



MIKE DEWINE
GOVERNOR OF OHIO

Projects in the **Northeast Ohio Region** receiving a tax credit as part of the 29th round of the Ohio Historic Preservation Tax Credit Program are listed below. Project summaries were compiled by the Ohio Department of Development on December 20, 2022. Questions related to specific projects should be directed to Public Information Officer Megan Nagy at megan.nagy@development.ohio.gov.

1373 East Blvd. Apartment Building* (Cleveland)

Total Project Cost: \$4,123,155

Total Tax Credit: \$236,000

Address: 1373 E. Blvd.

Located in Cleveland's Glenville neighborhood, this four-story apartment building will maintain its historic use and be rehabilitated with eight residential units. Existing historic fabric such as wood trim, stained-glass, built-in cabinetry, and fireplaces will be repaired and retained preserve the historical integrity of this once grand building.

Agora Complex (Cleveland)

Total Project Cost: \$1,481,300

Total Tax Credit: \$242,800

Address: 5000 Euclid Ave.

The Agora Complex, originally constructed in 1912, consists of four buildings within the Midtown neighborhood of Cleveland. Once home to the historic WHK Studio One complex, the first radio station in the area, the station departed in 1977 and sections of the complex fell into disrepair. The project will rehabilitate this musically historic section into thirteen one- and two-bedroom loft-style apartments.

Dixon and Robinson* (Elyria)

Total Project Cost: \$42,055,739

Total Tax Credit: \$2,150,000

Address: 401, 415, 417, 425 Broad St.

The Dixon and Robinson Buildings are a pair of historic buildings facing Elyria's public square. Now vacant, the buildings will be rehabilitated and repurposed into an innovative hub centered around the esports arena/gaming hub. Food and dining options will be housed on the first floor with commercial office space and classrooms space on the upper floors.

Erievew Tower* (Cleveland)

Total Project Cost: \$100,646,863

Total Tax Credit: \$5,000,000

Address: 1322 E. 12th St.

Erievew Tower, constructed in 1964, is a minimalist steel/glass 40-story tower within the skyline of downtown Cleveland. Originally designed for office use, the increased vacancy of recent years has created a need for renovation within this complex. Now, it will be rehabilitated to host office space, hospitality suites, residential units, and a rooftop restaurant to serve the area's residents and visitors.



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Folwell-Zollinger Building (Canton)

Total Project Cost: \$10,620,641

Total Tax Credit: \$2,000,000

Address: 111 2nd St. NW

The Folwell-Zollinger Building is a long-vacant building in downtown Canton. Built around 1902, the building had a variety of commercial and office tenants over the years. After rehabilitation, the building will house 24 one- and two-bedroom apartments and ground floor commercial space.

Havyn Apartments (Cleveland)

Total Project Cost: \$2,249,452

Total Tax Credit: \$247,000

Address: 1780 E. 89th St.

The Havyn Apartments is a circa 1909 brick apartment complex in the East 89th Historic District in Cleveland. Currently vacant, the rehabilitation project seeks to restore the building to its historic use as residential apartments. Eight units will be housed within the historic building and an additional eight units will be housed in a newly constructed unit on the rear of the building, providing much needed housing in the area.

Holiday Inn (Cleveland)

Total Project Cost: \$39,306,897

Total Tax Credit: \$3,920,000

Address: 3614 Euclid Ave.

Dating back to 1949, the Holiday Inn building is located on Cleveland's "Millionaire's Row" and previously housed a classic Holiday Inn. Vacant since 2019, the building will now be rehabilitated into a 188-room hotel with fitness centers, meeting space, and a restaurant with a Midtown theme.

Kresge #634 (Salem)

Total Project Cost: \$2,002,736

Total Tax Credit: \$247,400

Address: 343 E. State St.

The Kresge Building, originally constructed in 1930 in Salem, was the original iteration of what became known as "Kmart". The building was most recently used as the home of the Butler Art Institute. Vacant since 2015, the historic building will be repurposed into a restaurant, taking advantage of the building's open floor plan and considerable room for outdoor dining.



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Lake County National Bank* (Painesville)

Total Project Cost: \$17,936,206

Total Tax Credit: \$1,544,375

Address: 30 S. Park Place

Only the second project in Painesville to be awarded historic tax credits, the former Lake County National Bank building sits on the city's central square in the downtown historic district. An example of mid-century architecture, the building served as a bank until recently but is now vacant. After the rehabilitation is complete it will hold 65 dormitory-style apartments serving the students of nearby Lake Erie College. The building will also house amenity spaces for students as well as a small commercial space.

