA 210 CRA	Mixed-Use	\$120,984,607	207,350
2023	District Detroit: 2300 Woodward	2300 Woodward	District 6	PA 210 CRA	Mixed-Use	\$83,669,425	149,500
2023	District Detroit: 2455 Woodward	2455 Woodward	District 6	PA 210 CRA	Mixed-Use	\$190,799,592	274,800
2023	District Detroit: 408 Temple	408 Temple	District 6	PA 147 NEZ	Mixed-Use	\$68,686,105	157,635
2023	District Detroit: 2205 Cass	2205 Cass	District 6	PA 147 NEZ	Mixed-Use	\$150,140,161	256,050
2023	District Detroit: 2115 Cass	2115 Cass	District 6	PA 210 CRA	Mixed-Use	\$59,742,608	94,200
2023	District Detroit: 2210 Park	2210 Park	District 6	PA 210 CRA + PA 147 NEZ	Mixed-Use	\$23,615,600	44,308
2023	2150 Bagley	2150 Bagley	District 6	PA 255 CFE + PA 147 NEZ	Mixed-Use	\$6,800,000	24,000
2023	1550 Woodward	1550 Woodward	District 6	PA 210 CRA	Commercial	\$8,033,760	10,500
2024	Harvard Square - 1346 Broadway	1346 Broadway	District 6	PA 146 OPRA	Mixed-Use	\$40,687,716	58,282
2024	Hotel Water Square - 600 Civic Center	600 Civic Center Drive	District 6	PA 210 CRA	Hotel	\$396,500,000	646,888
2025	12th + Forest	1792 Lysander	District 6	PA 147 NEZ	Residential	\$18,700,000	57,166
2025	3700 Third	3700 Third	District 6	PA 255 CFE + PA 147 NEZ	Mixed-Use	\$3,400,000	14,720
2025	663 Prentis	663 Prentis	District 6	PA 147 NEZ	Residential	\$4,100,000	19,290
2025	Broderick Tower	10 Witherell	District 6	PA 210 CRA	Mixed-Use	\$45,643,735	205,491
2025	COSM	25 Cadillac Square	District 6	PA 210 CRA	Commercial	\$46,307,370	70,000
2025	DCFC: Mixed-Use	2401 20th	District 6	PA 210 CRA	Mixed-Use	\$22,000,000	190,080
2025	DCFC: Stadium	2201 20th	District 6	PA 255 CFE	Commercial	\$153,000,000	380,000

2025	LuxWall	6701 W Fort	District 6	PA 198 IFE	Industrial	\$36,317,090	276,000
2025	Market Hall	1 Cadillac Square	District 6	PA 210 CRA	Commercial	\$50,542,376	34,255
2025	Wayne Tower	1200 Sixth	District 6	PA 146 OPRA	Mixed-Use	\$71,873,535	613,000

City of San Francisco Department of Public Works											
2023-2024 Capital Construction Program											
Residential SF	Commercial Retail SF	Commercial Office SF	Commercial Other SF	Industrial SF	Hotel SF	Parking SF	Parking Spaces	Total Units	Affordable Units	FTE Jobs	Construction Jobs
52,157	2,617	0	18,013	0	0	0	0	78	46	3	100
211,959	29,565	504,610	0	0	238,484	0	0	96	0	1,976	7,500
25,410	3,000	0	0	0	0	0	0	57	12	0	30
0	0	0	0	256,564	0	0	0	0	0	3	20
20,214	6,110	0	0	0	0	0	0	27	6	112	70
138,400	5,800	0	0	0	0	0	0	141		0	45
0	6,285	0	0	0	57,576	0	0	0	0	50	90
137,880	10,535	0	0	0	0	0	0	148	30	30	
0	28,000	492,900	0	0	0	0	0	0	0	2,114	2,470
294,439	26,992	0	0	0	0	0	0	287	58	137	2,040
0	13,322	0	0	0	194,028	0	0	0	0	258	940
0	18,400	131,100	0	0	0	0	0	0	0	618	630
0	21,900	0	0	0	252,900	0	0	0	0	472	1,480
152,325	5,310	0	0	0	0	0	0	131	27	27	660
247,300	8,750	0	0	0	0	0	0	261	54	44	1,410
0	10,753	83,447	0	0	0	0	0	0	0	388	420
41,308	3,000	0	0	0	0	0	0	16	0	15	220
14,010	9,990	0	0	0	0	0	0	14	3	0	40
0	10,500	0	0	0	0	0	0	0	0	40	
43,007	7,571	0	7,704	0	0	0	0	42	0	2	153
0	0	0	0	0	646,888	0	0	0	0	356	624
51,691	5,475	0	0	0	0	0	0	50	9	3	70
7,360	7,360	0	0	0	0	0	0	10	2	2	10
19,290	0	0	0	0	0	0	0	29	6	2	10
196,291	9,200	0	0	0	0	0	0	125	25	1	35
0	70,000	0	0	0	0	0	0	0	0	125	500
0	8,448	0	0	0	0	147,840	421	0	0	15	130
0	0	0	380,000	0	0	0	0	0	0	127	900

0	0	0	0	276,000	0	0	0	0	0	277	315
0	34,255	0	0	0	0	0	0	0	0	60	250
548,350	10,500	0	0	0	54,150	0	0	354	71	6	333