COMMONWEALTH OF PENNSYLVANIA
DEPARTMENT OF COMMUNITY & ECONOMIC DEVELOPMENT

December 13, 2022

Sophie Heng
City of Philadelphia, Department of Commerce
1515 Arch Street, 12th Floor
Philadelphia, Pennsylvania 19102

Dear Ms. Heng:

The parcels listed on the attachment to the letter, which were submitted to the Department of Community and Economic Development (DCED) through the Keystone Opportunity Expansion Zone (KOEZ) process, have been approved for a ten (10) year extension of benefits beginning January 1, 2023 and ending on December 31, 2032 (extension period).

Your KOEZ application was carefully reviewed by DCED to assure that your application met the spirit and intent of the KOEZ legislation, as amended ("KOEZ Legislation."). DCED's approval of this KOEZ application is believed to be in conformity with all provisions of the KOEZ Legislation. Should it be later determined that you are not in full conformity with the KOEZ Legislation, any nonconformity shall be immediately corrected.

Please review this letter and the attachment and return the letter signed by the appropriate person(s) to DCED within 30 business days to acknowledge that the City of Philadelphia, Department of Commerce accepts the offer to extend the KOEZ designation of the parcels listed on the attachment to this letter. Once extended, all parcels listed on the attachment will be subject to all of the provisions of the KOEZ Legislation and any requirements set forth by DCED in its administration of the KOEZ program.

Please note, that in accordance with the KOEZ Legislation, a property owner of a KOZ, KOEZ, KOIZ parcel that receives an extension is not eligible to receive property tax abatement during the extension period until the parcel is occupied or until there has been significant development of the parcel.

Again, congratulations on your extensions. Keystone Opportunity Expansions Zones embody the Pennsylvania spirit by establishing a strong partnership between state and local government jurisdictions.

Any inquiries concerning this letter should be directed to Tara L. Santore, KOZ Manager at 717.346.0327, email tsantore@pa.gov.

Sincerely,

Neil R. Weaver
Acting Secretary

Signature

12/16/2022
Date

Anne K Nadol
Name

Director of Commerce, City of Philadelphia
Title

cc: Mandy L. Book, DCED
Lori Irwin, DCED
Leigh Walter, DCED
Brian Eckert, DCED
Tara L. Santore, DCED
Matthew Forti, DOR
Sophie Heng, KOZ Coordinator
KOZ File/2022 KOEZ Extension – City of Philadelphia, Department of Commerce

Attachment 2

Name of Property Owner	Location/Complete Address of Property for Designation	City	State	County	Municipality	School District	Tax ID Parcel Number	Total Acreage	Extension Start Date	Extension Expiration Date
SUPRA Enterprises	4801 Jefferson Street	Philadelphia	PA	Philadelphia	Philadelphia	Philadelphia	88-5-897392	9.29	1-Jan-23	31-Dec-32
University Place Associates	4101-23 Market Street	Philadelphia	PA	Philadelphia	Philadelphia	Philadelphia	88-5-129504	0.99	1-Jan-23	31-Dec-32
L A Battery QOZ LLC	1325 Beach Street, Unit 2	Philadelphia	PA	Philadelphia	Philadelphia	Philadelphia	A portion of 88-1-000348, formerly a portion of 88-1-006100	0.49	1-Jan-23	31-Dec-32
L A Battery QOZ LLC	1325 Beach Street, Unit 9A	Philadelphia	PA	Philadelphia	Philadelphia	Philadelphia	A portion of 88-1-000348, formerly a portion of 88-1-006100	0.22	1-Jan-23	31-Dec-32
L A Battery QOZ LLC	1325 Beach Street, Unit 9B	Philadelphia	PA	Philadelphia	Philadelphia	Philadelphia	A portion of 88-1-000348, formerly a portion of 88-1-006100	0.23	1-Jan-23	31-Dec-32
1201 Normandy, LLC	1201 Normandy Place	Philadelphia	PA	Philadelphia	Philadelphia	Philadelphia	88-3-000017	1.46	1-Jan-23	31-Dec-32
Drexel University	3001 JFK Blvd	Philadelphia	PA	Philadelphia	Philadelphia	Philadelphia	88-5-734180	0.18	1-Jan-23	31-Dec-32
Drexel University	3003 JFK Blvd	Philadelphia	PA	Philadelphia	Philadelphia	Philadelphia	88-5-734780	0.63	1-Jan-23	31-Dec-32
Drexel University	3025 JFK Blvd	Philadelphia	PA	Philadelphia	Philadelphia	Philadelphia	88-5-734880	0.98	1-Jan-23	31-Dec-32
Drexel University	3051 JFK Blvd	Philadelphia	PA	Philadelphia	Philadelphia	Philadelphia	88-5-732500	1.72	1-Jan-23	31-Dec-32
Academic Properties Inc.	3101 Market Street	Philadelphia	PA	Philadelphia	Philadelphia	Philadelphia	88-5-501140	0.72	1-Jan-23	31-Dec-32
Philadelphia Authority for Industrial Development	3000 S 56th Street	Philadelphia	PA	Philadelphia	Philadelphia	Philadelphia	88-4-158515	21.05	1-Jan-23	31-Dec-32
Gattuso	1480 Langley Ave	Philadelphia	PA	Philadelphia	Philadelphia	Philadelphia	78-8-00212	5.99	1-Jan-23	31-Dec-32