Lyman, Strong & Co. – Kaplan-Shanman Building (Cleveland)

Total Project Cost: \$17,045,683

Total Tax Credit: \$1,700,000

Address: 1250 Riverbed St.

Originally constructed in 1887 for Lyman, Strong & Co as a marble plant, this industrial style brick building had been vacant for over a decade. The building, located in the Cleveland Centre Historic District, will be rehabilitated to house 70 studio and one-bedroom residential units with offices on the top floor and a roof-top deck.

Mahoning National Bank (Youngstown)

Total Project Cost: \$12,163,874

Total Tax Credit: \$1,200,000

Address: 26 Market St.

The Mahoning National Bank building, built in 1910, is located in downtown Youngstown along historic Market Street. This 13-story building will be rehabilitated into 71 residential units while maintaining commercial spaces on the first four floors. Historic wood paneling, decorative brass doors, and Grecian-style marble will be preserved.

Mentzer-Sorricks Farm (New Franklin)

Total Project Cost: \$1,893,000

Total Tax Credit: \$250,000

Address: 365 Center Rd.

The Mentzer-Sorricks Farm site includes a house, barn, silo, milk house, and woodshed near New Franklin. Originally serving agricultural purposes, the rehabilitation will transform this historic complex into an entertainment and short-term hospitality venue. While stabilizing the barn and rebuilding the historic hay doors, the agrarian roots will be repurposed into an in-demand venue.



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Old Akron Beacon Journal Building (Akron)

Total Project Cost: \$2,550,000

Total Tax Credit: \$250,000

Address: 105 E. Market St.

The Old Akron Beacon Journal Building, constructed in 1911, is a large brick building occupying Akron's historic Journal Alley. The building served as office space for the Beacon Journal until the paper outgrew the building in 1929. The building is currently underutilized and will be rehabilitated into a mixed-use space including 12 residential units on the upper floor and commercial space on the ground floor.

Packard Apartments* (Warren)

Total Project Cost: \$6,379,738

Total Tax Credit: \$1,180,629

Address: 318 N. Park Ave.

Constructed in 1898 by the Packard brothers of automobile fame, the Packard Apartments project in Warren will rehabilitate a building that has been vacant and deteriorating. While much of the interior historic fabric has been lost, original fireplace mantels and tile surrounds remain and will be repaired. Upon completion, 17 new apartments will be available.

Philadelphia Rubber Works Co. Building* (Akron)

Total Project Cost: \$57,055,000

Total Tax Credit: \$1,680,000

Address: 123 W. Bartges St.

The Philadelphia Rubber Works Building, built in 1910, was home to the B.F. Goodrich Company Historic District in Akron. Featuring an irregular layout due to frequent additions to the complex, the building has stood vacant for almost a decade. Upon completion, the property will provide 105 residential units, a 6,000 square foot fitness center, and 35 new townhouses on an adjacent parcel.

Renkert Building* (Canton)

Total Project Cost: \$50,008,270

Total Tax Credit: \$4,777,400

Address: 306 Market Ave.

Constructed in 1914, the Renkert Building is Canton's first skyscraper. The 10-story brick tower originally housed a department store and later office space until its vacancy in 2017. The tower will be rehabilitated into a 92-room hotel with restaurants on the lower levels. A three-story building will be constructed as part of the project with parking on the lower levels and a restaurant on the upper level overlooking Centennial Plaza in downtown Canton.



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West Side YWCA* (Cleveland)

Total Project Cost: \$32,038,237

Total Tax Credit: \$1,187,221

Address: 3105 Franklin Blvd.

Located in the Ohio City neighborhood of Cleveland, the former West Side YWCA project includes two buildings: a former mansion and a former dormitory building. After the Y moved out, the property served a Catholic organization and then as a home for people with developmental disabilities until it was vacated in 2018. The historic buildings will be converted into 37 apartments. A 49-unit apartment building with parking will be constructed as part of the project.

Warner & Swasey Co. Building (Cleveland)

Total Project Cost: \$50,392,441

Total Tax Credit: \$2,000,000

Address: 5701 Carnegie Ave.

The Warner & Swasey Co. Building, once home to a company manufacturing precision tools and instruments, has stood on Cleveland's Carnegie Avenue for over 100 years. Vacant since the 1990's, the former commercial building will now be rehabilitated to bring 140 affordable residential units to the Midtown environment, once again a focus of the community.

*Project has been awarded a tax credit in a previous round and has reapplied for increased credits under Senate Bill 225 changes.