

Granite Falls Façade Revitalization Program

Overview:

The Downtown Façade Revitalization Grant Program seeks to increase the economic visibility of Downtown Granite Falls by improving the aesthetics of the buildings, improving signage, and creating sense of “place”. Façade improvements make an aesthetic impact, improving the appearance of individual buildings and consequently entire commercial districts. Highly visible investments in commercial properties not only improve residents’ and visitors’ perceptions of an area, they also spur improvements by nearby businesses and attract new businesses.

Program Objectives:

1. Improve or upgrade vacant or underutilized buildings to accommodate new business, office, retail uses, and mixed-use residential.
2. Stimulate new investment in Downtown Granite Falls.
3. Enhance the aesthetic appeal of downtown to create a sense of place and attract visitors.
4. Preserve the historical character of Downtown Granite Falls.

Available Grant Money:

The Downtown Façade Revitalization Grant Program will offer a competitive one-for-one matching grant to eligible property owners or businesses (i.e. the project total is \$20,000, the EDA will match the business owner’s \$10,000 contribution to meet the total project cost). The maximum grant amount is \$10,000.

Eligibility Requirements:

There are three eligibility requirements to apply for the grant program:

1. It must be a commercial business or commercial building, meaning it has a retail or office use
2. The commercial business/building must be located in the [Downtown Redevelopment Area](#)
3. The applicant must either be the property owner or tenant of the property; however, if the applicant is the tenant, then the property owner must provide written permission for any improvements.

Further eligibility requirements can be found by following this [link](#).

Application Process:

\$10,000 in grant money will be available per year and awarded on a competitive basis. If two \$5,000 applications are deemed worthy by the EDA Board, both applicants may be awarded the requested grant. The EDA will solicit applications starting in February of each year. The application period will be open until **April 1st, 2016** and all application materials must be received in order to be considered. After the April 1st deadline, the EDA Board will convene and decide which application(s) is most qualified and in the most need. The grant will be officially awarded by **May 1st, 2016**.

***Please Note: You can now use our [online application](#) process!

Timeline:

- -January Board Meeting-- EDA Board approves program and sets a maximum grant amount
- -February 1st-- Program information and applications are sent to all business/property owners in the downtown area
- -April 1st-- Deadline for interested parties to submit application(s)
- -April Board Meeting-- The EDA Board considers each application and chooses the winning submission(s)
- -May 1st-- All applicants are informed of the decision
- -November 1st-- All construction must be completed unless otherwise noted

Grant Eligibility

1. Improvements: Eligible storefront improvements may include façade renovation, lights, signs, graphics, windows, doors, window displays, awnings, streetscapes and landscapes. Façade renovation of upper floors are also eligible if first floor improvements are approved simultaneously. The sides of commercial buildings which are highly visible from main street shopping streets are also eligible. Priority will be given to those applications that propose to incorporate or maintain a historical aspect in their renovated façade.

2. Design: In order to retain the historical character of Downtown Granite Falls, preference will be given to those designs that incorporate historical aspects into their façade renovation.

2. Amount: Approved applications for the Downtown Improvement and Renovation Grant Program are eligible to receive a 1-for-1 matching grant. The maximum grant amount is \$10,000.

3. Ownership: Eligible applicants include the owners of commercial buildings or the owner of a commercial business, located within the Downtown Redevelopment District (see attachment). Business owners who are tenants of commercial buildings must provide written consent from the building owners for all proposed improvements.

4. Fees: Professional, architectural, and engineering fees may be included in the total improvement costs.

5. Franchise Store: Special approval by the Executive Director of the Economic Development Authority is required for all free-standing franchise stores. Franchise stores which follow a company design policy may apply on a case-by-case basis.

6. Conformance: All improvements must conform to current building and zoning codes of the City of Granite Falls.

7. Process: The applicant must submit an application for the Downtown Façade Revitalization Grant Program to the Executive Director of the EDA by April 1st, 2016. Application submitted after said deadline will be considered only if the grant has not been awarded yet. A separate request for a building permit, an electrical permit and/or other permits will need to be submitted to the appropriate entity. The Economic Development Director shall review the application and all supporting documentation. After the applications have been received, the EDA board shall review all applications and approve up to \$10,000 worth of grants. Awardees and projects not awarded will receive formal notification.

8. Time Frame: The project that the grant was awarded for must be completed within six months of receiving the grant unless a reasonable explanation is provided. If the project is not completed within a six month period and no reasonable explanation is provided, then the grant money must be paid back in full immediately.

Granite Falls Downtown Redevelopment District



Downtown Facade Revitalization Grant Program Application

General Application

1. A. Building Address and Description:

B. Property Identification Number:

C. Legal Description of Property:

2. A. Property Owner Name

B. Property Owner's Address

C. Phone Number (daytime):

D. Email:

3. A. Current Tenant

B. Lease Terms

C. Description of Building

4. What is the total cost of the facade renovation project?

5. What is the amount of reimbursement requested for the project?

6. If the facade restoration is part of a larger project, including interior renovation or site work, what is the total project cost?

7. Provide a brief description of all proposed work to the exterior of the building.

8. Provide a narrative on the benefit of this project as it relates to overall economic impact, historic preservation, neighborhood revitalization, proposed use of building, and

aesthetics.

Required Supporting Documentation (please attach files below):

- -Provide a detailed description of exterior changes including materials, colors, and dimensions
- -Other noteworthy changes
- -Any renderings you may have
- -Project budget and timeline

Statement of Understanding:

A. By hitting the submit button located below, the applicant agrees to comply with the guidelines and procedures of the Downtown Facade Revitalization Grant Program

and the specific design recommendations of the Economic Development Authority.

B. The applicant must submit a detailed illustration of proposed facade improvements, detailed cost documentation, copies of building permits, and all contractors' waivers of lien upon completion of work. The grant money will not be rewarded until all necessary documentation is received.

C. The applicant, owners, and all contractors must comply with all federal and local regulations.

D. If awarded the grant, the project must be completed within six months or receiving the grant unless a reasonable explanation is provided.

F. If awarded the grant, the applicant must sign a contract with the EDA before receiving the grant money.